**CERTIFICATE OF TITLE**

Planning Application No …………………………. (Insert No)

Relative to a proposed Agreement under Section 106 of the Town and Country Planning Act 1990 (as amended)

NOTES:

(I) Full details must be provided.

(ii) A plan showing the land edged red to which this Certificate relates must be attached.

(iii) This Certificate will not be accepted by Exeter City Council unless:

(i) the documents requested by question 3 below accompany it, and

(ii) the Certificate is signed by the Solicitor giving it.

I/We as solicitors acting for the hereinafter mentioned owner(s) of land situate and known as (insert address/location of land)

………………………………………………………………………………………………………………

in the City of Exeter which land is shown edged red on the plan attached, hereby certify the following details and undertake to advise the Service Lead Legal Services at Exeter City Council prior to the completion of the proposed Agreement of any material change in these details of which I/We have knowledge.

|  |  |
| --- | --- |
| 1. Name and address of all owner(s):  Registered Office address if Company: |  |
| 2. Details of Freehold Interest in the land  Details of any leases |  |
| 3. Nature and date of and parties in the document vesting the land in the owner(s). **(Please supply a copy)**. If a vesting document does not contain a plan but refers to a plan contained in an earlier document please supply, in addition, a copy of the earlier document.  **Registered Land**  If the owner(s) title is registered please provide Office Copy Entries and a copy of the filed plan. |  |

|  |  |
| --- | --- |
| 4. Is the land subject to a Mortgage or Legal or other Charge? If so, give details of mortgagee(s)/chargee(s). and the charge  Please confirm the mortgagee is willing to be a party to the Agreement |  |
| 5. Is the land subject to any option agreement or other contractual arrangement or proposed contractual arrangement?  Please give details of the parties and the agreement |  |
| 6. Is the land subject to a tenancy of any kind? If so, please give full details of the tenancy |  |
| 7. Is the land subject to any covenant, condition, stipulation or any other matter or thing which would prevent or restrict the owner(s) from entering into or complying with the proposed Agreement? If so, please give details. |  |
| 8. Was the prior title to the land examined when the owner(s) acquired it? |  |

Solicitor to the Owner(s) …………………………………

Dated …………………………………………

Solicitor’s Name …………………………………………

Solicitor’s Ref ………………………………..

Address…………………………………………………………………………………………………………………………………………………………..…………………………………………………………………………………………………………………………………………………………………….