

Bill Cullen MBA (ISM), BA(Hons) MRTPI

Chief Executive

Self and Custom Build Evidence Form

In addition to the completion of this form please submit a copy of the title deed as proof of ownership of the land.

If you are part of a group applying for self/custom build dwellings please fill out one form per self/custom build dwelling.



Hinckley & Bosworth
Borough Council

Section A: Planning Application Details

To be completed by the individual(s) applying for self/custom build development

1. Application Details

Applicant name: Mrs Pauline Rosa Taylor

Agent name (if applicable): Will Whitelock, Framptons Town Planning Ltd

Local Authority Planning

Application Number: 24/00284/OUT

Please provide the full postal address of the application site:

Land at the corner of The Green and Pipe Lane, Orton-on-the-Hill

Easting: 450580

Northing: 303778

Description:

Outline planning application for the erection of one self-build/custom build dwelling

If more than one dwelling is being applied for please specify which plots are self/custom build.

N/A

Is the Applicant the Land Owner?

Yes: ☒

No: ☐

If No, please provide details of the Land Owner:

Name(s):

Address:

Section C: Self Build Declaration

The following should be completed by the owner

I declare that I am the owner of the land outlined in red on the submitted Site Location Plan ☒

I declare that I will occupy the premises as my sole or main residence from completion of the property ☐

I declare that this a "self build project" in line with the definition within the regulations (see below) ☒

'Self Build' is defined as all homes built or commissioned by individuals or groups of individuals for their own use, either by building the home on their own or working with builders.

Section D: Declaration



[Faint, illegible text, likely bleed-through from the reverse side of the page]



R D TAYLOR
GORTON GREEN
STONEWELL LANE
LONDON
RUGELEY
WS15 4NN

Delivered by



Date
23 June 2023

Your ref
None

Our ref
RCS/LT534342

Completion of registration

Title number **LT534342**

Property **Land on the south-west side of The Green, Orton On The Hill, Atherstone**

Registered proprietor **Pauline Rosa Taylor**

Your application lodged on 15 December 2021 has been completed. An official copy of the register is enclosed together with an official copy of the title plan.

The official copy shows the entries in the individual register of title as at the date and time stated on it. You do not need to reply unless you think a mistake has been made in completing your application.

If you lodged Original Deeds and documents with your application, we are returning these, except for any destroyed in accordance with Rule 203 of the Land Registration Rules 2003.

If you lodged a Copy Deeds application accompanied by a Conveyancer's Certificate, there are no documents to return.

Subject to the rights of any mortgagee that wishes to hold them, the estate owners are entitled to possession of the pre-registration deeds, and they ought not to be destroyed without their authority.

There are several reasons why a customer may want to keep pre-registration deeds:

- they often contain information that would not appear on the land register. For example, details of trusts, wayleaves, licences, short leases, correspondence and old searches
- they may assist in future if the title comes into question or on alteration applications
- recent court decisions have stated that only the deeds can establish the exact line of a boundary on a property registered with general boundaries.

An owner's property is probably their most valuable asset so it's important to protect it from the risk of fraud. Please read our property fraud advice at www.gov.uk/protect-land-property-from-fraud.

Important information about the address for service

If we need to write to an owner, a mortgage lender or other party who has an interest noted in the register, we will write to them at their address shown in the register. We will also use this address if we need to issue any formal notice to an owner or other party as a result of an application being made. Notices are often sent as a safeguard against fraud so it is important that this address is correct and up-to-date. If it is not, the property owner or other party may not receive our letter or notice and could suffer a loss as a result.

HM Land Registry
Wales Office
PO Box 75
Gloucester
GL14 9BD

DX 321601 Gloucester 33

Tel 0300 006 0411

www.gov.uk/land-registry

HM Land Registry

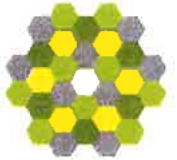
Official copy of title plan

Title number **LT534342**

Ordnance Survey map reference **SK3003NE**

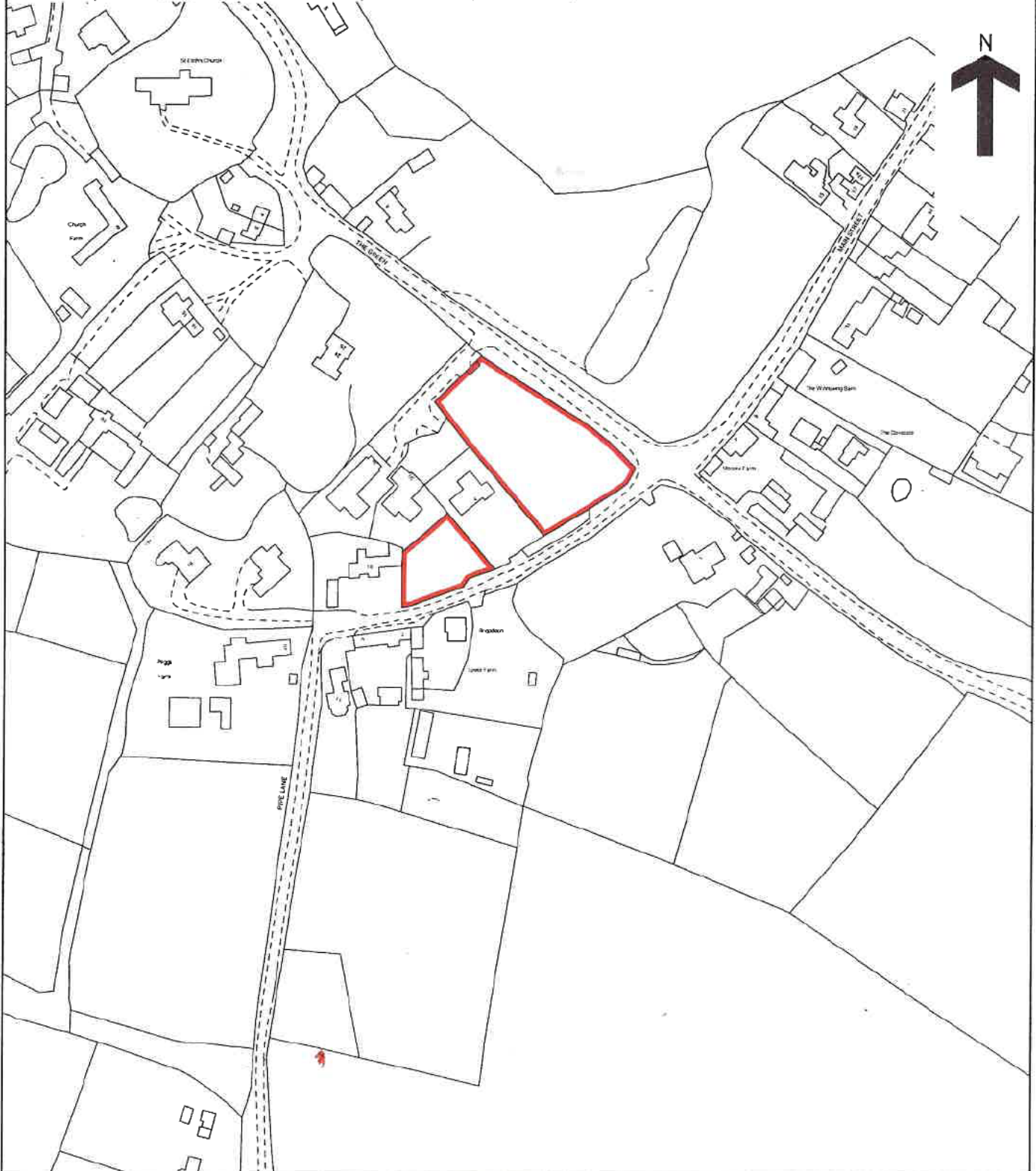
Scale **1:2500**

Administrative area **Leicestershire: Hinckley and
Bosworth**



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This official copy issued on 23 June 2023 shows the state of this title plan on 23 June 2023 at 08:56:42.

It is admissible in evidence to the same extent as the original (s.67 Land Registration Act 2002).

This title plan shows the general position, not the exact line, of the boundaries. It may be subject to distortions in scale. Measurements scaled from this plan may not match measurements between the same points on the ground.

This title is dealt with by HM Land Registry, Leicester Office.

Up to three addresses for service can be entered in the register. At least one of these must be a postal address, but this does not have to be in the United Kingdom; the other two may be a DX address, a UK or overseas postal address or an email address.

Please let us know at once of any changes to an address for service.

For information on how a property owner can apply to change their contact details or add an address, please see www.gov.uk/government/publications/updating-registered-owners-contact-address on GOV.UK (or search for "COG1") or contact HM Land Registry Customer Support (0300 006 0411) (0300 006 0422 for Welsh speakers service) from Monday to Friday between 8am and 6pm.

If you require this correspondence in an alternative format, please let us know.



GOV.UK

Search for land and property information

Title register for:

**Land on the south-west side of The Green, Orton On The Hill, Atherstone
(Freehold)**

Title number: LT534342

Accessed on 29 May 2024 at 17:44:32

This information can change if we receive an application. This service can not tell you if HM Land Registry are dealing with an application.



This is not an official copy. It does not take into account if there's a pending application with HM Land Registry. If you need to prove property ownership, for example, for a court case, you'll need to order an official copy of the register.

Register summary

Title number	LT534342
Registered owners	Pauline Rosa Taylor Gorton Green, Longdon, Rugeley WS15 4NN
Value stated	£75,000 on 15 December 2021

A: Property Register

This register describes the land and estates comprised in this title.

Entry number	Entry date	
1	2021-12-15	LEICESTERSHIRE : HINCKLEY AND BOSWORTH The Freehold land shown edged with red on the

plan of the above title filed at the Registry and being Land on the south-west side of The Green, Orton On The Hill, Atherstone.

2	2021-12-15	The land has the benefit of any legal easements reserved by a Transfer of 4 Pipe Lane dated 31 May 2013 made between (1) Pauline Rosa Taylor and (2) Katharine Joanna Horseman and Simon John Horseman but is subject to any rights that are granted by the said deed and affect the registered land.
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NOTE: Copy filed under LT452881.

3	2021-12-15	The land has the benefit of any legal easements reserved by a Transfer of adjoining land dated 2 February 2016 made between (1) Pauline Rosa Taylor and (2) Stephen James Turner but is subject to any rights that are granted by the said deed and affect the registered land.
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NOTE: Copy filed under LT477808.

B: Proprietorship Register

This register specifies the class of title and identifies the owner. It contains any entries that affect the right of disposal.

Class of Title: Title absolute

Entry number	Entry date
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1	2021-12-15	PROPRIETOR: PAULINE ROSA TAYLOR of Gorton Green, Longdon, Rugeley WS15 4NN.
2	2021-12-15	The value stated as at 15 December 2021 was £75,000.

C: Charges Register

This register contains any charges and other matters that affect the land.

Class of Title: Title absolute

Entry number	Entry date	
1	2021-12-15	A Conveyance of the land in this title and other land dated 13 October 1938 made between (1) The Reverend Wallace Henry Dana (Vendor)(2) The Ecclesiastical Commissioners For England (Commissioners) (3) The Right Reverend Father in God by Divine Permission Lord Bishop of Leicester and others (The Patrons)and(4) Bernard Alfred Wileman (Purchaser) contains the following covenants:- And the Purchaser to the intent that the covenant next hereinafter contained shall bind the property hereby conveyed into whosoever hands the same may come hereby for himself and his successors in title hereby covenants with the Vendor and also by way of separate covenant with the Commissioners that the Purchasers will not at any time hereafter call or designate the messuage and premises hereby conveyed or permit the same to be called or designated "The Vicarage" or "Orton-on-the-Hill Rectory" or "Orton Rectory" or "The Parsonage" or "The Prestbytery" or "The Vicarage House" or "The Rectory House" nor any other name that would suggest that the premises are occupied by the Incumbent for the time being of the United Benefice of Orton-on-the-Hill with Twycross aforesaid.
2	2021-12-15	The land is subject to any rights that are reserved by a Assent dated 6 April 1987 made between (1) David Alfred William And Others and (2) Pauline Rosa Taylor and affect the registered land.

NOTE: Copy filed.

Bill Cullen MBA (ISM), BA(Hons) MRTPI

Chief Executive

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R D TAYLOR
GORTON GREEN
STONEYWELL LANE
LONDON
RUGELEY
WS15 4NN

Delivered by



Date
23 June 2023

Your ref
None

Our ref
RCS/LT534342

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Gloucester
GL14 9BD

DX 321601 Gloucester 33

Tel 0300 006 0411

www.gov.uk/land-registry

HM Land Registry

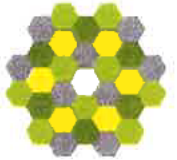
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Title number **LT534342**

Ordnance Survey map reference **SK3003NE**

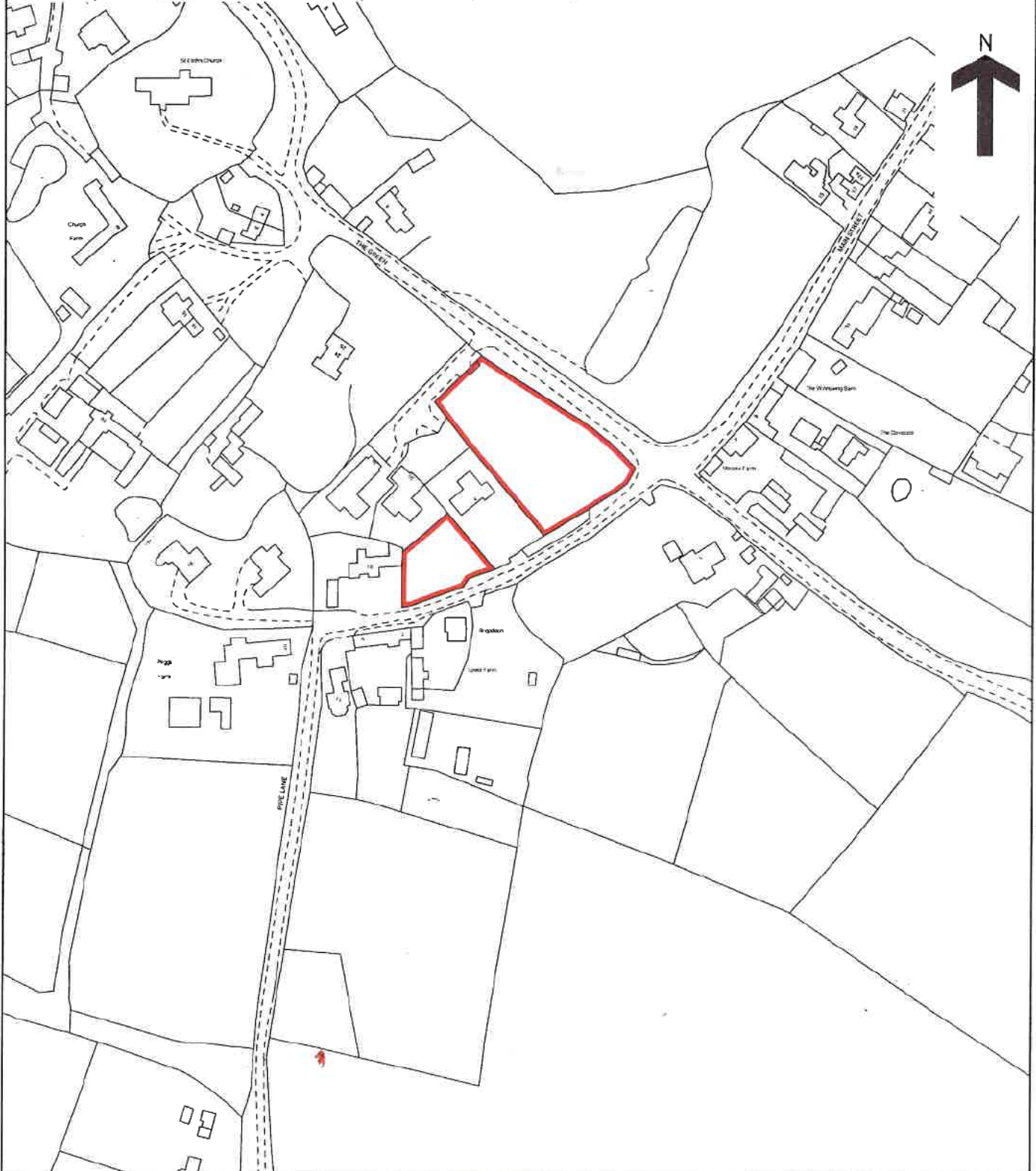
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