

# Land Registry

County Clare

Folio 4880F

## Register of Ownership of Freehold Land

### Part 1(A) - The Property

Note: Unless a note to the contrary appears, neither the description of land in the register nor its identification by reference to the Registry Map is conclusive as to boundaries or extent.

For parts transferred see Part 1(B)

No.	Description	Official Notes
1	<p>A plot of ground situate in the Townland of BREAFFY SOUTH and Barony of IBRICKAN containing 0.4755 Hectares shown as Plan(s) 100 edged RED on the Registry Map (OS MAP Ref(s) 30/7, 30/8).</p> <p>The Registration does not extend to the mines and minerals</p>	From Folio CE27829

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## Part 2 - Ownership

Title ABSOLUTE

No.	The devolution of the property is subject to the provisions of Part II of the Succession Act, 1965	
1	15-MAR-1990 90CR01697	PAUL CRONIN of THE CLIFF COTTAGE, SPANISH POINT, COUNTY CLARE and ROSEANNE CRONIN of THE CLIFF COTTAGE, SPANISH POINT, COUNTY CLARE are full owners.  Cancelled D2005CR007157U 27-JUN-2005
2	27-JUN-2005 D2005CR007157U	PATRICK T SEXTON of Doolin, County Clare is full owner.  Cancelled D2019LR103857E 15-JUL-2019
3	15-JUL-2019 D2019LR103857E	SHALIMAR PUB LIMITED (C.R.O. reference number 577764) of Fisher Street, Doolin, County Clare is full owner.  Cancelled D2021LR153256K 05-NOV-2021
4	05-NOV-2021 D2021LR153256K	AHAKISTA PROPERTY INVESTMENTS LIMITED(CRO Reference 684314) of Suite A2, No 1 Charlotte Quay, County Limerick is full owner.

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## Part 3 - Burdens and Notices of Burdens

No.	Particulars
1	<p>The property is subject to the provisions prohibiting letting, subletting or subdivision specified in Section 12 of the Land Act, 1965, and to the provisions restricting the vesting of interests specified in Section 45 of the said Act in so far as the said provisions affect same.</p> <p>Cancelled D2011LR104315P 09-SEP-2011</p>
2	<p>27-JUN-2005 D2005CR007157U</p> <p>Charge for present and future advances repayable with interest. The Governor and Company of the Bank of Ireland is owner of this charge. Certificate of Charge issued. Rule 156</p> <p>NOTE See Entry No 5 below</p> <p>NOTE Certificate of Charge Rule 156 cancelled under Section 73 on Instrument No D2011LR104315P</p> <p>Cancelled D2019LR103857E 15-JUL-2019</p>
3	<p>28-JAN-2011 D2011LR018790M</p> <p>A judgment mortgage in respect of a judgment obtained by ACC Bank Plc against Patrick Sexton on the 23rd day of July 2010 in the High Court Record Number 2009 No. 4807S in a matter of ACC Bank Plc v Patrick Sexton and John Joseph Gorman on the interest of Patrick Sexton in the property.</p> <p>Note: This judgment mortgage is also registered on Folios CE24413, CE4880F, CE28639F, CE3998F, CE5836.</p> <p>Cancelled D2019LR103857E 15-JUL-2019</p>
4	<p>13-JUL-2011 D2011LR083564V</p> <p>A judgment mortgage in respect of a judgment obtained by Kilrush Credit Union Limited against Patrick Sexton on the 2nd day of March 2011 in the Circuit Court Record Number 790/2010 in an action/cause/matter of Kilrush Credit Union Limited v Patrick Sexton on the interest of Patrick Sexton in the property.</p> <p>Note: This judgment is registered also on folios 30049F, 24413, 39998F and 28639F Co Clare</p> <p>Cancelled D2019LR103857E 15-JUL-2019</p>
5	<p>09-SEP-2011 D2005CR007157U D2011LR104315P</p> <p>The charge dated 1st September 2001 registered at entry no 2 has been stamped collaterally to a Principal Deed dated 12th April 2001. Maximum Duty €630 paid on Principal Deed. Copies of both deeds are filed with Instrument No. D2011LR104315P</p> <p>Cancelled D2019LR103857E 15-JUL-2019</p>

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No.	Particulars
6	<p>29-MAR-2018 D2018LR043458X</p> <p>A judgment mortgage in respect of a judgment obtained by ALLIED IRISH BANKS plc against PATRICK SEXTON on the 23rd day of October 2017 in the High Court Record Number 2016/16285 in a cause/matter/action of ALLIED IRISH BANKS plc v PATRICK SEXTON against the interest of PATRICK SEXTON in the property. This judgment is also registered on folios CE28639F, CE31631F and CE30049F</p> <p>Cancelled D2019LR103857E 15-JUL-2019</p>
7	<p>15-JUL-2019 D2019LR103857E</p> <p>Charge for present and future advances repayable with interest. FINANCE IRELAND CREDIT SOLUTIONS DESIGNATED ACTIVITY COMPANY is owner of this charge. NOTE The Certificate as to registration required by Section 409 of the Companies Act 2014 has not been produced.</p> <p>Cancelled D2021LR153256K 05-NOV-2021</p>
8	<p>20-FEB-2025 D2023LR069926E</p> <p>Charge for present and future advances repayable with interest. RELM LOAN OPPORTUNITIES 4 DESIGNATED ACTIVITY COMPANY is owner of this charge. Note: This charge is also registered on Folio's CE28639F, CE37545F, CE60508F and CE60486F.</p> <p>Note: The certificate as to registration required by Section 409 of the Companies Act, 2014 has not been produced.</p>