MORTGAGE DEED

Folio:

Land Registry of Northern Ireland



Registered owner: Date:	
Lender:	ACCORD MORTGAGES LIMITED whose Registered Office is at Yorkshire House, Yorkshire Drive, Bradford BD5 8LJ (Company Registered Number 2139881)
Mortgage conditions:	Accord Mortgages Limited Mortgage Conditions 2022 Northern Ireland
Borrower:	
Borrower's address:	
Property:	
	Title number:

County:

- The Borrower executes this mortgage to secure a loan from the Lender and agrees to be bound by the terms upon which the loan
 was offered.
- 2. This mortgage incorporates the Mortgage Conditions a copy of which the Borrower has received.
- 3. The Borrower as beneficial owner:
 - · charges so much of the Property as is registered or is to be registered in the Land Registry in favour of the Lender
 - demises so much of the Property as is unregistered land of leasehold tenure unto the Lender to hold it for the residue of the term of years created by the lease under which the Property is held (except the last 10 days)
 - demises so much of the Property as is unregistered land of freehold tenure unto the Lender to hold it for the term of three thousand years from the date of this mortgage

to secure payment of all monies which are or may become payable to the Lender by the Borrower (except monies payable under any agreement whenever made which expressly provides that they are not to be secured by this mortgage).

- 4. The Borrower applies to the Registrar of Titles for the entry of an inhibition on the Folio relating to the Property as follows: "except under an order of the Registrar of Titles, no disposition or dealing by the Registered Owner is to be registered without the written consent of Accord Mortgages Limited (Company Registered Number 2139881)."
- 5. Where the Borrower includes a person or persons who will not be registered as proprietor of the Property, they agree to repay the Loan in accordance with the terms of the Mortgage Offer, including any additional Loan and interest, fees and charges, and to comply with the Mortgage Conditions, a copy of which they acknowledge they have received, and acknowledge they agree to 1 and 2 above.

Signed Sealed and Delivered by the Borrower in the presence of the witness, as follows:-

Signature	Witnesses (Signature, name and address)

Declaration by Occupier

(except any person who will sign overleaf)

I declare that as against the Lender I do not have and will not assert any interest in or right to reside in the Property described in the mortgage deed overleaf and request that the Lender makes the loan on that basis.

I realise that if the Borrower does not maintain payments on the loan or otherwise breaches the terms on which the loan is made the Lender will be entitled to take possession of the Property and I will have to leave so that the Lender can sell the Property.

I realise that if I have any doubts about signing the declaration or want clarification of my legal rights I should seek independent legal advice before signing. I have been given the opportunity of taking such advice.

Name of occupier (please print)	Signature	Signed in the presence of Witness (Signature, name (BLOCK CAPITALS) and address)
		Signature:
		Name & address:
		Signature:
		Name & address:
		Signature:
		Name & address:
		Signature:
		Name & address:

Accord Mortgages Limited acknowledges that it has received all moneys intended to be secured by this mortgage deed.

Executed as a deed this day of 20 by affixing the Common Seal of Accord Mortgages Limited in the presence of:

DEEDS SCHEDULE (Northern Ireland only)



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Convey	/ancor's	Inctri	uctions
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1.	Please complete the checklist below and send it with the deeds to the Deeds Team, Lending Securities, Accord Mortgages,	Yorkshire
	House, Yorkshire Drive, Bradford BD5 8LJ (DX 11756 Bradford). A separate covering letter is not required.	

2.	Accord Mortgages does not require pre-registration deeds and documents which are not relevant to the title. These should	d be
	handed to the borrower for retention.	

handed to the borrower for retention.				
Conveyancer's Name and Address	Mortgage Account No.			
	Borrower(s) Name(s)			
	Property Address			
Reference	Postcode			

Documents enclosed (tick box if enclosed)					
	Updated Title Sheet and Cadastral Unit Plan				
	Land Certificate Folio N	lumber			
	Mortgage Deed/Standar	d Security Deed			
	Discharge Deed				
	Conveyance/Disposition in favour of Borrower(s)		Dated (unregist	ered title)	
	Lease dated		Between		
	Receipted Notice of Tra served on landlord	nsfer and Charge		Other essential	title documents
	Recent Searches			Search for Incu	mbrances (Scotland Only)
	NHBC or similar documentation			Damp-proof, timber or other guarantees	
	Planning Consent/Building Regulations Approval			ies)	
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Important Note

Date of despatch

The title documents will not be examined by Accord Mortgages. It is the Conveyancer's responsibility to ensure that Accord Mortgages' mortgage instructions are fully complied with and all relevant documents are correctly completed and sent to Accord Mortgages.

Conveyancer's Signature	FOR SOCIETY USE		