

# Mortgage Deed

<b>Account Number:</b>	<b>Date:</b>
<b>LAND REGISTRY OF NORTHERN IRELAND</b>	
Folio number..... County..... Registered Owner.....	
<b>We (the lender) are:</b> ECOLOGY BUILDING SOCIETY of Ellis House, 7 Belton Road, Silsden, Keighley, West Yorkshire BD20 0EE	
<b>You (the borrower) are:</b>	
<b>The mortgage conditions are:</b> The mortgage conditions are: Ecology Building Society Commercial Mortgage Terms and Conditions 2025(Northern Ireland)	
<b>The rules are:</b> the Society's rules which are in force for the time being	
<b>The offer is:</b> the Society's offer of loan incorporating the Special Conditions relating to offers which are in force for the time being	
<b>The property is:</b>	
<b>Being all the land comprised in the above mentioned folio(s)</b>	

1. The mortgage conditions form part of this mortgage, and you are bound by them. You confirm that you have received a copy of the mortgage conditions, the offer referred to in them, together with a copy of the rules and you agree to repay the mortgage debt in accordance with them.
2. You, as beneficial owner:
  - 2.1 Charge the property by way of legal mortgage with payment of all the money payable to us under the mortgage conditions in favour of the Society; or
  - 2.2 Demise the property unto the Society for the residue of the term of years created by the lease under which the property is held except the last ten days; or
  - 2.3 Demise the property unto the Society for the residue of the term of three thousand years from the date of this mortgage.
3. This mortgage secures further advances but does not oblige us to make any.
4. You apply to the Land Registry to enter the following inhibition against the folios(s) above referred to:  
"No disposition of the registered land by the registered owner is to be registered without written consent signed by the owner for the time being of the charge registered on the folio in favour of Ecology Building Society whose address in the UK for service is 7 Belton Road, Silsden, Keighley BD20 0EE"

<b>Executed as a Deed by the borrower acting by:</b>	
Director signature:	Director/Secretary signature:
Director full name: (in block capitals)	Director/Secretary full name: (in block capitals)
<b>In the presence of:</b>	
Witness signature:	Witness address:
Witness full name: (in block capitals)	
Witness signature:	Witness address:
Witness full name: (in block capitals)	

<b>Signed as a Deed by you:</b>	
Borrowers signature:	
Full name: (in block capitals)	
Witness signature:	Witness address:
Witness full name: (in block capitals)	
Witness signature:	Witness address:
Witness full name: (in block capitals)	