

License To Occupy 88 Washington
Street Car Park

Landlord: Bellway Homes
Seaton Burn House
Dudley Lane
Seaton Burn
Newcastle
NE13

Tenant: MCP Security Limited
Glenwood Business Park
25 Glenwood Place
Glasgow
G45 9UH

Demise: The subject property comprises the portion
of ground at the corner of Broomielaw &
Washington Street (Title Number
GLA137631).

Use: The subject property will be used by the
Tenant for the purposes of a temporary car
parking operation.

Terms: The subjects are let on a Licence To
Occupy for a period of three years from
the date of entry, after which time either
party may terminate the agreement with one
month's written notice.

Rent: The monthly rent is £1,200 payable in
advance on the 28th day of each month.

Works: Any groundworks required will be
undertaken by the Tenant in order to
maintain the surface in a suitable
condition to allow the safe operation of a
car park.

Maintenance: The site will be maintained by the Tenant,
and must be kept clear of litter, weeds &
miscellaneous debris throughout the
tenancy. The perimeter fencing must be
kept secure & the gate locked overnight.

Signage: The Tenant may attach or exhibit signage
on the perimeter fencing at the property,

but only to promote the car parking operation.

Date of Entry: Monday April 10th 2005.

Tenant's Name: [REDACTED]

Tenant's Signature: [REDACTED]

Date: 3/4/2005

Witness: [REDACTED]

Landlord's Name: BECCUMPT HOMES LTD

Landlord's Signature: [REDACTED]

Date: 3/4/05

Witness: [REDACTED]