

CERTIFICATE OF TITLE

To: The Mortgage Works (UK) plc (hereinafter referred to as "the Company")

Full Name(s) of borrower(s):

Full postal address of the property:

Mortgage Account Number:

Completion Date:

We certify that we have investigated the title of this property and that it is good and marketable and may safely be accepted by you.

We undertake that your security will form a first charge over the property.

We undertake that we have and will comply with your instructions based upon the terms set out in the UK Finance Mortgage Lenders' Handbook for Scotland and any additional instructions issued to us.

We confirm that all conditions applicable to the advance have been complied with and (where the advance is not a remortgage) the borrower(s) will provide the balance of the purchase price without recourse to further borrowing.

We confirm that we have established, and are satisfied with, the identity of the borrower(s).

Name of Firm:

Address of Firm:

Solicitors Reference:

Solicitors Telephone Number:

Firm Signature:

Name of Partner signing:

Date:

DD MM YY YY YY

Firm Client Account Bank Details

Name and Address of Bank:

Client Account Number:

Sort Code:

Please note that unless specifically requested all loan funds will be transmitted by telegraphic transfer to this account.