

A registered proprietor (or person entitled to be registered as such) wishing to cancel a unilateral notice registered against his or her title should use Form UN4.

If you need more room than is provided for in a panel, and your software allows, you can expand any panel in the form. Alternatively use continuation sheet CS and attach it to this form.

Land Registry is unable to give legal advice but our website www.landregistry.gov.uk provides guidance on Land Registry applications. This includes public guides and practice guides (aimed at conveyancers) that can also be obtained from any Land Registry office.

See www.landregistry.gov.uk/contact-us/offices if you are unsure which Land Registry office to send this application to.

Conveyancer is a term used in this form. It is defined in rule 217A, Land Registration Rules 2003 and includes persons authorised under the Legal Services Act 2007 to provide reserved legal services relating to land registration and includes solicitors and licensed conveyancers.

LAND REGISTRY USE ONLY

Record of fees paid

Particulars of under/over payments

Reference number

Fees debited £

Where there is more than one local authority serving an area, enter the one to which council tax or business rates are normally paid.

Insert address including postcode (if any) or other description of the property, for example 'land adjoining 2 Acacia Avenue'.

State date of notice (as set out in the register in brackets at the beginning of the notice) and the full names of each person entered in the register as the beneficiary or beneficiaries of the notice to be removed. If there is more than one notice registered by the same person(s) on the same day, please specify which one the application relates to.

Currently no fee is payable for the removal of a unilateral notice.

| | | | | | |
|------------------------------|---|-------------|--------------|------------------------------|--|
| 1 | Local authority serving the property: | | | | |
| 2 | Title number(s) of the property: | | | | |
| 3 | Property: | | | | |
| 4 | <p>Details of the unilateral notice to be removed</p> <p>Notice registered on:</p> <p>Beneficiary:</p> | | | | |
| 5 | <p>Application and fee</p> <table border="1" style="width: 100%;"> <tr> <td style="width: 70%;">Application</td> <td>Fee paid (£)</td> </tr> <tr> <td>Removal of unilateral notice</td> <td></td> </tr> </table> <p>Fee payment method</p> <p style="padding-left: 20px;">cheque made payable to 'Land Registry'</p> <p style="padding-left: 20px;">direct debit, under an agreement with Land Registry</p> | Application | Fee paid (£) | Removal of unilateral notice | |
| Application | Fee paid (£) | | | | |
| Removal of unilateral notice | | | | | |

List the documents lodged with this form. If you are a conveyancer, you do not have to lodge evidence of the appointment of a trustee in bankruptcy or a personal representative, you can instead include here the following certificate:

"I am a conveyancer and I confirm that I hold evidence of the appointment of the [personal representative] [trustee in bankruptcy]"

If this application is accompanied by Form AP1 please only complete the corresponding panel on Form AP1 or DL (if used). We only need certified copies of deeds or documents you send to us with Land Registry application forms. Once we have made a copy of the documents you send to us, they will be destroyed, this applies to both originals and certified copies.

Provide the full name(s) of the person(s) applying to remove the notice. Where a conveyancer lodges the application, this must be the name(s) of the client(s), not the conveyancer.

Complete as appropriate where the applicant is a company.

If you are paying by direct debit, this will be the account charged.

This is the address to which we will normally send requisitions. However if you insert an email address, we will use this whenever possible. Where an application is lodged by e-DRS all documents and correspondence will be dealt with electronically.

Place 'X' in the appropriate boxes.

If you are a conveyancer, you do not have to lodge evidence of the appointment of a personal representative or a trustee in bankruptcy, you can instead certify that you hold this evidence. If you are not a conveyancer, you must enclose the evidence with this application.

State reference, for example 'edged red'.

| | | |
|-----------------------------|---|-----------------------------|
| 6 | Documents lodged with this form: | |
| 7 | The applicant: <u>For UK incorporated companies/LLPs</u> Registered number of company or limited liability partnership including any prefix: <u>For overseas companies</u> (a) Territory of incorporation: (b) Registered number in the United Kingdom including any prefix: | |
| 8 | This application is sent to Land Registry by <table border="1" data-bbox="630 1131 1412 1187"><tr><td>Key number (if applicable):</td></tr></table> Name: Address or UK DX box number: Email address: Reference: | Key number (if applicable): |
| Key number (if applicable): | | |
| Phone no: | Fax no: | |
| 9 | Entitlement to apply The applicant is entitled to apply for the removal of the unilateral notice as the beneficiary of the notice personal representative of the beneficiary of the notice trustee in bankruptcy of the beneficiary of the notice and applies to remove the unilateral notice referred to in panel 4 the unilateral notice referred to in panel 4 as to the part of the registered estate shown on the attached plan | |

If a conveyancer is acting for the applicant, that conveyancer must sign. If no conveyancer is acting, the applicant (and if more than one person then each of them) must sign.

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Signature of applicant
or their conveyancer:

Date:

WARNING

If you dishonestly enter information or make a statement that you know is, or might be, untrue or misleading, and intend by doing so to make a gain for yourself or another person, or to cause loss or the risk of loss to another person, you may commit the offence of fraud under section 1 of the Fraud Act 2006, the maximum penalty for which is 10 years' imprisonment or an unlimited fine, or both.

Failure to complete this form with proper care may result in a loss of protection under the Land Registration Act 2002 if, as a result, a mistake is made in the register.

Under section 66 of the Land Registration Act 2002 most documents (including this form) kept by the registrar relating to an application to the registrar or referred to in the register are open to public inspection and copying. If you believe a document contains prejudicial information, you may apply for that part of the document to be made exempt using Form EX1, under rule 136 of the Land Registration Rules 2003.

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