

Property Investment - Transfer In Specie - Ceding Scheme

To be completed by ceding scheme

Scheme name

Member name Scheme reference number

In-specie transfer of a property investment to London & Colonial from a ceding scheme.

We have been asked to consider accepting a transfer of the assets of the above member's arrangement into our Open Pension SIPP, including real estate currently held as an investment.

In order for us to determine whether we can accept the property we will need to review the details and we would be grateful if you would kindly provide us with the information and copy documents listed below:

Property to be transferred

Property Name/Description

Property address line one

Property address line two

Town / County

Country / Post Code

Nature of title Freehold Leasehold Other

Title number

VAT status

Date property acquired in your scheme

Copy of the report on title and associated documents Attached

Copy of the lease(s) to the occupational tenant(s) Attached

Details of any unoccupied parts

Details in each case of whether the tenant is connected with the member (or anyone connected with him/her)

Details of any current or past rent arrears or any payments due to the landlord but not paid

Name and address of the person or firm that provides property management or rent collection services

Name of firm	<input type="text"/>					
Name of contact	<input type="text"/>					
Address line one	<input type="text"/>					
Address line two	<input type="text"/>					
Town / County	<input type="text"/>	<input type="text"/>				
Country / Post Code	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
Email address (if known)	<input type="text"/>					

Details of any disputes with any parties in connection with the property and any other unresolved issues of any kind in connection with the property

Copy of insurance cover including renewal date Attached

Claims history over the past 3 years

Copy of the most recent valuation Attached

Copy of current Energy Performance Certificate Attached

Copy of asbestos management plan (if applicable) Attached

Details of any environmental issues or investigations

Details of any scheme borrowing including remaining balance, repayment date and monthly mortgage payments

Details of any missed or late mortgage payments

Details of any other information you consider relevant to our decision to acquire the property

Details of the person or firm who will act on your behalf in respect of the re-registration of the property into our name and the subsequent discharge of your liabilities.

Name of firm	<input type="text"/>					
Name of contact	<input type="text"/>					
Address line one	<input type="text"/>					
Address line two	<input type="text"/>	<input type="text"/>				
Town / County	<input type="text"/>	<input type="text"/>				
Country / Post Code	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>	<input type="text"/>
Email address (if known)	<input type="text"/>					

Details of any disputes with any parties in connection with the property and any other unresolved issues of any kind in connection with the property

Please send the information and the copy documents to London & Colonial,
38-42 Perrymount Road, Haywards Heath, West Sussex RH16 3DN