

Any parts of the form that are not typed should be completed in black ink and in block capitals.

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.

If a joint statement is made by two or more persons, consequential amendments can be made to the text in the panels (for example, 'I' can be changed to 'we').

HM Land Registry is unable to give legal advice, but you can find guidance on HM Land Registry applications (including our practice guides for conveyancers) at www.gov.uk/land-registry.

For information on how HM Land Registry processes your personal information, see our [Personal Information Charter](#).

Insert full name.

Insert full address.

Place 'X' in one box only.

This is for cases where the legal owner is a company or firm, someone who has died, or is otherwise incapable of making the statement personally. Insert the name and address of the legal owner.

Please specify and enclose any relevant documentation (for example, office copy grant of probate).

See note above.

Insert postal address including postcode. If no postal address insert description, such as 'land adjoining 2 Acacia Avenue'. Unless the land is shown with fully defined features on the Ordnance Survey map you must provide a plan showing the extent of the land comprised in the lost or destroyed title deeds. Place 'X' in the box, if appropriate, and state the reference, for example 'edged red'.

Place 'X' in the appropriate box(es).

1 I: DENISE

of: KNAPTON PARISH COUNCIL

make this statement in support of an application to Land Registry for first registration of an estate, the title deeds having been lost or destroyed.

2 Status of person making this statement

I am

☐ the legal owner of the estate (other than as personal representative)

☒ making this statement on behalf of:
Knapton Parish Council

who is currently or was previously the legal owner but who cannot make this statement for the following reasons:

☐ other:

3 Description of the land:

LAND TO THE WEST SIDE OF THE OLD SCHOOL, HALL LANE, KNAPTON, NORTH WALSHAM, NR28 0RZ

☒ The land is clearly identified on the attached plan and shown:

4 Type of application

Please specify term.

Please specify.

- ☒ First registration of freehold estate in land
- ☐ First registration of leasehold estate in land, the term being years from:
- ☐ Other:

Insert details of date and circumstances in which the estate was acquired by the current legal owner or (where the current legal owner is a personal representative) by the deceased previous legal owner.

5 Period of ownership of the estate:

From 15th September 1955 TO PRESENT

Insert details of the person or body having custody of the deeds and where the deeds were being held at the time of their loss or destruction.

6 Who had possession of the deeds and where they were held when lost or destroyed:

THE DEEDS WERE HELD BY BARCLAYS BANK, THEY RELEASED THEM TO THE PARISH COUNCIL CLERK IN 1999 TO BE HELD ON THE COUNCIL'S FILES. THERE HAVE BEEN SEVERAL CHANGES IN CLERKS OVER THE YEARS, MOST OF THE PREVIOUS CLERKS ARE DECEASED. THE ORIGINAL DEEDS HAVE NOT BEEN ABLE TO BE LOCATED

Insert details of circumstances in which the deeds were being held (for example whether they were held for safekeeping or as security for money owing or under a lien).

7 Why the person in possession had custody of the deeds:

THE PARISH CLERK, HOLDS ALL LEGAL DOCUMENTS ON BEHALF OF THE PARISH COUNCIL

Insert details of date, place and circumstances in which the deeds were lost or destroyed.

8 When, where and how the loss or destruction occurred:

DURING THE TIME PERIOD 1999 TO 2025, IT IS PRESUMED THAT THE DEEDS HAVE BEEN LOST IN HANDOVERS BETWEEN ONE CLERK TO ANOTHER. THE CLERK IN 1999 HAS NO RECOLLECTION OF THE MISSING DEEDS. THE LAST CLERK AND THE PRESENT CLERK HAVE NEVER LAID EYES ON THE ORIGINAL CONVEYANCE DOCUMENT. ALL OTHER CLERKS ARE DECEASED.

A CHECK HAS BEEN MADE WITH THE NORFOLK RECORDS OFFICE AND THEY DO NOT HOLD THE DEEDS

THE SOLICITORS THAT WERE RESPONSIBLE FOR THE CONVEYANCE NO LONGER EXIST AND THEIR ARCHIVES ARE NOT AVAILABLE

MR CARGILL, WHO SOLD THE LAND, IS DECEASED AND THE FAMILY DO NOT HAVE A COPY OF THE ORIGINAL CONVEYANCE.

Insert details of searches, enquiries and any other efforts made to recover the deeds. Attach copies of any available correspondence or other relevant documents relating to this.

Place 'X' in one box only, and complete the statement if applicable.

Insert details and confirm whether the incumbrance is still subsisting and, if it is not, provide evidence to establish its repayment or discharge.

Where the estate is an estate in land, include details of the use and actual occupation of the land and/or the receipt of rents or profits. Where it is a rentcharge, specify the payments made, payer, payee, amounts and dates.

Lodge any available evidence, such as rent books or receipts.

Include details of any rights exercised by the legal owner. Where the current legal owner is the personal representative, include details of any rights exercised by the deceased previous legal owner.

Detail any third party rights or claims which may exist.

9 What steps have been taken to recover the deeds:

INTENSIVE INVESTIGATIONS WITH THE PREVIOUS LAND OWNERS, NORFOLK RECORD OFFICE, NATIONAL ARCHIVES, PREVIOUS SOLICITORS, BARCLAYS BANK (WHO ORIGINALLY HELD THE DEEDS) PAST PARISH CLERKS AND COUNCILLORS HAVE ALL BEEN INVESTIGATED WITHOUT SUCCESSFULLY FINDING THE ORIGINAL DEEDS.

10 Mortgages, charges or liens etc

I confirm that at the time of the loss or destruction of the deeds

☒ the legal owner had not created, nor was there otherwise subsisting, any mortgage, charge or lien on the land nor had the deeds been deposited with any person, firm or body as security for money

☐ the legal owner had created, or there was otherwise subsisting, the following mortgage, charge or lien on the land or the deeds had been deposited with the following person, firm or body as security for money:

11a Evidence of possession

See attached

11b Rights exercised by the legal owner and third party rights or claims

None

Complete this panel if copy deeds and/or other documents are available in support of the application and attach the copies to this statement – otherwise proceed to panel 13.

Insert details.

Please see [practice guide 2](#) available on the GOV.UK website for further details of HM Land Registry requirements.

Insert any other relevant details, (if any).

If the person making the statement is unable to sign it, this wording will need to be amended to comply with rule 215A(5) and (6) of the Land Registration Rules 2003. In addition, and in cases where the person making the statement is unable to read, there will need to be an appropriate certificate: see rule 215A(4) and (5).

12 Reconstruction of title

I confirm that

- ☐ the attached copy deeds and/or other documents have been obtained from:

KNAPTON PARISH COUNCIL

- ☐ at the time of the estate being acquired by the current legal owner or (where the current legal owner is a personal representative) by the deceased previous legal owner, the title had been investigated in the normal way
- ☐ the conveyance, transfer or assignment to the current legal owner or (where the current legal owner is a personal representative) to the deceased previous legal owner, and any mortgage, were properly executed and, where appropriate, adequately stamped

13 Entitlement to apply for registration

I confirm that the applicant is entitled to apply for registration as the legal estate is vested in them (or they have the right to require the legal estate to be vested in them)

14 Evidence of identity

The appropriate evidence of identity (where necessary) is attached

15 Other relevant details

16 I believe that the facts and matters contained in this statement are true

Signature (of person making this statement):

Denise Revell

Print full name: DENISE REVELL

CLERK KNAPTON PARISH COUNCIL

Date: 31/07/2025

WARNING

If the application proceeds, notice of the application (accompanied by a copy of this statement of truth) may be sent by the registrar to the owner of the land or any person thought to be the owner and/or any other person upon whom the registrar considers it necessary or desirable to serve notice.

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.

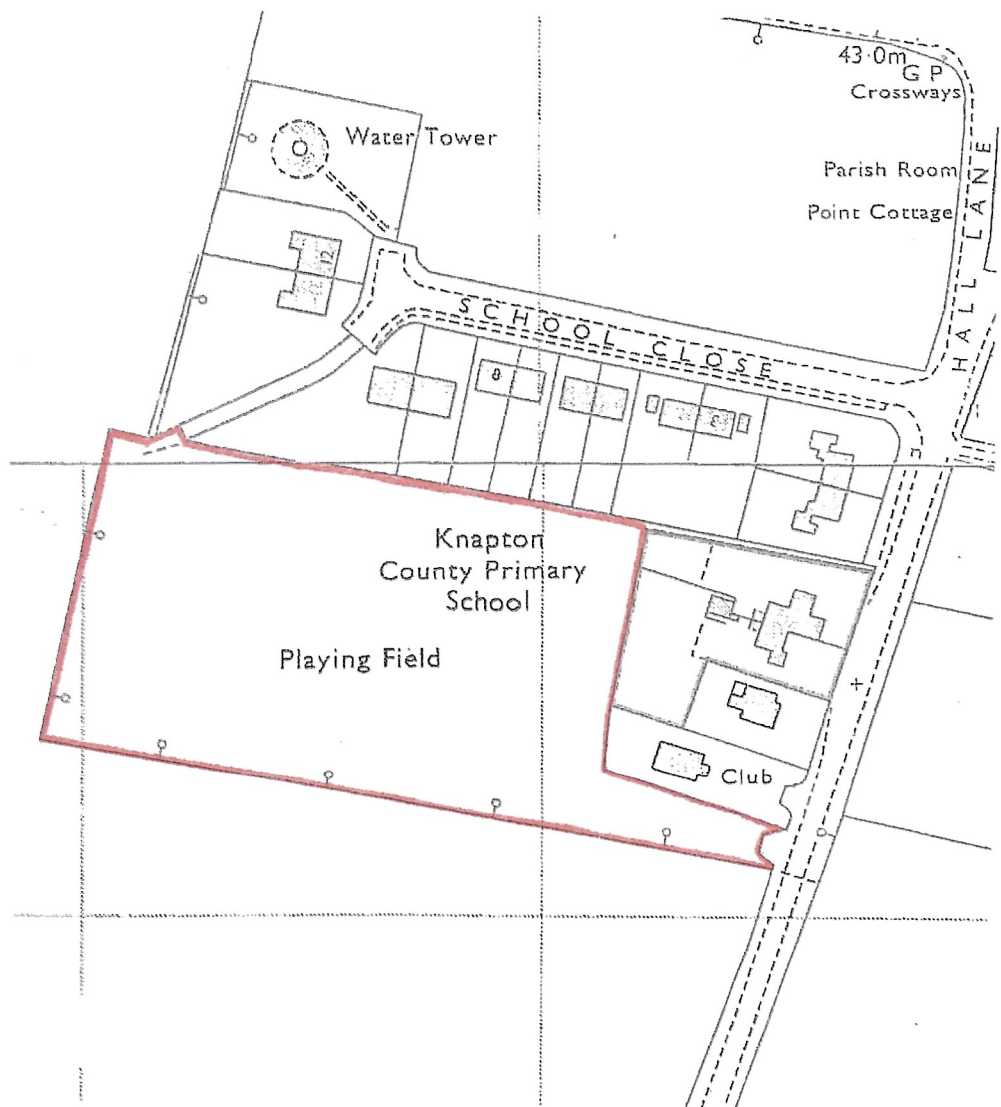
© Crown copyright (ref: LR/HO) 05/18

PLAN KNAPTON PARISH LAND.

TITLE NUMBER



TG3034
TG3033





Knapton Parish Council

working for a better tomorrow

Denise Revell
Meadowcroft
40 Cromer Road
Mundesley
Norfolk
NR11 8DB

Telephone: 07900957888

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16th September 2024

Dear Sir/Madam

Re: The Old School Playing Field, Off Hall Lane, Knapton, Norfolk

Knapton Parish Council would like to formally register a piece of land that they own, the land is known as the Old School Playing Field and is off Hall Lane, Knapton, Norfolk.

Extensive searches have been made but unfortunately the original Title Deeds and Conveyance have not been able to be located. We have also not been able to locate the minutes for the Parish Council prior to 1983, however I have enclosed copies of documents that have details of the Parish Council talking about or spending money maintaining the area.

The land is currently leased to an organisation called MADRA and this lease was drawn up by Hansells at North Walsham, the previous lease was drawn up by Wilkinson & Davies, copies of these are also attached,

I have enclosed with this letter:

Completed FR1 form.

1. Copy of the 1955 Conveyance Cargill to Knapton Parish Council
2. Accounts 1975 - Grass cutting Playing Field
3. Knapton Parish Council minutes 1985 mentioning lease of the Playing Field

4. Accounts 1975 - Grass cutting Playing Field
5. Accounts 1973 - Grass cutting Playing Field
6. Letter, 1981, to Mundesley Football Club agreement regarding Playing Field
7. Letter, 1983, to Mundesley Football Club mention of Playing Field and MADRA lease
8. Letter from Knapton Parish Council, 1983, to Barclays Bank release of Playing Field Deeds
9. Letter from Knapton Parish Council to Wilkinson & Davies, Playing Field, variation of lease
10. Knapton Parish Council, Charity number 303995 Knapton Parish Council. Mentions land sold to the Council in 1963
11. Knapton Playing Field Charity overview
12. Map of the Land known as the Old School Playing Field
13. Minutes 1994 Mentioning Landowners permission
14. Knapton Parish Council 1985 Lease to MADRA
15. Knapton Parish Council 2020 Lease to MADRA
Cheque for Payment - £30 Voluntary first registration of land

Kind regards

Denise Revell
Parish Clerk
Knapton Parish Council