

FORM 66A/PRECEDENT 15.1

**Application to cancel a leasehold folio and to register the superior title
(rule 116A(1)(a))**

LAND REGISTRY

Folio:

County:

Registered Owner:

I, the undersigned..... a partner/solicitor in the firm of of hereby certify as follows:

1. I act for AB of..... ("the applicant") who is entitled to the fee simple of the land situate at and known as [*insert full postal address including postal code*] which is comprised in the lease ("the Lease") described in the above-mentioned folio. The fee simple estate is unregistered and the applicant holds such estate having acquired same under the provisions of the Ground Rents Act (Northern Ireland) 2001.

2. The applicant's title to the fee simple arises under the Certificate of Redemption accompanying this application.

3. The applicant is the registered owner of the leasehold estate comprised in the above-mentioned folio.

4. The applicant is entitled in the same right both to the fee simple estate mentioned in paragraph 1 ("the freehold estate") and to the leasehold estate registered in the folio ("the registered leasehold estate").

5. The applicant is entitled to both estates subject only to the following charges and encumbrances:-

(i) in respect of the freehold estate, such charges and covenants and encumbrances as continue in force under the provisions of the Ground Rents Act (Northern Ireland) 2001 and the following encumbrances (*specify same*);

(ii) in respect of the registered leasehold estate, the encumbrances set out in the said folio.

6. It is the applicant's intention that the registered leasehold estate be extinguished by merger and that the aforementioned charges and encumbrances affecting the registered leasehold estate be carried forward and registered as burdens affecting the freehold estate.

7. I therefore apply that:

(a) the applicant be registered as full owner of the freehold estate with an absolute title;

(b) the matters referred to in paragraph 5 and following matters be entered as burdens on the folio to be opened in accordance with this application [***specify same in order of priority, in numbered sub-paragraphs***]; and

(c) the registered leasehold estate be extinguished and that the above-mentioned leasehold folio be closed.

Dated;

Signed: