

**General Form of Judgment or Order** (Bow Court)

1st (→) OLD (ORDER)

In the County Court at <u>Bow</u>	
Claim Number	B01BO837
Date →	24 September 2015



MR VISHAL SOOD	1 <sup>st</sup> Claimant Ref
MR SHAM PAL SOOD	1 <sup>st</sup> Defendant Ref

Before District Judge Pigram sitting at the County Court at Bow, 96 Romford Road, Stratford, London, E15 4EG.

Upon hearing the Claimant in person and hearing the Solicitor for the Defendant

**BY CONSENT**

**IT IS ORDERED THAT**

1. The properties 7 Hoveton Way, Oakwood Gate, Hainault, Ilford, Essex IG6 2GP & Flat 13 Spectrum Tower, 2-20 Hainault Street, Ilford, Essex IG1 4GZ & 86 City View, Centreway Apartments, Ilford, Essex IG1 shall be placed on the open market for sale forthwith. The parties shall forthwith instruct 3 reputable local estate agents to provide the market valuation of each of the properties. The properties shall be marketed at the average price of the three valuations by one of the three estate agents that provided valuations, the identity of which must be agreed between the parties in writing.

Quality Solicitors Harris Waters shall have conduct of the conveyancing.

3. From the sale proceeds of the properties 7 Hoveton Way & 13 Spectrum Tower the following shall apply & be applied as follows:-

- a) to clear the outstanding mortgages
- b) to pay estate agents fees
- c) to pay Quality Solicitors conveyancing costs
- d) to clear the outstanding loan with Barclays Bank plc under ref. no. 23093360313181 & 23093360313173
- e) to pay all outstanding service charges in respect of 86 City View up to 10.10.14
- f) the Defendant shall be responsible for the payment of any Capital Gains Tax arising in relation to the sale of each property

The court office at the County Court at Bow, 96 Romford Road, Stratford, London, E15 4EG. When corresponding with the court, please address forms or letters to the Court Manager and quote the claim number. Tel: 020 8536 5200 Fax: 0870 324 0188. Check if you can issue your claim online. It will save you time and money. Go to [www.moneyclaim.gov.uk](http://www.moneyclaim.gov.uk) to find out more.

payment to the Claimant of the sum of £2581.00 in respect of refurbishment costs of the property 86 City

a) a payment to the Claimant of the sum of £1320.00 in relation to the Barclays loan 23093360313181 together with any further payments made by the Claimant after 25.9.15 if applicable. The figure includes the arrears currently on the account

4. From the sale proceeds of 86 City View the following payments shall be made:-

- a) to clear the outstanding mortgage
- b) to pay the estate agents fee
- c) to pay Quality Solicitors conveyancing costs
- d) to pay to the Claimant the sum of £21,280

5. Upon the completion of the sale of 86 City View, the Claimant & his wife shall vacate the property 86 City View.

6. No order as to costs.

Liberty to the parties to apply to the Court regarding the implementation of this order.

Dated 8 September 2015

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Mr Sham Pal Sood  
7 Houeton Way  
Hainault  
Essex  
IG6 2GP