

ADDITIONAL LEGAL SERVICES

Our Fixed Fee quoted on our statement of fees covers all conventional work associated with the conveyance of a freehold property. If the property is leasehold (i.e. a flat, apartment, maisonette, or Housing Association "shared ownership" property) we reserve the right to charge a standard leasehold supplement of £250 plus VAT. If other legal documents or additional legal services are required we will discuss these with you and if we agree to do this work for you our fees will be as follows:

Dealing with:	Charge	VAT	Total
Power of Attorney to buy and sell property	150.00	30.00	180.00
Deed of Covenant	75.00	15.00	90.00
Deed of Trust	From £150 plus VAT dependant upon complexity		
Transfer of Equity	200.00	40.00	240.00
Removal of registered Caution, Restriction or Notice	95.00	19.00	114.00
Assured Shorthold Tenancy Agreement	150.00	30.00	180.00
Transfer of business loan / overdraft / legal aid charge / other loan	190.00	38.00	228.00
Help to Buy ISA	50.00	10.00	60.00
Help to Buy Equity Loan	200.00	40.00	240.00
Drafting additional Contracts for contract races on a sale	175.00	35.00	210.00
Surrender and Grant of a New Lease	500.00	100.00	600.00
Documentation to secure Bridging Finance	150.00	30.00	180.00
Identification of individuals outside the UK or where ID documents are issued outside of the UK	75.00	15.00	90.00
Statutory Declaration or Statement of Truth	95.00	19.00	114.00
First Registration of Title on a purchase	50.00	10.00	60.00
Voluntary First Registration for a sale	150.00	30.00	180.00
Registration of Absent Owners Restriction	30.00	6.00	36.00
Electronic transmission of money outside the UK	60.00	12.00	72.00
Purchase of the freehold reversion for a leasehold property	295.00	59.00	354.00
Third Party Lawyers (e.g. on a matrimonial dispute)	Up to 190.00 plus VAT		
Contract package for an auction sale	50% of Fixed Fee plus VAT		
Contract package prior to auction purchase	50% of Fixed Fee plus VAT		
Title Repair/Title Indemnity Policy	75.00	15.00	90.00
Solar Panel Lease for a purchase	150.00	30.00	180.00
Solar Panel Lease for a sale	100.00	20.00	120.00
Freehold Management Company or Landlord	100.00	20.00	120.00
Deed of Postponement	75.00	15.00	90.00
Deed of Variation	150.00	30.00	180.00
Electronic Submission of Land Registration application	20.00	4.00	24.00
Examples of the most common locality searches :			
Mining Search	41.75	8.35	50.10
Tin Search	49.99	10.00	59.99
Clay Search	50.00	10.00	60.00
Limestone Search	50.00	10.00	60.00
Bath Stone Search	49.99	10.00	59.99