

Declaration form



0345 849 4040



0345 849 4041



btlenquiries@paragonbank.co.uk



www.paragonbank.co.uk

Additional information (must be completed in all circumstances)

As a responsible lender, when you apply for a mortgage, we have to assess all material facts before an offer is issued. It is your responsibility to disclose any material facts that could influence our decision. The following questions we consider to be material and must be answered on behalf off all applicants before we can assess your application.

1. Have you ever been convicted of any offence (other than driving offences)?	<input type="checkbox"/>	Yes	<input type="checkbox"/>	No
2. Are you aware of any future changes to your income or expenditure that would affect your ability to repay the mortgage?	<input type="checkbox"/>	Yes	<input type="checkbox"/>	No
3. Have you ever incurred mortgage or unsecured credit arrears, been declared bankrupt, entered into arrangement with creditors or been party to a mortgage where the property has been taken into possession?	<input type="checkbox"/>	Yes	<input type="checkbox"/>	No
4. Have you ever been declared bankrupt whilst being a director of a company that went into liquidation, receivership or administration or been disqualified from being a director of a company?	<input type="checkbox"/>	Yes	<input type="checkbox"/>	No
5. Have you ever had a county court judgement or any other court order made against you?	<input type="checkbox"/>	Yes	<input type="checkbox"/>	No
6. Have you been refused a mortgage in the last 12 months?	<input type="checkbox"/>	Yes	<input type="checkbox"/>	No

If you have answered yes to any of the above questions, or if you are in doubt as to whether any fact is material, you should provide full details.

This is our standard client agreement upon which we intend to rely. For your own benefit and protection, you should read these terms carefully before proceeding. If you do not understand any point, please ask for further information.

By signing you are confirming that;

- a) The information given, whether on the application form or otherwise, is true, accurate, complete and not misleading and that you will notify us promptly of any changes that may occur before the mortgage is completed
- b) You have never been refused a mortgage by another lender
- c) You have never been in arrears with any credit agreement
- d) You have never had a judgement for debt registered against you or been declared bankrupt/ sequestrated or failed to maintain payments under any mortgage or other credit agreement
- e) We may make all enquiries we feel appropriate (including with HM Revenue & Customs under the HMRC Verification Scheme to confirm the income information and documents you have provided are true and genuine, any Credit Reference Agency, or any past/present employer, accountant, lender or bank) for deciding whether to proceed with this application and which we consider necessary for confirmation, credit assessment and account management
- f) If identity and/or immigration papers are provided you give us permission to check your status with the Home Office. In compliance with the 2016 Immigration Act, your details will be checked against the Home Office database
- g) You waive any confidentiality or privilege in respect of this application, and the mortgage transaction as a whole, and confirm that any solicitor or other party acting for you is authorised to disclose to us, at any time (whether before or after completion of the mortgage), any information or documentation we request which ought reasonably to be considered relevant or which might reasonably influence our decision to lend, including the entirety of the solicitor's file(s) (regardless of whether there is a joint file or a separate file for you and us), the financial records and the ledger card
- h) If we provide you with a copy of, or extract from, our valuation report, we make no representation or warranty (express or implied) nor accept any liability or responsibility in respect of its contents
- i) Any payments in respect of the mortgage are made for, and on behalf of, all parties to it
- j) Where you are not a consumer buy to let borrower, your mortgage is entered in wholly or predominantly for the purposes of a business carried on, or intended to be carried on, by you. You understand that you will not have the benefit of the protection and remedies that would be available to you under the Mortgage Credit Directive Order if the agreement were a regulated mortgage contract under that Order. You are aware that if you are in any doubt as to the consequences of the agreement not being regulated by the Order then you should seek independent legal advice
- k) We may record or monitor any telephone or email communication with you for training purposes or client protection
- l) We may decline this application or withdraw any subsequent offer without stating a reason
- m) Any additional security insurance arrangements are for our benefit only and you have no right or claim in relation to them
- n) You are aware that it is a criminal offence to knowingly provide false information to obtain a mortgage and that it may make you liable to criminal prosecution
- o) You are aware that to forge a signature may make you liable to criminal prosecution
- p) You are aware of and consent to the Securitisation and the Your data – Our promise provisions below
- q) You agree that the lender may issue correspondence, addressed to all applicants, either electronically to the email address of the first applicant or by post to the correspondence address of the first applicant (each as provided in the loan application) or if the borrower is a limited company to the registered office.

Securitisation

You confirm that we may transfer or securitise any mortgage or guarantee that you may have with us. You understand that securitisation typically involves us transferring all or some of the rights and duties that go with the mortgage or guarantee to an investor who normally asks us to carry on administering them as though our own. So that, for example, following securitisation we would normally continue to collect payments and should you experience any difficulties in making payments, or have any queries, you should contact us.

Your data – Our promise

Paragon knows that your personal data belongs to you and not us. That's why when you, or a third party, share your personal data with us we make sure that we keep it private and safe.

We use your personal data to decide whether you're eligible for a Paragon product, to administer your account and for a variety of other reasons but sometimes it may lead to us refusing to provide, or continue to provide, you with a product or service.

Your information may be transferred to and stored in locations outside the UK and European Economic Area (EEA), including countries that may not have the same level of protection for personal information. When we do this, we'll ensure it has an appropriate level of protection and that the transfer is lawful. We may need to transfer your information in this way to carry out our contract with you, to fulfil a legal obligation, to protect the public interest and/or for our legitimate interests.

To ensure that your personal data does receive an adequate level of protection, we have put in place approved standard contractual clauses which constitute appropriate measures to ensure that your personal data is treated by those third parties in a way that is consistent with and which represents the EU and UK laws on data protection.

You have the right to know how we, and the fraud prevention agencies, will use your information. The personal information we collect from you will be shared with fraud prevention agencies who will use it to prevent fraud and money laundering and to verify your identity. If fraud is detected, you could be refused certain services, finance or employment. Your information will also be shared with credit reference agencies (CRAs) to carry out credit checks and record details of your repayment history.

In considering your application we will search your personal and, where applicable, business record at one or more CRA's. They will add to your records details of our search and your application and this will be seen by other organisations that make searches. Information held about you by the CRA's may already be linked to records relating to one or more of your partners. For the purposes of this application you may be treated as financially linked and your application will be assessed with reference to any 'associated' records.

If you are a joint applicant or if you have told us of some other financial association with another person, you must be sure that you are entitled to;

- Disclose information about your joint applicant and anyone referred to by you
- Authorise us to search, link or record information at CRA's about you and anyone referred to by you

An 'association' between joint applicants and between you and anyone you tell us is your financial partner will be created at the CRA's. This will link your financial records, each of which will be taken into account in all future applications by either, or both of you. This will continue until one of you successfully files a disassociation at the CRA's.

We will/may use a credit scoring or other automated decision-making system when assessing your application. You have the right to obtain human intervention on the part of the controller to express his or her point of view and to contest the decision.



DECLARATION

We will also add to your personal and, where applicable, business record with one or more of the CRA's details of your agreement with us, the payment you make under it, any default or failure to keep to its terms and any change of address you fail to tell us about where a payment is overdue. These records will be shared with other organisations and used by us and them to trace debtors, recover debt and to manage your account or insurance policies.

We may make periodic searches at CRA's and fraud prevention agencies to manage your account with us.

If you are a director, we will seek confirmation from CRA's that the residential address that you provide is the same as that shown on the restricted register of directors' usual addresses at Companies House.

Information on applications will be sent to CRA's and will be recorded by them including information on your business and its proprietors and CRA's may create a record of the name and address of your business and its proprietors if there is not one already. The CRA's have drafted a notice called 'Credit Reference Agency Information Notice' (CRAIN) which sets out how your data will be processed by Transunion (formerly Callcredit), Equifax and Experian. Please go to <https://www.equifax.co.uk/crain.html>, <https://www.transunion.co.uk/crain> or <http://www.experian.co.uk/crain/index.html> to read the notice in full and www.experian.co.uk/legal/bi-compliance-and-risk-privacy-notice/index for the full Experian privacy notice.

Further details of how your information will be used by us, the CRA's, fraud prevention agencies, and your data protection rights, can be found on <https://www.paragonbank.co.uk/data-protection> or by contacting us.

We may also use the information we hold about you to inform you of products and services which are similar to the ones you currently hold with us which we believe will be of interest to you, and for statistical and analytical purposes.

We will only keep your personal data for as long as we need it and you have a right to ask for a copy of the personal data we hold about you.

If the personal data we hold is incorrect you have a right to ask for it to be corrected and, if you believe that we no longer have a reason to keep your personal data, you have a right to ask for it to be deleted.

For lots more information on what we do with your personal data, why we do it and what rights you have over that data, including how to make a complaint to the ICO, visit <https://www.paragonbank.co.uk/data-protection> or contact us.

All applicants/guarantors to the mortgage are required to sign the following section. To forge a signature makes you liable to criminal prosecution.


Signature	Print name	Date
Signature	Print name	Date
Signature	Print name	Date
Signature	Print name	Date


We accept no responsibility for any representations made by any employee or agent of ours or any other person unless these are incorporated in the offer or are subsequently confirmed by us in writing.

Paragon Bank PLC is authorised by the Prudential Regulation Authority and regulated by the Financial Conduct Authority and the Prudential Regulation Authority. Registered in England number 05390593. Registered office 51 Homer Road, Solihull, West Midlands B91 3QJ. Paragon Bank PLC is registered on the Financial Services Register under the firm reference number 604551


PARAGON 51 HOMER ROAD, SOLIHULL, WEST MIDLANDS B91 3QJ

BTL0175-001 Declaration form (01/2023)

 0345 849 4040

 0345 849 4041

 btlenquiries@paragonbank.co.uk

 www.paragonbank.co.uk