Company no. 2203847

TRIUMPHDEAL LIMITED

DIRECTORS' REPORT AND FINANCIAL STATEMENTS

31 DECEMBER 2008

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TRIUMPHDEAL LIMITED

DIRECTORS' REPORT

The directors present their report and the financial statements of the Company for the year ended 31 December 2008.

Principal activities

The Company did not trade during the year.

Directors

The directors who held office during the year and to date are given below.

J A Milford

P C Neale

No director was materially interested during the year in any contract which was significant in relation to the business of the Company.

Small company provisions

This report has been prepared in accordance with the special provisions of Part VII of the Companies Act 1985 relating to small companies.

By order of the board

K L Atterbury Company Secretary

ret

80 New Bond Street

London W1S 1SB

Date: 16 June 2009

TRIUMPHDEAL LIMITED

BALANCE SHEET

at 31 December 2008

	Notes	2008 £	2007 £
Current assets			
Debtors			
Called up share capital not paid		60	60
Net current assets	_	60	60
Capital and reserves			
Called up share capital	4	60	60
Equity shareholders' funds		60	60
Equity shareholders funds		50	

The directors are satisfied that for the year ended 31 December 2008 the Company was entitled to exemption under section 249AA (1) of the Companies Act 1985 relating to the audit of financial statements.

The members have not required the Company to obtain an audit in accordance with section 249B (2) of the Companies Act 1985.

The directors acknowledge their responsibility for:

- ensuring the Company keeps accounting records which comply with section 221 of the Companies Act 1985; and
- preparing financial statements which give a true and fair view of the state of affairs of (ii) the Company as at the end of its financial period, and of its profit and loss for the financial period, in accordance with section 226 of the Companies Act 1985, and which otherwise comply with the requirements of the Companies Act relating to financial statements, so far as applicable to the Company.

The financial statements appearing on pages 2 to 3 were approved by the board and were signed on its behalf by:

AMuford
Director

Date: 16 Hum 2009

TRIUMPHDEAL LIMITED

NOTES TO THE FINANCIAL STATEMENTS

Year ended 31 December 2008

1. Accounting policies

The following accounting policies have been used consistently unless otherwise stated in dealing with items considered material.

Basis of preparation

The financial statements have been prepared on a going concern basis, under the historical cost convention, and in accordance with applicable accounting standards.

The Company had no transactions during the year and has made neither a profit nor a loss. No profit and loss account has therefore been prepared.

2. Employee numbers

The Company did not employ any persons during the year.

3. Directors' remuneration and benefits

Directors' remuneration and benefits paid by the company in the year amounted to £nil.

4. Called up share capital

	2008	2007
	£	3
Authorised:		
1,000 ordinary shares of £1 each	1,000	1,000
Allotted, issued and not yet paid:		
60 ordinary shares of £1 each	60	60

5. Ultimate parent company

The Company is a joint venture, equally owned by Taylor Wimpey UK Limited and Beazer Homes Limited, both companies are registered in England and Wales. There is no ultimate parent company or controlling party.