

Company Reg No: 2290692

LANRES LIMITED

FINANCIAL STATEMENTS

31ST DECEMBER 1996



**LANRES LIMITED****DIRECTORS' REPORT FOR THE YEAR ENDED 31ST DECEMBER 1996**

The directors present their annual report and the financial statements of the company for the year ended 31 December 1996

**RESULTS**

The surplus for the year after taxation was £5,242, which was transferred to the reserves.

**BUSINESS REVIEW**

The principal activity of the company continued to be that of the management of 171/189 Lanark Road, Maida Vale and the holding of the freehold of that property.

The directors consider the company's financial position to be satisfactory.

**VALUATION OF FREEHOLD**

No professional revaluation has been made but the directors are of the opinion that the valuation of the property at 31st December 1996 is not less than the book value.

**DIRECTORS AND THEIR INTERESTS**

The directors of the company during the year and their interests in the ordinary share capital of the company were as follows:

	31/12/1996	31/12/1995
Mrs S M Blackwell	1	1
D J Bryant	1	1

**DIRECTORS' RESPONSIBILITIES**

Company law requires the directors to prepare accounts for each financial year which give a true and fair view of the state of affairs of the company and of the surplus or deficit of the company for the period. In preparing those financial statements, the directors are required to:

- \* select suitable accounting policies and then apply them consistently;
- \* make judgements and estimates that are reasonable and prudent;
- \* prepare the accounts on the going concern basis, unless it is inappropriate to presume that the company will continue in business.

The directors are responsible for keeping proper accounting records which disclose with reasonable accuracy at any time the financial position of the company and to enable them to ensure that the accounts comply with the Companies Act 1985. They are also responsible for safeguarding the assets of the company and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

**FIXED ASSETS**

Movements in fixed assets are set out in note 5 to the accounts.

**ACCOUNTANTS**

In accordance with the requirements of section 385, Companies Act 1985, a resolution will be proposed at the Annual General Meeting to re-appoint Messrs. Mayfair Associates as accountants of the company.

BY ORDER OF THE BOARD

  
D J Bryant  
Secretary

Date:

7th October 1997

**ACCOUNTANTS' REPORT TO THE SHAREHOLDERS OF  
LANRES LIMITED**

We have examined, without carrying out an audit, the accounts for the year ended 31st December 1996, prepared under the historical cost convention.

**Respective responsibilities of directors and auditors**

As described on page 1 the company's directors are responsible for the preparation of the accounts, and they believe that the company is exempt from an audit. It is our responsibility to examine the accounts and, based on our examination, to report our opinion, as set out below, to the shareholders.

**Basis of opinion**

We conducted our examination in accordance with the appropriate standards for reporting accountants issued by the Auditing Practices Board. This examination consisted of comparing the accounts with the accounting records kept by the company, and making such limited enquiries of the officers of the company as we considered necessary for the purposes of this report.

The examination was not an audit conducted in accordance with Auditing Standards. Accordingly we do not express an audit opinion on the accounts. Therefore our examination does not provide any assurance that the accounting records and the accounts are free from material misstatement.

**Opinion**

In our opinion

- a) the accounts are in agreement with those accounting records kept by the company under section 221 of the Companies Act 1985;
- b) having regard only to, and on the basis of, the information contained in those accounting records, the accounts have been properly drawn up in a manner consistent with the accounting requirements specified in section 249C(6) of the Act;
- c) having regard to and on the basis of the information contained in those accounting records, the company satisfied the conditions for exemption from an audit of the accounts for the year specified in section 249A(4) of the Act and did not, at any time within that year, fall within any of the categories of companies not entitled to the exemption specified in section 249B(1)(a) to (f).

*Mayfair Associates*  
**MAYFAIR ASSOCIATES**  
**Reporting Accountants**

44, Wallington Square  
Wallington  
Surrey SM6 8RG

Date:

7/10/97

**LANRES LIMITED****INCOME AND EXPENDITURE ACCOUNT FOR THE YEAR ENDED 31ST DECEMBER 1996**

	Notes	1996 £	1995 £
<b>INCOME</b>		9,245	19,657
Administrative expenses		(4,072)	(20,585)
<b>OPERATING SURPLUS/ (DEFICIT)</b>		5,173	(928)
Income from investments	2	91	74
<b>SURPLUS/ (DEFICIT) ON ORDINARY ACTIVITIES BEFORE TAXATION</b>	3	5,264	(854)
Tax on ordinary activities	4	(22)	(19)
<b>RETAINED SURPLUS/ (DEFICIT) FOR THE YEAR</b>		5,242	(873)
Retained (deficit) brought forward		(1,312)	(439)
<b>RETAINED SURPLUS/ (DEFICIT) CARRIED FORWARD</b>		£ 3,930	£ (1,312)

**CONTINUING OPERATIONS**

None of the company's activities were acquired or discontinued during the above two financial years.

**TOTAL RECOGNISED GAINS AND LOSSES**

The company has no recognised gains or losses other than the surplus or deficit for the above two financial years.

**LANRES LIMITED****BALANCE SHEET AS AT 31ST DECEMBER 1996**

	Notes	£	1996 £	£	1995 £
<b>FIXED ASSETS</b>					
Tangible assets	5		2,023		2,023
<b>CURRENT ASSETS</b>					
Debtors	6	-		1,030	
Cash at bank and in hand		6,707		830	
		<u>6,707</u>		<u>1,860</u>	
<b>CREDITORS</b> - amounts falling due within one year	7	(498)		(1,135)	
<b>NET CURRENT ASSETS</b>			6,209		725
<b>NET ASSETS</b>			<u>£ 8,232</u>		<u>£ 2,748</u>
Financed by:					
<b>CAPITAL AND RESERVES</b>					
Called up share capital	8		28		26
Share premium			4,274		4,034
Income and expenditure account			3,930		(1,312)
			<u>£ 8,232</u>		<u>£ 2,748</u>

For the year ended 31st December 1996 the company is entitled to the exemption conferred by section 249A(1) of the Companies Act 1985.

No notice has been deposited under section 249B of the Companies Act 1985 in relation to the financial statements for the year ended 31st December 1996.

The directors acknowledge their responsibilities for:

- (i) ensuring that the company keeps accounting records which comply with section 221 of the Companies Act 1985, and
- (ii) preparing accounts which give a true and fair view of the state of affairs of the company at the end of the financial year and of its surplus or deficit for the financial year in accordance with the requirements of section 226, and which otherwise comply with the requirements of the Act relating to accounts so far as applicable to the company.

The accounts were approved by the board and signed on its behalf by:

**Mrs S M Blackwell**  
Director

Date: 8.10.97.

*S M Blackwell*

**LANRES LIMITED****NOTES TO THE ACCOUNTS FOR THE YEAR ENDED 31ST DECEMBER 1996****1. ACCOUNTING POLICIES**

The following accounting policies have been used consistently in dealing with items which are considered material in relation to the company's accounts.

**1.1 Accounting conventions**

The financial statements are prepared under the historical cost convention.

**1.2 Income**

This represents the gross amount receivable by way of service charges from the lessees of 171/189 Lanark Road, Maida Vale.

**1.3 Depreciation of tangible fixed assets**

Tangible fixed assets are depreciated at the following rates which are appropriate to their estimated useful lives:

Freehold buildings	Nil
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**1.4 Cash flow statement**

The accounts do not include a cash flow statement because the company, as a small reporting entity, is exempt from the requirement to prepare such a statement under Financial Reporting Standard 1 'Cash flow statements'.

**2. INCOME FROM INVESTMENTS**

	1996 £	1995 £
Bank interest receivable	91	74
	<u>91</u>	<u>74</u>
	£ 91	£ 74

**3. OPERATING SURPLUS/(DEFICIT)**

	1996 £	1995 £
This is stated after charging:		
Accountants' fees	470	400
	<u>470</u>	<u>400</u>

## IANRES LIMITED

## NOTES TO THE ACCOUNTS FOR THE YEAR ENDED 31ST DECEMBER 1996

## 4.1 TAXATION

	1996 £	1995 £
U.K. Corporation Tax on bank deposit interest for the year at 25%/24% (1995: 25%)	22	19
	<u>£ 22</u>	<u>£ 19</u>

## 5. TANGIBLE FIXED ASSETS

	Freehold Property £
Cost:	
At 1 January 1996 & At 31 December 1996	<u>2,023</u>
Depreciation:	
At 1 January 1996 & At 31 December 1996	<u>-</u>
Net book value at 31 December 1996	<u>£ 2,023</u>
Net book value at 31 December 1995	<u>£ 2,023</u>

## 6. DEBTORS

	1996 £	1995 £
Ground rents receivable	-	340
Maintenance receivable	-	690
	<u>£ -</u>	<u>£ 1,030</u>

7. CREDITORS - AMOUNTS FALLING DUE  
WITHIN ONE YEAR

	1996 £	1995 £
Ground rents and service charge	-	95
Corporation tax	28	6
Debt collection	-	255
Accountancy	470	779
	<u>£ 498</u>	<u>£ 1,135</u>

**IANRES LIMITED****NOTES TO THE ACCOUNTS FOR THE YEAR ENDED 31ST DECEMBER 1996**

<b>8. SHARE CAPITAL</b>	<b>1996</b>	<b>1995</b>
	£	£
Authorised:		
35 Ordinary shares of £1 each	£ 35	£ 35
	<u>          </u>	<u>          </u>
Issued and fully paid:		
28 Ordinary shares of £1 each	£ 28	£ 26
	<u>          </u>	<u>          </u>
 <b>9. RECONCILIATION OF MOVEMENTS ON SHAREHOLDERS' FUNDS</b>	 <b>1996</b>	 <b>1995</b>
	£	£
Surplus/(deficit) for the year after taxation	5,242	(873)
Share capital	2	-
Share premium account	240	-
	<u>          </u>	<u>          </u>
	5,484	(873)
Shareholders' funds at 1 January 1996	2,748	3,621
	<u>          </u>	<u>          </u>
Shareholders' funds at 31 December 1996	£ 8,232	£ 2,748
	<u>          </u>	<u>          </u>

**10. CAPITAL COMMITMENTS AND CONTINGENT LIABILITIES**

The company had no capital commitments or contingent liabilities at the year end.



**IANRES LIMITED****STATEMENT OF ESTATE MANAGEMENT AND MAINTENANCE COSTS  
FOR THE YEAR ENDED 31ST DECEMBER 1996**

	1996	1995
	£	£
<b>INCOME</b>		
Service charge receivable	6,631	17,058
Insurance recoverable	2,214	2,214
Ground rents	350	350
Registration fees	50	35
Bank deposit interest receivable	91	74
	<u>9,336</u>	<u>19,731</u>
<b>ADMINISTRATIVE EXPENSES</b>		
Insurance	2,214	2,214
Repairs and maintenance	895	1,543
Redecoration of property	-	16,046
Accountancy	470	400
Management company fees	267	-
Bank charges	40	81
Debt collection charges	-	255
Sundry expenses	186	46
	<u>4,072</u>	<u>20,585</u>
<b>TOTAL OVERHEAD EXPENSES</b>		
	<u>£ 5,264</u>	<u>£ (854)</u>