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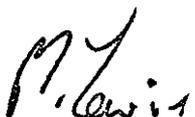
**CERTIFICATE OF INCORPORATION
ON CHANGE OF NAME**

Company No. 3131447

The Registrar of Companies for England and Wales hereby certifies that
WALTREK FLAT MANAGEMENT LIMITED

having by special resolution changed its name, is now incorporated
under the name of
POLLARDS MANAGEMENT COMPANY LIMITED

Given at Companies House, Cardiff, the 8th December 1995


M.LEWIS



C031314477

For the Registrar of Companies



C O M P A N I E S H O U S E

HC006B

The Companies Act 1985

Company Number: 3131447

SPECIAL RESOLUTION

of



WALTREK FLAT MANAGEMENT LIMITED

At an Extraordinary General Meeting of the Members of the above named Company, duly convened and held at Crwys House, 33 Crwys Road, Cardiff, CF2 4YF on the 28th day of November 1995, the following Special Resolution was duly passed:

IT WAS RESOLVED that subject to the consent of the Department of Trade the name of the Company be changed to:

POLLARDS MANAGEMENT COMPANY LIMITED

DIRECTOR:.....*Nicholas*.....
(An Authorised Signatory on behalf of Combined Nominees Limited)

PRESENTED BY: ICC COMPANY FORMATIONS
Crwys House
33 Crwys Road
Cardiff
CF2 4YF