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Company Registration No 3568747 (England and Wales)

BARKER & PIKE PROPERTIES LTD
DIRECTORS' REPORT AND UNAUDITED FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31 MARCH 2007



BARKER & PIKE PROPERTIES LTD

COMPANY INFORMATION

| | |
|--------------------------|---|
| Directors | W Pike B M Pike Paul Barker |
| Secretary | W Pike |
| Company number | 3568747 |
| Registered office | 52 High Street Pinner Middx HA5 5PW |
| Accountants | Haydn Hughes & Co 52 High Street Pinner Middlesex HA5 5PW |

BARKER & PIKE PROPERTIES LTD

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BARKER & PIKE PROPERTIES LTD

DIRECTORS' REPORT FOR THE YEAR ENDED 31 MARCH 2007

The directors present their report and financial statements for the year ended 31 March 2007

Principal activities

The principal activity of the company continued to be that of property investment

Directors

The following directors have held office since 1 April 2006

W Pike
B M Pike
Paul Barker

Directors' interests

The directors' interests in the shares of the company were as stated below

| | A Ordinary of £ 1 each | |
|-------------|------------------------|--------------|
| | 31 March 2007 | 1 April 2006 |
| W Pike | 2 | 2 |
| B M Pike | 2 | 2 |
| Paul Barker | - | - |

| | B Ordinary of £ 1 each | |
|-------------|------------------------|--------------|
| | 31 March 2007 | 1 April 2006 |
| W Pike | - | - |
| B M Pike | - | - |
| Paul Barker | 2 | 2 |

BARKER & PIKE PROPERTIES LTD

DIRECTORS' REPORT (CONTINUED) FOR THE YEAR ENDED 31 MARCH 2007

Directors' responsibilities

The directors are responsible for preparing the financial statements in accordance with applicable law and United Kingdom Generally Accepted Accounting Practice

Company law requires the directors to prepare financial statements for each financial year which give a true and fair view of the state of affairs of the company and of the profit or loss of the company for that 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 financial statements 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 enable them to ensure that the financial statements 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.

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

On behalf of the board



B M Pike

Director

19 September 2007

BARKER & PIKE PROPERTIES LTD

CHARTERED ACCOUNTANTS' REPORT TO THE BOARD OF DIRECTORS ON THE UNAUDITED FINANCIAL STATEMENTS OF BARKER & PIKE PROPERTIES LTD

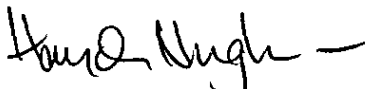
In accordance with the engagement letter dated 2 April 2007, and in order to assist you to fulfil your duties under the Companies Act 1985, we have compiled the financial statements of Barker & Pike Properties Ltd for the year ended 31 March 2007, set out on pages 4 to 9 from the accounting records and information and explanations you have given to us

This report is made to the Company's Board of Directors, as a body, in accordance with the terms of engagement. Our work has been undertaken so that we might compile the financial statements that we have been engaged to compile, report to the Company's Board of Directors that we have done so, and state those matters we have agreed to state to them in this report and for no other purpose. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the Company and the Company's Board of Directors as a body, for our work or for this report.

We have carried out this engagement in accordance with technical guidance issued by the Institute of Chartered Accountants in England and Wales and have complied with the ethical guidance laid down by the Institute relating to members undertaking the compilation of financial statements.

You have acknowledged on the balance sheet as at 31 March 2007 your duty to ensure that the company has kept proper accounting records and to prepare financial statements that give a true and fair view under the Companies Act 1985. You consider that the company is exempt from the statutory requirement for an audit for the year.

As described on the balance sheet you are responsible for the preparation of the accounts for the year ended 31 March 2007, set out on pages 4 to 9 and you consider that the company is exempt from an audit. In accordance with your instructions, we have compiled these unaudited accounts in order to assist you to fulfil your statutory responsibilities from the accounting records and information and explanations supplied to us.



Haydn Hughes & Co

Chartered Accountants

19 September 2007

52 High Street
Pinner
Middlesex
HA5 5PW

BARKER & PIKE PROPERTIES LTD

PROFIT AND LOSS ACCOUNT FOR THE YEAR ENDED 31 MARCH 2007

| | Notes | 2007 £ | 2006 £ |
|---|-------|-----------|-----------|
| Turnover | | 73,092 | 63,500 |
| Administrative expenses | | (36,970) | (20,622) |
| Operating profit | 2 | 36,122 | 42,878 |
| Other interest receivable and similar income | 3 | 117 | - |
| Interest payable and similar charges | | 250 | - |
| Profit on ordinary activities before taxation | | 36,489 | 42,878 |
| Tax on profit on ordinary activities | 4 | (7,347) | (8,147) |
| Profit for the year | 10 | 29,142 | 34,731 |

BARKER & PIKE PROPERTIES LTD

BALANCE SHEET AS AT 31 MARCH 2007

| | Notes | 2007 £ | £ | 2006 £ | £ |
|--|-------|---------------|----------------|-----------|----------------|
| Fixed assets | | | | | |
| Tangible assets | 6 | | 366,241 | | 356,241 |
| Current assets | | | | | |
| Debtors | 7 | - | | 3 | |
| Cash at bank and in hand | | 26,586 | | - | |
| | | <u>26,586</u> | | <u>3</u> | |
| Creditors amounts falling due within one year | 8 | (16,595) | | (9,155) | |
| Net current assets/(liabilities) | | | 9,991 | | (9,152) |
| Total assets less current liabilities | | | <u>376,232</u> | | <u>347,089</u> |
| | | | <u>376,232</u> | | <u>347,089</u> |
| Capital and reserves | | | | | |
| Called up share capital | 9 | | 8 | | 8 |
| Share premium account | 10 | | 200,000 | | 200,000 |
| Profit and loss account | 10 | | 176,224 | | 147,081 |
| Shareholders' funds | | | <u>376,232</u> | | <u>347,089</u> |

BARKER & PIKE PROPERTIES LTD

BALANCE SHEET (CONTINUED) AS AT 31 MARCH 2007

In preparing these financial statements

- (a) The directors are of the opinion that the company is entitled to the exemption from audit conferred by Section 249A(1) of the Companies Act 1985,
- (b) No notice has been deposited under Section 249B(2) of the Companies Act 1985, and
- (c) 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 as at the end of the financial year and of its profit or loss for the financial year in accordance with the requirements of Section 226, and which otherwise comply with the requirements of this Act relating to accounts, so far as applicable to the company

These financial statements have been prepared in accordance with the special provisions of Part VII of the Companies Act 1985 relating to small companies and with the Financial Reporting Standard for Smaller Entities (effective January 2005)

Approved by the Board for issue on 19 September 2007

B M Pike
Director



Paul Barker
Director



BARKER & PIKE PROPERTIES LTD

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31 MARCH 2007

1 Accounting policies

1.1 Accounting convention

The financial statements are prepared under the historical cost convention and in accordance with the Not in use

1.2 Compliance with accounting standards

The financial statements are prepared in accordance with applicable United Kingdom Accounting Standards (United Kingdom Generally Accepted Accounting Practice), which have been applied consistently (except as otherwise stated)

1.3 Turnover

Turnover represents amounts receivable for goods and services net of VAT and trade discounts

1.4 Tangible fixed assets and depreciation

Tangible fixed assets other than freehold land are stated at cost less depreciation. Depreciation is provided at rates calculated to write off the cost less estimated residual value of each asset over its expected useful life, as follows

Land and buildings Freehold

Fixtures, fittings & equipment 25% reducing balance

2 Operating profit

Operating profit is stated after charging
Depreciation of tangible assets

| 2007 | 2006 |
|------|------|
| £ | £ |

| | |
|-------|---|
| 2,500 | - |
|-------|---|

3 Investment income

Bank interest

| 2007 | 2006 |
|------|------|
| £ | £ |

| | |
|-----|---|
| 117 | - |
|-----|---|

4 Taxation

Domestic current year tax

U K corporation tax

Adjustment for prior years

| 2007 | 2006 |
|------|------|
| £ | £ |

| | |
|-------|-------|
| 7,360 | 8,147 |
|-------|-------|

| | |
|------|---|
| (13) | - |
|------|---|

Current tax charge

| | |
|-------|-------|
| 7,347 | 8,147 |
|-------|-------|

5 Dividends

Ordinary interim paid

| 2007 | 2006 |
|------|------|
| £ | £ |

| | |
|---|--------|
| - | 43,000 |
|---|--------|

BARKER & PIKE PROPERTIES LTD

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 31 MARCH 2007

6 Tangible fixed assets

| | Land and buildings | Plant and machinery etc | Total |
|-----------------------|-----------------------|-------------------------------|---------|
| | £ | £ | £ |
| Cost | | | |
| At 1 April 2006 | 355,370 | 5,000 | 360,370 |
| Additions | - | 12,500 | 12,500 |
| At 31 March 2007 | 355,370 | 17,500 | 372,870 |
| Depreciation | | | |
| At 1 April 2006 | - | 4,129 | 4,129 |
| Charge for the year | - | 2,500 | 2,500 |
| At 31 March 2007 | - | 6,629 | 6,629 |
| Net book value | | | |
| At 31 March 2007 | 355,370 | 10,871 | 366,241 |
| At 31 March 2006 | 355,370 | 871 | 356,241 |

7 Debtors

| | 2007 £ | 2006 £ |
|---------------|-----------|-----------|
| Other debtors | - | 3 |

8 Creditors: amounts falling due within one year

| | 2007 £ | 2006 £ |
|------------------------------|-----------|-----------|
| Trade creditors | 802 | - |
| Taxation and social security | 7,360 | 8,147 |
| Other creditors | 8,433 | 1,008 |
| | 16,595 | 9,155 |

BARKER & PIKE PROPERTIES LTD

NOTES TO THE FINANCIAL STATEMENTS (CONTINUED) FOR THE YEAR ENDED 31 MARCH 2007

| 9 | Share capital | 2007 £ | 2006 £ |
|---|---|--------------|--------------|
| | Authorised | | |
| | 500 A Ordinary of £1 each | 500 | 500 |
| | 500 B Ordinary of £1 each | 500 | 500 |
| | | <u>1,000</u> | <u>1,000</u> |
| | Allotted, called up and fully paid | | |
| | 4 A Ordinary of £1 each | 4 | 4 |
| | 4 B Ordinary of £1 each | 4 | 4 |
| | | <u>8</u> | <u>8</u> |

By Special Resolution dated 6 August 2004, the authorised share capital of 1,000 Ordinary Shares of £1 each was redesignated to be 500 A Ordinary Shares of £1 each and 500 B Ordinary Shares of £1 each. The Ordinary Shares held by the Pike family were then redesignated as A Ordinary Shares and the Ordinary Shares held by the Barker family were then redesignated B Ordinary Shares.

The A Ordinary shareholders have the right to receive all net income arising from the Yonge Park property, and on subsequent sale of that property the funds will be retained for the benefit of the A Ordinary shareholders.

The B Ordinary shareholders have the right to receive all net income arising from the Bride Street Park property, and on subsequent sale of that property the funds will be retained for the benefit of the B Ordinary shareholders.

Both the A Ordinary shareholders and the B Ordinary shareholders will have one vote as a class of shareholder, exercised by the majority consent of that class of shareholder.

10 Statement of movements on reserves

| | Share premium account £ | Profit and loss account £ |
|--------------------------|----------------------------------|------------------------------------|
| Balance at 1 April 2006 | 200,000 | 147,082 |
| Profit for the year | - | 29,142 |
| | <u>200,000</u> | <u>176,224</u> |
| Balance at 31 March 2007 | | |

BARKER & PIKE PROPERTIES LTD

DETAILED TRADING AND PROFIT AND LOSS ACCOUNT FOR THE YEAR ENDED 31 MARCH 2007

| | | 2007 | | 2006 |
|---|--------|---------------|--------|---------------|
| | £ | £ | £ | £ |
| Turnover | | | | |
| Rent receivable - Yonge | | 45,992 | | 63,500 |
| Rent receivable - Bride St | | 27,100 | | - |
| | | <u>73,092</u> | | <u>63,500</u> |
| Administrative expenses | | (36,970) | | (20,622) |
| | | <u>36,122</u> | | <u>42,878</u> |
| Operating profit | | | | |
| | | 36,122 | | 42,878 |
| Other interest receivable and similar income | | | | |
| Bank interest received | | 117 | | - |
| Interest payable | | | | |
| Interest on overdue tax paid | | 250 | | - |
| | | <u>36,489</u> | | <u>42,878</u> |
| Profit before taxation | 49.92% | <u>36,489</u> | 67.52% | <u>42,878</u> |

BARKER & PIKE PROPERTIES LTD

SCHEDULE OF ADMINISTRATIVE EXPENSES FOR THE YEAR ENDED 31 MARCH 2007

| | 2007 | 2006 |
|------------------------------------|---------------|---------------|
| | £ | £ |
| Administrative expenses | | |
| Council tax - Yonge | 2,315 | 2,255 |
| Property management - Yonge Park | 5,500 | 7,334 |
| Property management - Bride Street | 8,661 | - |
| Insurance - Yonge | 1,238 | 1,774 |
| Insurance - Bride St | 576 | - |
| Water rates - Yonge | 619 | - |
| Light & heat - Yonge | 51 | - |
| Light and heat - Bride Street | - | 77 |
| Cleaning | (45) | - |
| Repairs - Yonge | 6,831 | 3,15 |
| Repairs - Bride St | 980 | 1,397 |
| Wear and tear - Yonge | 4,599 | 6,350 |
| Wear & tear - Bride St | 1,710 | - |
| Fire & security - Yonge | 421 | - |
| Travelling expenses | - | 270 |
| Accountancy | 937 | 850 |
| Bank charges | 65 | - |
| Sundry expenses - allowable | 12 | - |
| Depreciation on FF & E | 2,500 | - |
| | <u>36,970</u> | <u>20,622</u> |