

Company Number: 05876789

DAVID WILSON HOMES LAND (NO 13) LIMITED

REPORT AND UNAUDITED FINANCIAL STATEMENTS  
FOR THE FINANCIAL YEAR ENDED 30 JUNE 2010

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**DAVID WILSON HOMES LAND (NO 13) LIMITED**

**REPORT AND UNAUDITED FINANCIAL STATEMENTS 2010**

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**DAVID WILSON HOMES LAND (NO 13) LIMITED**

**REPORT AND UNAUDITED FINANCIAL STATEMENTS FOR THE FINANCIAL YEAR ENDED 30 JUNE 2010**

**OFFICERS**

**DIRECTORS**

R A Deards  
I Hogarth

**REGISTERED OFFICE**

Barratt House  
Cartwright Way,  
Forest Business Park,  
Bardon Hill, Coalville,  
Leicestershire,  
LE67 1UF

## DAVID WILSON HOMES LAND (NO 13) LIMITED

### DIRECTORS' REPORT

The Directors present their annual report on the affairs of the Company, together with the unaudited financial statements for the financial year ended 30 June 2010

### BUSINESS REVIEW

The Company has been dormant, as defined in Section 1169 of the Companies Act 2006, throughout the year and preceding financial year. It is anticipated that the Company will remain dormant for the foreseeable future. Key performance indicators are not considered necessary for an understanding of the development, performance or position of the business of the Company. There are no risks or uncertainties facing the Company including those within the context of the use of financial instruments.

### DIRECTORS

The Directors who served during the year were as follows

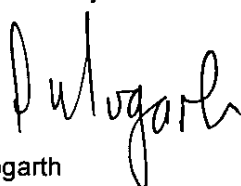
S J Boyes (resigned 6 January 2010)  
R J R Brooke (resigned 6 January 2010)  
M S Clare (resigned 6 January 2010)  
R A Deards (appointed 21 July 2009)  
L Dent (resigned 6 January 2010)  
C Fenton (resigned 6 January 2010)  
I Hogarth (appointed 21 July 2009)  
M A Pain (resigned 21 July 2009)

Mr L Dent resigned as Secretary to the Company with effect from the close of business on 31 December 2010

### DIRECTORS' INDEMNITIES

Following shareholder approval in January 2006, Barratt Developments PLC has provided an indemnity to the Directors and Company Secretary of all Group companies, including David Wilson Homes Land (No 13) Limited, against all liability arising in respect of any act or omission in their duties. This is a qualifying indemnity provision for the purposes of section 234 of the Companies Act 2006.

Approved by the Board of Directors and signed on their behalf by



I Hogarth  
Director

17 January 2011

### Registered Office:

Barratt House  
Cartwright Way,  
Forest Business Park,  
Bardon Hill, Coalville,  
Leicestershire,  
LE67 1UF

**DAVID WILSON HOMES LAND (NO 13) LIMITED****BALANCE SHEET****30 JUNE 2010**

	Note	2010 £	2009 £
<b>CURRENT ASSETS</b>			
Debtors – amounts owed by group undertakings	3	2	2
<b>NET CURRENT ASSETS</b>		<u>2</u>	<u>2</u>
<b>CAPITAL AND RESERVES</b>			
Called up share capital	5	2	2
<b>SHAREHOLDERS' FUNDS</b>		<u>2</u>	<u>2</u>

The Company did not trade during the current or preceding year and has made neither profit nor loss, nor any other recognised gain or loss

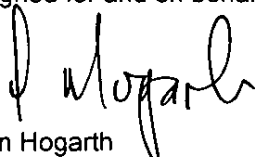
For the year ended 30 June 2010 the Company was entitled to exemption from audit under section 480 of the Companies Act 2006 relating to dormant companies

The members have not required the Company to obtain an audit of its accounts for the year in question in accordance with section 476 of the Companies Act 2006

The Directors acknowledge their responsibilities for complying with the requirements of the Act with respect to accounting records and the preparation of accounts

The financial statements of David Wilson Homes Land (No 13) Limited, registered number 05876789, were approved and authorised for issue by the Board of Directors on 17 January 2011

Signed for and on behalf of the Board of Directors

  
Ian Hogarth  
Director

17 January 2011

**DAVID WILSON HOMES LAND (NO 13) LIMITED**

**NOTES TO THE FINANCIAL STATEMENTS  
FOR THE YEAR ENDED 30 JUNE 2010**

**1. ACCOUNTING POLICY**

The financial statements are prepared under the historical cost convention and in accordance with the Companies Act 2006 and applicable accounting standards

**2 PROFIT AND LOSS ACCOUNT**

No profit and loss account is presented with these financial statements because the Company has not received income, incurred expenditure or recognised any gains or losses during either the year under review or the preceding financial year

**3 DEBTORS – AMOUNTS OWED BY GROUP UNDERTAKINGS**

Amounts owed by group undertakings are unsecured interest free and repayable on demand

**4. INFORMATION REGARDING DIRECTORS AND EMPLOYEES**

The Company had no employees during the current and preceding year

No emoluments were payable to the Directors of the Company during the current and preceding financial year

**5. CALLED UP SHARE CAPITAL**

	<b>2010</b>	<b>2009</b>
	<b>£</b>	<b>£</b>
<b>Called up, allotted and fully paid</b>		
2 ordinary shares of £1 each	2	2

**6 RELATED PARTY TRANSACTIONS**

The cost of the annual return fee was borne by another group company, without any right of reimbursement. The Company is exempt under FRS8 - Related Party Transactions - from disclosing transactions with other companies within the Barratt Developments PLC Group

**7. ULTIMATE CONTROLLING PARTY**

The Directors regard Barratt Developments PLC, a company incorporated in England and Wales, as its ultimate parent company and ultimate controlling party

The immediate parent undertaking is David Wilson Homes Limited, a company incorporated in Great Britain and registered in England

Barratt Developments PLC is the parent company of the largest and smallest group of which the Company is a member and for which group financial statements are drawn up. Copies of the financial statements are available from Barratt House, Cartwright Way, Forest Business Park, Bardon Hill, Leicestershire, LE67 1UF