

# AM03

## Notice of administrator's proposals



Companies House

WEDNESDAY



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29/07/2020

#188

COMPANIES HOUSE

### 1 Company details

Company number 1 2 2 7 5 7 8 4

Company name in full Wright Leisure Manco Limited

→ Filling in this form

Please complete in typescript or in  
bold black capitals.

### 2 Administrator's name

Full forename(s) Toby Scott

Surname Underwood

### 3 Administrator's address

Building name/number Central Square

Street 29 Wellington Street

Post town Leeds

County/Region

Postcode L S 1 4 D L

Country

### 4 Administrator's name ①

Full forename(s) Robert Nicholas

Surname Lewis

① Other administrator

Use this section to tell us about  
another administrator.

### 5 Administrator's address ②

Building name/number

Street 7 Moore London Riverside

Post town

County/Region

Postcode S E 1 2 R T

Country

② Other administrator

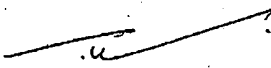
Use this section to tell us about  
another administrator.

AM03  
Notice of Administrator's Proposals

6 Statement of proposals

<input checked="checked" type="checkbox"/>	I attach a copy of the statement of proposals
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7 Sign and date

Administrator's Signature	Signature 																	
Signature date	<table border="1"><tr><td>d</td><td>2</td><td>d</td><td>9</td></tr></table> <table border="1"><tr><td>m</td><td>0</td><td>m</td><td>7</td></tr></table> <table border="1"><tr><td>y</td><td>2</td><td>y</td><td>0</td><td>y</td><td>2</td><td>y</td><td>0</td></tr></table>	d	2	d	9	m	0	m	7	y	2	y	0	y	2	y	0	
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# AM03

## Notice of Administrator's Proposals



### Presenter information

You do not have to give any contact information, but if you do it will help Companies House if there is a query on the form. The contact information you give will be visible to searchers of the public record.

Contact name **Adam Thompson**

Company name **PricewaterhouseCooper LLP**

Address **Central Square**

**29 Wellington Street**

Post town

County/Region

Postcode

L S 1 4 D L

Country

DX

Telephone



### Checklist

We may return forms completed incorrectly or with information missing.

Please make sure you have remembered the following:

- ☐ The company name and number match the information held on the public Register.
- ☐ You have attached the required documents.
- ☐ You have signed and dated the form.



### Important information

All information on this form will appear on the public record.



### Where to send

You may return this form to any Companies House address, however for expediency we advise you to return it to the address below:

The Registrar of Companies, Companies House,  
Crown Way, Cardiff, Wales, CF14 3UZ.  
DX 33050 Cardiff.



### Further information

For further information please see the guidance notes on the website at [www.gov.uk/companieshouse](http://www.gov.uk/companieshouse) or email [enquiries@companieshouse.gov.uk](mailto:enquiries@companieshouse.gov.uk)

This form is available in an alternative format. Please visit the forms page on the website at [www.gov.uk/companieshouse](http://www.gov.uk/companieshouse)

Wright Leisure Topco Limited  
Wright Leisure Manco Limited  
Wright Leisure Midco Limited  
Wright Leisure Limited  
Xercise Health And Fitness Club Limited  
Xercise4Less (Wakefield) Limited  
Xercise4Less (Leeds) Ltd  
Xercise4Less (Wigan) Ltd  
Xercise4Less (Doncaster) Limited  
Xercise4Less (Hull) Limited  
Xercise4Less (Bolton) Limited  
Xercise4Less Newcastle under Lyme Limited  
Xercise4Less (Nottingham) Limited

- all in administration

Joint administrators' proposals for achieving  
the purpose  
of administration

IR16M568

28 July 2020

Anticipated to be delivered on 30 July 2020

28 July 2020

In accordance with paragraph 49 of Schedule B1 of the  
Insolvency Act 1986 and rule 3.35 of the Insolvency  
(England and Wales) Rules 2016

# Table of contents

<b>Abbreviations and definitions</b>	<b>4</b>
<b>Why we've prepared this document</b>	<b>6</b>
<b>At a glance</b>	<b>8</b>
<b>Brief history of the Company and why it is in administration</b>	<b>9</b>
<b>What we've done so far and what's next if our proposals are approved</b>	<b>11</b>
<b>Statement of affairs</b>	<b>16</b>
<b>Statutory and other</b>	<b>17</b>
<b>Receipts and payments account</b>	<b>19</b>
<b>Appendix A: Group structure</b>	<b>21</b>
<b>Appendix B: Pre-administration costs</b>	<b>22</b>
<b>Appendix C: Copy of the Joint Administrators' report to creditors on the pre-packaged sale of the businesses and substantially all of the assets</b>	<b>24</b>
<b>Appendix D: Copies of the statements of affairs</b>	<b>26</b>

# Abbreviations and definitions

The following table shows the abbreviations and insolvency terms that may be used in this report:

Abbreviation or definition	Meaning
<b>Administrators/we/us/our</b>	Robert Lewis and Toby Scott Underwood
<b>AMA</b>	Accelerated merger and acquisition process
<b>BEIS</b>	Department for Business, Energy & Industrial Strategy
<b>BGF</b>	BGF Capital Nominees Limited, a secured creditor
	Wright Leisure Topco Limited ("Topco")
	Wright Leisure Manco Limited ("Manco")
	Wright Leisure Midco Limited ("Midco")
	Wright Leisure Limited ("Opco")
	Xercise Health And Fitness Club Limited
	Xercise4Less (Wakefield) Limited ("Wakefield")
	Xercise4Less (Leeds) Ltd
	Xercise4Less (Wigan) Ltd
	Xercise4Less (Doncaster) Limited
	Xercise4Less (Hull) Limited
	Xercise4Less (Bolton) Limited
	Xercise4Less Newcastle under Lyme Limited
	Xercise4Less (Nottingham) Limited
<b>Companies</b>	
<b>CVA</b>	Company voluntary arrangement under Part 1 IA86
<b>CVL</b>	Creditors' voluntary liquidation
	Wright Leisure Topco Limited, Wright Leisure Manco Limited, Wright Leisure Midco Limited, and Xercise4Less (Wakefield) Limited. These entities were not included in the pre-packaged sale transaction.
<b>Excluded Entities</b>	
<b>HMRC</b>	HM Revenue and Customs
<b>IA86</b>	Insolvency Act 1986
<b>IR16</b>	Insolvency (England and Wales) Rules 2016
<b>JD</b>	JD Sports Gyms Limited, a secured creditor
	Primarily employee claims for unpaid wages earned in the four months before the insolvency up to £800, holiday pay and unpaid pension contributions in certain circumstances
<b>Preferential creditors</b>	
	The amount set aside for unsecured creditors from floating charge funds in accordance with section 176A IA86 and the Insolvency Act 1986 (Prescribed Part) Order 2003
<b>Prescribed part</b>	
<b>Proventus</b>	Proventus Capital Partners iiib, a former secured creditor
<b>Purchaser</b>	Helium Miracle 307 Limited (a subsidiary of JD Sports Gyms Limited)
<b>PwC</b>	PricewaterhouseCoopers LLP
	Redundancy Payments Service, part of the Insolvency Service, which is an executive agency sponsored by BEIS, and which authorises and pays the statutory claims of employees of insolvent companies under the Employment Rights Act 1996
<b>RPS</b>	
<b>Sch B1 IA86</b>	Schedule B1 to the Insolvency Act 1986

<b>Secured creditor</b>	A creditor with security in respect of their debt, in accordance with section 248 IA86
<b>Secured Creditors</b>	JD and BGF
<b>SIP</b>	Statement of Insolvency Practice. SIPs are issued to insolvency practitioners under procedures agreed between the insolvency regulatory authorities. SIPs set out principles and key compliance standards with which insolvency practitioners are required to comply
<b>SIP 13</b>	Statement of Insolvency Practice 13: Disposal of assets to connected parties in an insolvency process
<b>SIP 16</b>	Statement of Insolvency Practice 16: Pre-packaged sales in administrations
<b>SIP 9</b>	Statement of Insolvency Practice 9: Payments to insolvency office holders and their associates
<b>SPA</b>	The agreement for the sale and purchase of the business and assets of the Transaction Entities to the Purchaser dated X July 2020
<b>Transaction Entities</b>	Wright Leisure Limited, Xercise Health And Fitness Club Limited, Xercise4Less (Leeds) Ltd, Xercise4Less (Wigan) Ltd, Xercise4Less (Doncaster) Limited, Xercise4Less (Hull) Limited, Xercise4Less (Bolton) Limited, Xercise4Less Newcastle under Lyme Limited and Xercise4Less (Nottingham) Limited. These entities were all included in the pre-packaged sale transaction.
<b>TUPE</b>	Transfer of Undertakings (Protection of Employment) Regulations 2006
<b>Unsecured Creditors</b>	Creditors who are neither secured nor preferential
<b>X4L Group, Group</b>	Wright Leisure Topco Limited and its subsidiaries (see group structure)

This report has been prepared by Toby Scott Underwood and Robert Nicholas Lewis as Joint Administrators of the Companies, solely to comply with the Joint Administrators' statutory duty to report to creditors under IR16 on the administration, and for no other purpose. It is not suitable to be relied upon by any other person, or for any other purpose, or in any other context. This report has not been prepared in contemplation of it being used, and it is not suitable to be used, to inform any investment decision in relation to the debt of or any financial investment in the Companies.

Any estimated outcomes for creditors included in this report are illustrative only and cannot be relied upon as guidance as to the actual outcome for creditors.

Any persons choosing to rely on this report for any purpose or in any context other than under IR16 do so at their own risk. To the fullest extent permitted by law, the Joint Administrators do not assume any liability in respect of this report to any such person. Unless stated otherwise, all amounts in this report and appendices are stated net of VAT.

Toby Scott Underwood and Robert Nicholas Lewis have been appointed as Joint Administrators of the Companies to manage their affairs, business and property as agents and act without personal liability. Both are licensed in the United Kingdom to act as insolvency practitioners by the Institute of Chartered Accountants in England and Wales. The Joint Administrators are bound by the Insolvency Code of Ethics which can be found at:  
<https://www.gov.uk/government/publications/insolvency-practitioner-code-of-ethics>

The Joint Administrators may act as controllers of personal data as defined by UK data protection law depending upon the specific processing activities undertaken. PricewaterhouseCoopers LLP may act as a processor on the instructions of the Joint Administrators. Personal data will be kept secure and processed only for matters relating to the Joint Administrators' appointment. Further details are available in the privacy statement on the PwC.co.uk website or by contacting the Joint Administrators. PricewaterhouseCoopers LLP is a limited liability partnership registered in England with registered number OC303525. The registered office of PricewaterhouseCoopers LLP is 1 Embankment Place, London WC2N 6RH. PricewaterhouseCoopers LLP is authorised and regulated by the Financial Conduct Authority for designated investment business.

# Why we've prepared this document

On 22 July 2020 the Companies went into administration and Rob Lewis and I were appointed as joint administrators on the same day.

We tell you in this document why the Companies were put into administration. We give you a brief history and set out our proposals for achieving the purpose of each administration. We include details of the Companies' assets and liabilities, and say how likely we are to be able to pay each class of creditor.

According to IA86, the purpose of an administration is to achieve one of these objectives:

- (a) rescuing the companies as a going concern, or if that is not possible or if (b) would achieve a better result for the creditors than (a)
- (b) achieving a better result for the companies' creditors as a whole than would be likely if the companies were wound up (without first being in administration), or finally, if that is not possible
- (c) realising the companies' assets to pay a dividend to secured or preferential creditors.

In this case, the joint administrators are pursuing objective (b) for the Transaction Entities, ie. the entities that were included in the pre packaged sale transaction, as it was not possible to rescue these companies as a going concern.

The joint administrators are pursuing objective (b) for Manco and Wakefield as it is more efficient and less costly for Secured Creditors to place these entities into administration at the same time as rest of the Group, and the joint administrators are pursuing objective (c) for Topco and Midco as there is likely to be a realisation for the Secured Creditors from these entities due to their intercompany debt due from Opco.

Our job is to manage the Companies until creditors agree our proposals for achieving the purpose of administration and we've implemented them so far as possible. After that the administrations will end and this may happen at different times for different companies.

The whole of this document and its appendices form our statement of proposals for achieving the purpose of administration.

We're not seeking a decision from the creditors to approve our proposals because we think the Companies do not have enough assets to pay a dividend to unsecured creditors other than (in certain of the Companies) from the prescribed part.

So, our proposals will be treated as approved unless enough creditors ask us to seek a decision to approve them. This would happen if at least 10% in value of the total creditors ask us to do so (in line with rule 15.18 IR16) within eight business days of the date we deliver the proposals to you.

If you've got any questions, please get in touch by emailing us at [uk\\_x4lgroup\\_creditors@pwc.com](mailto:uk_x4lgroup_creditors@pwc.com)

Signed:



Toby Underwood  
Joint administrator of the Companies



# At a glance

## Pre-pack sale of substantially all of the business and assets

Following our appointment as joint administrators of the Companies on 22 July 2020, we completed the immediate sale of substantially all of the Companies' business and assets to the Purchaser.

The sale resulted in all employees transferring to the Purchaser (with the associated reduction in preferential and unsecured claims), along with a licence to occupy being granted for 50 of the Companies' leasehold premises. The majority of the gyms are expected to re-open in accordance with government advice. Further information on the sale is included later in this document.

Additional realisations are expected from assets that were excluded from the sale, including cash at bank, business rates refunds and some book debts.

## Estimated outcome for creditors

### Secured creditor

The Secured Creditors' lending to the Companies as at the date of administration was approximately c.£43m (c.£40m originally due to Proventus and £3m due to BGF (via a waterfall agreement with Proventus)) and is secured by debentures dated 30 April 2019 (Proventus) and 30 October 2019 (Proventus and BGF). As part of the sale transaction, the Proventus debt was purchased by JD and JD are now a secured creditor in their place. We don't expect that the Secured Creditors will be repaid in full.

### Preferential creditors

All of the Companies' employees were previously employed by Opco and have been transferred to the Purchaser under TUPE. We are not anticipating any employee related preferential claims in Opco or the other Companies.

### Unsecured creditors

We expect to pay dividends to unsecured creditors of Opco, Topco and Midco, via prescribed part funds only. In the table below we set out our current expectations on the dividend prospects to unsecured creditors of these companies. Unfortunately we do not expect there will be a dividend to unsecured creditors (from the prescribed part or otherwise) in the other Companies.

Company	Estimated value of net property £k	Estimated prescribed part £k	Expected % dividend	Timing
Opco	7,790	600	1.05	9-12 months
Midco	269	57	nil*	N/A
Topco	90	23	0.13	9-12 months

\* We understand that there are no unsecured creditors in Midco to receive a dividend.

# Brief history of the Company and why it is in administration

## Background

The Group was a leading nationwide operator of 51 value gyms, providing services to its members at sites throughout England, Wales and Scotland. The Group employed over 400 people and its Head Office was based in Leeds. The Group had over 300,000 members across its various gyms.

The Group was originally founded by Jonathan Wright as a single unit in Castleford, West Yorkshire. Wright Leisure Limited is the main trading entity within the X4L Group, being Wright Leisure Topco Limited and its subsidiaries, with some of the subsidiary companies holding leases for a small number of the gyms. A copy of the Group structure can be found at Appendix A. All entities in the Group are subject to administration, apart from Xercise4Less (Stockton) Limited which entered liquidation on 21 August 2019 and is unconnected to this administration process. If you require any detail in relation to Xercise4Less (Stockton) Limited, you should contact the liquidators of that company.

The X4L Group was funded by a combination of secured term loans from Proventus and BGF, the outstanding amount being a combined c.£43m (c.£40m due to Proventus and £3m due to BGF (via a waterfall agreement with Proventus)). The term loans were secured against the assets of the Group pursuant to debentures containing fixed and floating charges dated 30 April 2019 (Proventus) and 30 October 2019 (Proventus and BGF).

Further details on the background are provided at Appendix C.

## The circumstances leading to our appointment

In its audited accounts for the 12 month period ending 31 December 2018, the Group generated revenues of c.£40m, with an underlying EBITDA of c.£3.4m. In the subsequent period, the Group closed one gym, made changes to its staffing model and invested in marketing and its online presence in order to improve the performance of the Group.

Despite these initiatives, the unaudited accounts for the 12 month period to 31 December 2019, showed the Group's turnover had fallen to c.£37.3m. Following the Government announcement on 20 March 2020 in response to the COVID19 pandemic, all of the Group's gyms were closed and the majority of employees placed on furlough.

In view of the challenges in performance, on 17 April 2020, Wright Leisure Topco Limited engaged PwC to undertake a review of the Group's funding options and ultimately, to undertake an AMA process began with a view to seeking investment and / or a sale of the Group.

Unfortunately, given the cash requirement to allow the business to re-open following the relaxation of COVID-19 related restrictions and to repay arrears to creditors, there was no interest in the business on a solvent basis.

The sales process culminated in an agreement being signed on 17 June 2020 between Proventus and JD for the sale of the Proventus secured debt to JD. In addition, an agreement between the Purchaser (with JD as the guarantor) and the Group was signed to enable the Purchaser to purchase substantially all of the Group's business and assets with a completion date being shortly before gyms were able to be reopened.

The Government announced that gyms could re-open on 25 July 2020, and as a result, the debt sale agreement completed on 21 July 2020. On 22 July 2020, the Group entered administration, immediately following which the sale transaction of the business and operating assets of the Transaction Entities on 22 July 2020 was concluded, immediately after the Group entered administration. Further details are included in Appendix C.

## Pre-administration costs

PwC's initial role was to assist the Companies following a request to tender for an options analysis review then latterly preparing for an AMA. This work was carried out under an engagement letter with Wright Leisure Topco Limited dated 17 April 2020. When it became clear that the insolvency of the Companies was inevitable, PwC additionally worked with the Companies' directors and legal advisers in preparing for administration. Costs up until the finalisation and signing of the sale agreement on 17 June were £346,143, of which £325,155 was billed and paid pre-appointment. There were also disbursements of £2,243 relating to the data room and document production. These costs were also billed and paid prior to the administration.

After the sale was agreed, we then set up a separate engagement for work from 17 June which effectively was administration planning time. From 17 June 2020 to 21 July 2020, we incurred total time costs of £77,167, of which £50,404 was billed and paid prior to our appointment. No disbursements were incurred in that period.

We think that PwC's role in preparing and planning for the administration appointments makes a significant contribution to achieving the purpose of the administrations because it progressed interest from potential buyers and ultimately enabled a pre pack sale to be achieved. As we outline in this document, we think this represents the best outcome for creditors. We set out at Appendix C alternative options to this approach and the likely result of these. Following the sale being agreed, our work ensured the Companies entered administration in an orderly manner, with minimal disruption to the Companies' business. To the best of our knowledge and belief, no fees or expenses were charged by any other insolvency practitioner.

As detailed above we have total unpaid pre-administration costs (excluding time prior to 17 June 2020) of £26,763. The payment of unpaid pre-administration costs as an expense of the administration is subject to approval under rule 3.52 IR16 and doesn't form part of our proposals, which are subject to approval under paragraph 53 Sch B1 IA86. If you elect a creditors' committee, it will be up to the committee to give this approval under rule 3.52 IR16. But if there's no committee, then because we've said we think the Company doesn't have enough assets to pay anything to unsecured creditors, other than via the prescribed part in Opco, Topco and Midco, it will be for the secured creditors to do so instead.

More details of the pre-appointment fees and expenses, including further information regarding the work undertaken, can be found at Appendix B.

# What we've done so far and what's next if our proposals are approved

## Management and financing of the Company's affairs and business

### Sale of business and assets

A sale of the business and operating assets of the Transaction Entities to the Purchaser was completed on 22 July 2020, immediately following our appointment as joint administrators.

As required by SIP16, a detailed narrative explanation and justification of why a pre-packaged sale was undertaken and alternatives considered, is enclosed at Appendix C. A summary of the transaction is as follows:

- Prior to the administration, the secured debt due to Proventus was sold to JD for a total consideration of £23m (which included contingent consideration, based on agreement of certain leases, of £1.5m).
- Subsequently, a pre-pack transaction was completed with the Purchaser to purchase the substantially all of the Companies' business and assets for an effective consideration of £24.15m, including cash of £1.15m.
- The cash consideration of £1.15m was received into Opco from the Purchaser in order to cover the costs of the administration process and to enable a dividend to be paid by virtue of the prescribed part in Opco.
- For reasons explained at Appendix C, due to the absence of sufficient funding for the business to continue trading (once COVID19 restrictions allowed the business to reopen), the alternative outcome to the above sale was most likely an immediate closedown of the gyms and liquidation of the Companies, which would have had a negative effect on asset values.
- The sale to the Purchaser enables the statutory purpose of the administrations to be achieved. It represented the best offer received and so provided the best available outcome for creditors as a whole in the circumstances. All employees at the date of appointment of administrators were transferred to the Purchaser, together with licences to occupy being agreed for all but one of the X4L Group's properties (Wakefield was closed prior to our appointment).
- Additional realisations are expected from the assets excluded from the sale, specifically cash at bank, business rates refunds and some book debts.

### Leasehold properties

The Companies traded from, in total, 50 leasehold properties in the UK, plus a leasehold head office based in Leeds. The majority of the leases were held by Opco but eight leases were held by other group Companies. On appointment, licences to occupy all of the leasehold properties, except the Wakefield property, were granted to the Purchaser.

Due to COVID19, the Companies had been unable to trade from the properties and therefore didn't pay rent on the leasehold properties following the closure of the gyms in March, prior to entering administration. Any rent arrears will be classified as unsecured claims in the relevant administrations.

We will be providing reasonable assistance to the Purchaser following the transaction with regards to an assignment or surrender of the leases. In the meantime, our intention is to continue to collect licence fees and pay ongoing rent from the date of appointment, in arrears and apportioned based on periods of occupation. We have written to landlords to provide details of ongoing arrangements. In the meantime, landlords can contact us at [uk\\_x4lgroup\\_landlordsproperty@pwc.com](mailto:uk_x4lgroup_landlordsproperty@pwc.com).

### Employees

As part of the transaction, all employees at the date of appointment were transferred under TUPE to the Purchaser. We think this has eliminated employee preferential claims, whilst also reducing unsecured claims.

## **Other work**

We've set out below a high-level summary of the key areas of our work in the short time since our appointment. Accordingly this is not an exhaustive list of all the work we have done.

### **Opened communications with creditors and other stakeholders**

- Set up a website and mailbox in order to communicate effectively with a variety of stakeholders and interested parties and respond to their queries.

### **Complied with immediate statutory obligations**

- Gathered information to allow us to fulfil our immediate statutory and regulatory obligations and take control of the Companies' tax and VAT affairs;
- Prepared our "Initial letter to creditors with SIP 16 report" which is copied at Appendix C;
- Notified landlords of our appointment and the sale to the Purchaser, and dealt with initial queries;
- Set up our internal systems and bank accounts;
- Received the cash consideration and contribution to costs;
- Taken steps to take control of assets not included in the sale;
- Requested a transfer of funds from Opco's pre appointment bank account;
- Issued statutory notices of our appointment, including to the Registrar of Companies and placing advertisements in the London Gazette; and
- Ensured appropriate insurance cover is in place.

### **Work we still need to do**

Further to the work set out above, whilst not detailing all aspects of our work, key areas of work going forward will be as follows:

- We have a duty to investigate what other assets there may be (including potential claims against third parties, including the directors) and what recoveries can be made. This includes carrying out appropriate investigations into the conduct of the directors and recent former directors;
- During the course of the administrations, we will be winding down the Companies' affairs; this includes ongoing responsibility for VAT and tax matters;
- We must comply with all relevant insolvency legislation and regulations arising as a result of the insolvency of the Companies and our appointment as joint administrators. These typically include periodic reports to creditors, obtaining approval for our remuneration and internal controls to ensure the administration strategy continues to be appropriate and outstanding matters are being progressed on a timely basis;
- Realising assets not purchased by the Purchaser;
- Collecting the licence fee from the Purchaser;
- Managing payments to landlords as required and dealing with landlord queries;
- Dealing with creditor correspondence;
- Agreeing claims in certain of the Companies; and
- Paying a dividend to creditors where funds allow.

Managing the Companies' affairs and conducting the administrations (including our remuneration) will be financed by the cash contribution referred to above.

## **Connected party transactions**

In accordance with SIP13, we are required to disclose any known connected party transactions that occurred in the period following our appointment or any proposed connected party transactions. JD is not considered to be a connected party for the purposes of SIP13 and so there are no such transactions requiring disclosure.

## **Directors' conduct and investigations**

One of our duties is to look at the actions of anybody who has been a director of the Companies in the three years before our appointment. We have to submit our findings to BEIS within three months of our appointment.

We also have to decide whether any action should be taken against anyone to recover or contribute to the Companies' assets. If you think there is something we should know about and you haven't yet told us, please write to me. This is part of our normal work and doesn't necessarily imply any criticism of the directors' actions.

## Objective of the administrations

As explained earlier, the joint administrators are pursuing objective (b) for Transaction Entities, ie. the entities that were included in the pre packaged sale transaction, as it was not possible to rescue these companies as a going concern.

The joint administrators are pursuing objective (b) for Manco and Wakefield as it is more efficient and less costly for Secured Creditors to place these entities into administration at the same time as rest of the Group and the joint administrators are pursuing objective (c) for Topco and Midco as there is likely to be a realisation for the Secured Creditors from these entities due to their intercompany debt due from Opco.

Achieving a better outcome for creditors results from maximising the value of assets, minimising the costs of realising those assets (and costs of the administrations generally) and reducing the level of creditor claims against the Companies.

The outcome for the Secured Creditors is expected to have been maximised by virtue of the pre-pack sale and realisation of other assets subject to their security. Preferential creditors are expected to be nil as a result of the transfer of employees to JD, but will be paid in full in any event. As a result of the sale, the majority gym members are able to continue their membership as normal and are therefore not expected to have claims in the administrations. Unsecured creditors are expected to receive a dividend in certain cases, which, as we've already outlined, would likely have been reduced or unavailable in other scenarios.

## Estimated outcome for creditors

### Secured creditors

We don't think the Secured Creditors will be repaid in full. The Secured Creditors' lending to the Companies as at the date of administration was approximately c.£43m (c.£40m originally due due to Proventus and purchased by JD, and c.£3m due to BGF (via a waterfall agreement with Proventus)) and is secured by debentures dated 30 April 2019 (Proventus) and 30 October 2019 (Proventus and BGF).

### Preferential creditors (mainly employees)

All of the Companies' employees were previously employed by Opco and have been transferred to the Purchaser under TUPE. We are not anticipating any employee related preferential claims in Opco or the other Companies.

### Unsecured creditors

The prescribed part is a fund that has to be made available for unsecured creditors. It's paid out of 'net property'. Net property is floating charge realisations after costs, and after paying – or setting aside enough to pay – preferential creditors in full. But it only has to be made available where the floating charge was created on or after 15 September 2003.

The amount of the prescribed part is:

- 50% of net property up to £10,000
- 20% of net property above £10,000
- Subject to a maximum of £600,000

The prescribed part applies in this case as there is a floating charge created on or after 15 September 2003.

We think there will be a prescribed part dividend for unsecured creditors of Opco, Topco and Midco based on what we know currently.

If we think the costs of agreeing claims and paying a prescribed part dividend will be disproportionate to the benefits, we can apply for a court order not to pay the prescribed part to unsecured creditors. At the moment we don't plan to make such an application.

In Opco, we think the Company's net property will be sufficient to generate the maximum value of the prescribed part of £600k. This would give a dividend of about 1.05 % based on our estimate of the value of the unsecured creditors.

In Topco, we think the Company's net property will be sufficient to generate a prescribed part estimated at £23k. This would give a dividend of about 0.13 % based on our estimate of the value of the unsecured creditors.

In Midco, we think the Company's net property will be sufficient to generate a prescribed part, estimated at £57k. As we don't think there are any unsecured creditors of this company, we are not expecting to make a distribution to unsecured creditors of this company.

These estimates depend on future realisations, administration costs and finalising claims from unsecured creditors. This guidance is only an indication. You shouldn't use it as the main basis for any bad debt provisions or debt trading.

We don't anticipate that there will be sufficient net property in any of the other Companies to generate a prescribed part and thus there will be no dividend to unsecured creditors of:

Wright Leisure Manco Limited ("Manco");  
Xercise Health And Fitness Club Limited;  
Xercise4Less (Wakefield) Limited ("Wakefield");  
Xercise4Less (Leeds) Ltd;  
Xercise4Less (Wigan) Ltd;  
Xercise4Less (Doncaster) Limited;  
Xercise4Less (Hull) Limited;  
Xercise4Less (Bolton) Limited;  
Xercise4Less Newcastle under Lyme Limited, or;  
Xercise4Less (Nottingham) Limited.

## Our fees and disbursements

We think that we will seek agreement that our fees be fixed at £400k for the administrations of the Companies which sit below Opco in the group structure, plus Opco itself and Midco, based on what we know so far. We anticipate that the fees will be split as follows:

- for dealing with the administration of Opco - £350k;
- for dealing with the administration of the other Companies, excluding Opco - up to £10k for each company, subject to an overall cap of £50k.

This doesn't include the costs of making the prescribed part distributions, or if we have to extend the administrations or Licences to Occupy. In relation to Topco and Midco, we expect to seek approval from creditors to draw fees on a time cost basis.

We also propose that disbursements for services provided by our firm (defined as Category 2 disbursements in SIP 9) are charged as per our firm's policy.

It will be up to the creditors' committee to fix the basis of our fees and Category 2 disbursements. But if there's no committee, because we've said we think the Companies don't have enough assets to pay anything to unsecured creditors other than via the prescribed part, we'll ask the Secured Creditors to do so instead.

If the Secured Creditors or the committee do not fix the basis of our fees and Category 2 disbursements, we may apply to the court to fix them no later than 18 months after the date of our appointment.

However, before the basis of our fees can be approved, we must provide all creditors with the following:

1. Details of the work we have done and propose to do (much of which has been included in this report).
2. Details of the expenses we expect to incur, and
3. If any element of our remuneration is to be paid on a time cost basis, an estimate of the hours likely to be incurred and the hourly rates for that work (a fees estimate).

We will circulate a further report containing this information in due course.

## Ending the administrations

Our exit route will depend on the outcome of the administrations. At the moment we think that the most likely exit route is as set out below.

As we've said above, we think there will be funds to pay a dividend for unsecured creditors from the prescribed part in Opco, Topco and Midco. Assuming that's the case, once we've paid any prescribed part dividend and finished our other work, we'll file notices with the Registrar of Companies and the Companies will be dissolved three months later. But if we think that there are matters that should be conducted or investigated in a liquidation rather than in the administration, for one or more Company, we may instead apply for a court order ending the administration and for the Company to be wound up.

In Group companies where no dividends are available to unsecured creditors, when our work is completed it is likely that we'll file notices with the Registrar of Companies and the Companies will be dissolved three months later.

In the very unlikely event that a dividend in addition to the prescribed part becomes available in any of the Companies, once we've finished our work we may put one or more of the Companies into CVL so that the liquidator can pay the dividend. If this happens, we propose that Toby Scott Underwood and Robert Nicholas Lewis are appointed as joint liquidators (or, if replacement administrator(s) are appointed, any person(s) appointed as administrator(s) at the time of the registration of notice of moving from administration to creditors' voluntary liquidation per paragraph 83(4) Sch B1 IA86) and that any act required or authorised to be done by the joint liquidators, can be done by any or all of them.

Creditors may, before these proposals are approved, nominate a different person or persons as liquidator(s), in accordance with Paragraph 83(7)(a) of Sch B1 IA86 and Rule 3.60(6) IR16. If necessary to achieve the objective of the administrations and complete our work, we may seek an extension to the period for one or more of the



administrations (beyond the statutory period of one year), by consent of the appropriate class of creditor – most likely to be the secured creditors only – or by an order of the court.

We'll be discharged from liability in respect of any of our actions as administrators at a time set by consent of the appropriate class of creditor, again most likely to be the secured creditors only; or by an order of the court.

Note that the administrations may be concluded at different dates, depending on when we complete our work as administrators of each company.

# Statements of affairs

We were given a statement of affairs of each of the Companies on 27 July 2020. They were signed by Helen Gauden as director.

Copies of the statement of affairs for each of the Companies and our comments on them are attached at Appendix D. As required by law, these include details of the names, addresses and debts of creditors (including details of any security held), other than, if applicable, employees and former employees of the company and consumers claiming amounts paid in advance for the supply of goods and services.

# Statutory and other

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**Court details for the administrations:****All in the High Court of Justice****Business and Property Courts in Leeds****Insolvency & Companies List (ChD)**

Wright Leisure Topco Limited - CR-2020-LDS-000593

Wright Leisure Manco Limited - CR-2020-LDS-000596

Wright Leisure Midco Limited- CR-2020-LDS-000598

Wright Leisure Limited - CR-2020-LDS-000600

Xercise Health And Fitness Club Limited CR-2020-LDS-000604

Xercise4Less (Wakefield) Limited - CR-2020-LDS-000594

Xercise4Less (Leeds) Ltd - CR-2020-LDS-000595

Xercise4Less (Wigan) Ltd -CR-2020-LDS-000603

Xercise4Less (Doncaster) Limited- CR-2020-LDS-000605

Xercise4Less (Hull) Limited - CR-2020-LDS-000597

Xercise4Less (Bolton) Limited - CR-2020-LDS-000602

Xercise4Less Newcastle under Lyme Limited - CR-2020-LDS-000599

Xercise4Less (Nottingham) Limited- CR-2020-LDS-000601

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**Full names and  
Registered numbers:**

Wright Leisure Topco Limited - 11331128

Wright Leisure Manco Limited -12275784

Wright Leisure Midco Limited -11331879

Wright Leisure Limited - 07572128

Xercise Health And Fitness Club Limited - 06316205

Xercise4Less (Wakefield) Limited - 07305884

Xercise4Less (Leeds) Ltd - 07762515

Xercise4Less (Wigan) Ltd - 07762643

Xercise4Less (Doncaster) Limited - 07962472

Xercise4Less (Hull) Limited - 08038683

Xercise4Less (Bolton) Limited - 08113124

Xercise4Less Newcastle under Lyme Limited - 08395210

Xercise4Less (Nottingham) Limited- 08488780

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**Trading name:**

Xercise4Less

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**Registered addresses:**

All of the Companies' registered addresses are at Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Burley, Leeds, LS4 2AZ.

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**Company directors:**

Applicable to all of the Companies

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Alan James Fort and Helen Louise Gauden

Please note Topco and Manco has an additional director as follows:

Richard David Taylor

Topco has an additional director:

Jonathan Charles Wright

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<b>Company secretary:</b>	The Companies do not have a company secretary in office.
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<b>Shareholdings held by the directors and secretary:</b>	Shareholdings held in Wright Leisure Topco Limited: Jonathan Charles Wright - 100 D Ordinary shares Helen Gauden - 160 Ordinary C shares Alan Fort - 140 Ordinary C shares
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<b>Date of the administration appointments:</b>	22 July 2020
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<b>Administrators' names and addresses:</b>	Toby Scott Underwood of PricewaterhouseCoopers LLP, Central Square, 29 Wellington Street, Leeds, LS1 4DL Robert Nicholas Lewis of PricewaterhouseCoopers LLP, 7 More London, Riverside, London, SE1 2RT
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<b>Appointer's/applicant's name and address:</b>	The directors of the Companies
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<b>Objectives being pursued by the Administrators:</b>	For all of the Companies except Topco and Midco, the joint administrators are pursuing objective (b); achieving a better result for the company's creditors as a whole than would be likely if the company were wound up (without first being in administration).
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The joint administrators are pursuing objective (c) for Topco and Midco, realising the company's assets to pay a dividend to secured or preferential creditors (as there is likely to be a realisation for the Secured Creditors from these entities due to their intercompany debt due from Opco.

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<b>Division of the Administrators' responsibilities:</b>	In relation to paragraph 100(2) Sch B1 IA86, during the period for which the administration is in force, any function to be exercised by the persons appointed to act as administrators may be done by any or all of the persons appointed or any of the persons for the time being holding that office
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<b>Regulation (EU) 2015/848 of the European Parliament and of the Council of 20 May 2015 on Insolvency Proceedings (recast) :</b>	The Regulation applies to this administration and the proceedings are main proceedings.
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# Receipts and payments account

## Wright Leisure Limited - in administration

Joint administrators' receipts and payments account for the period 22 July 2020 to 28 July 2020

	£
<b>Receipts</b>	
Cash Consideration	1,150,000
<b>Payments</b>	nil
<b>Cash at bank as at 28 July 2020</b>	<u>1,150,000</u>

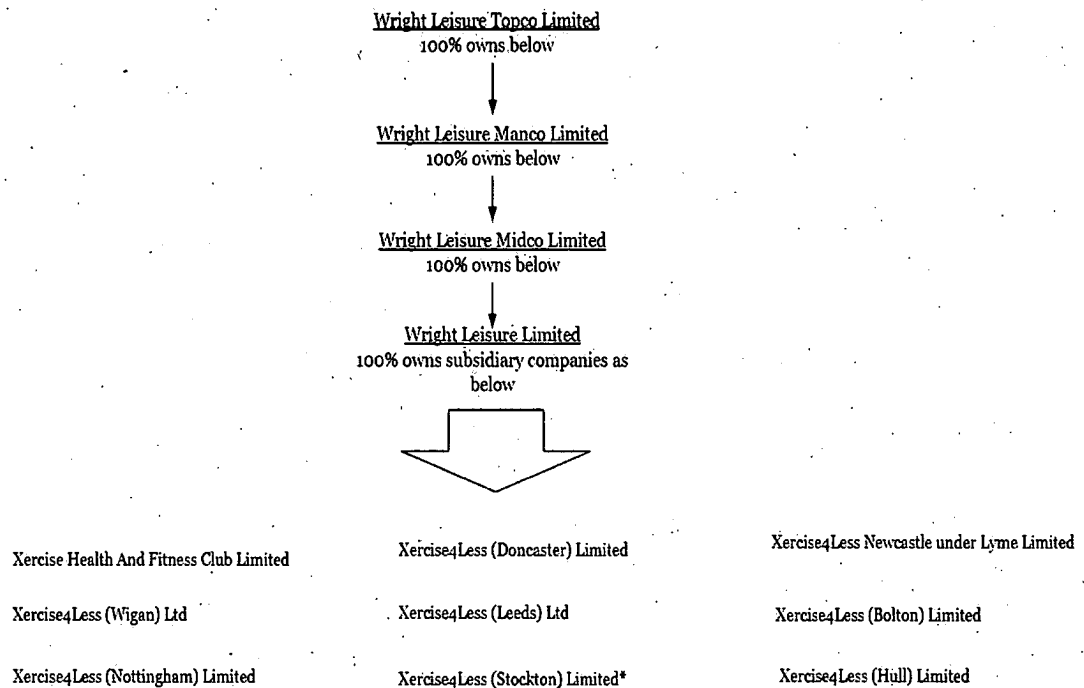
## Wright Leisure Limited - in administration, Recharge account

Joint administrators' receipts and payments account for the period 22 July 2020 to 28 July 2020

	£
<b>Receipts</b>	
Contribution from the Purchaser for property related costs from 22 July 2020 to 31 August 2020	959,715.51
VAT	191,943.10
<b>Payments</b>	nil
<b>Cash at bank as at 28 July 2020</b>	<u>1,151,658.61</u>

Please note that there are no receipts and payments to report for the other Companies

# Appendix A: Group structure



\* in liquidation and not subject to administration

# Appendix B: Pre-administration costs

The table below provides details of costs which were incurred before our appointment as Administrators but with a view to the Company entering administration. Details of the work done and expenses incurred follow.

	Details of agreement including date and parties to it	Paid amount (£)	Payment made by	Unpaid amount (£)	Nature of the payment
Our fees as Administrators-in-waiting	Engagement letter between Wright Leisure Topco Limited and PwC dated 17 April 2020	375,559.00	Wright Leisure Topco Limited	26,762.50	Pre-administration/ pre-appointment costs as detailed below
Expenses incurred by us as Administrators-in-waiting	As above	2,242.50	Wright Leisure Topco Limited	Nil	Disbursements incurred by the administrators-in-waiting in relation to the data room and document production
<b>Total</b>		<b>377,801.50</b>		<b>26,762.50</b>	

To the best of our knowledge and belief, no fees or expenses were charged by any other insolvency practitioner.

The payment of unpaid pre-administration costs as an expense of the administration is subject to approval under rule 3.52 IR16 and doesn't form part of our proposals, which are subject to approval under paragraph 53 Sch B1 IA86. If you elect a creditors' committee, it will be up to the committee to give this approval under rule 3.52 IR16. But if there's no committee, we'll ask the secured and preferential creditors, if there are any, to approve the pre-appointment costs instead.

## Details of the pre-administration work undertaken and a breakdown of expenses

Our fees have been quantified on a time cost basis, calculated using our usual charge out rates for work of this nature. The pre-appointment and pre-administration work completed in line with our engagement letter dated 17 April 2020, including the work performed from 17 June 2020 in the build up to the Companies entering administration, included:

- Commenting on possible sensitivities and scenarios in light of current macroeconomic and social restriction conditions and the range of potential liquidity outcomes facing the group;
- Commenting on alternative possible timetables for an AMA process and the impact alternative timings might have on value for creditors as a whole relative to the liquidity scenarios discussed above;
- Reviewing group structure and its relevance specifically in relation to membership arrangements and direct debit receipts in case of any future insolvency; and
- Identifying key value drivers of the business and agreeing how to position the group for sale;
- Considering historical results and projected financial information and advising on how to represent the opportunity to buyers;

- Assisting the Companies to compile a list of potential purchasers by conducting limited research, and consulting the Companies' management and those of our industry specialists that we deemed appropriate;
- Drafting the introductory teaser document/email including details about the Companies which were used to attract initial expressions of interest;
- Preparing the confidential information memorandum on the Companies to be issued to potential purchasers;
- Liaising and negotiating with parties who were interested in purchasing the Companies' business and assets as part of a pre-packaged sale;
- Reviewing offers received from interested parties and either rejecting those offers or allowing them to progress to the due diligence stage of the sales process;
- Preparing for a pre-packaged sale of the Companies' business and assets;
- Following expiration of the offer deadline, liaising with existing parties interested in the trade and / or assets of the Companies to maintain their interest whilst the appointment was made;
- Liaising with key stakeholders; keeping them informed of progress with the appointment and appraising them of interest in purchasing the business and / or assets following administration;
- Specialist employment advice;
- Drafting communications to employees and planning the logistics of delivering those messages to all individuals as soon as possible following our appointment;
- Working with the Companies' directors and their legal advisors in preparing for the administrations;
- Completing our internal procedures in preparation for accepting the appointment;
- Identifying key areas of risk and how these could be mitigated, including seeking health and safety guidance from in-house specialists and procuring security personnel to provide cover immediately following appointment;
- Liaising with internal colleagues regarding specialist pensions and tax advice relating to any sale; and
- Preparing statutory documentation and declarations required for effecting the administration appointment and liaising with our legal advisors in this regard.

Please note that the above is indicative of the key areas of work performed and is not an exhaustive list of work done.

#### **Expenses incurred by us as administrators in waiting**

Expenses incurred by our firm and our staff in performing the work, in accordance with our firm's expenses policy, and relate to data room and document production costs were £2,242.50. These were necessary to facilitate access for interested parties to relevant company information.



# Appendix C: Copy of the Joint Administrators' report to creditors on the pre-packaged sale of the majority of the business and its assets

To all known creditors

29 July 2020

Dear Sirs

**Wright Leisure Topco Limited ("Topco")**  
**Wright Leisure Manco Limited ("Manco")**  
**Wright Leisure Midco Limited ("Midco")**  
**Wright Leisure Limited ("Opco")**  
**Xercise Health And Fitness Club Limited**  
**Xercise4Less (Wakefield) Limited ("Wakefield")**  
**Xercise4Less (Leeds) Limited**  
**Xercise4Less (Wigan) Limited**  
**Xercise4Less (Doncaster) Limited**  
**Xercise4Less (Hull) Limited**  
**Xercise4Less (Bolton) Limited**  
**Xercise4Less Newcastle under Lyme Limited**  
**Xercise4Less (Nottingham) Limited**

**All in administration ("the X4L Group")**

**Why you've received this letter**

The X4L Group's records show that you may be owed money by an entity within the group. So, I'm writing to tell you that, as shown on the enclosed notice, Toby Scott Underwood and I were appointed joint administrators of all of the entities within the X4L Group on 22 July 2020. We will manage the companies' affairs, business and property as its agents and without personal liability.

I'm also writing to tell you about the sale of substantially all of the X4L Group's business and assets.

**The purpose of administration**

The statutory purpose of an administration is to achieve one of these objectives:

- a. rescuing the company as a going concern, or if that is not possible or if (b) would achieve a better result for the creditors than (a)
- b. achieving a better result for the company's creditors as a whole than would be likely if the company were wound up (without first being in administration), or finally, if that isn't possible
- c. realising the company's assets to make a distribution to secured or preferential creditors.

In this case, we are pursuing objective b for all entities apart from Topco and Midco (for which we are pursuing objective c. Unfortunately, it has not been possible to rescue the X4L Group as a going concern.

**Sale of substantially all of the business**

I'm pleased to tell you that on 22 July 2020, substantially all of the X4L Group's business and assets were sold to Helium Miracle 307 Limited (a subsidiary of JD Sports Gyms Limited) ("the Purchaser") as a going concern. Details of the sale are in the appendix.

The transaction completed includes the purchase of substantially all of the assets owned by the entities within the X4L Group. The entities included in the transaction are shown below ("the Transaction Entities"):

Wright Leisure Limited, Xercise Health & Fitness Club Limited, Xercise4Less (Leeds) Limited, Xercise4Less (Wigan) Limited, Xercise4Less (Doncaster) Limited, Xercise4Less (Hull) Limited, Xercise4Less (Bolton) Limited, Xercise4Less Newcastle under Lyme Limited and Xercise4Less (Nottingham) Limited.

The above entities were all included in the pre pack transaction as they held leases that were transferred as part of the transaction and an administration was required in order to effect that transaction.

Entities that were not included in the pre pack transaction (the "Excluded Entities") are Wright Leisure Topco Limited, Wright Leisure Manco Limited, Wright Leisure Midco Limited, and Xercise4Less (Wakefield) Limited.

The sale enables the statutory purpose to be achieved for those entities included in the Sale Purchase Agreement ("SPA") and was the best available outcome for creditors as a whole in all the circumstances.

**Strictly private and confidential**

The sale has resulted in all employees being transferred to the Purchaser and a licence to occupy has been agreed with the Purchaser for all but one of the gyms (Wakefield was excluded as it had already been closed down prior to the sale) operated by the X4L Group. This has allowed the members of the gyms to continue with their memberships when a number of the gyms are able to reopen on 25 July 2020 in line with government advice, thus mitigating claims in the administration.

The Purchaser has deemed that it is not a connected party and has not approached the Pre-Pack Pool, the body of experienced business people set up in response to a series of recommendations contained in an independent review of pre-packaged administrations (The Graham Review) to provide an independent opinion on pre-packaged administration sales to connected parties.

If you're a supplier or customer with an outstanding order or membership query, if you want to reclaim stock subject to retention of title or if you own property hired or rented by the X4L Group, please contact [X4Lenquiries@jdgym.co.uk](mailto:X4Lenquiries@jdgym.co.uk).

### **What you're owed**

Our preferred method for creditors to submit claims and supporting documents is via the Turnkey (IPS) online portal, as this is the most efficient and cost effective way for us to deal with your claim and also allows you to better track its status, so we recommend the use of the online portal for claim submission. Your unique login details will be sent to you separately.

If your claim includes VAT, you may be able to obtain VAT bad debt relief six months after your supply. Your local VAT office can help you with this.

### **How we report to creditors**

Our proposals setting out how we intend to achieve the purpose of administration are being issued alongside this notification.

### **Your rights as creditors**

Our appointment means that you can't start or continue legal action, enforce security or repossess any goods held by the X4L Group unless we agree or the court allows it.

You can find information on administrators' fees and your rights at:

<https://www.icaew.com/-/media/corporate/files/technical/insolvency/creditors-guides/2017/administration-creditor-fee-guide-6-april-2017.ashx?la=en>

Please contact [uk\\_x4lgroup\\_creditors@pwc.com](mailto:uk_x4lgroup_creditors@pwc.com) if you'd like a paper copy free of charge or have any questions.

Finally, you also have the right to opt out of receiving further documents relating to these proceedings. Please see the attached sheet 'Information provided to creditors on opting out in accordance with Rule 1.39' for full details.

The right to opt out only applies to documents required by the Insolvency Act 1986 or the Insolvency (England and Wales) Rules 2016 to be delivered to creditors generally or to a particular class of creditors. It does not apply to documents or correspondence sent to people in a capacity other than as creditor (e.g. as an employee) or to correspondence sent to individual creditors.

Any formal opt out request should be sent to the address listed above or by e-mail to: [uk\\_insolvencydocsrequests@pwc.com](mailto:uk_insolvencydocsrequests@pwc.com)

### Directors' conduct

One of our duties is to look at the actions of anybody who has been a director of any entity within the X4L Group in the three years before our appointment. We also have to decide whether any action should be taken against anyone to recover or contribute to the X4L Group's assets. If you think there is something we should know about, please write to me at the address in this letter. This is part of our normal work and doesn't necessarily imply any criticism of the directors' actions.

Yours faithfully  
For and on behalf of the X4L Group



Toby Underwood  
Joint administrator  
Enclosures: Appendix

Administrators' proposals  
AM01

Information provided to creditors on opting out in accordance with Rule 1.39

Toby Scott Underwood and Robert Nicholas Lewis have been appointed as joint administrators of the X4L Group to manage its affairs, business and property as its agents and act without personal liability. Robert Nicholas Lewis and Toby Scott Underwood are licensed in the United Kingdom to act as an insolvency practitioner by the Institute of Chartered Accountants in England and Wales. The joint administrators are bound by the Insolvency Code of Ethics which can be found at: <https://www.gov.uk/government/publications/insolvency-practitioner-code-of-ethics>.

The joint administrators may act as controllers of personal data as defined by UK data protection law depending upon the specific processing activities undertaken. PricewaterhouseCoopers LLP may act as a processor on the instructions of the joint administrators. Personal data will be kept secure and processed only for matters relating to the joint administrators' appointment. Further details are available in the privacy statement on the [pwc.co.uk](http://pwc.co.uk) website or by contacting the joint administrators.

## Appendix

### Information regarding the sale of the business and assets of the X4L Group - in administration:

**Wright Leisure Limited ("Opco")**  
**Xercise Health & Fitness Club Limited**  
**Xercise4Less (Leeds) Limited**  
**Xercise4Less (Wigan) Limited**  
**Xercise4Less (Doncaster) Limited**  
**Xercise4Less (Hull) Limited**  
**Xercise4Less (Bolton) Limited**  
**Xercise4Less Newcastle under Lyme Limited**  
**Xercise4Less (Nottingham) Limited**  
on 22 July 2020 as required by Statement of Insolvency Practice No.16 (SIP 16)

The purpose of Statements of Insolvency Practice (SIPs) is to promote and maintain high standards by setting out required practice and harmonising the approach of Insolvency Practitioners to particular aspects of insolvency work.

SIP 16 relates to situations where the sale of all or part of a company's business or assets is negotiated with a purchaser prior to the appointment of an administrator and the administrator effects the sale immediately on, or shortly after, appointment. This is sometimes referred to as a 'pre-packaged sale'.

In the lead up to an administration appointment, an insolvency practitioner may act as an advisor to the company as it seeks to make arrangements for a sale. Their role at this time is to advise the company, rather than the directors or the purchaser.

Following an appointment where no sale agreement has yet been signed, the insolvency practitioner may become the administrator and complete the sale in that role. When considering the manner of disposal of the company's business or assets, an administrator must bear in mind their duties to company's creditors as a whole.

A copy of SIP 16 can be found at the link below:

<https://www.icaew.com/-/media/corporate/files/technical/insolvency/regulations-and-standards/sips/england/sip-16-e-and-w-pre-packaged-sales-in-administrations-2015.ashx>

More information regarding the purpose and process of administration can be found at the link below:

[https://www.r3.org.uk/media/documents/publications/professional/Creditors\\_Administration.pdf](https://www.r3.org.uk/media/documents/publications/professional/Creditors_Administration.pdf)

Information relating to this sale is set out in the remainder of this Appendix.

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### Background

The X4L Group was a nationwide operator of 51 value gyms, providing services to its members at sites throughout England, Wales and Scotland.

Wright Leisure Limited is the main trading entity within its group, being Wright Leisure Topco Limited (and its subsidiaries). All entities in the X4L Group are subject to administration (apart from Xercise4Less (Stockton) Limited which entered liquidation on 21 August 2019 and is unconnected to this administration process).

The X4L Group was funded by a combination of secured term loans from Proventus Capital Partners iii Ab ("Proventus") and BGF Capital Nominees Limited ("BGF"), the outstanding amount being a combined c.£43m (c.£40m due to Proventus and £3m due to BGF (via a waterfall agreement with Proventus)). The term loans were secured against the assets of the Group pursuant to debentures containing fixed and floating charges dated 30 April 2019 (Proventus) and 30 October 2019 (Proventus and BGF).

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In its audited accounts for the 12 month period ending 31 December 2018, the X4L Group generated revenues of c.£40m, with an underlying EBITDA of c.£3.4m. In the period following this, the group closed one of its gyms in Stockton, changed its staffing model for personal trainers and invested in marketing and its online presence in order to improve the performance of the group. BGF and Proventus provided additional funding of £5m in October 2019 to assist with these plans.

However, despite these initiatives and additional support, in the unaudited accounts for the 12 month period to 31 December 2019, the X4L Group's turnover fell to c.£37.3m with EBITDA reducing to c.£2.2m primarily driven by a reduction of 45k members during FY19.

During the first part of FY20, the COVID-19 outbreak caused major problems for the X4L Group and following the government announcement on 20 March 2020, all of the X4L Group's gyms were closed and the majority of employees placed on furlough.

In view of the challenges caused to liquidity by COVID-19, on 17 April 2020, Wright Leisure Topco Limited engaged PricewaterhouseCoopers LLP ("PwC") to undertake a review of the Group's funding options and to prepare for an accelerated merger and acquisition ("AMA") process.

On 4 May 2020, following an assessment of the options available to the the X4L Group, an AMA process began with a view to seeking investment and / or a sale of the group.

The AMA timeline was driven by the desire to maximise value and minimise disruption to the X4L Group's business, within the confines of the cash position. This resulted in a target completion date of the end of May 2020.

Unfortunately, given the cash requirement to allow the business to re-open following the relaxation of COVID-19 related restrictions and to repay arrears to creditors, there was no interest in the business on a solvent basis.

During the sales process, one interested party (JD Sports Gyms Limited ("JD")) expressed an interest in purchasing the secured debt held by Proventus. Following negotiations between those parties, this resulted in an agreement being signed on 17 June 2020 between Proventus and JD for the sale of the Proventus secured debt with a completion date shortly before the gyms were able to be opened according to government advice. The administrators were not a party to this agreement.

In addition, also on 17 June 2020, an agreement between the Purchaser (with JD as the guarantor), the X4L Group and the prospective administrators was signed for a pre pack transaction for the Purchaser to purchase substantially all of the X4L Group's business and assets with a completion date being one day after the sale of the Proventus debt and before gyms were able to be reopened.

Subsequently, following confirmation from the government on 9 July 2020 that gyms could reopen on 25 July 2020, the debt sale agreement completed on 21 July 2020 followed by the conclusion of the pre pack transaction on 22 July 2020 at the same time as the X4L Group entering administration.

In the time between the agreement of the deal and the administration date, the directors worked alongside the Purchaser to prepare the business for re-opening and ensured their directors duties were carried out in the correct manner with appropriate legal advice where required.

<b>The administrators' initial introduction</b>	<p>Following discussions with the secured lender, the administrators' initial introduction to the X4L Group was by following a request to tender for an options analysis review. On 19 February 2020, PwC provided a discussion document to the X4L Group relating to an options review.</p> <p>Subsequently, on 17 April 2020, and following the effects of the COVID-19 outbreak and subsequent lockdown, PwC was engaged by Wright Leisure Topco Limited, to undertake a review of the X4L Group's funding options as well as prepare for an AMA process. Oliver Wright, a director at PwC, led the project, supported by one of the subsequent Joint Administrators, Robert Lewis.</p>
<b>The extent of the administrators' involvement before the appointment</b>	<p>Prior to the appointment, advice was provided to the X4L Group. Advice was not provided to the directors personally, nor to the Purchaser.</p> <p>On 17 April 2020, PwC was formally engaged to comment on management's short term cash flow forecast and the X4L Group's liquidity position, and to provide advice on the strategic options available to the group.</p> <p>PwC also commented on alternative possible timetables for an AMA process and the impact alternative timings might have on value for creditors as a whole, relative to the liquidity scenarios discussed.</p> <p>Following the initial options analysis, an AMA process began on 4 May 2020 to market the business and find potential buyers/funders. More information is given on the AMA process in the Marketing Activities section of this document.</p>
<b>Alternative options considered by the directors before formal insolvency and by the administrators on their appointment and during the administration and the possible outcome(s) of the alternative options</b>	<p>The options considered and compared with the execution of a sale of the business via a pre-packaged administration were as follows:</p> <ol style="list-style-type: none"> <li>1. <b>Do nothing</b> - Should no action have been taken for the funding requirement in the short term this would have lead to an uncontrolled insolvency that would have been value destructive for all stakeholders</li> <li>2. <b>Additional funding</b> - Fund business turnaround in conjunction with restructuring debt consensually without requirement for any insolvent transaction. This would likely have required significant funding given the extent of creditor stretch, especially following mothballing of gyms. In addition, given the existing debt within the X4L Group it was difficult, commercially, for new or current funders to invest in the business given its existing financial position.</li> <li>3. <b>Sale of business</b> - The X4L Group was marketed through the AMA process with a solvent share sale, a share sale through an administration and a sale of business and assets through an administration all being possible options. Despite a number of interested parties, and indicative and final offers being received on a number of bases, the offer based on a sale of the Proventus secured debt followed by a sale on a business and assets basis, which required an administration to transact, was deemed to provide the most value to all stakeholders.</li> <li>4. <b>Government legislation</b> - New legislation is in the process of being introduced to assist companies in financial difficulties as a result of the COVID-19 outbreak. However, given the cash position of the business it was not possible to use these new laws to save the business as a going concern.</li> <li>5. <b>Trading administration</b> - Due to uncertainty about the trading environment post opening and the funding requirements for ongoing costs (mostly rent) then this was not deemed to be a possible option.</li> <li>6. <b>Immediate closedown and liquidation</b> - This would have been value destructive given that all gyms would have closed immediately with all employees being made redundant immediately and limited value being recovered for the X4L Group's assets.</li> </ol>
<b>Why it was not appropriate to trade the business and offer it for sale as a going concern during the administration</b>	<p>A pre-packaged sale of the X4L's Group's business and assets was considered preferable to trading in administration due to the nature of the X4L Group's business. Gym's in the UK were closed in late March 2020 and effectively mothballed and were not expected to be opened until early July. Subsequently, an opening date of 25 July 2020 was given by the Government on 9 July 2020.</p> <p>This meant that the transaction was effectively agreed on 17 June 2020 and subsequently completed on 22 July 2020 before the gyms were able to reopen on 25 July 2020.</p> <p>A trading administration was not deemed suitable due to the funding requirements for the administration (mostly rent) without there being any guarantees about the ability to receive</p>

	<p>enough income following re-opening due to the social distancing restrictions that may cause capacity constraints, a change in consumer behaviour and additional operating costs for the business due to the COVID-19 outbreak.</p>
<p><b>Whether efforts were made to consult major or representative creditors</b></p>	<p>Two of the X4L Group's major creditors - Proventus and BGF - were fully informed of the process through regular updates provided by the directors following weekly meetings with the PwC team.</p> <p>Subsequently, upon the sale of the Proventus debt to JD they were corresponded with in regards to planning of the pre pack transaction in the build up to completion.</p> <p>A major creditor, HMRC, was also consulted early in the process and a deferral was agreed for the X4L Group's tax related liabilities.</p> <p>The directors of the X4L Group sent notices to landlords on 11 May 2020 and 22 May 2020 advising them of the financial position of the business and providing updates on the AMA process. Updated communication was also sent to landlords on 19 June 2020 advising them of the likely result of the process and JD and the Purchaser started to have initial discussions in preparation of the completion of the transaction.</p>
<p><b>Requests made to potential funders to fund working capital requirements</b></p>	<p>Following a £5m funding injection by the shareholders/funders in October 2019, the directors of the X4L Group were in discussion with current shareholders/funders in December 2019 regarding future funding for FY20 onwards.</p> <p>However, given the change in audit testing of going concern and then the subsequent advent of COVID-19, and the surrounding uncertainty that this caused, the funding requirements changed and stakeholders agreed that an options review and subsequent AMA process was required (which started in April/May 2020).</p> <p>As previously indicated, a large number of parties were contacted through the AMA process to ascertain the appetite for investing in the business which included current and new lenders. See the Marketing Activities section of this document for more details.</p>
<p><b>Details of registered charges with dates of creation</b></p>	<p><b>Charge holder: JD Sports Gyms Limited*</b></p> <p>Type of charge: Fixed and Floating</p> <p>Assets charged: All current and future land, amongst others trademarks "EXERCISE4LESS" numbered 10044378 and "xercise 4 less logo (series of 2)" numbered 2609050.</p> <p>Entities charged: Wright Leisure Topco Limited, Wright Leisure Manco Limited, Wright Leisure Midco Limited, Wright Leisure Limited, Xercise Health &amp; Fitness Club Limited, Xercise4Less (Wakefield) Limited, Xercise4Less (Stockton) Limited, Xercise4Less (Leeds) Limited, Xercise4Less (Wigan) Limited, Xercise4Less (Doncaster) Limited, Xercise4Less (Hull) Limited, Xercise4Less (Bolton) Limited, Xercise4Less Newcastle under Lyme Limited, Xercise4Less (Nottingham) Limited</p> <p>Date of creation: 30th October 2019</p> <p><b>Charge holder: JD Sports Gyms Limited*</b></p> <p>Type of charge: Fixed and Floating</p> <p>Assets charged: All current and future land, amongst others trademarks "EXERCISE4LESS" numbered 10044378 and "xercise 4 less logo (series of 2)" numbered 2609050.</p> <p>Entities charged: Wright Leisure Topco Limited, Wright Leisure Manco Limited, Wright Leisure Midco Limited, Wright Leisure Limited, Xercise Health &amp; Fitness Club Limited, Xercise4Less (Wakefield) Limited, Xercise4Less (Stockton) Limited, Xercise4Less (Leeds) Limited, Xercise4Less (Wigan) Limited, Xercise4Less (Doncaster) Limited, Xercise4Less (Hull) Limited, Xercise4Less (Bolton) Limited, Xercise4Less Newcastle under Lyme Limited, Xercise4Less (Nottingham) Limited</p> <p>Date of creation: 30th April 2018</p> <p><b>Charge holder: BGF Nominees Limited</b></p> <p>Type of charge: Fixed and Floating</p>



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Assets charged: Shares in the group entities

Entities charged: Wright Leisure Topco Limited, Wright Leisure Manco Limited, Wright Leisure Midco Limited, Wright Leisure Limited, Xercise Health & Fitness Club Limited, Xercise4Less (Wakefield) Limited, Xercise4Less (Stockton) Limited, Xercise4Less (Leeds) Limited, Xercise4Less (Wigan) Limited, Xercise4Less (Doncaster) Limited, Xercise4Less (Hull) Limited, Xercise4Less (Bolton) Limited, Xercise4Less Newcastle under Lyme Limited, Xercise4Less (Nottingham) Limited

Date of creation: 30th October 2019

\* The security held by JD was originally held by Proventus and was transferred to JD at the time of the sale of the debt on 21 July 2020

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**Whether or not the business or business assets have been acquired from an insolvency practitioner within the previous two years**

Not Applicable

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**Marketing activities conducted by the Company and/or administrators**

Preparation for the AMA process commenced in early May 2020 and the process was launched on 11 May 2020.

A total of 39 prospective interested parties were approached / engaged with as part of the AMA process. A list of prospective buyers was compiled in conjunction with sector and situational specialists at PwC, and involved approaching 17 trade (mix of UK and overseas) and 22 private equity parties.

PwC approached parties using a pre-agreed 'teaser' email to understand initial interest. In total, 16 parties signed up to a Non-Disclosure Agreement, at which point they were provided with a process letter clearly setting out the timescales for the AMA process, an Information Memorandum and access to the electronic data room.

The indicative offer deadline was 18 May 2020. During the process, six separate indicative offers, from five parties, were received and are summarised below:

1. £20m in cash for c.80% of gyms on a business and assets sale basis
2. £19m for the secured creditor indebtedness which would have been followed by an administration and sale back of the business to the trade party
3. Cash consideration of £20k per lease for 30 gyms (a maximum of £600k) plus £100 per live member in 12 months up to a maximum of £15m. Total deal value of £15.6m.
4. £15m in cash either on full share sale or business and assets sale basis
5. £100k per gym for all assets so effectively a maximum of £5.1m in cash
6. A private equity party submitted an indicative offer to assist the current secured lender with a cash injection of £2m in return for a majority stake in the equity of the Newco.

Upon analysis of the offers made and further discussions to confirm terms, it was decided to carry forward offers 1, 2 and 4 from the trade parties to the next stage of the process. These offers represented the best value for stakeholders and carried the least execution risk. In addition, the private equity party was put in touch with the secured lender to discuss their offer of support in more detail.

Further information was provided to preferred bidders via a data room and a final offer deadline of 26 May 2020 was communicated.

At the final offer deadline the following offers were received with the private equity party confirming they were unable to agree a deal with the existing secured lender. Details of the final offers from trade parties are shown below:

1. £20.5m in cash for 46 of the gyms on a business and assets sale basis. This was subsequently increased to £22.5m for 45 gyms following further discussions.
  2. Either £20m for the secured creditor indebtedness due upon completion or £19m due upon completion with a further £2.5m payable in 18 months contingent on a set
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number of gyms being in occupation. This was subsequently increased to either £22m cash in full upon completion or an initial consideration of £21.5m with a further £1.5m payable upon completion of 5 further leases (£0.3m per lease).

3. £10m for 25 of the gyms on a business and assets sale basis

An initial offer from another trade party was received for the leasehold interest of a number of gyms (that were not initially specified in the offer) only. No specific values were provided but it was clear this was not going to be in line with other offers and was not progressed any further.

An indicative offer was also received from Proventus for the entire business and assets of the X4L Group for a range of value between £15m-£25.5m. This was subsequently confirmed as being a final offer for a value of £25m.

The secured creditor (Proventus) decided to proceed with the offer from JD for the secured creditor indebtedness as it provided the best and least risky return to the first ranking secured creditor.

Additionally, upon completion of the debt sale it was apparent that JD would require a transaction to be completed via a pre-packaged transaction and the following key benefits were realised:

- transfer of all employees to the Purchaser across the gyms and head office;
- the majority of the business will continue to operate under new ownership with a seamless transition of the business and services for its gym members; and
- the same, or a better, level of return to unsecured creditors via full prescribed part than would otherwise have been achieved had any other offer from the AMA process been followed.

Following the completion of the AMA process, we believe that the process gave ample opportunity for interested parties to come forward and that given the level of funding required for a trading administration there would not have been a better outcome had the marketing process for the business started or have continued directly following an administration appointment.

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**Valuer's details**

Gym equipment and lease premium valuations were performed by Walker Singleton (Asset Management) Limited (trading as Walker Singleton Chartered Surveyors) ("Walker Singleton") on 25 May 2020 and 29 May 2020 respectively.

Both valuations were obtained by the X4L Group at the request of the directors and the administrators are satisfied that the valuers had the requisite qualifications to perform the valuations to a professional level.

Walker Singleton are licensed by the Royal Institute of Chartered Surveyors and have adequate professional indemnity insurance.

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**Valuations of the business or the underlying assets**

A summary of Walker Singleton's valuations are shown below

- **Gym Equipment:** £5m on an ex situ, market value basis to provide a base in a closedown scenario for comparison.

Carried out on a desktop basis with a single site visit given status of the business and COVID-19 restrictions. Based on the fixed asset register and subsequent conversations with senior management.

- **Lease Premiums:** Limited value expected due to economic environment, location/type of properties

Carried out on a desktop basis with a single site visit given status of the business and COVID-19 restrictions. Based on the fixed asset register and subsequent conversations with senior management.

There were limited other assets (i.e. vehicles) and it was not commercial to have these formally valued.

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**The date of the transaction**

Provisionally agreed on 17 June and completed on 22 July 2020

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<b>The identity of the purchaser(s)</b>	Helium Miracle 307 Limited (a direct subsidiary of JD Sports Gyms Limited)
<b>Any connection between the purchaser(s) and the directors, shareholders or secured creditors of the company or their associates</b>	<p>The Purchaser is an entity controlled by the secured creditor.</p> <p>There are no connections between the directors of the X4L Group and the directors of the purchaser.</p>
<b>The names of any directors, or former directors (or their associates), of the company who are involved in the management, financing, or ownership of the purchasing entity, or of any other entity into which any of the assets are transferred</b>	None
<b>Whether the directors had given guarantees to a prior financier</b>	Not Applicable
<b>Whether the transaction impacts on more than one related company</b>	<p>The transaction completed includes the purchase of substantially all of the assets owned by the entities within the X4L Group. The entities included in the transaction are shown below ("the Transaction Entities"):</p> <p>Wright Leisure Limited, Xercise Health &amp; Fitness Club Limited, Xercise4Less (Leeds) Limited, Xercise4Less (Wigan) Limited, Xercise4Less (Doncaster) Limited, Xercise4Less (Hull) Limited, Xercise4Less (Bolton) Limited, Xercise4Less Newcastle under Lyme Limited and Xercise4Less (Nottingham) Limited.</p> <p>The above entities were all included in the pre pack transaction as they held leases that were transferred as part of the transaction and an administration was required in order to effect that transaction.</p> <p>Entities that were not included in the pre pack transaction (the "Excluded Entities") are Wright Leisure Topco Limited, Wright Leisure Manco Limited, Wright Leisure Midco Limited, and Xercise4Less (Wakefield) Limited. These entities have entered administration as one of the objectives of an administration can still be achieved. It is also more efficient to deal with all of the entities within the X4L Group at the same time.</p>
<b>Details of the assets involved and the nature</b>	The proposed transaction for the marketing process prior to administration was a sale of the X4L Group as a going concern, a sale of X4L Group's shares or if this was not possible a

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**of the  
transaction**

sale of the trade and assets through a pre-packaged sale. If there had been no suitable sale of business transaction then the business would have been sold on a breakup basis.

Whilst exploring the interest in the X4L Group, indicative offers were received on a number of different bases (see 'Marketing Activities' section for more information) and following this process the secured indebtedness of Proventus was sold to JD for a total consideration of £23m (which included contingent consideration based on agreement of certain leases of £1.5m).

Subsequently, a pre-pack transaction has been agreed with the Purchaser to purchase the assets detailed below for an effective consideration of £24.15m including cash of £1.15m.

The consideration is split out between £23m non-cash consideration and cash of £1.15m as shown below:

**Fixed Charge Assets:**

- the Business Name - £1
- the Business Rights - £1
- the Business Contracts - £1
- the Goodwill - £15,771,844
- the Intellectual Property and the Information Technology - £538,000
- the Transferred Records - £1

**Floating Charge Assets:**

- the Harlands Group Debts - £56,000
- the Plant and Equipment (majority made up of Gym Equipment) - £7,732,152
- the Stock - £19,000
- for the Vehicles - £33,000

Included in the above, cash consideration of £1,150,000 was also paid to the administration estate of the X4L Group to cover the costs of the administration process and the prescribed part in Opco:

**Split between X4L Group entities:**

Opco owns the majority of the above assets (including all gym equipment) and therefore the majority of the non-cash consideration amount relates specifically to the Opco entity.

The £1.15m cash consideration will initially be paid into the Opco estate and has been earmarked to be used for administration costs (for all X4L Group entities apart from Topco and Midco as their costs are expected to be covered by distributions from the prescribed part) and the prescribed part that is expected to be paid by Opco at the maximum level of £600k.

Any amount that is left over after the administrations have been finalised will be available to be distributed back to creditors as necessary.

A licence to occupy has been granted to the Purchaser for leases on 50 properties (all gyms apart from Wakefield) to allow the Purchaser to agree ongoing leases with landlords.

The cash held by the X4L Group as at date of appointment was not part of the transaction. Any other remaining assets in the X4L Group that are not included as part of the transaction will be realised by the administrators of the X4L Group following appointment.

<b>The consideration for the transaction, terms of payment, and any condition of the contract that could materially affect the consideration</b>	<p>Cash consideration was the Purchaser paying £1,150,000 to the administration estate of the X4L Group to cover the costs of the administration process and the prescribed part in Opco as detailed above.</p> <p>There was also a further non-cash consideration of £23,000,000 that was automatically repaid to the secured creditor, JD, upon completion under their fixed and floating charge.</p> <p>The split of the consideration among asset classes is shown above and was calculated by reference to the book value of assets and valuations where possible, with the balance figure being paid for goodwill.</p>
<b>Any options, buy-back arrangements, deferred consideration or similar conditions attached to the transaction</b>	<p>There is a deferred element of the sale of the Proventus debt to JD of £1.5m which is based on the condition that 5 specific leases are formally assigned to the Purchaser following the completion of the transaction after a certain period of time.</p> <p>There is no contingent or deferred consideration in relation to the pre pack transaction and the commercial agreement relating to the debt sale has no effect on the administration.</p>
<b>If the sale is part of a wider transaction, a description of the other aspects of the transaction.</b>	Not Applicable
<b>Connected party transactions</b>	<p>The Purchaser has deemed that it is not a connected party and has not approached the Pre-Pack Pool, the body of experienced business people set up in response to a series of recommendations contained in an independent review of pre-packaged administrations (The Graham Review) to provide an independent opinion on pre-packaged administration sales to connected parties.</p>
<b>The sale and the purpose of administration</b>	<p>Following their appointment, administrators must perform their functions with the objective of achieving the statutory purpose of the administration.</p> <p>The statutory purpose of administration is to achieve one of these objectives:-</p> <ol style="list-style-type: none"> <li>rescuing the company as a going concern, or if that is not possible or if (b) would achieve a better result for the creditors than (a)</li> <li>achieving a better result for the company's creditors as a whole than would be likely if the company were wound up (without first being in administration), or finally, if that is not possible</li> <li>realising the company's assets to pay a dividend to secured or preferential creditors.</li> </ol> <p>In general, administrators must perform their functions in the interests of the creditors of the company as a whole.</p> <p>In this case, the joint administrators are pursuing objective b) for the entities that were included in the pre pack transaction, the Transaction Entities, as it was not possible to rescue the companies as a going concern or achieve a better result for the companies' creditors as a whole than would be likely if the companies were wound up (without first being in administration).</p> <p>The joint administrators confirm that the sale enables the statutory purpose to be achieved.</p> <p>In terms of the Excluded Entities, the joint administrators are pursuing objective b) for Manco and Wakefield as it is more efficient and less costly for secured creditors to place these entities into administration at the same time as rest of the X4L Group and the joint administrators are pursuing objective c) for Topco and Midco as there is likely to be a</p>

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realisation for the secured creditors from these entities due to their intercompany debt due from Opco.

The joint administrators confirm that the overall outcome for the X4L Group was the best available for creditors as a whole taking into account all of the circumstances.

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[pwc.com](https://www.pwc.com)

<sup>6</sup>This content is for general information purposes only, and should not be used as a substitute for consultation with professional advisors.

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# Appendix D: Copies of the statements of affairs

Copies of the directors' statements of affairs for each of the Companies are provided below. Here are our comments on them:

- As is normal in a statement of affairs, there is no provision for the costs of realising each company's assets or the costs of the administration.
- We haven't audited the information.
- To avoid disclosing commercially sensitive information, we make no comment on what the directors have stated for the potential realisable values for the Companies' assets..
- Intercompany debtors in the statements of affairs are due from insolvent companies and are not considered collectible.
- Where applicable, gym members have been treated as Consumer Deposit Creditors and included in a separate schedule in the statement of affairs, which is not made publicly available in order to protect personal information.
- In the statement of affairs of Opco, please also note:
  - The realisable value attributed to Gym Equipment also relates in part to both office equipment and fixtures and fittings;
  - Stock relates to "battle boxes" shared out among the clubs, which have been acquired by the Purchaser;
  - "Other trade debtors, other debtors and prepayments" include business rates provision, insurance, service charge and landlord insurance, music licence and accrued income, which are not considered collectible.

In accordance with  
section 99 of the  
Insolvency Act 1986  
and rule 3.30 of the  
Insolvency (England  
and Wales) Rules 2016

Insert date of insolvency

**Statement of Affairs**

Name of Company

Wright Leisure Limited

Company Number

7572128

Name of Court

In the High Court of Justice, Business and Property Courts in Leeds,  
Insolvency and Companies List (ChD)

Court Number

CR-2020-LDS-000600


The particulars and other information shown in this statement of affairs and any continuation sheets give a full  
**and complete statement of the company's affairs on**  
Date 22/07/2020

**Statement of Truth**

I believe that the facts stated in this statement are true.

Full name Helen Gauden

Signed



Dated

27/07/2020



2 Wright Leisure Limited  
A - Summary of Assets -

**Assets**

**Assets subject to fixed charge**

Intangibles  
Tangible assets - including set up costs/leasehold improvements  
Stock  
Goodwill  
Transferred records

**Less monies due to fixed charge holder(s)**

JD

BGF

**Deficit to fixed charge holder**

**Assets subject to floating charge**

Set up costs  
Leasehold improvements  
Gym Equipment  
Office Equipment  
F&F  
Motor Vehicles  
Stock  
Harlands debtor  
Other trade debtors, other debtors and prepayments  
Rates refunds still due  
Cash at bank  
Intercompany  
    Castleford  
    Wakefield  
    Stockton  
    Doncaster  
    Bolton  
    Hull  
    NUL  
    Nottingham

Book Value £	Estimated to realise £
471,645.00	538,003.00
0.00	0.00
0.00	0.00
0.00	15,771,844.00
0.00	1.00
	(38,528,682.00) N1
	(2,711,853.00) N1
471,645.00	(24,930,687.00)
16,461,100.71	0.00
678,905.02	0.00
5,810,749.37	7,732,152.00
326,680.96	0.00
600,193.29	0.00
25,050.64	33,000.00
0.00	19,000.00
32,390.57	56,000.00
958,672.97	0.00
111,642.46	111,642.46
768,610.68	768,610.68
43,817.00	0.00
209,774.00	0.00
99,290.00	0.00
147,767.00	0.00
45,506.00	0.00
2,971.00	0.00
94,774.00	0.00
60,361.00	0.00
<b>26,478,256.67</b>	<b>8,720,405.14</b>

Total assets available for preferential creditors

Signed

Dated 27/07/2020

N1 - The fix charge holders are the same throughout the entirety of the group companies. The fix charge is over the Group's assets and therefore included in the SOA in each individual entity for consistency.

3 Wright Leisure Limited  
A1 - Summary of Liabilities -

Estimated to realise
£8,720,405.14

Total assets available for preferential creditors  
(carried forward from page A)

Liabilities

Preferential creditors

£0.00

Estimated deficiency/surplus as regards preferential creditors

£8,720,405.14

Estimated prescribed part of net property where applicable (to carry forward)

(£600,000.00)

Estimated total assets available for floating charge holders

£8,120,405.14

JD  
BGF

(£23,291,320.33)
(£1,639,366.67)
(£24,930,687.00)

Estimated deficiency/surplus of assets after floating charges

(£16,810,281.86)

Estimated prescribed part of net property where applicable  
(brought down)

£600,000.00

Total assets available to unsecured creditors

£600,000.00

Unsecured non-preferential claims (excluding any shortfall to  
floating charge holders)

(£70,334,502.05)

Estimated deficiency/surplus as regards non-preferential  
creditors (excluding any shortfall to floating charge holders)

(£70,334,502.05)

Shortfall to floating charge holders (brought down)

(£16,810,281.86)

Estimated deficiency/surplus as regards creditors

(£87,144,783.91)

Issued and called up capital

(£2.00)

Estimated total deficiency/surplus as regards members

(£87,144,785.91)

Signature

Date

27/07/2020

4 Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession.  
Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules.  
The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**Wright Leisure Limited**  
**COMPANY CREDITORS -**

Name of Creditor or Claimant	Address (with postcode)	Amount of debt £	Details of any security held by creditor	Date security given	Value of security £	Type of Debt (eg Retention of title, hire purchase, lease asset, rent)
<i>See separate listing of trade creditors with information included on this Consumer deposits re Wakefield - see separate schedule to be provided on this - included below in row 46</i>						
4 Utility accruals	Information for these will be already included on the trade creditors details sent through	5,936,266.50	N/A	N/A	N/A	Creditor
3 Intercompany - Leeds	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	870,937.00	N/A	N/A	N/A	Advance payments
3 Intercompany - Wigan	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	232,618.00	N/A	N/A	N/A	Intercompany
3 Intercompany - Midco	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	19,088.00	N/A	N/A	N/A	Intercompany
3 Intercompany - Tropic	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	38,528,680.00	N/A	N/A	N/A	Intercompany
6 Other creditors and accruals	N/A	20,627,541.00	N/A	N/A	N/A	Intercompany
5 Deferred income	on memberships based on timing - done as a year end adjustment only	1,021,383.00	N/A	N/A	N/A	Various services
7 HMRC	Across the estate - Rent Free & Reverse Premiums	1,365,293.00	N/A	N/A	N/A	Advance payments
8 Lease incentives	2 Europa Court, Sheffield Business Park, Sheffield S91XE	314,820.00	N/A	N/A	N/A	PAYE/NI & VAT
9 VCS (Vehicle Control Services)	Included on trade creditor listing	1,394,570.00	N/A	N/A	N/A	Lease incentives
9 British Gas		Uncertain	N/A	N/A	N/A	Legal claim
		Uncertain	N/A	N/A	N/A	Legal claim
<i>Insert as many lines as required - above this line</i>		70,311,197.10				
<b>TOTAL</b>						

Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession.  
Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules.  
The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**COMPANY EMPLOYEES (INCLUDING FORMER EMPLOYEES)**

Claims of employees and former employees. This schedule is NOT delivered to the Registrar of Companies.

Name of Creditor or Claimant	Address (with postcode)	Amount of debt £	Details of any security held by creditor	Date security given	Value of security £
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*Insert as many lines as required - above this line*

<b>TOTAL</b>		0.00			
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Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession.  
Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules.  
The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**CONSUMER DEPOSIT CREDITORS**

Claims of consumer creditors claiming amounts paid in advance of the supply of goods or services. This schedule is NOT delivered to the Registrar of Companies

Name of Creditor or Claimant	Address (with postcode)	Amount of debt £	Details of any security held by creditor	Date security given	Value of security £
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*Insert as many lines as required - above this line*

<b>TOTAL</b>		23,304.95			
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*Insert as many lines as required - above this line*

<b>TOTAL</b>		23,304.95			
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Amounts owing to Wakefield non transferring members

**TOTAL**

70,334,502.05

Name	Address Line 1	Address Line 2	Address Line 3	Address Line 4	Address line 5	Balance (£)
Future Cleaning Services Ltd	8 Opus Avenue	York Business Park	Neithrop Poppleton	North Yorkshire	YO26 6BL	625,374.39
PPL PRS Ltd	Mercury Place	St George Street	Leicester	LE1 1QG		225,793.09
Johnson Health Tech UK Ltd XERO2	East Court	Riverside Park	Campbell Road	Stoke-on-Trent	ST4 4DA	183,811.88
Jardines Property Developments Ltd - Milton Keynes Rent	The Lewis Building	Lakeside, Shirewell Crescent	Furzon	Buckinghamshire		140,416.71
Business Growth Fund	PO Box 60	35 Bull Street	Birmingham	B4 6AF		139,358.00
Leeds City Council - Leeds North 049 BR	Controlled House Unit A6 Axis Point	Leeds	LS2 8JR	Heywood	OL10 2RQ	138,240.00
CASFM Ltd	Stenprop Industrials 4 Ltd	Hareshill Business Park	Hilltop Road	W1W 5QZ		123,397.41
Industrials - Ryden LLP Leeds Rent	147 Stamford Hill	London	N16 5LG			115,746.11
Midos Properties Management Limited - Wakefield Rent	PO Box 3550	Swindon	SN3 9AP	L3 9AG		102,000.00
Threadneedle Property Unit Trust - Bristol Rent	C/O Mason Owen Property Consultants	7th Floor	West Bridge Street	Liverpool		96,000.00
Valeld UK Ltd - Doncaster Rent	Municipal Buildings	10 Oxford St	Falkirk	FK1 5RS		95,539.51
Falkirk Council	C/O Fisher Hargreaves Proctor Ltd	West Bridge Street	Nottingham	NG1 5BG		92,169.45
CR Estates Ltd - Nottingham Rent	Oakgate Group Ltd	10 Oxford St	Nottingham	LS22 6LH		91,190.80
Swiregate Management Services Ltd - Rotherham Rent	Revenue Services Division	PO Box 3	Nottingham	DY1 1HG		89,344.00
Dudley Metropolitan Borough Council - Brierley Hill	PO Box 60	Leeds	LS2 8JR			84,194.15
Paloma (Retail) Trustees Ltd - Chesterfield Rent	C/O Ashdown Phillips & Partners	Pippinford Manor	Nulley	TN22 3HW		80,000.00
Real Estate Investors Plc - NUL Rent	C/O Mason Owen Property Consultants	7th Floor	20 Chapel Street	L3 9AG		79,198.40
Bolton Central RP Ltd - Bolton Rent	C/O Savills (UK) Ltd	Management Treasury Department	Belvedere, 12 Booth St	M2 4AW		77,997.94
Elandome Ltd - Hamilton Rent	C/O Savills	Management Treasury Department	Belvedere, 12 Booth Street	M2 4AW		75,000.00
St James's Place UK Plc - Dundee Rent	C/O M J Mapp Ltd	180 Great Portland Street	London	W1W 5QZ		70,000.00
Mars Pension Trustees Ltd - Hartlepool Service Charges	C/O JLL	PO Box 62442	London	E14 1HA		68,152.62
Monmouthshire County Council - Newport Rent	C/O Alder King LLP	Pembroke House, 15 Pembroke Road	Clifton	BS8 3BA		67,385.60
Virtuagym Professional	Oudezids Achterburgwal 55-1	1012DB	Amsterdam			64,569.01
Picton (General Partner) No3 Ltd - Swansea Rent	C/O CBRE, Pacific House	70 Wellington Street	Glasgow	G2 6UA		64,160.04
SIP Properties LLP - Leeds North Rent	Thorp Arch Grange,	Walton Road,	Thorp Arch, Wetherby	Yorkshire	LS23 7BA	63,312.00
Mars Real Estate Investment - Edinburgh Rent	C/O Jones Lang LaSalle Ltd	PO Box 62442	London	E14 1HA		60,000.00
Canor Properties 2 Ltd - Southend Rent	Wensley House	9 Purdeys Way, Purdeys Ind Est	Rochford	Essex	SS4 1ND	58,500.00
Pall Mall Investments Ltd - Rugby Rent	144 Clapton Common	London	E5 9AG			58,000.00
Central Midlands Estates Limited - Derby Rent	C/O Colliers International	50 George Street	London	W1U 7GA		56,000.00
Planehouse Ltd - Speke Rent and Insurance	6 Llys Castan	Parc Menai Business Park	Bangor	Gwynedd	LL57 4FH	55,706.25
Incite Marketing Planning Ltd	11 Soho Street	London	W1D 3AD			54,998.40
Dean Property Services Limited - Wigan Rent	Springfield House	Water Lane	Wilmslow	Cheshire	SK9 5BG	54,856.50
Xscape Castleford Partnership - Castleford Rent	C/O Savills (UK) Ltd	Management Treasury Department	Belvedere, 12 Booth St	Manchester	M2 4AW	54,456.81
Dominion Corporate Trustees Ltd - Warrington Rent	C/O Lambert Smith Hampton (Nireland) Ltd	Clarence House, Property Management Accounts	4-10 May Street,	Belfast	BT1 4NJ	54,000.00
Rugby Borough Council	Revenues Service	Town Hall, Evreux Way	Rugby	CV21 2RR		52,626.84
FME Property Solutions Ltd	Rutland House	Wood Fold	Sheffield	S3 9PE		51,586.71
Roberts Yorkshire Ltd	Unit 4, Lotherton Way	Garforth	Leeds	LS25 2JY		51,396.00
Black Arrow Group Ltd - Livingston Rent	3rd Floor, Profile West	950 Great West Road	Brentford	TW8 9ES		51,000.00
Savills UK Ltd - Hull Rent	Belvedere	12 Booth Street	Manchester	M2 4AW		50,664.00
Hamcap (Cumbernauld) LLP - Cumbernauld Rent	C/O Gatehouse Property Management	8 John Street	Glasgow	G1 1JQ		50,000.00
B & Q Plc - Mansfield Rent	2 Reedley Business Centre	Redman Road	Burnley	Lancashire	BB10 2TY	49,408.53
East Lancashire Regeneration - Burnley Rent	34 Stoney Street	Nottingham	NG1 1NB			49,056.00
JH	D90 East S10	1 Thane Road West	Nottingham	NG90 1BS		48,000.00
Boots Properties Ltd - Glasgow Rent	C/O Savills UK Ltd	Management Treasury Department	Belvedere, 12 Booth Street	Manchester	M2 4AW	47,340.00
Derwent Holdings Ltd - Sheffield Kilner Rent	23a Church Lane	Wolverhampton	West Midlands	WV2 4BT		46,000.00
Grasshopper Holdings Ltd Wolverhampton Rent	Springfield House	Water Lane	Wilmslow	SK9 5BG		45,407.10
Dean Property Services (North) Ltd - East Kilbride Rent	C/O Ashdown Phillips & Partners	Pippinford Manor	Nulley	TN22 3HW		45,000.00
Middleton SC Ltd - Middleton Rent	C/O Mason & Partners Ltd	The Corn Exchange	Brunswick Street	East Sussex		43,391.35
Planehouse Ltd - Speke Service Charge and Insurance	C/O Corporate Occupier Real Estate Consulting Ltd	69 Derwent Drive	Maidenhead	L2 0PJ		43,200.00
B & Q Plc - Mansfield Rent	1 Alie Street	London	E1 8DE	SL6 6LE		42,000.00
Les Mills Fitness UK Ltd	C/O Savills (UK) Ltd	Management Treasury Department	Belvedere, 12 Booth Street,	Manchester	M2 4AW	41,445.00
Sapphire (Harlow) Nominee Ltd - Harlow Rent	7 Lochside View	Edinburgh	Edinburgh	EH12 9DH		36,880.51
Business Stream Holding Account (9108903600)	300 Relay Point	Relay Drive	Tamworth	B77 5PA		36,121.74
Cathedral Leasing Limited	14 Floral Street	London	WC2E 9DH			35,313.68
Munroe K Asset Management - Bella Vale Service Charge	Estates Office	Alnwick Castle	Alnwick	NE66 1NQ		35,049.80
The Northumberland Estates - Newcastle upon Tyne Rent	WeWork	30 Stamford Street	South Bank	SE1 9LQ		32,959.97
Haelele Software Ltd	47 Bury New Road	Prestwich	Manchester	M25 9JY		32,859.84
JMC Surveyors Ltd - Milton Keynes Service Charges & Insurance	13 Furzon Lake	Shirwell Crescent	Furzon	MK4 1GA		32,011.70
Hombam CPAM Ltd - Milton Keynes SVC Chg & Electricity	Head Office, Mwyndy Business Park	Mwyndy	Portyclun	CF72 8PN		31,879.08
Leekes Ltd - Stoke Rent	C/O CBRE Ltd, Asset Services	Pacific House, 70 Wellington St	Glasgow	G2 6UA		31,761.00
Picton - Swansea Service Charge/Insurance						

Mars Pension Trustees Ltd - Hartlepool Rent	C/O JLL	PO Box 62442	London	E14 1HA	30,000.00
Munroe K Asset Management - Bella Vale Rent	14 Floral Street	London	WC2E 9DH	West Midlands	28,369.60
Media Print Group Ltd	Unit 5/6 Park Lane Industrial Estate	Park Lane	Oldbury	B69 4JX	27,887.07
Vabell UK Ltd - Doncaster Service Charge & Insurance	C/O Mason Owen Property Consultants	7th Floor	20 Chapel Street	L3 9AG	27,107.31
Farmfoods - St Helens Rent	7 Greens Road	Blairlin	Cumbriaud	G67 2TU	26,935.20
Wharfedale Property Management Limited	The Estate Office	Thorpe Arch Estate	Wetherby	LS23 7FZ	25,618.64
Lakeshore Estates Ltd - North Shields Rent	C/O JMC Surveyors Ltd	47 Bury New Road	Manchester	M25 9JY	25,400.00
The Northumberland Estates Newcastle upon Tyne Service Charge	Estates Office	Alnwick Castle	Northumberland	NE66 1NQ	25,276.89
Monmouthshire County Council - Newport Service Charge	C/O Alder King LLP	Pembroke House, 15 Pembroke Road	Bristol	BS8 3BA	24,795.64
Fenglen Ltd - Falkirk Rent	Crown House	North Circular Road	London	NW10 7PN	24,399.03
Skye Cloud Ltd	57 The Basse,	Victoria Road	Dartford	DA1 5FS	23,751.25
BNY Mellon Trust & Depositary UK - Shrewsbury Rent	C/O Savills UK Ltd	30 Victoria Avenue	Manchester	M2 4AW	22,500.00
Bramall and Ogden Ltd - Sheffield Rent	3rd Floor	Management Treasury Department	Harrogate	HG1 5PR	22,500.00
British Gas Trading Ltd - gas	Millstream	Maidenhead Road	North Yorkshire	SL4 5GD	22,323.18
Origin Fitness	Atterbury Lakes	Milton Keynes	Buckinghamshire	MK10 9RG	21,538.86
Npower Ltd	21 Clifton Hall Road,	Edinburgh	EH28 8PW	21,222.96	20,800.92
BDO LLP	Central Square	Whitehill Way	Swindon	SN5 6PB	20,756.26
Cable Properties & Investments Ltd - Sunderland Rent	Riverside Park Road	29 Wellington Street	Leeds	LS1 4DL	20,000.00
Green Park Interim & Executive Ltd	54 Brooks Mews	Middlesborough	TS2 1QW		20,000.00
DoDigital Group plc	No1 London Bridge	London	W1K 4EG		19,932.66
Simrans Trading Ltd - Bradford Rent	Unit 1 Handel Street	Literhills	Bradford	BD7 1JB	19,601.20
Real Estate Investors Plc - NUL Service Charge & Insurance	C/O Mason Owen Property Consultants	7th Floor	20 Chapel Street	L3 9AG	18,259.44
ZeroOne Database Marketing Ltd	Suite 18	The Chubb Buildings	Fryer Street	WV1 1HT	18,000.00
SSE Scottish & Southern Energy(6252816413)	Craig Menzies	Grampian House	Perth	PH1 3GH	17,964.09
Deloitte LLP	The Pinnacle	150 Midsummer Boulevard	Milton Keynes	MK9 1FD	17,400.00
Tesco Stores Ltd - Stockton North Electricity and Insurance	Assets & Estates, Highwoods (2nd Floor)	2 Falcon Way Shire Park	Hertfordshire	AL7 1AB	17,157.10
East Lancashire Regeneration Burnley Service & Ins	East Lancashire Regeneration Ltd	2 Reedley Business Centre	Burnley	BB10 2TY	17,089.38
British Independent Utilities(BIU)	St Annes Buildings	349 Clifton Drive North	Lancashire	FY8 2NA	17,056.65
Servatech Limited	Chapelthorpe Hall	Church Lane	WF4 3JB	16,819.84	16,819.84
Sapphire (Harlow) Nominee Ltd - Harlow Service Charges	C/O Savills (UK) Ltd	Management Treasury Department	Wakefield	M2 4AW	16,643.98
CAPA	Consultiam Property Limited	7 Stratford Place	Belvedere, 12 Booth Street	Manchester	16,543.98
Water Plus Severn Trent Water Stoke (0147009695)	Providence Row	Durham	DH1 1RR	W1C 1AY	16,320.25
Halls Reactive Maintenance	7 Lochside View	Halifax	HX1 5ER		16,071.60
Business Stream Dundee (3003608)	The Elsie Whiteley Centre	Edinburgh		EH12 9DH	15,869.51
WHN Consulting Ltd	Manor Farm,	Milcombe	Barbury	OX15 4RG	15,404.72
Bolton Central RP Ltd - Bolton Service Charge & Insurance	C/O Savills (UK) Ltd	Management Treasury Department	Belvedere, 12 Booth St	M2 4AW	15,393.60
Automatic Data Processing Ltd	Sward Place	Pycroft Road	Chertsey	KT16 6JT	14,878.11
Water Plus St Helens (6002026148)	Two Smithfield	Leonard Coates Way	Stoke-On-Trent	ST1 4FD	14,613.26
Pall Mall Investments Ltd - Rugby Insurance	144 Clapton Common	London	E5 0AG		14,183.45
Parquish Technologies Ltd	Unit A, Ascensis Tower	Juniper Drive, Battersea Reach	SW18 1AY		13,964.59
Western Power Distribution	Accounts Receivable,	PO Box 231	Plymouth		13,900.61
Addleshaw Goddard LLP	Finance Department	Sovereign House	Leeds, West Yorks	PL4 0YU	13,841.40
Qualtrics LLC	Costello House	1 Clarendon Row	Leeds, West Yorks	LS1 1HQ	13,275.00
First In Service Ltd	Unit 2 Windsor Industrial Estate	Rupert Street	Birmingham		13,166.18
GYM Upholstery UK	1 Vision Park	Edison Way	Burnley	BB12 0DS	13,043.23
Mars Real Estate Investment - Edinburgh Service Charges	C/O JLL	PO Box 62442	London	E14 1HA	12,989.96
Ilseco	The Ohm Building	Suite 1b, Didsbury Technology Park	Manchester	M20 2AF	12,960.00
Global Autocare Ltd	Global One	Gelderd Road	Leeds	LS12 6LZ	12,443.45
Doncaster Metropolitan Borough Council	Finance and Corporate Services	Colmades House	Duke Street	Doncaster	12,000.50
Parkville Inc	344 Thomas L Berkley Way	Oakland	California	CA 94612	11,901.48
M7 Real Estate Investment Partners - Rentfree Rent	C/O Lee Baron Ltd	Walmar House, 6th Floor	296 Regent Street	W1B 3AP	11,451.21
Brabners	Horton House	Exchange Flags	Liverpool	L2 3YL	11,400.00
Ashtfield Grounds Maintenance	32 Victoria Drive	Horforth	Leeds	LS18 4PW	11,114.20
Jardines Property Developments Ltd - Milton Keynes Insurance	Lakeside, Shirwell Crescent	Furzon	Milton Keynes		11,090.45
HMC Health Management Company GMBH	Lonsir 55A	Wuppertal	42289		10,640.00
Threadneedle Prop Unit Trust - Bristol Service Charge & Insu	PO Box 3550	Swindon	SN3 9AP		10,525.12
Nottingham City Council	Business Rates	Admalt 3428	Nottingham		10,429.50
Business Stream Rentfree (2631235 & 2631232)	7 Lochside View	Edinburgh	Edinburgh		10,078.36
Water Plus United Utilities - Wigan (4192389252)	PO Box 12460	Harlow	CM20 9PJ		9,388.88
Water Plus Snelthick (0983033662)	8 Devonshire Square	London	EC2M 4PL		9,076.78
Wexer Virtual Ltd					9,018.00

UK Active	Castlewood House	77-91 New Oxford Street	London	WC1A 1PX	8,857.76
Water Plus United Utilities - St Helens (4213653686)	PO Box 50	Warrington	WA55 1AQ		8,695.94
Imagesound Ltd	Venture Way	Dunston Technology Park	Chesterfield	S41 8NE	8,576.60
Michael Page International Recruitment Limited	3rd Floor	Wellington House, 20 Queensmere	Slough	SL1 1DB	8,568.00
Hutchison Technologies	Innovation Centre	1 Harrison Road	Dundee	DD2 3SN	8,243.94
Water Plus - Mansfield (7000949578)	Water Plus	PO BOX 12460	Arthington	CM20 9PJ	8,220.37
Arcus Ventures Ltd - Darlington Rent	Corporate Services - Revenues	Arthington Hall	Arthington, Olney	LS21 1PH	8,172.05
Wakefield County Council - Wakefield	C/O M J Map Ltd	Business Rates, Wakefield One	Wakefield	WF1 2EB	8,171.16
St James's Place UK Plc - Dundee Insurance	HEM House Car Park	180 Great Portland Street	W1W 5QZ		7,993.34
Bedside Manor	Business Rates, Council Offices	Kirkstall Road	West Yorkshire	LS4 2QD	7,880.00
Rochford District Council - Southend BR	C/O Savills UK Ltd	South Street	Essex	SS4 1BW	7,812.00
Dewford Holdings Ltd - Sheffield Kilner Service Charges & In	Unit 3C, Park Mill Way	Clayton West	Manchester	M2 4AW	7,802.60
Emcon Industries Ltd	Stanprop Industrial 4 Ltd	180 Great Portland Street	Huddersfield	HD8 9XJ	7,548.00
Industrials - Ryden LLP Leeds Service Charge	C/O Ashdown Phillips & Partners	Arthington Hall	W1W 5QZ		7,502.86
Arcus Ventures Ltd - Darlington Insurance	7 Greens Road	Pippinford Manor	Arthington, Olney	LS21 1PH	7,427.02
Paloma 1 (Retail) Trustee 1 & 11 Ltd - Chesterfield Serv	C/O Corporate Occupier Real Estate Consulting Ltd	Blairinn	East Sussex	TN22 3HW	7,173.43
Farmfoods St Helens Insurance and Service Charges	85 Uxbridge Road	69 Derwent Drive	G67 2TU		7,122.83
B & Q Plc - Mansfield Insurance	C/O Ashdown Phillips & Partners	Ealing Broadway	SL6 6LE		7,068.47
RingCentral UK Ltd	Revenue and Benefit Service	Pippinford Manor	East Sussex	W5 5TH	6,809.91
Middleton SC Ltd - Middleton Insurance	CBRE - Renfrew Service Charge/Insurance	Quadrant East, 16 The Silverlink North	London	NE27 0BY	6,510.00
North Tyneside Council - Newcastle upon Tyne	26 Hatton Garden	London	EC1N 8BR		6,348.44
DO NOT USE - OLD MANAGING AGENT	147 Stamford Hill	London	N16 5LG		6,200.35
Freshworks Technologies UK Ltd	Corporate Services - Revenues	Business Rates, Wakefield One	Wakefield	WF1 2EB	6,184.45
Midos Property Management Limited - Wakefield Insurance	Falcon Road	Hinchbrook Business Park	PE29 6FG		6,032.64
Wakefield County Council - Castleford	1st Floor	50 George Street	W1U 7GA		6,000.00
Rapleys LLP	Henderson Insurance Brokers	Trueman House	West Yorkshire	LS27 0TS	5,929.23
Colliers International Rating UK LLP	Benefits & Exchequer Services	New Town House	Warrington	WA1 2NH	5,922.00
Arcus Ventures Ltd - Smeethwick Insurance	C/O Masan Partners LLP	The Corn Exchange, Brunswick Street	L2 0PJ		5,877.51
Warrington Borough Council	160 Aldersgate Street	London	EC1A 4HT		5,731.20
Planehouse Ltd - Speke Electricity	7 Lockside View	Edinburgh			5,710.46
DLA Piper	C/O Lee Baron Ltd	Walmar House, 6th Floor	Marlyebone, London		5,241.88
Business Stream Livingston (2681298)	50 Finsbury Square	London	EC2A 1HD		5,200.00
M7 Real Estate Investment Partners - Renfrew Service Charge	27 Quay Street	Edinburgh			5,155.16
Perkbox Ltd	5th Floor, Bauhaus	The Pensnett Estate	Manchester	M3 3GY	5,113.46
Business Stream East Kilbride (2631727)	Building 83 Bay 4	59 Main Street	DY6 7FL		4,850.32
Gazprom Energy	Bes Cottage	East Challow	Newrk, Notts	NG23 5BA	4,845.12
MGS Ltd	29B Shire Oak Road	Headingley	Oxfordshire	OX12 9RZ	4,800.00
Henderson Decorators	Bridge End House Lowlane	Horsforth	West Yorkshire	LS6 2DD	4,800.00
Leopard Business Solutions Ltd	Revenues and Benefits	Town Hall	LS18 4DF		4,608.12
Think Architecture & Design Ltd	3rd Floor, Profile West	Darlington	DL1 5QT		4,608.00
Mondial Lighting Company Limited	Nicola Murphy	Brentford	Middlesex	TW8 9ES	4,587.30
Darlington Borough Council	Wensley House	950 Great West Road	LS19 7ZA		4,537.16
Black Arrow Group Ltd - Livingston Insurance	Dean Bradley House	Romero House	Essex	SS4 1ND	4,453.85
Romero Insurance Brokers Ltd	Thorp Arch Grange,	9 Purdeys Way, Purdeys Ind Est	SW1P 2AF		4,260.00
Cantor Properties 2 Ltd - Southend Service Chg and Insurance	Unit 12 Cloisters House	Horseferry Road	LS23 7BA		4,235.06
Ugam Solutions Pvt Ltd	Revenues & Benefits Service	8 Batterssea Park Road	London	BD1 1HX	4,194.00
SIP Properties LLP - Leeds North Insurance	22 Newport	Britannia House	Bradford	4,085.00	
Leisure Jobs Ltd	63 Southway	Lincoln	LN1 3DF		4,024.80
Bradford Metropolitan District Council	1 Bradford Road	Dewsbury	WF13 2DT		4,000.00
Key Electrical Solutions Ltd	No1 Aire Street	PO BOX 12459	West Yorkshire	CM20 9PH	3,937.50
LS19 Limited	AV House	1 Boat Brae	Harlow	PH10 7BH	3,616.19
Creative Ads	C/O Fisher Hargreaves Proctor Ltd	Leeds	West Yorkshire	LS1 4PR	3,600.00
Water Plus - Burnley (6000853887)	Finance Department	Northumbria House	Derbyshire	DH1 5FJ	3,161.63
Castle Water Houslow (TW1581957192)	The Gables	Sunny Bank Gardens	DE56 1WD		3,083.86
Sculpt Digital Ltd	15 Athol Crescent	10 Oxford Street	NG1 5BG		2,907.43
Wave NUT 316019600011(NNWG Ltd)	5 East	The Council House	Derby	DE1 2FS	2,808.11
Sound Dynamics Ltd		Langwith Avenue	LS22 5DD		2,700.73
CR Estates Ltd - Nottingham Insurance		Edinburgh	V5T 1R6		2,688.00
Derby City Council		8th Avenue			2,652.37
Arcus Ventures Ltd - Brierley Hill Insurance					
Brodies LLP					
Hootsuite Inc.					

Leisure Media Company Ltd  
Barclays Credit Card  
Central Midlands Estates Limited - Derby Insurance  
Business Stream Edinburgh (2672593)  
Business Stream Cumberland (2845856 & 2988218)  
Radio Ltd  
Water plus Severn Trent NUL (0442006072)  
OLD LANDLORD DO NOT USE - Shrewsbury Service Charges  
Eden Springs (UK) Ltd  
Abstract Consulting Limited  
GJC Risk Management Ltd  
Rochdale Borough Council - Middleton BR  
Synergy Procurement Solutions Ltd  
Bates Office Supplies  
The Gym Doctors 365/ End to End GYM Services Ltd  
Silverbean  
Campfire PR  
E H Middleton & Son Decorators  
OLD LANDLORD - Doncaster Insurance  
Clyde & Co Claims LLP  
Business Stream Ltd - Falkirk (2861024)  
Water2Business - Bristol Water  
Water Plus Severn Trent Wolverhampton 0967012346  
Google Account ID 131-871-7804  
B&M Waste Services  
Peninsula Business Services Ltd  
Swansea City Council  
Deep Blue Networks Ltd  
DHS Investments - Hounslow Rent  
Tab Shop Products UK Ltd  
Wave (Hartlepool) 0380529101  
Verizon Connect UK Ltd  
KPMG LLP  
The Bradbury Executive Trust  
Marble Hill Partners  
Sage UK Ltd  
Business Stream Sheffield Hillsborough (9136159701)  
Harlands Group  
Water Plus United Utilities Belle Vale (4212827442)  
Conister Bank 40004817 - EOL  
Water Plus (6001343986)  
Business Stream Leeds North (9142190301)  
DAC Beachcroft Claims Ltd  
M24Seven  
JCT 600 Vehicle Leasing Solutions Ltd  
Egion Digital  
RAC Motoring Services  
Wave Southend 615935060017 (NWG Ltd)  
CPI Corporate Solutions Ltd  
B&M Bagnall & Morris Secure Shredding  
SMS Energy services Ltd  
Speirs Gurney Glasgow Temporary Rent Unit  
Safe Interventions Training UK  
Volkswagen Van Centre Ltd  
Minder Security and Fire Limited  
KCOM Group Plc  
EDF Energy Plc 5800MO16143  
South Lanarkshire Council - Hamilton  
Investec Asset Finance Plc  
Pitney Bowes/ Purchase Power  
The Checker  
Royal Mail Group Ltd

Portmill House  
Unit 1 Kirkstall Industrial Estate  
C/O Colliers International  
7 Lochside View  
7 Lochside View  
Manor House Enterprise Centre  
Unit B, Livingstone Boulevard  
The Highland Suite  
Units 7-8 Meridian House  
Revenues and Benefits  
CityHub  
Unit A1 To A4  
Unit 2 Span Valley Industrial Park  
Studios 2/3 The Kiln  
One Park Row  
986 A  
April Ltd - Doncaster Insurance  
Royal Exchange Building  
Business Stream  
Water2Business  
Google Ireland Limited  
Iris House  
The Peninsula  
1 Picton Lane  
CMB House  
Po Box 259  
Reading International Business Park  
1 The Embankment  
Riverside West  
84 Eccleson Square  
7 Lochside View  
1st Floor 41-43  
1st Floor Middleton Shopping Centre  
7 Lochside View  
Portwall Place  
Cobra Court  
Tordoff House  
Stafford House  
Thomas Street  
P. Box 4998  
1 First Avenue  
William Garvey Building  
Prennau House  
Property Management  
45 Abbey Road  
LCW House, Chain Bar Road  
153 Middlewood Road  
37 Carr Lane  
40 Grosvenor Place,  
Non-Domestic Rates  
Reading International Business Park  
Building 5 Trident Place  
169 Piccadilly Mayfair  
Credit Management Centre

Portmill Lane  
Kirkstall Road  
50 George Street  
Edinburgh  
Edinburgh  
Royal Wootton Bassett  
PO BOX 12459  
St Martins Court  
Hamilton International Technology Park  
Great Hollenden Business Centre-  
Eastgate  
PO Box 490  
9-11 Peckover Street  
Knights Park Industrial Estate  
Rawfolds Way, Cleckheaton  
Houls Estate, Walker Road  
Leeds  
Abbeyle Road  
St Ann's Square  
Po Box 17381  
1 Clevedon Walk  
PO BOX 12459  
Gordon House  
Dock Road South  
2 Cheetham Hill Road  
Swansea  
Akula House  
65 Delamere Road  
Sherbourne Drive  
Rotherham  
Basingsstoke Road  
Neville Street  
Whitehall Road  
Victoria  
North Park  
Edinburgh  
Perry Mount Road  
PO BOX 12459  
Middleton Manchester  
Edinburgh  
Portwall Lane  
Ball Green  
Aperley Bridge  
Unit 2, Leathley Road Industrial Estate  
Streitford  
Lancing  
Sherburn Industrial Park  
Port Causeway  
Copse Walk, Cardiff Gate Business Park  
194, Bath Street  
Enderby  
Cleckheaton  
Hillsborough  
Hull  
Victoria,  
David Dale House  
Reading  
RG2 6AA  
Hatfield Business Park  
Dudley House  
Royal Mail House

Hitchin  
Leeds  
London  
Wiltshire  
Harlow  
10 Paternoster Row  
Blantyre  
Mill Lane, Undermiller  
Louth  
Rochdale  
Little Germany  
Rochester  
Bradford  
BD19 5LJ  
NE6 2HL  
LS1 5HN  
Milhouses  
Manchester  
Edinburgh  
Nalaise  
Harlow  
Barrow street  
Bromborough  
Manchester  
SA1 4AF  
Cromwell Business Park  
Hayes  
Tilbrook  
S98 1QU  
Reading  
Leeds  
Leeds  
London  
Newcastle-upon-tyne  
Haywards Heath  
Harlow  
M24 4EL  
Bristol  
Stratford  
Bradford  
Leeds  
Manchester  
BN11 9AY  
Sherburn  
Bromborough  
Cardiff  
Glasgow  
LE19 2DB  
West Yorkshire  
Sheffield  
HU1 3RE  
London,  
45 John Street  
RG2 6AA  
Mosquito Way  
London  
Stone Hill Road

Herts  
LS4 2AZ  
WU1 7GA  
SN4 7HH  
London  
G72 0BP  
Sevenoaks  
Lincolnshire  
OL16 9AJ  
Bradford  
Kent  
BD19 5LJ  
NE6 2HL  
Sheffield  
M2 7EF  
EH12 1GT  
Bristol  
BS48 1WA  
CM20 9PH  
Ireland  
Dublin 4  
Wirral  
M4 4FB  
York Road, Welherby  
Middlesex  
Milton Keynes  
Berkshire  
LS1 4DW  
West Yorkshire  
SW1V 1LP  
NE13 9AA  
EH12 9DH  
RH16 3BN  
CM20 9PH  
EH12 9DH  
M32 0QT  
BD10 0PQ  
LS10 1BG  
LS4 2AZ  
Leeds  
Wirral  
G2 4LE  
BD19 3QF  
S6 4HB  
SW1X 7EN  
Blantyre  
AL10 9UJ  
WU1 9EH  
Bolton  
BL4 9XX

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2,045.90  
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914.02  
908.66  
837.56  
815.22  
724.74  
701.39  
586.80  
578.09  
576.00  
469.11  
436.25  
432.83  
382.85  
378.00  
373.75  
370.00  
350.96  
325.20  
316.80  
272.40  
262.40  
172.89  
156.16  
139.00  
119.40

Staff Expenses  
Bristol City Council  
Wave Sunderland 315222590017 (NWG Ltd)  
Business Stream Glasgow (2643071 & 2649572)  
Glasgow City Council  
Soficat plc  
Minder Security and Fire Ltd (CAPEX)  
DPD Local UK Ltd  
South Lanarkshire Council - East Kilbride  
DO NOT USE - OLD LANDLORD  
Ayden Ecom  
Childcare Vouchers Ltd  
DO NOT USE - OLD MANAGING AGENT  
Else Solicitors LLP  
Kingsway Asset Finance Ltd MAR92062 - EOL  
Kingsway Finance and Leasing 105910 EOL  
Black Horse 594631425  
Close Bros Business Finance ACBD005546 EOL  
Close Leasing Ltd ACLLO20047 Harlow  
Harlands PT Qualification Charges  
Harlow Council  
Connectivity UK Ltd T/a Hitwise  
Victoria Asset Finance Ltd  
Liverpool City Council - Speke  
Xcommerce, Inc. dba Magento Inc.  
Milton Keynes Council  
North Lanarkshire Council - Cumbernauld BR  
RM Consulting  
Sandwell Metropolitan Borough Council - Smethwick BR  
Savills UK Ltd - Hull Service Charge & Insurance  
Shropshire Council - Shrewsbury BR  
Stockton Council - Stockton South  
Sunderland City Council  
Tesco Stores Ltd - Stockton North Rent  
Welsh Water Swansea 4263005901  
Wigan Council  
Wolverhampton City Council  
General Asset Management 0038272900144145  
Close Brothers Business Finance ACBF004585  
TMobile EE  
Adyen NV - POS  
Stockton Council - Stockton North  
Fuelmate Limited  
CodeBerry Ltd  
Nimbus Hosting Ltd  
Rotherham Metropolitan Borough Council  
Bolton Council  
Burnley Council  
Vodafone  
The City of Edinburgh Council  
Water Plus Severn Trent Nottingham (0552011510)  
Water Plus United Utilities - Speke (4218167416)  
Money Saving Expert  
Wave - Anglian Water Southend (0273348901)  
Facebook  
Alistar Business Solutions Ltd  
Water Plus - United Utilities - Bolton (4209892611)  
Water Plus - Brierley Hill 0983035280  
Google Maps 7089-2270-5280  
Aviva Health UK Ltd  
Wave - Anglian Milton Keynes (0226730901)  
Walker Morris LLP

Unit 1  
Local Taxation  
Customer Centre  
7 Lochside View  
Financial Services  
Fieldhouse Lane  
153 Middlewood Road  
15th Floor  
Non-Domestic Rates  
Lanes Estate Co - East Kilbride Insurance  
Adyen NV  
50 Vauxhall Bridge Road  
C/O Lochwood Property Management  
First Avenue  
Manchester Rd  
Manchester Rd  
St William House  
Olympic Court  
Revenues & Benefits  
WeWork, Aviation House  
P. O Box 256  
Business Rates Team  
3640 Holdredge Avenue  
Revenue Service, P O Box 5327  
PO Box 9060  
The Connect Building  
Revenues & Benefits Services  
PO Box 3550  
Revenues and Benefits  
PO Box 410 Kingsway House  
Business Rates Section  
Assets & Estates, Highwoods (2nd Floor)  
Swyddfa Gofrestredig  
Business Rates Team, Wigan Borough Council  
Civic Centre  
Bridge House  
Simon Carmiggelstraat 6-50  
Municipal Buildings  
Witham House  
28b Newgate Street  
1 Centrus  
Riverside House  
Business Rates Section  
Revenues and Benefits  
Non Domestic Rates, Customer Services  
PO Box 450  
1 Dean Street  
PO BOX 10643  
Facebook Ireland Limited  
PO Box 1463  
Gordon House  
Anglian Water Business  
33 Wellington Street

Kirkstall Industrial Estate  
PO Box 968  
P O Box 300  
Edinburgh  
Glasgow City Council  
Marlow  
Hillsborough  
Castlemead, Lower Castle Street  
David Dale House  
7 Brantwood Road  
Simon Carmiggelstraat 6-50  
London  
Lamb Street, 1st Floor New Cross Shopping Centre  
Centum 100  
Wilmslow  
Tresillian Terrace  
Third Ave  
Civic Centre  
125 Kingsway  
Caerphilly  
PO Box 2012  
Los Angeles  
Civic Offices, 1 Saxon Gate East  
Motherwell  
2nd Floor  
P O Box 239  
Swindon  
PO Box 4749  
West Precinct  
PO Box 115  
2 Falcon Way Shire Park  
Pentwyn Road  
Customer Services  
St Peter's Square  
Hesslewood Country Office Park, Farnby Road  
Primry Mill Business Centre  
Amsterdam  
Church Road  
45 Spyvee Street  
Doddingdon, March  
Mead Lane  
Main Street  
PO Box 32  
Parker Lane  
Vodafone House  
The City of Edinburgh Council  
PO BOX 12459  
Warrington  
Scho, London  
Harlow  
4 Grand Canal Square  
Windmill Hill  
PO BOX 12459  
PO BOX 12459  
Barrow Street  
Hampshire Corporate Park  
PO Box 259  
Leeds

Kirkstall Road  
Bristol  
Durtam  
45 John Street  
Buckinghamshire  
Sheffield  
Bristol  
45 John Street  
Safford  
1011 DJ  
SW1V 2RS  
Hamilton  
Burton Upon Trent  
SK9 1BQ  
SK9 1BQ  
Cardiff  
Trafford Park  
The Water Gardens, Harlow  
London  
CF83 9FJ  
Liverpool  
California  
Milton Keynes  
ML1 1PF  
Sale  
SN3 9AP  
Shrewsbury  
Billingham  
Sunderland  
Welwyn Garden City  
Nelson  
PO BOX 100  
Wolverhampton  
Hessle  
68 Blackburn Road  
1011 DJ  
Stockton on Tees  
Hull  
England  
Hertford  
Rotherham  
Bolton  
Burnley  
The Connection  
PO Box 463  
Harlow  
WA55 1WA  
WID 3RB  
CM20 9HB  
Grand Canal Harbour  
Swindon  
Harlow  
Dublin 4  
Eastleigh  
Rotherham  
LS1 4DL

Leeds  
BS95 1ZG  
DH1 9WQ  
Glasgow  
SL7 1LW  
South Yorkshire  
BS1 3AG  
Blantyre  
Manchester  
Amsterdam  
The Netherlands  
South Lanarkshire  
Staffordshire  
DE14 2WE  
CF10 5BH  
M17 1AP  
Essex  
WC2B 6NH  
L69 2DX  
90016  
Buckinghamshire  
Glasgow  
M33 6GU  
SY1 9GH  
TS23 2YD  
SR5 9BJ  
Hertfordshire  
Teharris  
WN1 3DS  
WV1 1ZT  
East Yorkshire  
Haslingden, Rossendale  
HU13 0PB  
BB4 5HL  
TS18 1LD  
HU8 7JR  
PE15 0SR  
SG13 7GX  
S60 1AE  
BL1 1RX  
Lancashire  
Newbury  
Edinburgh  
CM20 9PH  
Dublin 2  
Wiltshire  
SN5 6PS  
CM20 9PH  
CM20 9PH  
Ireland  
SOS3 3RY  
S98 1QU  
(12,804.81)



British Gas Trading Limited - Electricity	2600 John Smith Drive	Oxford Business Park South	Oxford	OX4 2JY	(306,058.95) <u>5,936,266.50</u>
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**COMPANY SHAREHOLDERS -**

If more convenient, a list of the company's shareholders may be attached to this page

Name of shareholder	Address (with postcode)	No. of shares	Nominal Value	Details of shares held
Wright Leisure Midco Limited	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	2000	2.00	A Ordinary shares
Wright Leisure Midco Limited	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ			B Ordinary shares
Wright Leisure Midco Limited	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ			C Ordinary shares
Wright Leisure Midco Limited	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ			D Ordinary shares
Wright Leisure Midco Limited	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ			E Ordinary shares
				800
				600
				460
				100
				40

Insert as many lines as required

<b>TOTAL</b>		2.00	
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In accordance with  
section 99 of the  
Insolvency Act 1986  
and rule 3.30 of the  
Insolvency (England  
and Wales) Rules 2016

**Statement of Affairs**

Name of Company
Wright Leisure Topco Limited

Company Number
11331128

Name of Court
In the High Court of Justice, Business and Property Courts in Leeds, Insolvency and Companies List (ChD)

Court Number
CR-2020-LDS-000593

Insert date of insolvency

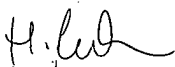
The particulars and other information shown in this statement of affairs and any continuation sheets give a full  
**and complete statement of the company's affairs on**  
Date  
22/07/2020

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**Statement of Truth**

I believe that the facts stated in this statement are true.

Full name Helen Gauden

Signed 

Dated 27/07/2020

2 Wright Leisure Topco Limited  
A - Summary of Assets -

**Assets**

Assets subject to fixed charge

Investment in Wright Leisure Manco Limited  
Investment in Xercise Health & Fitness Limited  
Investment in Xercise4less Wakefield Limited  
Investment in Xercise4less Stockton Limited  
Investment in Xercise4less Leeds Limited  
Investment in Xercise4less Doncaster Limited  
Investment in Xercise4less Wigan Limited  
Investment in Xercise4less Bolton Limited  
Investment in Xercise 4less Hull Limited  
Investment in Xercise4less NUL  
Investment in Xercise4less Nottingham Limited

Less monies due to fixed charge holder(s)

JD  
BGF

Deficit to fixed charge holder

Assets subject to floating charge

Intercompany - Wright Leisure Limited

Book Value £	Estimated to realise £
20.00	0.00
1.00	
1.00	
1.00	
1.00	
1.00	
1.00	
1.00	
1.00	
1.00	
1.00	
30.00	(38,528,682.00) N1
	(2,711,853.00) N1
	(41,240,535.00)
20,627,541.00	0.00
20,627,541.00	0.00

Total assets available for preferential creditors


Signed

Dated 27/07/2020

N1 - The fix charge holders are the same throughout the entirety of the group companies. The fix charge is over the Group's assets and therefore included in the SOA in each individual entity for consistency.

3 Wright Leisure Topco Limited  
A1 - Summary of Liabilities -

	Estimated to realise
<b>Total assets available for preferential creditors</b> (carried forward from page A)	£0.00
<b>Liabilities</b>	
Preferential creditors	£0.00
<b>Estimated deficiency/surplus as regards preferential creditors</b>	£0.00
Estimated prescribed part of net property where applicable(to carry forward)	£0.00
<b>Estimated total assets available for floating charge holders</b>	£0.00
JD	(£38,538,682.00)
BGF	(£2,711,853.00)
<b>Estimated deficiency/surplus of assets after floating charges</b>	(£41,240,535.00)
Estimated prescribed part of net property where applicable (brought down)	£0.00
<b>Total assets available to unsecured creditors</b>	£0.00
Unsecured non-preferential claims(excluding any shortfall to floating charge holders)	(£20,627,569.00)
<b>Estimated deficiency/surplus as regards non-preferential creditors (excluding any shortfall to floating charge holders)</b>	(£20,627,569.00)
Shortfall to floating charge holders (brought down)	(£41,240,535.00)
<b>Estimated deficiency/surplus as regards creditors</b>	(£61,868,104.00)
Issued and called up capital	(£2.00)
<b>Estimated total deficiency/surplus as regards members</b>	(£61,868,106.00)

Signature 

Date 27/07/2020

4 Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**Wright Leisure Topco Limited**  
**COMPANY CREDITORS -**

Name of Creditor or Claimant	Address (with postcode)	Amount of debt £	Details of any security held by creditor	Date security given	Value of security £	Type of Debt (eg Retention of title, hire purchase, lease asset, rent)
BGF Nominees Jonathan Wright	The Lewis Building, 35 Bull street, Birmingham, B4 6AF Arthington Hall, Arthington Lane, Arthington, Pool in Whatfedale, LS21 1PH	19,307,527.00 1,320,042.00	None None	N/A N/A	N/A N/A	Loan notes Loan notes
Insert as many lines as required - above this line		20,627,569.00				
TOTAL						

Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**COMPANY EMPLOYEES (INCLUDING FORMER EMPLOYEES)**

Claims of employees and former employees. This schedule is NOT delivered to the Registrar of Companies.

Name of Creditor or Claimant	Address (with postcode)	Amount of debt £	Details of any security held by creditor	Date security given	Value of security £
Insert as many lines as required - above this line		0.00			
TOTAL					

Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**CONSUMER DEPOSIT CREDITORS**

Claims of consumer deposit creditors claiming amounts paid in advance of the supply of goods or services. This schedule is NOT delivered to the Registrar of Companies.

Name of Creditor or Claimant	Address (with postcode)	Amount of debt £	Details of any security held by creditor	Date security given	Value of security £
Insert as many lines as required - above this line					
TOTAL					
TOTAL		20,627,569.00			

**COMPANY SHAREHOLDERS -**

If more convenient, a list of the company's shareholders may be attached to this page

Name of shareholder	Address (with postcode)	No. of shares	Nominal Value	Details of shares held
BGF Nominees	The Lewis Building, 35 Bull street, Birmingham, B4 6AF	800	0.80	A Ordinary shares
Proventus Capital Partners	Katarinavägen 15 - Box 1719 SE-111 87 Stockholm Sweden	600	0.60	B Ordinary shares
Helen Gauden	Vermuyden Top Road, Barnby Dun, Doncaster, DN3 1DA	160	0.16	C Ordinary shares
Alan Fort	Woodside, Barnet Wood Road, Bromley, Kent, BR2 8HJ	140	0.14	C Ordinary shares
BGF Nominees	The Lewis Building, 35 Bull street, Birmingham, B4 6AF	160	0.16	C Ordinary shares
Jonathan Wright	Arthington Hall, Arthington Lane, Arthington, Pool in Wharfedale, LS21 1	100	0.10	D Ordinary shares
Peter Boddy	The Old Rectory, Cranoe, Market Harborough, Leicester, LE16 7SW	20	0.02	E Ordinary shares
Stuart Perrin	7 Sedgemoor, Thorne, Leeds, LS14 3LB	20	0.02	E Ordinary shares

Insert as many lines as required

**TOTAL**

2.00

In accordance with  
section 99 of the  
Insolvency Act 1986  
and rule 3.30 of the  
Insolvency (England  
and Wales) Rules 2016

Insert date of insolvency

### Statement of Affairs

Name of Company

Wright Leisure Midco Limited

Company Number

11331879

Name of Court

In the High Court of Justice, Business and Property Courts in Leeds,  
Insolvency and Companies List (ChD)

Court Number

CR-2020-LDS-000598

The particulars and other information shown in this statement of affairs and any continuation sheets give a full  
and complete statement of the companys affairs on

Date

22/07/2020

---

### Statement of Truth

I believe that the facts stated in this statement are true.

Full name

Helen Gauden

Signed



Dated

27/07/2020



2 Wright Leisure Midco Limited  
A - Summary of Assets -

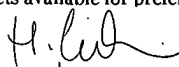
**Assets**

Assets subject to fixed charge  
Investment in Wright Leisure Limited  
Less monies due to fixed charge holder(s)  
JD  
BGF  
Deficit to fixed charge holder  
  
Assets subject to floating charge  
Intercompany debtors - Wright Leisure Limited

Book Value £	Estimated to realise £	
2.00	0.00	
	(38,528,682.00)	N1
	(2,711,853.00)	N1
2.00	(41,240,535.00)	
38,528,680.00	0.00	
38,528,680.00	0.00	

Total assets available for preferential creditors

Signed



Dated 27/07/2020

N1 - The fix charge holders are the same throughout the entirety of the group companies. The fix charge is over the Group's assets and therefore included in the SOA in each individual entity for consistency.

Estimated  
to realise

Total assets available for preferential creditors  
(carried forward from page A)

£0.00

Liabilities

Preferential creditors

£0.00

Estimated deficiency/surplus as regards preferential creditors

£0.00

Estimated prescribed part of net property where applicable(to carry forward)

£0.00

Estimated total assets available for floating charge holders

£0.00

JD

(£38,528,682.00)

BGF

(£2,711,853.00)

Estimated deficiency/surplus of assets after floating charges

(£41,240,535.00)

Estimated prescribed part of net property where applicable  
(brought down)

£0.00

Total assets available to unsecured creditors

£0.00

Unsecured non-preferential claims(excluding any shortfall to  
floating charge holders)

£0.00

Estimated deficiency/surplus as regards non-preferential  
creditors (excluding any shortfall to floating charge holders)

£0.00

Shortfall to floating charge holders (brought down)

(£41,240,535.00)

Estimated deficiency/surplus as regards creditors

(£41,240,535.00)

Issued and called up capital

(£0.02)

Estimated total deficiency/surplus as regards members

(£41,240,535.02)

Signature



Date

27/07/2020

4 Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**Wright Leisure Midco Limited**  
**COMPANY CREDITORS -**

Name of Creditor or Claimant	Address (with postcode)	Amount of debt £	Details of any security held by creditor	Date security given	Value of security £	Type of Debt (eg Retention of title, hire purchase, lease asset, rent)
Insert as many lines as required - above this line						
TOTAL		-	-	-	-	-

Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**COMPANY EMPLOYEES (INCLUDING FORMER EMPLOYEES)**

Claims of employees and former employees. This schedule is NOT delivered to the Registrar of Companies.

Name of Creditor or Claimant	Address (with postcode)	Amount of debt £	Details of any security held by	Date security	Value of
0.00					

Insert as many lines as required - above this line

TOTAL					
-------	--	--	--	--	--

Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**CONSUMER DEPOSIT CREDITORS**

Claims of consumer creditors claiming amounts paid in advance of the supply of goods or services. This schedule is NOT delivered to the Registrar of Companies.

Name of Creditor or Claimant	Address (with postcode)	Amount of debt £	Details of any security held by	Date security	Value of
------------------------------	-------------------------	---------------------	---------------------------------	---------------	----------

Insert as many lines as required - above this line

TOTAL					
-------	--	--	--	--	--

TOTAL					
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**COMPANY SHAREHOLDERS -**

If more convenient, a list of the company's shareholders may be attached to this page

Name of shareholder	Address (with postcode)	No. of shares	Nominal Value	Details of shares held
Wright Leisure Manco Limited	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	2	0.02	Ordinary shares
Insert as many lines as required				
TOTAL			0.02	

In accordance with  
section 99 of the  
Insolvency Act 1986  
and rule 3.30 of the  
Insolvency (England  
and Wales) Rules 2016

**Statement of Affairs**

Name of Company

Wright Leisure Manco Limited

Company Number

12275784

Name of Court

In the High Court of Justice, Business and Property Courts in Leeds,  
Insolvency and Companies List (ChD)

Court Number

CR-2020-LDS-000596

Insert date of insolvency

The particulars and other information shown in this statement of affairs and any continuation sheets give a full  
and complete statement of the companys affairs on

Date

22/07/2020

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**Statement of Truth**

I believe that the facts stated in this statement are true.

Full name

Helen Gauden

Signed



Dated

27/07/2020

2 Wright Leisure Manco Limited  
A - Summary of Assets -

**Assets**

Assets subject to fixed charge  
Investment in Wright Leisure Midco Limited  
Less monies due to fixed charge holder(s)  
JD  
BGF  
Deficit to fixed charge holder

Assets subject to floating charge  
Intercompany - Wright Leisure Topco

Book Value £	Estimated to realise £	
0.02	0.00	
	(38,528,682.00)	N1
	(2,711,853.00)	N1
0.02	(41,240,535.00)	
20.00	0.00	shares
20.00	0.00	

Total assets available for preferential creditors

Signed



Dated 27/07/2020

N1 - The fix charge holders are the same throughout the entirety of the group companies. The fix charge is over the Group's assets and therefore included in the SOA in each individual entity for consistency.

3 Wright Leisure Manco Limited  
A1 - Summary of Liabilities -

Estimated  
to realise

Total assets available for preferential creditors  
(carried forward from page A)

£0.00

Liabilities

Preferential creditors

£0.00

Estimated deficiency/surplus as regards preferential creditors

£0.00

Estimated prescribed part of net property where applicable(to carry forward)

£0.00

Estimated total assets available for floating charge holders

£0.00

JD

(£38,528,682.00)

BGF

(£2,711,853.00)

Estimated deficiency/surplus of assets after floating charges

(£41,240,535.00)

Estimated prescribed part of net property where applicable  
(brought down)

£0.00

Total assets available to unsecured creditors

£0.00

Unsecured non-preferential claims(excluding any shortfall to  
floating charge holders)

£0.00

Estimated deficiency/surplus as regards non-preferential  
creditors (excluding any shortfall to floating charge holders)

£0.00

Shortfall to floating charge holders (brought down)

(£41,240,535.00)

Estimated deficiency/surplus as regards creditors

(£41,240,535.00)

Issued and called up capital

(£20.00)

Estimated total deficiency/surplus as regards members

(£41,240,555.00)

Signature

Date

27/07/2020

4. Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

Wright Leisure Manco Limited  
COMPANY CREDITORS -

Name of Creditor or Claimant	Address (with postcode)	Amount of debt £	Details of any security held by creditor	Date security given	Value of security £	Type of Debt (eg Retention of title, hire purchase, lease asset, rent)
Insert as many lines as required - above this line						
TOTAL		-	-	-	-	-

Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

COMPANY EMPLOYEES (INCLUDING FORMER EMPLOYEES)

Claims of employees and former employees. This schedule is NOT delivered to the Registrar of Companies.

Name of Creditor or Claimant	Address (with postcode)	Amount of debt £	Details of any security held by	Date security	Value of
0.00					

Insert as many lines as required - above this line

TOTAL					
-------	--	--	--	--	--

Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

CONSUMER DEPOSIT CREDITORS

Claims of consumer creditors claiming amounts paid in advance of the supply of goods or services. This schedule is NOT delivered to the Registrar of Companies

Name of Creditor or Claimant	Address (with postcode)	Amount of debt £	Details of any security held by	Date security	Value of
Insert as many lines as required - above this line					
TOTAL		-	-	-	-
TOTAL		-	-	-	-



**COMPANY SHAREHOLDERS -**

If more convenient, a list of the company's shareholders may be attached to this page

Name of shareholder	Address (with postcode)	No. of shares	Nominal Value	Details of shares held
Wright Leisure Topco Limited	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	2	20.00	Ordinary shares
Insert as many lines as required				
<b>TOTAL</b>			<b>20.00</b>	

In accordance with  
section 99 of the  
Insolvency Act 1986  
and rule 3.30 of the  
Insolvency (England  
and Wales) Rules 2016

**Statement of Affairs**

Name of Company
Xercise4Less (Leeds) Ltd

Company Number
07762515

Name of Court
In the High Court of Justice, Business and Property Courts in Leeds, Insolvency and Companies List (ChD)

Court Number
CR-2020-LDS-000595

Insert date of insolvency


The particulars and other information shown in this statement of affairs and any continuation sheets give a full  
and complete statement of the company's affairs on  
Date  
22/07/2020

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**Statement of Truth**

I believe that the facts stated in this statement are true.

Full name      Helen Gauden

Signed      

Dated      27/07/2020

2 *Xercise4Less (Leeds) Ltd*  
**A - Summary of Assets -**

**Assets**

Assets subject to fixed charge

Detail of asset  
Detail of asset  
Detail of asset  
Detail of asset  
Detail of asset

Less monies due to fixed charge holder(s)

JD  
BGF

Deficit due to fixed charge holder(s)

Assets subject to floating charge

Plant & Machinery  
Motor vehicles  
Xercise4Less Wigan  
Xercise4Less Bolton  
Xercise4Less Hull  
Xercise4Less Newcastle Under Lyme  
Xercise4Less Nottingham Ltd  
Wright Leisure

Book Value £	Estimated to realise £	
0.00	0.00	
0.00	0.00	
0.00	0.00	
0.00	0.00	
0.00	0.00	
	(38,528,682.00)	N1
	(2,711,853.00)	N1
0.00	(41,240,535.00)	
16,796.66	0.00	
2,729.76	0.00	
72,894.00	0.00	
132,624.00		
99,983.00		
29,391.00		
5,385.00		
163,600.06		
<b>523,403.48</b>	<b>0.00</b>	

Total assets available for preferential creditors

Signed



Dated

27/07/2020

N1 - The fix charge holders are the same throughout the entirety of the group companies. The fix charge is over the Group's assets and therefore included in the SOA in each individual entity for consistency.

3 Xercise4Less (Leeds) Ltd  
A1 - Summary of Liabilities -

Estimated  
to realise

Total assets available for preferential creditors.  
(carried forward from page A)

£0.00

Liabilities

Preferential creditors

£0.00

Estimated deficiency/surplus as regards preferential creditors

£0.00

Estimated prescribed part of net property where applicable(to carry forward)

£0.00

Estimated total assets available for floating charge holders

£0.00

JD

(£38,528,682.00)

BGF

(£2,711,853.00)

Estimated deficiency/surplus of assets after floating charges

(£41,240,535.00)

Estimated prescribed part of net property where applicable  
(brought down)

£0.00

Total assets available to unsecured creditors

£0.00

Unsecured non-preferential claims(excluding any shortfall to  
floating charge holders)

(£394,507.77)

Estimated deficiency/surplus as regards non-preferential  
creditors (excluding any shortfall to floating charge holders)

(£394,507.77)

Shortfall to floating charge holders (brought down)

(£41,240,535.00)

Estimated deficiency/surplus as regards creditors

(£41,635,042.77)

Issued and called up capital

(£1.00)

Estimated total deficiency/surplus as regards members

(£41,635,043.77)

Signature

Date

27/07/2020

4. Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ('consumer deposit creditors'), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**Xercise4Less (Leeds) Ltd**  
**COMPANY CREDITORS -**

Name of Creditor or Claimant	Address (with postcode)	Amount of debt £	Details of any security held by creditor	Date security given	Value of security £	Type of Debt (eg Retention of title, hire purchase, lease asset, rent)
Xercise Health & Fitness Club Limited	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	14,285.00	None	N/a	N/A	Intercompany
Xercise4Less Wakefield	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	112,529.00	None	N/a	N/A	Intercompany
Xercise4Less Stockton	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	12,700.00	None	N/a	N/A	Intercompany
Xercise4Less Doncaster	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	131,745.00	None	N/a	N/A	Intercompany
Industrials - SC & Insurance	180 Great Portland Street, London, W1W 5QZ	7,502.66	None	N/A	N/A	Lease Asset
Industrials - Rent	180 Great Portland Street, London, W1W 5QZ	115,746.11	None	N/a	N/A	Lease Asset
Insert as many lines as required - above this line						
TOTAL		394,507.77				

Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ('consumer deposit creditors'), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**COMPANY EMPLOYEES (INCLUDING FORMER EMPLOYEES)**

Claims of employees and former employees. This schedule is NOT delivered to the Registrar of Companies.

Name of Creditor or Claimant	Address (with postcode)	Amount of debt £	Details of any security held by creditor	Date security given	Value of security £
Insert as many lines as required - above this line					
TOTAL		-			-

Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ('consumer deposit creditors'), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**CONSUMER DEPOSIT CREDITORS**

Claims of consumer creditors claiming amounts paid in advance of the supply of goods or services. This schedule is NOT delivered to the Registrar of Companies.

Name of Creditor or Claimant	Address (with postcode)	Amount of debt £	Details of any security held by creditor	Date security given	Value of security £
Insert as many lines as required - above this line					
TOTAL		-			-
TOTAL		394,507.77			-

**COMPANY SHAREHOLDERS -**

If more convenient, a list of the company's shareholders may be attached to this page

Name of shareholder	Address (with postcode)	No. of shares	Nominal Value	Details of shares held
<i>Wright Leisure Limited</i>	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	1	1.00	Ordinary shares

*Insert as many lines as required*

<b>TOTAL</b>			1.00	
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In accordance with  
section 99 of the  
Insolvency Act 1986  
and rule 3.30 of the  
Insolvency (England  
and Wales) Rules 2016

Insert date of insolvency

**Statement of Affairs**

Name of Company

Xercise4Less (Bolton) Limited

Company Number

08113124

Name of Court

In the High Court of Justice, Business and Property Courts in Leeds,  
Insolvency and Companies List (ChD)

Court Number

The particulars and other information shown in this statement of affairs and any continuation sheets give a full  
**and complete statement of the company's affairs on**

Date

22/07/2020

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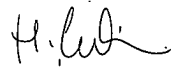
**Statement of Truth**

I believe that the facts stated in this statement are true.

Full name

Helen Gauden

Signed



Dated

27/07/2020

2 Xercise4Less (Bolton) Limited  
A - Summary of Assets -

**Assets**

Assets subject to fixed charge

Detail of asset  
Detail of asset  
Detail of asset  
Detail of asset  
Detail of asset

Less monies due to fixed charge holder(s)

JD  
BGF

Deficit to fixed charge holder

Assets subject to floating charge

Plant & Machinery  
Xercise4Less Wakefield  
Xercise4Less Stockton  
Xercise4Less Hull  
Xercise4Less Newcastle Under Lyme  
Xercise4less Nottingham Ltd  
Wright Leisure

Book Value £	Estimated to realise £	
0.00	0.00	
0.00	0.00	
0.00	0.00	
0.00	0.00	
0.00	0.00	
	(38,528,682.00)	N1
	(2,711,853.00)	N1
0.00	(41,240,535.00)	
58,980.51	0.00	
21,183.64	0.00	
12,020.17	0.00	
33,777.50	0.00	
22,996.20		
5,000.00		
96,048.56		
<b>250,006.58</b>	<b>0.00</b>	

Total assets available for preferential creditors

Signed

Dated 27/07/2020

N1 - The fix charge holders are the same throughout the entirety of the group companies. The fix charge is over the Group's assets and therefore included in the SOA in each individual entity for consistency.



Estimated  
to realise

Total assets available for preferential creditors  
(carried forward from page A)

£0.00

Liabilities

Preferential creditors

£0.00

Estimated deficiency/surplus as regards preferential creditors

£0.00

Estimated prescribed part of net property where applicable (to carry forward)

£0.00

Estimated total assets available for floating charge holders

£0.00

JD

(£38,528,682.00)

BGF

(£2,711,853.00)

Estimated deficiency/surplus of assets after floating charges

(£41,240,535.00)

Estimated prescribed part of net property where applicable  
(brought down)

£0.00

Total assets available to unsecured creditors

£0.00

Unsecured non-preferential claims (excluding any shortfall to  
floating charge holders)

(£349,383.54)

Estimated deficiency/surplus as regards non-preferential  
creditors (excluding any shortfall to floating charge holders)

(£349,383.54)

Shortfall to floating charge holders (brought down)

(£41,240,535.00)

Estimated deficiency/surplus as regards creditors

(£41,589,918.54)

Issued and called up capital

(£1.00)

Estimated total deficiency/surplus as regards members

(£41,589,919.54)

Signature

Date

27/07/2020

4 Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**Xercise4Less (Bolton) Limited  
COMPANY CREDITORS -**

Name of Creditor or Claimant	Address (with postcode)	Amount of debt £	Details of any security held by creditor	Date security given	Value of security £	Type of Debt (eg Retention of title, hire purchase, lease asset, rent)
Xercise4Less Castleford	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	14,512.83	None	N/a	N/a	Intercompany
Xercise4Less Leeds	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	132,623.56	None	N/a	N/a	Intercompany
Xercise4Less Doncaster	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	89,395.41	None	N/a	N/a	Intercompany
Bolton Central RP Ltd - Rent	c/o Savills (UK) Ltd, Belvedere, 12 Booth St, Manchester, M2 4AW	97,458.14	None	N/a	N/a	Lease Asset
Bolton Central RP Ltd - SC	c/o Savills (UK) Ltd, Belvedere, 12 Booth St, Manchester, M2 4AW	15,393.60	None	N/a	N/a	Lease Asset
Insert as many lines as required - above this line		349,383.54				
TOTAL						

Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**COMPANY EMPLOYEES (INCLUDING FORMER EMPLOYEES)**

Claims of employees and former employees. This schedule is NOT delivered to the Registrar of Companies.

Name of Creditor or Claimant	Address (with postcode)	Amount of debt	Details of any security held by	Date security	Value of
Insert as many lines as required - above this line					
TOTAL					

Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**CONSUMER DEPOSIT CREDITORS**

Claims of consumer deposit creditors claiming amounts paid in advance of the supply of goods or services. This schedule is NOT delivered to the Registrar of Companies

Name of Creditor or Claimant	Address (with postcode)	Amount of debt	Details of any security held by	Date security	Value of
Insert as many lines as required - above this line					
TOTAL					
TOTAL					

**COMPANY SHAREHOLDERS -**

If more convenient, a list of the company's shareholders may be attached to this page

Name of shareholder	Address (with postcode)	No. of shares	Nominal Value	Details of shares held
<i>Wright Leisure Limited</i>	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	1	1.00	Ordinary shares

*Insert as many lines as required*

<b>TOTAL</b>			1.00	
--------------	--	--	------	--

In accordance with  
section 99 of the  
Insolvency Act 1986  
and rule 3.30 of the  
Insolvency (England  
and Wales) Rules 2016

Insert date of insolvency

**Statement of Affairs**

Name of Company
Xercise Health & Fitness Club Limited

Company Number
6316205

Name of Court
In the High Court of Justice, Business and Property Courts in Leeds, Insolvency and Companies List (ChD)

Court Number
CR-2020-LDS-000604

The particulars and other information shown in this statement of affairs and any continuation sheets give a full  
and complete statement of the company's affairs on  
Date 22/07/2020

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**Statement of Truth**

I believe that the facts stated in this statement are true.

Full name Helen Gauden

Signed 

Dated 27/07/2020

2 Xercise Health & Fitness Club Limited  
A - Summary of Assets -

**Assets**

Assets subject to fixed charge

Detail of asset  
Detail of asset  
Detail of asset  
Detail of asset  
Detail of asset

Less monies due to fixed charge holder(s)

JD  
BGF

Deficit to fixed charge holder

Assets subject to floating charge

Plant & Machinery  
Xercise4 Less Wakefield  
Xercise4 Less Stockton  
Xercise4 Less Leeds  
Xercise4 Less Doncaster  
Xercise4 Less Wigan  
Xercise4 Less Bolton  
Xercise4 Less Hull  
Xercise4 Less Newcastle Under Lyme  
Xercise4 less Nottingham Ltd

Book Value £	Estimated to realise £	
0.00	0.00	
0.00	0.00	
0.00	0.00	
0.00	0.00	
0.00	0.00	
	(38,528,682.00)	N1
	(2,711,853.00)	N1
0.00	(41,240,535.00)	
34,924.49	0.00	
35,666.00	0.00	
109,044.00	0.00	
14,285.00	0.00	
11,515.00	0.00	
15,342.00	0.00	
14,513.00	0.00	
30,647.00	0.00	
10,699.00	0.00	
121.00	0.00	
<b>276,756.49</b>	<b>0.00</b>	

Total assets available for preferential creditors


Signed

Dated 27/07/2020

N1 - The fix charge holders are the same throughout the entirety of the group companies. The fix charge is over the Group's assets and therefore included in the SOA in each individual entity for consistency.

3 Xercise Health & Fitness Club Limited  
A1 - Summary of Liabilities -

	Estimated to realise
<b>Total assets available for preferential creditors (carried forward from page A)</b>	<b>£0.00</b>
<b>Liabilities</b>	
Preferential creditors	£0.00
<b>Estimated deficiency/surplus as regards preferential creditors</b>	<b>£0.00</b>
Estimated prescribed part of net property where applicable(to carry forward)	£0.00
<b>Estimated total assets available for floating charge holders</b>	<b>£0.00</b>
JD	(£38,528,682.00)
BGF	(£2,711,853.00)
<b>Estimated deficiency/surplus of assets after floating charges</b>	<b>(£41,240,535.00)</b>
Estimated prescribed part of net property where applicable (brought down)	£0.00
<b>Total assets available to unsecured creditors</b>	<b>£0.00</b>
Unsecured non-preferential claims(excluding any shortfall to floating charge holders)	(£354,160.68)
<b>Estimated deficiency/surplus as regards non-preferential creditors (excluding any shortfall to floating charge holders)</b>	<b>(£354,160.68)</b>
Shortfall to floating charge holders (brought down)	(£41,240,535.00)
<b>Estimated deficiency/surplus as regards creditors</b>	<b>(£41,594,695.68)</b>
Issued and called up capital	(£1.00)
<b>Estimated total deficiency/surplus as regards members</b>	<b>(£41,594,696.68)</b>

Signature 

Date 27/07/2020

4 Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**Xercise Health & Fitness Club Limited**  
**COMPANY CREDITORS -**

Name of Creditor or Claimant	Address (with postcode)	Amount of debt £	Details of any security held by creditor	Date security given	Value of security £	Type of Debt (eg retention of title, hire purchase, lease asset, rent)
Wright Leisure Limited Xleisure	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ c/o Savills, Belvedere, 12 Booth Street, Manchester, M2 4AW	285,648.77 68,511.91 None	None	N/a N/a	N/a N/a	Intercompany Lease Asset
Insert as many lines as required - above this line		354,160.68				
TOTAL						

Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**COMPANY EMPLOYEES (INCLUDING FORMER EMPLOYEES)**

Claims of employees and former employees. This schedule is NOT delivered to the Registrar of Companies.

Name of Creditor or Claimant	Address (with postcode)	Amount of debt	Details of any security held by	Date security	Value of
------------------------------	-------------------------	----------------	---------------------------------	---------------	----------

Insert as many lines as required - above this line

TOTAL					
-------	--	--	--	--	--

Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**CONSUMER DEPOSIT CREDITORS**

Claims of consumer creditors claiming amounts paid in advance of the supply of goods or services. This schedule is NOT delivered to the Registrar of Companies.

Name of Creditor or Claimant	Address (with postcode)	Amount of debt	Details of any security held by	Date security	Value of
------------------------------	-------------------------	----------------	---------------------------------	---------------	----------

Insert as many lines as required - above this line

TOTAL					
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TOTAL		354,160.68			
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**COMPANY SHAREHOLDERS -**

If more convenient, a list of the company's shareholders may be attached to this page

Name of shareholder	Address (with postcode)	No. of shares	Nominal Value	Details of shares held
<i>Wright Leisure Limited</i>	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	1	1.00	Ordinary shares
<i>Insert as many lines as required</i>				
<b>TOTAL</b>			1.00	



In accordance with  
section 99 of the  
Insolvency Act 1986  
and rule 3.30 of the  
Insolvency (England  
and Wales) Rules 2016

**Statement of Affairs**

Name of Company

Xercise4Less (Doncaster) Limited

Company Number

07962472

Name of Court

In the High Court of Justice, Business and Property Courts in Leeds,  
Insolvency and Companies List (ChD)

Court Number

CR-2020-LDS-000605

Insert date of insolvency

The particulars and other information shown in this statement of affairs and any continuation sheets give a full  
and complete statement of the company's affairs on

Date

22/07/2020

**Statement of Truth**

I believe that the facts stated in this statement are true.

Full name

Helen Gauden

Signed



Dated

27/07/2020

2 *Xercise4Less (Doncaster) Limited*  
**A - Summary of Assets -**

**Assets**

Assets subject to fixed charge

Detail of asset

Detail of asset

Detail of asset

Detail of asset

Detail of asset

Less monies due to fixed charge holder(s)

JD

BGF

Deficit to fixed charge holder

Assets subject to floating charge

Plant & Machinery

Xercise4Less Leeds

Xercise4Less Bolton

Xercise4Less Hull

Xercise4Less Newcastle Under Lyme

Book Value £	Estimated to realise £	
0.00	0.00	
0.00	0.00	
0.00	0.00	
0.00	0.00	
0.00	0.00	
0.00	0.00	
	(38,528,682.00)	N1
	(2,711,853.00)	N1
0.00	(41,240,535.00)	
60,363.29	0.00	
131,745.49	0.00	
69,619.36		
3,891.19		
7,984.81		
<b>273,604.14</b>	<b>0.00</b>	

Total assets available for preferential creditors

Signed



Dated

27/07/2020

N1 - The fix charge holders are the same throughout the entirety of the group companies. The fix charge is over the Group's assets and therefore included in the SOA in each individual entity for consistency.

3 Exercise4Less (Doncaster) Limited  
A1 - Summary of Liabilities -

Estimated  
to realise

Total assets available for preferential creditors  
(carried forward from page A)

£0.00

Liabilities

Preferential creditors

£0.00

Estimated deficiency/surplus as regards preferential creditors

£0.00

Estimated prescribed part of net property where applicable(to carry forward)

£0.00

Estimated total assets available for floating charge holders

£0.00

JD

(£38,528,682.00)

BGF

(£2,711,853.00)

Estimated deficiency/surplus of assets after floating charges

(£41,240,535.00)

Estimated prescribed part of net property where applicable  
(brought down)

£0.00

Total assets available to unsecured creditors

£0.00

Unsecured non-preferential claims(excluding any shortfall to  
floating charge holders)

(£508,114.94)

Estimated deficiency/surplus as regards non-preferential  
creditors (excluding any shortfall to floating charge holders)

(£508,114.94)

Shortfall to floating charge holders (brought down)

(£41,240,535.00)

Estimated deficiency/surplus as regards creditors

(£41,748,649.94)

Issued and called up capital

(£1.00)

Estimated total deficiency/surplus as regards members

(£41,748,650.94)

Signature

Date 27/07/2020

4 Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**Xercise4Less (Doncaster) Limited  
COMPANY CREDITORS -**

Name of Creditor or Claimant	Address (with postcode)	Amount of debt £	Details of any security held by creditor	Date security given	Value of security £	Type of Debt (eg Retention of title, hire purchase, lease asset, rent)
Xercise4Less Castleford	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	11,514.83	None	N/a	N/a	Intercompany
Xercise4Less Wakefield	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	70,303.00	None	N/a	N/a	Intercompany
Xercise4Less Stockton	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	31,237.32	None	N/a	N/a	Intercompany
Xercise4Less Wigan	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	32,180.87	None	N/a	N/a	Intercompany
Wright Leisure	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	215,751.41	None	N/a	N/a	Intercompany
Vabold UK Ltd	c/o Mason Owen Property Consultants, 7th Floor, 20 Chapel Street, Liverpool, L3 9AG	120,000.00	None	N/a	N/a	Lease Asset
Vabold UK Ltd	c/o Mason Owen Property Consultants, 7th Floor, 20 Chapel Street, Liverpool, L3 9AG	27,107.31	None	N/a	N/a	Lease Asset
Insert as many lines as required - above this line		508,114.94				
TOTAL		508,114.94				

Rent  
SC

Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**COMPANY EMPLOYEES (INCLUDING FORMER EMPLOYEES)**

Claims of employees and former employees. This schedule is NOT delivered to the Registrar of Companies

Name of Creditor or Claimant	Address (with postcode)	Amount of debt	Details of any security held by	Date security	Value of
------------------------------	-------------------------	----------------	---------------------------------	---------------	----------

Insert as many lines as required - above this line

TOTAL					
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Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**CONSUMER DEPOSIT CREDITORS**

Claims of consumer creditors claiming amounts paid in advance of the supply of goods or services. This schedule is NOT delivered to the Registrar of Companies

Name of Creditor or Claimant	Address (with postcode)	Amount of debt	Details of any security held by	Date security	Value of
------------------------------	-------------------------	----------------	---------------------------------	---------------	----------

Insert as many lines as required - above this line

TOTAL					
-------	--	--	--	--	--

TOTAL

508,114.94

5 *Xercise4Less (Doncaster) Limited*

0

**COMPANY SHAREHOLDERS -**

If more convenient, a list of the company's shareholders may be attached to this page

Name of shareholder	Address (with postcode)	No. of shares	Nominal Value	Details of shares held
<i>Wright Leisure Limited</i>	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	1	1.00	Ordinary shares

*Insert as many lines as required*

<b>TOTAL</b>			1.00	
--------------	--	--	------	--

In accordance with  
section 99 of the  
Insolvency Act 1986  
and rule 3.30 of the  
Insolvency (England  
and Wales) Rules 2016

**Statement of Affairs**

Name of Company

Xercise4Less (Hull) Limited

Company Number

08038683

Name of Court

In the High Court of Justice; Business and Property Courts in Leeds,  
Insolvency and Companies List (ChD)

Court Number

CR-2020-LDS-000597

Insert date of insolvency

The particulars and other information shown in this statement of affairs and any continuation sheets give a full  
and complete statement of the company's affairs on

Date

22/07/2020

---

**Statement of Truth**

I believe that the facts stated in this statement are true.

Full name

Helen Gauden

Signed



Dated

27/07/2020

2 Xercise4Less (Hull) Limited  
A - Summary of Assets -

**Assets**

Assets subject to fixed charge

Detail of asset  
Detail of asset  
Detail of asset  
Detail of asset  
Detail of asset

Less monies due to fixed charge holder(s)

JD  
BGF

Deficit to fixed charge holder

Assets subject to floating charge

Plant & Machinery  
Set up costs  
Xercise4Less Wakefield  
Xercise4Less Stockton  
Xercise4Less Wigan  
Xercise4Less Newcastle Under Lyme  
Xercise4less Nottingham Ltd  
Wright Leisure

Book Value £	Estimated to realise £	
0.00	0.00	
0.00	0.00	
0.00	0.00	
0.00	0.00	
0.00	0.00	
	(38,528,682.00)	N1
	(2,711,853.00)	N1
0.00	(41,240,535.00)	
59,601.01	0.00	
38,894.19	0.00	
18,159.22	0.00	
4,227.78	0.00	
39,764.94	0.00	
20,922.41	0.00	
25,668.18	0.00	
56,585.88	0.00	
<b>263,823.61</b>	<b>0.00</b>	

Total assets available for preferential creditors

Signed

Dated 27/07/2020

N1 - The fix charge holders are the same throughout the entirety of the group companies. The fix charge is over the Group's assets and therefore included in the SOA in each individual entity for consistency.

3 Xercise4Less (Hull) Limited  
A1 - Summary of Liabilities -

Estimated  
to realise

Total assets available for preferential creditors  
(carried forward from page A)

£0.00

Liabilities

Preferential creditors

£0.00

Estimated deficiency/surplus as regards preferential creditors

£0.00

Estimated prescribed part of net property where applicable (to carry forward)

£0.00

Estimated total assets available for floating charge holders

£0.00

JD

(£38,528,682.00)

BGF

(£2,711,853.00)

Estimated deficiency/surplus of assets after floating charges

(£41,240,535.00)

Estimated prescribed part of net property where applicable  
(brought down)

£0.00

Total assets available to unsecured creditors

£0.00

Unsecured non-preferential claims (excluding any shortfall to  
floating charge holders)

(£252,738.94)

Estimated deficiency/surplus as regards non-preferential  
creditors (excluding any shortfall to floating charge holders)

(£252,738.94)

Shortfall to floating charge holders (brought down)

(£41,240,535.00)

Estimated deficiency/surplus as regards creditors

(£41,493,273.94)

Issued and called up capital

(£1.00)

Estimated total deficiency/surplus as regards members

(£41,493,274.94)

Signature

Date

27/07/2020



4 Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**Xercise4Less (Hull) Limited**  
**COMPANY CREDITORS -**

Name of Creditor or Claimant	Address (with postcode)	Amount of debt £	Details of any security held by creditor	Date security given	Value of security £	Type of Debt (eg Retention of title, hire purchase, lease asset, rent)
Xercise4Less Castleford	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	30,647.10	None	N/a	N/a	Intercompany
Xercise4Less Leeds	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	99,983.15	None	N/a	N/a	Intercompany
Xercise4Less Doncaster	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	3,891.19	None	N/a	N/a	Intercompany
Xercise4Less Bolton	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	33,777.50	None	N/a	N/a	Intercompany
Savills - Rent	Belvedere, 12 Booth St, Manchester, M2 4AW	84,440.00	None	N/a	N/a	Lease Asset
Insert as many lines as required - above this line		252,738.94				
TOTAL		252,738.94				

Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**COMPANY EMPLOYEES (INCLUDING FORMER EMPLOYEES)**

Claims of employees and former employees. This schedule is NOT delivered to the Registrar of Companies.

Name of Creditor or Claimant	Address (with postcode)	Amount of debt	Details of any security held by	Date security	Value of
Insert as many lines as required - above this line					
TOTAL					

Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**CONSUMER DEPOSIT CREDITORS**

Claims of consumer deposit creditors claiming amounts paid in advance of the supply of goods or services. This schedule is NOT delivered to the Registrar of Companies

Name of Creditor or Claimant	Address (with postcode)	Amount of debt	Details of any security held by	Date security	Value of
Insert as many lines as required - above this line					
TOTAL					
TOTAL					

**COMPANY SHAREHOLDERS -**

If more convenient, a list of the company's shareholders may be attached to this page

Name of shareholder	Address (with postcode)	No. of shares	Nominal Value	Details of shares held
<i>Wright Leisure Limited</i>	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	- 1	1.00	Ordinary shares
<i>Insert as many lines as required</i>				
<b>TOTAL</b>			1.00	

In accordance with  
section 99 of the  
Insolvency Act 1986  
and rule 3.30 of the  
Insolvency (England  
and Wales) Rules 2016

**Statement of Affairs**

Name of Company

Xercise4Less Nottingham Limited

Company Number

08488780

Name of Court

In the High Court of Justice, Business and Property Courts in Leeds,  
Insolvency and Companies List (ChD)

Court Number

cr-2020-LDS-000601

Insert date of insolvency

The particulars and other information shown in this statement of affairs and any continuation sheets give a full  
**and complete statement of the companys affairs on**

Date

22/07/2020

**Statement of Truth**

I believe that the facts stated in this statement are true.

Full name

Helen Gauden

Signed



Dated

27/07/2020

2 Exercise 4 Less Nottingham Limited  
A - Summary of Assets -

**Assets**

Assets subject to fixed charge

Detail of asset  
Detail of asset  
Detail of asset  
Detail of asset  
Detail of asset

Less monies due to fixed charge holder(s)

JD  
BGF

Deficit to fixed charge holder

Assets subject to floating charge

Total assets available for preferential creditors

Signed

Dated 27/07/2020

Book Value £	Estimated to realise £	
0.00	0.00	
0.00	0.00	
0.00	0.00	
0.00	0.00	
0.00	0.00	
	(38,528,682.00)	N1
	(2,711,853.00)	N1
0.00	(41,240,535.00)	
0.00	0.00	
0.00	0.00	
0.00	0.00	
0.00	0.00	
0.00	0.00	
0.00	0.00	

N1 - The fix charge holders are the same throughout the entirety of the group companies. The fix charge is over the Group's assets and therefore included in the SOA in each individual entity for consistency.

3 Exercise 4 Less Nottingham Limited  
A1 - Summary of Liabilities -

Estimated  
to realise

Total assets available for preferential creditors  
(carried forward from page A)

£0.00

Liabilities

Preferential creditors

£0.00

Estimated deficiency/surplus as regards preferential creditors

£0.00

Estimated prescribed part of net property where applicable (to carry forward)

£0.00

Estimated total assets available for floating charge holders

£0.00

JD

(£38,528,682.00)

BGF

(£2,711,853.00)

Estimated deficiency/surplus of assets after floating charges

(£41,240,535.00)

Estimated prescribed part of net property where applicable  
(brought down)

£0.00

Total assets available to unsecured creditors

£0.00

Unsecured non-preferential claims (excluding any shortfall to  
floating charge holders)

(£155,465.68)

Estimated deficiency/surplus as regards non-preferential  
creditors (excluding any shortfall to floating charge holders)

(£155,465.68)

Shortfall to floating charge holders (brought down)

(£41,240,535.00)

Estimated deficiency/surplus as regards creditors

(£41,396,000.68)

Issued and called up capital

(£1.00)

Estimated total deficiency/surplus as regards members

(£41,396,001.68)

Signature

Date

27/07/2020

4 Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**Xercise4Less Nottingham Limited  
COMPANY CREDITORS -**

Name of Creditor or Claimant	Address (with postcode)	Amount of debt £	Details of any security held by creditor	Date security given	Value of security £	Type of Debt (eg Retention of title, hire purchase, lease asset, rent)
Xercise4Less Wakefield	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	3,100.00	None	N/a	N/a	Intercompany
Xercise4Less Stockton	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	8,880.00	None	N/a	N/a	Intercompany
Xercise4Less Leeds	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	5,384.77	None	N/a	N/a	Intercompany
Xercise4Less Bolton	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	5,000.00	None	N/a	N/a	Intercompany
Xercise4Less Hull	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	25,668.18	None	N/a	N/a	Intercompany
Xercise4Less Newcastle Under Lyme	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	1,650.00	None	N/a	N/a	Intercompany
Wright Leisure	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	10,677.85	None	N/a	N/a	Intercompany
Cash at bank	Lloyds bank	28.00	None	N/a	N/a	Creditor
CR Estates Ltd - Rent	c/o Fisher Hargreaves Proctor Ltd, 10 Oxford Street, Nottingham, NG1 5BG	92,169.45	None	N/a	N/a	Lease Asset
CR Estates Ltd - Insurance	c/o Fisher Hargreaves Proctor Ltd, 10 Oxford Street, Nottingham, NG1 5BG	2,907.43	None	N/a	N/a	Lease Asset
Insert as many lines as required - above this line						
<b>TOTAL</b>		<b>155,465.68</b>				

Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**COMPANY EMPLOYEES (INCLUDING FORMER EMPLOYEES)**

Claims of employees and former employees. This schedule is NOT delivered to the Registrar of Companies.

Name of Creditor or Claimant	Address (with postcode)	Amount of debt	Details of any security held by	Date security	Value of
Insert as many lines as required - above this line					
<b>TOTAL</b>					

Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**CONSUMER DEPOSIT CREDITORS**

Claims of consumer creditors claiming amounts paid in advance of the supply of goods or services. This schedule is NOT delivered to the Registrar of Companies

Name of Creditor or Claimant	Address (with postcode)	Amount of debt	Details of any security held by	Date security	Value of
Insert as many lines as required - above this line					
<b>TOTAL</b>					
<b>TOTAL</b>		<b>155,465.68</b>			

**COMPANY SHAREHOLDERS -**

If more convenient, a list of the company's shareholders may be attached to this page

Name of shareholder	Address (with postcode)	No. of shares	Nominal Value	Details of shares held
Wright Leisure Limited	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	1	1.00	Ordinary shares
Insert as many lines as required				
<b>TOTAL</b>			<b>1.00</b>	

In accordance with  
section 99 of the  
Insolvency Act 1986  
and rule 3.30 of the  
Insolvency (England  
and Wales) Rules 2016

**Statement of Affairs**

Name of Company

Xercise4Less Newcastle Under Lyme Limited

Company Number

08395210

Name of Court

In the High Court of Justice, Business and Property Courts in Leeds,  
Insolvency and Companies List (ChD)

Court Number

CR-2020-LDS-000599

Insert date of insolvency

The particulars and other information shown in this statement of affairs and any continuation sheets give a full  
and complete statement of the company's affairs on

Date

22/07/2020

---

Statement of Truth

I believe that the facts stated in this statement are true.

Full name

Helen Gauden

Signed



Dated

27/07/2020



2 *Xercise4Less Newcastle Under Lyme Limited*  
**A - Summary of Assets -**

**Assets**

Assets subject to fixed charge

Detail of asset

Detail of asset

Detail of asset

Detail of asset

Detail of asset

Less monies due to fixed charge holder(s)

JD

BGF

Deficit to fixed charge holder

Assets subject to floating charge

Plant & Machinery

Set up costs

Xercise4Less Wakefield

Xercise4less Nottingham Ltd

Total assets available for preferential creditors

Signed

Dated 27/07/2020

Book Value £	Estimated to realise £	
0.00	0.00	
0.00	0.00	
0.00	0.00	
0.00	0.00	
0.00	0.00	
	(38,528,682.00)	N1
	(2,711,853.00)	N1
0.00	(41,240,535.00)	
56,283.01	0.00	
5,290.63	0.00	
33,839.99	0.00	
1,650.00	0.00	
<b>97,063.63</b>	<b>0.00</b>	

N1 - The fix charge holders are the same throughout the entirety of the group companies. The fix charge is over the Group's assets and therefore included in the SOA in each individual entity for consistency.

3 Exercise 4 Less Newcastle Under Lyme Limited  
A1 - Summary of Liabilities -

	Estimated to realise
<b>Total assets available for preferential creditors (carried forward from page A)</b>	£0.00
<b>Liabilities</b>	
Preferential creditors	£0.00
<b>Estimated deficiency/surplus as regards preferential creditors</b>	£0.00
Estimated prescribed part of net property where applicable (to carry forward)	£0.00
<b>Estimated total assets available for floating charge holders</b>	£0.00
JD	(£38,528,682.00)
BGF	(£2,711,853.00)
<b>Estimated deficiency/surplus of assets after floating charges</b>	(£41,240,535.00)
Estimated prescribed part of net property where applicable (brought down)	£0.00
<b>Total assets available to unsecured creditors</b>	£0.00
Unsecured non-preferential claims (excluding any shortfall to floating charge holders)	(£227,721.52)
<b>Estimated deficiency/surplus as regards non-preferential creditors (excluding any shortfall to floating charge holders)</b>	(£227,721.52)
Shortfall to floating charge holders (brought down)	(£41,240,535.00)
<b>Estimated deficiency/surplus as regards creditors</b>	(£41,468,256.52)
Issued and called up capital	(£1.00)
<b>Estimated total deficiency/surplus as regards members</b>	(£41,468,257.52)

Signature H. L. L.

Date 27/07/2020

4. Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**Xercise4Less Newcastle Under Lyme Limited**  
**COMPANY CREDITORS**

Name of Creditor or Claimant	Address (with postcode)	Amount of debt £	Details of any security held by creditor	Date security given	Value of security £	Type of Debt (eg Retention of title, hire purchase, lease asset, rent)
Xercise4Less Castleford	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	10,699.05	None	N/a	N/a	Intercompany
Xercise4Less Stockton	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	3,025.00	None	N/a	N/a	Intercompany
Xercise4Less Leeds	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	29,391.19	None	N/a	N/a	Intercompany
Xercise4Less Doncaster	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	7,984.81	None	N/a	N/a	Intercompany
Xercise4Less Wigan	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	15,984.81	None	N/a	N/a	Intercompany
Xercise4Less Bolton	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	22,996.20	None	N/a	N/a	Intercompany
Xercise4Less Hull	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	20,922.41	None	N/a	N/a	Intercompany
Wright Leisure	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	19,260.21	None	N/a	N/a	Intercompany
Real Estate Investors PLC - Rent	c/o Mason Owen Property Consultants, 7th Floor, 20 Chapel Street, Liverpool, L3 9AG	18,259.44	None	N/a	N/a	Lease Asset
Real Estate Investors PLC - Rent	c/o Mason Owen Property Consultants, 7th Floor, 20 Chapel Street, Liverpool, L3 9AG	79,198.40	None	N/a	N/a	Lease Asset
Insert as many lines as required - above this line						
<b>TOTAL</b>		<b>227,721.52</b>				

Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**COMPANY EMPLOYEES (INCLUDING FORMER EMPLOYEES)**

Claims of employees and former employees. This schedule is NOT delivered to the Registrar of Companies.

Name of Creditor or Claimant	Address (with postcode)	Amount of debt £	Details of any security held by creditor	Date security given	Value of security £
Insert as many lines as required - above this line					
<b>TOTAL</b>					

Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**CONSUMER DEPOSIT CREDITORS**

Claims of consumer deposit creditors claiming amounts paid in advance of the supply of goods or services. This schedule is NOT delivered to the Registrar of Companies.

Name of Creditor or Claimant	Address (with postcode)	Amount of debt £	Details of any security held by creditor	Date security given	Value of security £
Insert as many lines as required - above this line					
<b>TOTAL</b>					
<b>TOTAL</b>		<b>227,721.52</b>			

5 Exercise 4 Less Newcastle Under Lyme

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**COMPANY SHAREHOLDERS -**

If more convenient, a list of the company's shareholders may be attached to this page

Name of shareholder	Address (with postcode)	No. of shares	Nominal Value	Details of shares held
Wright Leisure Limited	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	1	1.00	Ordinary shares

Insert as many lines as required

<b>TOTAL</b>			1.00	
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In accordance with  
section 99 of the  
Insolvency Act 1986  
and rule 3.30 of the  
Insolvency (England  
and Wales) Rules 2016

Insert date of insolvency

**Statement of Affairs**

Name of Company

Xercise4Less (Wakefield) Limited

Company Number

07305884

Name of Court

In the High Court of Justice, Business and Property Courts in Leeds,  
Insolvency and Companies List (ChD)

Court Number

CR-2020-LDS-000594

The particulars and other information shown in this statement of affairs and any continuation sheets give a full  
and complete statement of the company's affairs on

Date

22/07/2020

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**Statement of Truth**

I believe that the facts stated in this statement are true.

Full name

Helen Gauden

Signed



Dated

27/07/2020

2 *Xercise4Less (Wakefield) Limited*  
**A - Summary of Assets -**

**Assets**

Assets subject to fixed charge

Detail of asset  
 Detail of asset  
 Detail of asset  
 Detail of asset  
 Detail of asset

Less monies due to fixed charge holder(s)

JD  
 BGF

Deficit to fixed charge holder

Assets subject to floating charge

Plant & Machinery  
 Set up costs  
 Xercise4Less Stockton  
 Xercise4Less Leeds  
 Xercise4Less Doncaster  
 Xercise4less Nottingham Ltd

Uncharged assets

Detail of asset  
 Detail of asset

Total assets available for preferential creditors

Signed

Dated 27/07/2020

Book Value £	Estimated to realise £
0.00	0.00
0.00	0.00
0.00	0.00
0.00	0.00
0.00	0.00
	(38,528,682.00) N1
	(2,711,853.00) N1
0.00	(41,240,535.00)
47,878.80	0.00
573.55	0.00
42,163.36	0.00
112,529.38	
70,303.00	
3,100.00	
0.00	0.00
0.00	0.00
<b>276,548.09</b>	<b>0.00</b>

N1 - The fix charge holders are the same throughout the entirety of the group companies. The fix charge is over the Group's assets and therefore included in the SOA in each individual entity for consistency.

3 Exercise4Less (Wakefield) Limited  
A1 - Summary of Liabilities -

Estimated  
to realise

**Total assets available for preferential creditors  
(carried forward from page A)**

£0.00

**Liabilities**

**Preferential creditors**

£0.00

**Estimated deficiency/surplus as regards preferential creditors**

£0.00

**Estimated prescribed part of net property where applicable(to carry forward)**

£0.00

**Estimated total assets available for floating charge holders**

£0.00

JD

(£38,528,682.00)

BGF

(£2,711,853.90)

**Estimated deficiency/surplus of assets after floating charges**

(£41,240,535.00)

**Estimated prescribed part of net property where applicable  
(brought down)**

£0.00

**Total assets available to unsecured creditors**

£0.00

**Unsecured non-preferential claims(excluding any shortfall to  
floating charge holders)**

(£677,936.93)

**Estimated deficiency/surplus as regards non-preferential  
creditors (excluding any shortfall to floating charge holders)**

(£677,936.93)

**Shortfall to floating charge holders (brought down)**

(£41,240,535.00)

**Estimated deficiency/surplus as regards creditors**

(£41,918,471.93)

**Issued and called up capital**

(£1.00)

**Estimated total deficiency/surplus as regards members**

(£41,918,472.93)

Signature



Date

27/07/2020

4 Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**Xercise4Less (Wakefield) Limited  
COMPANY CREDITORS -**

Name of Creditor or Claimant	Address (with postcode)	Amount of debt £	Details of any security held by creditor	Date security given	Value of security £	Type of Debt (eg Retention of title, hire purchase, lease asset, rent)
<i>Wright Leisure Limited</i>	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	313,229.24	None	N/a	N/a	Intercompany
Xercise Health & Fitness Club Limited	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	35,222.48	None	N/a	N/a	Intercompany
Xercise4Less Wigan	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	16,235.31	None	N/a	N/a	Intercompany
Xercise4Less Bolton	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	21,183.64	None	N/a	N/a	Intercompany
Xercise4Less Hull	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	18,159.22	None	N/a	N/a	Intercompany
Xercise4Less Newcastle Under Lyme	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	33,839.99	None	N/a	N/a	Intercompany
Rent Free Provisions		2,584.32	None	N/a	N/a	Lease Asset
Onerous Lease/dilapidations		129,282.38	None	N/a	N/a	Lease
Rent	Midos Properties Management Limited 147 Stamford Hill, London, N16 5LG	102,000.00	None	N/a	N/a	Lease Asset
Insurance	Midos Properties Management Limited 148 Stamford Hill, London, N16 5LG	6,200.35	None	N/a	N/a	Lease Asset
<i>Insert as many lines as required - above this line</i>						
<b>TOTAL</b>		<b>677,936.93</b>				

Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**COMPANY EMPLOYEES (INCLUDING FORMER EMPLOYEES)**

Claims of employees and former employees. This schedule is NOT delivered to the Registrar of Companies.

Name of Creditor or Claimant	Address (with postcode)	Amount of debt	Details of any security held by	Date security	Value of
<i>Insert as many lines as required - above this line</i>					
<b>TOTAL</b>					

Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**CONSUMER DEPOSIT CREDITORS**

Claims of consumer creditors claiming amounts paid in advance of the supply of goods or services. This schedule is NOT delivered to the Registrar of Companies

Name of Creditor or Claimant	Address (with postcode)	Amount of debt	Details of any security held by	Date security	Value of
<i>Insert as many lines as required - above this line</i>					
<b>TOTAL</b>					
<b>TOTAL</b>		<b>677,936.93</b>			



**COMPANY SHAREHOLDERS -**

If more convenient, a list of the company's shareholders may be attached to this page

Name of shareholder	Address (with postcode)	No. of shares	Nominal Value	Details of shares held
<i>Wright Leisure Limited</i>	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	1	1.00	Ordinary shares

*Insert as many lines as required*

<b>TOTAL</b>			1.00	
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In accordance with  
section 99 of the  
Insolvency Act 1986  
and rule 3.30 of the  
Insolvency (England  
and Wales) Rules 2016

Insert date of insolvency

**Statement of Affairs**

Name of Company

Xercise4Less (Wigan) Limited

Company Number

07762643

Name of Court

In the High Court of Justice, Business and Property Courts in Leeds,  
Insolvency and Companies List (ChD)

Court Number

CR-2020-LDS-000603

The particulars and other information shown in this statement of affairs and any continuation sheets give a full  
and complete statement of the company's affairs on

Date

22/07/2020

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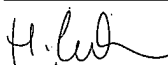
**Statement of Truth**

I believe that the facts stated in this statement are true.

Full name

Helen Gauden

Signed



Dated

27/07/2020

2 *Xercise4Less (Wigan) Limited*  
**A - Summary of Assets -**

**Assets**

Assets subject to fixed charge

Detail of asset  
 Detail of asset  
 Detail of asset  
 Detail of asset  
 Detail of asset

Less monies due to fixed charge holder(s)

JD  
 BGF

Deficit to fixed charge holder

Assets subject to floating charge

Plant & Machinery  
 Xercise4Less Wakefield  
 Xercise4Less Stockton  
 Xercise4Less Doncaster  
 Xercise4Less Bolton  
 Xercise4Less Newcastle Under Lyme

Book Value £	Estimated to realise £	
0.00	0.00	
0.00	0.00	
0.00	0.00	
0.00	0.00	
0.00	0.00	
0.00	0.00	
	(38,528,682.00)	N1
	(2,711,853.00)	N1
0.00	(41,240,535.00)	
58,969.19	0.00	
16,235.31	0.00	
66,810.99	0.00	
32,180.87	0.00	
19,776.05		
15,984.81		
<b>209,957.22</b>	<b>0.00</b>	

Total assets available for preferential creditors

Signed



Dated 27/07/2020

N1 - The fix charge holders are the same throughout the entirety of the group companies. The fix charge is over the Group's assets and therefore included in the SOA in each individual entity for consistency.

Estimated  
to realise

Total assets available for preferential creditors  
(carried forward from page A)

£0.00

Liabilities

Preferential creditors

£0.00

Estimated deficiency/surplus as regards preferential creditors

£0.00

Estimated prescribed part of net property where applicable (to carry forward)

£0.00

Estimated total assets available for floating charge holders

£0.00

JD

(£38,528,682.00)

BGF

(£2,711,853.00)

Estimated deficiency/surplus of assets after floating charges

(£41,240,535.00)

Estimated prescribed part of net property where applicable  
(brought down)

£0.00

Total assets available to unsecured creditors

£0.00

Unsecured non-preferential claims (excluding any shortfall to  
floating charge holders)

(£232,716.75)

Estimated deficiency/surplus as regards non-preferential  
creditors (excluding any shortfall to floating charge holders)

(£232,716.75)

Shortfall to floating charge holders (brought down)

(£41,240,535.00)

Estimated deficiency/surplus as regards creditors

(£41,473,251.75)

Issued and called up capital

(£1.00)

Estimated total deficiency/surplus as regards members

(£41,473,252.75)

Signature

Date

27/07/2020

4 Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**Xercise4Less (Wigan) Limited  
COMPANY CREDITORS -**

Name of Creditor or Claimant	Address (with postcode)	Amount of debt £	Details of any security held by creditor	Date security given	Value of security £	Type of Debt (eg Retention of title, hire purchase, lease asset, rent)
Xercise4Less Castleford	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	15,341.80	None	N/a	N/A	Intercompany
Xercise4Less Leeds	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	72,993.84	None	N/a	N/A	Intercompany
Xercise4Less Hull	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	39,764.94	None	N/a	N/A	Intercompany
Wright Leisure	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	3,899.79	None	N/a	N/A	Intercompany
Dean Property Services Limited - rent	Springfield House, Water Lane, Wilmslow, Cheshire, SK9 5BG	91,427.50	None	N/a	N/A	Lease Asset
Dean Property Services Limited - insurance	Springfield House, Water Lane, Wilmslow, Cheshire, SK9 5BG	9,388.88	None	N/a	N/A	Lease Asset
Insert as many lines as required - above this line						
TOTAL		232,716.75				

Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**COMPANY EMPLOYEES (INCLUDING FORMER EMPLOYEES)**

Claims of employees and former employees. This schedule is NOT delivered to the Registrar of Companies.

Name of Creditor or Claimant	Address (with postcode)	Amount of debt	Details of any security held by	Date security	Value of
Insert as many lines as required - above this line					
TOTAL					

Note: You must include all creditors, other than employees, former employees and consumer creditors claiming amounts paid in advance of the supply of goods or services ("consumer deposit creditors"), and identify all creditors under hire-purchase, chattel leasing or conditional sale agreements and creditors claiming retention of title over property in the company's possession. Include in this schedule the number of employees and former employees and the total of the debts owed to them and the number of consumer deposit creditors and the total of the debts owed to them. Full details of their claims must be set out in separate schedules. The employee and consumer deposit creditor schedules are NOT delivered to the Registrar of Companies.

**CONSUMER DEPOSIT CREDITORS**

Claims of consumer creditors claiming amounts paid in advance of the supply of goods or services. This schedule is NOT delivered to the Registrar of Companies

Name of Creditor or Claimant	Address (with postcode)	Amount of debt	Details of any security held by	Date security	Value of
Insert as many lines as required - above this line					
TOTAL					
TOTAL		232,716.75			

**COMPANY SHAREHOLDERS -**

If more convenient, a list of the company's shareholders may be attached to this page

Name of shareholder	Address (with postcode)	No. of shares	Nominal Value	Details of shares held
Wright Leisure Limited	Unit 1 Kirkstall Industrial Estate, Kirkstall Road, Leeds, LS4 2AZ	1	1.00	Ordinary shares
Insert as many lines as required				
<b>TOTAL</b>			1.00	