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Company Registration No FC017528 (England and Wales)

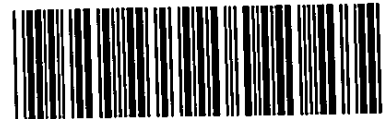
EAGLE PHOENIX PROPERTIES INVESTMENTS LIMITED

**DIRECTOR'S REPORT AND UNAUDITED FINANCIAL
STATEMENTS**

FOR THE YEAR ENDED 30 SEPTEMBER 2010

Hazlems Fenton LLP
Chartered Accountants
Palladium House
1-4 Argyll Street
London W1F 7LD

THURSDAY



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EAGLE PHOENIX PROPERTIES INVESTMENTS LIMITED

COMPANY INFORMATION

| | |
|--------------------------|---|
| Director | T H A Shaheed |
| Secretary | T H A Shaheed |
| Company number | FC017528 |
| Registered office | American National Bank Building 1912 Capitol Avenue P O Box 87 Cheyenne |
| Accountants | Hazlems Fenton LLP Chartered Accountants Palladium House 1-4 Argyll Street London W1F 7LD |
| Business address | 41-47 Chatfield Road Battersea London SW11 3SE |

EAGLE PHOENIX PROPERTIES INVESTMENTS LIMITED

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EAGLE PHOENIX PROPERTIES INVESTMENTS LIMITED

DIRECTOR'S REPORT

FOR THE YEAR ENDED 30 SEPTEMBER 2010

The director presents his report and financial statements for the year ended 30 September 2010

Principal activities

The principal activity of the company is that of property investment

Director

The following director has held office since 1 October 2009

T H A Shaheed

Statement of director's responsibilities

The director is responsible for preparing the Director's Report and the financial statements in accordance with applicable law and regulations

Company law requires the director to prepare financial statements for each financial year. Under that law the director has elected to prepare the financial statements in accordance with United Kingdom Generally Accepted Accounting Practice (United Kingdom Accounting Standards and applicable law). Under company law the director must not approve the financial statements unless he is satisfied that they give a true and fair view of the state of affairs of the company and of the profit or loss of the company for that period. In preparing these financial statements, the director is required to

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

The director is responsible for keeping adequate accounting records that are sufficient to show and explain the company's transactions and disclose with reasonable accuracy at any time the financial position of the company and enable him to ensure that the financial statements comply with the Companies Act 2006. He is also responsible for safeguarding the assets of the company and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

This report has been prepared in accordance with the special provisions relating to small companies within Part 15 of the Companies Act 2006.

By order of the board



T H A Shaheed

Secretary

30/6/11

EAGLE PHOENIX PROPERTIES INVESTMENTS LIMITED

CHARTERED ACCOUNTANTS' REPORT TO THE BOARD OF DIRECTORS ON THE PREPARATION OF THE UNAUDITED STATUTORY FINANCIAL STATEMENTS OF EAGLE PHOENIX PROPERTIES INVESTMENTS LIMITED FOR THE YEAR ENDED 30 SEPTEMBER 2010

In accordance with the terms of engagement agreed with you, and in order to assist you to fulfil your duties under the Companies Act 1985, we have compiled the financial statements of Eagle Phoenix Properties Investments Limited for the year ended 30 September 2010, set out on pages 3 to 6 from the accounting records and information and explanations you have given to us

This report is made solely to the Board of Directors of Eagle Phoenix Properties Investments Limited, as a body, in accordance with the terms of our engagement letter dated 18 September 2008. Our work has been undertaken solely to prepare for your approval the financial statements of Eagle Phoenix Properties Investments Limited and state those matters that we have agreed to state to the Board of Directors of Eagle Phoenix Properties Investments Limited, as a body, in this report in accordance with AAF 2/10 as detailed at icaew.com/compilation. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than Eagle Phoenix Properties Investments Limited and its Board of Directors as a body, for our work or for this report.

It is your duty to ensure that Eagle Phoenix Properties Investments Limited has kept adequate accounting records and to prepare statutory financial statements that give a true and fair view of the assets, liabilities, financial position and profit of Eagle Phoenix Properties Investments Limited. You consider that Eagle Phoenix Properties Investments Limited is exempt from the statutory audit requirement for the year.

We have not been instructed to carry out an audit or a review of the financial statements of Eagle Phoenix Properties Investments Limited. For this reason, we have not verified the accuracy or completeness of the accounting records or information and explanations you have given to us and we do not, therefore, express any opinion on the statutory financial statements.



Hazlems Fenton LLP

Chartered Accountants

30/6/11

Chartered Accountants
Palladium House
1-4 Argyll Street
London W1F 7LD

EAGLE PHOENIX PROPERTIES INVESTMENTS LIMITED

PROFIT AND LOSS ACCOUNT

FOR THE YEAR ENDED 30 SEPTEMBER 2010

| | Notes | 2010 £ | 2009 £ |
|---|-------|-----------|-----------|
| Turnover | | 55,000 | 55,000 |
| Administrative expenses | | (50,913) | (51,394) |
| Profit on ordinary activities before taxation | | 4,087 | 3,606 |
| Tax on profit on ordinary activities | 2 | - | - |
| Profit for the year | 6 | 4,087 | 3,606 |

EAGLE PHOENIX PROPERTIES INVESTMENTS LIMITED

BALANCE SHEET

AS AT 30 SEPTEMBER 2010

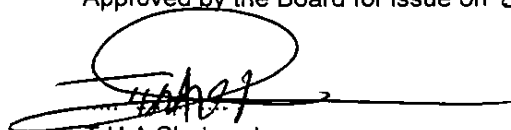
| | Notes | 2010 £ | £ | 2009 £ | £ |
|---|-------|------------|-----------------|------------|-----------------|
| Current assets | | | | | |
| Debtors | 3 | 100 | | 100 | |
| | | <u>100</u> | | <u>100</u> | |
| Creditors, amounts falling due within one year | 4 | (20,125) | | (24,212) | |
| Total assets less current liabilities | | | <u>(20,025)</u> | | <u>(24,112)</u> |
| Capital and reserves | | | | | |
| Called up share capital | 5 | | 100 | | 100 |
| Profit and loss account | 6 | | (20,125) | | (24,212) |
| Shareholders' funds | | | <u>(20,025)</u> | | <u>(24,112)</u> |

For the financial year ended 30 September 2010 the company was entitled to exemption from audit under section 477 Companies Act 2006. No member of the company has deposited a notice, pursuant to section 476, requiring an audit of these financial statements under the requirements of the Companies Act 2006.

The director acknowledges his responsibilities for ensuring that the company keeps accounting records which comply with section 386 of the Act and for preparing financial statements which give a true and fair view of the state of affairs of the company as at the end of the financial year and of its profit or loss for the financial year in accordance with the requirements of sections 394 and 395 and which otherwise comply with the requirements of the Companies Act 2006 relating to accounts, so far as applicable to the company.

These financial statements have been prepared in accordance with the provisions applicable to companies subject to the small companies regime within Part 15 of the Companies Act 2006 and with the Financial Reporting Standard for Smaller Entities (effective April 2008).

Approved by the Board for issue on 30/6/11


T H A Shaheed
Director

Company Registration No. FC017528

EAGLE PHOENIX PROPERTIES INVESTMENTS LIMITED

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 30 SEPTEMBER 2010

1 Accounting policies

1 1 Accounting convention

The financial statements are prepared under the historical cost convention and in accordance with the Financial Reporting Standard for Smaller Entities (effective April 2008)

1 2 Turnover

Turnover represents amounts receivable for goods and services

2 Taxation

The company has estimated losses of £ 12,178 (2009 - £ 16,265) available for carry forward against future trading profits

| 3 Debtors | 2010 £ | 2009 £ |
|---------------|-----------|-----------|
| Other debtors | 100 | 100 |

| 4 Creditors amounts falling due within one year | 2010 £ | 2009 £ |
|---|-----------|-----------|
| Bank loans and overdrafts | 46 | 46 |
| Other creditors | 20,079 | 24,166 |
| | 20,125 | 24,212 |

| 5 Share capital | 2010 £ | 2009 £ |
|------------------------------------|-----------|-----------|
| Allotted, called up and fully paid | | |
| 100 Ordinary shares of £1 each | 100 | 100 |

EAGLE PHOENIX PROPERTIES INVESTMENTS LIMITED

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 30 SEPTEMBER 2010

6 Statement of movements on profit and loss account

| | Profit and loss account £ |
|------------------------------|------------------------------------|
| Balance at 1 October 2009 | (24,212) |
| Profit for the year | 4,087 |
| | <hr/> |
| Balance at 30 September 2010 | (20,125) |
| | <hr/> |