

Company Registration Number:

1787371

NEW ENGLAND (SOUTHERN) LIMITED

Report and Accounts

31 March 2013



NEW ENGLAND (SOUTHERN) LIMITED

DIRECTORS' REPORT

Directors: J L Elliott
M A Phayre-Mudge

Secretary: Capita Company Secretarial Services Limited

Registered Office: 11-12 Hanover Street, London, W1S 1YQ

The directors present their report and accounts for the year ended 31 March 2013.

Principal Activities

During the year the Company has not traded, has not incurred any liabilities and made neither profit nor loss from trading activities.

Directors and their Interests

The directors of the Company during the year ended 31 March 2013 were those listed above. No director had any interests in the share capital of the Company.

The interests of the directors in the share capital of TR Property Investment Trust plc, the ultimate holding company, at the beginning of the year and at the end of the year are shown below:

	31 March 2013 Ordinary Shares of 25p	1 April 2012 Ordinary Shares of 25p	1 April 2012 Sigma shares of 12.5p
J L Elliott	23,140	3,000	35,500
M A Phayre-Mudge	283,192	16,456	386,237

Elective Resolutions

The Company has passed elective resolutions in accordance with the Companies Act 1985 ('the Act') to dispense with the holding of Annual General Meetings, the laying of the Annual Report and Accounts before general meetings and, pursuant to Section 252, the obligation to appoint auditors.

By order of the board



Miss N Sayers
For and on behalf of Capita Company Secretarial Services Ltd
Secretary

6 September 2013

Company Registration Number:

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NEW ENGLAND (SOUTHERN) LIMITED

BALANCE SHEET at 31 March 2013

	<u>Note</u>	<u>2013</u>	<u>2012</u>
	£		
CREDITORS amounts falling due within one year			
Due to group undertakings		(52,803)	(52,803)
 TOTAL ASSETS LESS CURRENT LIABILITIES		 (52,803)	 (52,803)
 CAPITAL AND RESERVES			
Called up share capital	2	100	100
Profit and loss account		(52,903)	(52,903)
		(52,803)	(52,803)

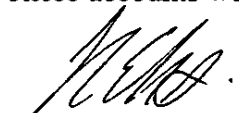
For the year ended 31 March 2013 the Company was entitled to exemption under section 480(1) of the Companies Act 2006.

No members have required the Company to obtain an audit of its accounts for the year in question in accordance with section 476(1).

The directors acknowledge their responsibility for:

- a) Ensuring the Company keeps accounting records which comply with section 386;
- b) Preparing accounts which give a true and fair view of the state of affairs of the Company as at the end of its financial year, and of its profit and loss for the financial year in accordance with section 393, and which otherwise comply with the requirements of the Companies Act relating to accounts, so far as applicable to the Company

These accounts were approved by the board on 6 September 2013


J L Elliott - Director

The notes on page 4 form part of these accounts

NEW ENGLAND (SOUTHERN) LIMITED

NOTES TO THE ACCOUNTS

1. **Basis of Accounting**

The accounts have been prepared under the historical cost basis of accounting and in accordance with applicable accounting standards.

2. **Called Up Share Capital**

	<u>2013</u>	<u>2012</u>
	£	£
Authorised, issued, allotted, called up and fully paid:		
100 Ordinary shares of £1 each	<u>100</u>	<u>100</u>

3. **Parent Undertaking**

The parent undertaking of the group undertakings for which group accounts are prepared and of which the company is a member is TR Property Investment Trust PLC, which is registered in England and Wales. Copies of the accounts of TR Property Investment Trust PLC can be obtained from the Company Secretary, TR Property Investment Trust PLC, 11-12 Hanover Street, London, W1S 1YQ.