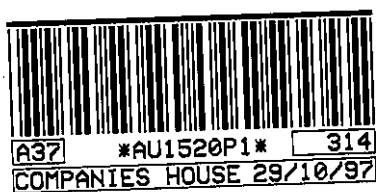


30 CHRISTCHURCH AVENUE LIMITED
ACCOUNTS

YEAR ENDED 31ST DECEMBER 1996

Registered No. 1859984



30 CHRISTCHURCH AVENUE LIMITED

DIRECTORS REPORT

The Directors present their Report and the Accounts of the Company for the year ended 31st December 1996

REVIEW

Details of income, expenditure assets and liabilities are given in the accompanying accounts.

The principal activity of the company is to undertake management and administration of flats at 30 Christchurch Avenue, London NW6. The outgoings relating to this activity are discharged from a service charge levied upon the tenants who are also members of the company.

DIRECTORS

The Directors throughout the year, and their beneficial interests in the shares of the Company was as follows:

Interest in Shares
at 31st December

	<u>1996</u>	<u>1995</u>
R R Adhikani	1	1
D C F Cheung (resigned 23rd December 96)	-	1
J B Daines (appointed 23rd February 96)	1	-
C Horrocks (appointed 23rd December 96)	1	-
M Malkani (resigned 23rd December 96)	-	1
C H Walter	1	1

ACCOUNTANTS

A resolution proposing that no Accountants shall be appointed to the Company will be put to the Annual General Meeting.

SIGNED ON BEHALF OF THE BOARD



DIRECTOR

DATE : 23 October 97

30 CHRISTCHURCH AVENUE LIMITED

BALANCE SHEET

AS AT 31ST DECEMBER 1996

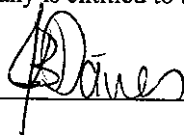
	<u>1996</u> <u>GBP</u>	<u>1995</u> <u>GBP</u>
<u>CURRENT ASSETS</u>		
Balance at Bank	255	1,709
Creditors: Amounts Falling Due Within One Year	(118)	(3,704)
	137	(1,995)
Deduct/(Add): Tenants 'Contributions' Account	133	(1,999)
	4	4
	==	==
<u>SHARE CAPITAL</u>		
<u>Authorised:</u> Shares of <i>GBP</i> 1 each	100	100
	==	==
<u>Issued and Fully Paid:</u> Shares of <i>GBP</i> 1 each	4	4
	==	==

The accounts were approved by the Board of Directors on21/10/97.....

Statement by the directors:

- a) For the year in question the company was entitled to the exemption conferred by subsection (1) of section 249A of the Companies Act 1985.
- b) No notice has been deposited under subsection (2) of section 249B of the Companies Act 1985 in relation to its accounts for the financial year.
- c) That the directors acknowledge their responsibilities for:-
 - (i) ensuring that the company keeps accounting records which comply with section 221 of the Companies Act 1985, and
 - (ii) preparing accounts which give a true and fair view of the state of affairs of the company as at the end of the financial year and of its profit or loss for the financial year in accordance with the requirements of section 226 of the Companies Act 1985 which otherwise comply with the requirements of the Act relating to accounts, so far as applicable to the company.
- d) Advantage has been taken of the exemptions conferred by Section A of Part III of Schedule 8 of the Companies Act 1985.
- e) In the opinion of the directors, the company is entitled to those exemptions on the basis that it qualifies as a small company.

DIRECTOR



30 CHRISTCHURCH AVENUE LIMITED

INCOME AND EXPENDITURE ACCOUNT

YEAR ENDED 31ST DECEMBER 1996

	1996 GBP	1995 GBP
Repairs	(41)	3,939
Electricity	121	118
Bank Charges	-	5
Annual Return	118	18
Insurance	1,464	1,458
Miscellaneous	-	-
	<hr/>	<hr/>
Deduct: Contributions from Tenants	1662	5,538
	1662	5,538
	<hr/>	<hr/>
	<hr/>	<hr/>

Note: Sums are contributed equally by tenants to defray the costs of maintenance of the property.