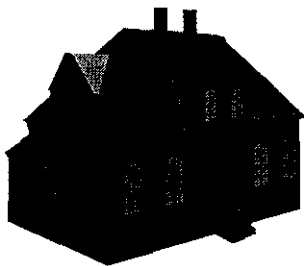


70, Warwick Road Management Limited

Company Number 2903195

**Financial Statement for
28th February 2002**



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70 Warwick Road - Management Limited

Directors Report

The Director presents her Annual Report, together with the Audited Financial Statements of the management for the year ending 28th February 2002

1 The Principal Activity

The principal activity of the company, is the management and administration of the common area at 70, Warwick Road, Olton Solihull, West Midlands.

2 Business Review

**The Results for the year are shown in the attached Receipts and Payments Account.
The payment of a dividend is not recommended.**

3 Director

The Director who served during the year and her interests in the shares of the company was as follows:

	<u>Ordinary Shares of £1 each</u>
L. Fenton	1

4 Auditor

R. M. Mayers 67, Kineton Green Road, Olton, Solihull. B927DX

By Order of the Board.

L Fenton Secretary **L.F. Fenton**

70 Warwick Road - Management Limited

Auditors Report

To the members of 70, Warwick Road Management Limited.

The Financial Statements as set out have been audited using recognised Financial Standards.

The Financial Statement on page3 indicates an excess of payments over receipts for this the eighth year of activity. In addition a eight year summary is included.

In my opinion the Financial Statements give a true and fair state of the affairs of the company as at 28th February 2002 and of its results for the year then ended.

R.M.Mayers - Auditor

Robert Mayers

[illegible]

Insurance	276.73	0.00	347.58	331.08	330.73	326.38	340.18	522.17
Utilities/Services	34.89	327.37	36.56	47.68	63.34	55.06	34.65	77.96
Repairs/ Cleaning	1900.73	1505.00	120.00	1300.92	90.00	352.33	1000.72	190.40
Bank charges/ Co. House	53.95	149.54	37.20	59.96	46.67	112.90	0	0
Loan repayment	0.00	0.00	1185.80	44.94	249.88	250.00	0	0
Totals	2266.30	1981.91	1727.14	1784.58	780.62	1096.67	1375.55	790.53
Receipts over Payments	-496.30	316.49	-277.14	-69.58	939.38	-23.92	-43.05	428.90

	<u>9 year activity</u>	<u>£'s</u>	<u>£'s</u>	<u>£'s</u>	<u>£'s</u>	<u>£'s</u>	<u>£'s</u>	<u>£'s</u>	<u>£'s</u>
Bank balance at the end of Financial Year									
Opening Balance	0.36	1270.72	954.23	1230.54	1320.12	392.84	361.44	405.87	0.36
Receipts over Payments	754.78	496.30	316.49	-277.14	-89.58	939.38	-23.92	-43.05	428.90
Unpresented cheque	0.00	0.00	0.00	0.00	0.00	-15.00	15.00	40.00	-40.00
Bank Transfer Gain	17.55	0	0	0	0	0	0	0	17.55
Prepayments	0.00	0	0	0	0	0	18.35	-18.35	0
Cash In Hand	1.73	0.00	0.00	0.83	0.00	2.90	21.97	-23.03	-0.94
Closing Balance	774.42	774.42	1270.72	954.23	1230.54	1320.12	392.84	361.44	405.87

Company Secretary L.F. Fentem Auditor Robert Murray

70 Warwick Road - Management Limited

Analysis of Receipts

Receipts analysis statement from March 1st 2001 to February 28th 2002

	<u>£'s</u> <u>Receipts</u> <u>2001/02</u>	<u>£'s</u> <u>Receipts</u> <u>2000/01</u>	<u>£'s</u> <u>Receipts</u> <u>1999/00</u>	<u>£'s</u> <u>Receipts</u> <u>1998/99</u>	<u>£'s</u> <u>Receipts</u> <u>1997/98</u>	<u>£'s</u> <u>Receipts</u> <u>1996/97</u>	<u>£'s</u> <u>Receipts</u> <u>1995/96</u>	<u>£'s</u> <u>Receipts</u> <u>1994/95</u>
Flat 1 Poole/Jervis/Owen	330.00	780.40	0.00	0.00	105.00	180.00	135.00	155.00
Flat 2 Boeckestein/Hone/Gough	150.00	108.00	350.00	660.00	0.00	370.00	210.00	60.00
Flat 3 Parnaby	330.00	360.00	0.00	0.00	820.00	0.00	185.00	135.00
Flat 4 Tubb/Martin/Morrison	330.00	330.00	360.00	330.00	355.00	200.00	170.00	155.00
Flat 5 Prescott/Gordon	300.00	360.00	330.00	345.00	265.00	230.00	227.50	95.00
Flat 6 Wood	0.00	0.00	180.00	360.00	175.00	60.00	265.00	65.00
Flat 7 Fenton	330.00	360.00	210.00	0.00	0.00	0.00	140.00	180.00
Deposit Account Transfer	0	0	0	0	0	0	0	339.11
Other	0	0	20	0	0	32.75	0	35.32
Total Receipts	1770.00	2298.40	1450.00	1695.00	1720.00	1072.75	1332.50	1219.43

70 Warwick Road - Management Limited

Balance Sheet as at 28th February 2002

	<u>2001/02</u> <u>£'s</u>	<u>2000/01</u> <u>£'s</u>	<u>1999/00</u> <u>£'s</u>	<u>1998/99</u> <u>£'s</u>	<u>1997/98</u> <u>£'s</u>	<u>1996/97</u> <u>£'s</u>	<u>1995/96</u> <u>£'s</u>	<u>1994/95</u> <u>£'s</u>
Current Assets								
Debtors	0	0	0	0	0	0	1.38	40.94
Cash in Bank	774.42	1270.72	954.23	1230.54	1320.12	392.84	361.44	405.87
Cash in Hand	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>-2.90</u>	<u>-21.97</u>	<u>23.03</u>	<u>0</u>
Sub Total	774.42	1270.72	954.23	1230.54	1317.22	370.87	385.85	446.81
Creditors	0	0	0	-18.81	-15.91	-8.94	0	-17.91
Total Assets less Current Liabilities	774.42	1270.72	954.23	1211.73	1301.31	361.93	385.85	428.90
Represented by:								
Capital and Reserves								
Called up Share Capital	0	0	0	0	0	0	0	0
Profit and Loss Account	774.42	1270.72	954.23	1211.73	1301.31	361.93	385.85	428.90

Approved by the Board :

L. Fenton - Director

L.F. Fenton