

AM10

Notice of administrator's progress report



Companies House

WEDNESDAY



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A11

06/04/2022

#383

COMPANIES HOUSE

1 Company details

Company number 0 2 9 8 3 9 1 7

Company name in full Chestnut Lodge Limited

→ Filling in this form
Please complete in typescript or in
bold black capitals.

2 Administrator's name

Full forename(s) Daniel R W

Surname Smith

3 Administrator's address

Building name/number 30 Finsbury Square

Street

Post town

London

County/Region

Postcode

E C 2 A 1 A G

Country

4 Administrator's name ①

Full forename(s) Oliver

Surname Haunch

① Other administrator
Use this section to tell us about
another administrator.

5 Administrator's address ②

Building name/number 30 Finsbury Square

Street

London

Post town

EC2A 1AG

County/Region

Postcode

Country

② Other administrator
Use this section to tell us about
another administrator.

AM10

Notice of administrator's progress report

6 Period of progress report

From date	d	1	d	1	m	0	m	9	y	2	y	0	y	2	y	1
To date	d	1	d	0	m	0	m	3	y	2	y	0	y	2	y	2

7 Progress report

☒ I attach a copy of the progress report

8 Sign and date

Administrator's
signature

Signature

X *Clayton*

X

Signature date	d	0	d	5	m	0	m	4	y	2	y	0	y	2	y	2
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AM10

Notice of administrator's progress report



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 **Aamirah M Patel**

Company name **Grant Thornton UK LLP**

Address
11th Floor
Landmark St Peter's Square

Post town **1 Oxford St**

County/Region **Manchester**

Postcode **M 1 4 P B**

Country

DX

Telephone **0161 953 6900**



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 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 or email 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



UK Recovery
Grant Thornton UK LLP
11th Floor
Landmark St Peter's Square
1 Oxford St
Manchester
M1 4PB

Brighterkind (Loyds) Limited

Chestnut Lodge Limited

**Four Seasons (Bamford)
Limited**

**Huntercombe (Loyds)
Limited**

Rosevale Lodge Limited

Westview Lodge Limited

- all in administration

Joint administrators' progress report for the
period 11 September 2021 to
10 March 2022

Prepared by: Oliver Haunch

Contact details: Should you wish to discuss any matter in
this report, please email cmusupport@uk.gt.com

Guide to this report

Report sections

Definitions

1 Executive summary

This should be read in conjunction with the remainder of the report, together with its appendices

2 Progress

Includes strategy and progress (realisation of assets)

3 Creditors

Includes creditor balances and information on dividends

4 Investigations into the affairs of the Tenant Companies

Includes strategy and progress

5 Joint Administrators' remuneration and expenses

Includes details of payments to the Joint Administrators (including details of fees and expenses incurred) and their associates

6 Future strategy

Includes summary details of further work to be done, exit route, details on any proposed creditor decisions, general information for readers (eg data protection) and timing of the next report

Report appendices

A Notice about this report

Includes information about the preparation and purpose of the report, reliance on it and no liability

B Statutory information

Includes information required about the Tenant Companies (eg name, address) and about the administration (eg proceedings, administrators, contact details)

C Abstract of the Joint Administrators' receipts and payments

D Statement of Insolvency Practice 9 disclosure: Payments to the Joint Administrators and their associates

Includes remuneration basis, work done, expenses of the Joint Administrators, sub-contracted out work, relationships requiring disclosure

E Home Transactions

Definitions

The following definitions are used either within the body of this report, the appendices to it, or both.

Brighterkind	Brighterkind (Loyds) Limited
Chestnut	Chestnut Lodge Limited
Four Seasons (Bamford)	Four Seasons (Bamford) Limited
FSHC/Four Seasons	Four Seasons Healthcare Group
Grant Thornton/the Firm	Grant Thornton UK LLP
HCMS	Healthcare Management Solutions
HMRC	HM Revenue & Customs
Huntercombe	Huntercombe (Loyds) Limited
Laudcare	Laudcare Limited
PAYE	Pay As You Earn
Rosevale	Rosevale Lodge Limited
SIP	Statement of Insolvency Practice
the Tenant Companies	Brighterkind (Loyds) Limited, Chestnut Lodge Limited, Four Seasons (Bamford) Limited, Huntercombe (Loyds) Limited, Laudcare Limited, Rosevale Lodge Limited, Westview Lodge Limited
the Incoming Operators	The operators purchasing the care homes or running the care homes on an interim basis
the Joint Administrators/we/us/our	Daniel Smith and Oliver Haunch of Grant Thornton
the Loyds Group/the Landlord	The landlord of the Loyds Portfolio
the Loyds Portfolio	A portfolio of 59 care homes which the Tenant Companies lease
the Period	11 September 2021 to 10 March 2022
the Rules	The Insolvency (England and Wales) Rules 2016
the Tenant Companies	Brighterkind (Loyds) Limited, Chestnut Lodge Limited, Four Seasons (Bamford) Limited, Huntercombe (Loyds) Limited, Rosevale Lodge Limited, Westview Lodge Limited
VAT	Value-added tax
Westview	Westview Lodge Limited
WIP	Work in Progress

1 Executive summary

- This progress report for the Tennant Companies administrations covers the period from 11 September 2021 to 10 March 2022
- Our proposals were deemed approved on 31 March 2020 in accordance with rule 3.38(4) of the Rules
- The key work done in the Period is:
 - We continue our investigations on the conduct of the directors of the Tenant Companies
 - We continue our discussions with HMRC and the Incoming Operators in respect of the closure and true up of the PAYE schemes managed by the Incoming Operators on our behalf, up to the period in which the care homes and respective employees were transitioned
- The administrations are currently due to end on 10 March 2023
- There are insufficient funds to make a distribution to unsecured creditors, therefore it is intended to exit the administrations and move to dissolution



Oliver Haunch
Joint Administrator

5 April 2022

2 Progress

2.1 Strategy and progress in the Period

This should be read in conjunction with the Joint Administrators' proposals dated 18 March 2020, which were deemed approved on 31 March 2020, as well as the Joint Administrators' progress reports dated 6 October 2020, 6 April 2021 and 5 October 2021.

As outlined within the proposals, it was not possible to rescue the Tenant Companies as going concerns. The Joint Administrators have therefore pursued to achieve a better result for a company's creditors as a whole than would be likely if the company was wound up (without first being in administration) and has achieved this via a sale of the business and certain assets of the Tenant Companies to new operators.

The overall strategy during the Period remains unchanged. The Joint Administrators have liaised with the Incoming Operators and ensured the smooth transition of ownerships with no disruption to services delivered to residents and ensured continuity of care.

During the Period, the Joint Administrators have also continued investigations on the conduct of the directors of the Tenant Companies, continued discussions with HMRC and the Incoming Operators to ensure the PAYE schemes managed by the Incoming Operators on our behalf are up to date, and continued to take steps to close down some areas of the administrations.

2.2 Trading

Incoming Operators

As stated in our previous report, following the re-registration of the homes to new operators with the relevant regulators in England and Wales, the sale of each respective home was completed. The sale of the last trading home was completed on 30 December 2020.

Occasional discussions are held with the Incoming Operators to deal with ad hoc matters arising in the period before the sale completion of the home, to ensure all contracts and back office functions are properly transitioned and there is no interruption to services.

Employees

No redundancies have been made following the Joint Administrators' appointment. Employees have transferred to Incoming Operators under TUPE following the completion of each sale, and hence there were no employees during the Period.

Commissioners, local authorities, private paying residents and suppliers

During the Period, the Joint Administrators have continued to facilitate various contract novations following the sales of the care homes, ensuring that the relevant funders for each resident be it local authorities, clinical commissioning groups or private payers, have been closely communicated with to ensure the continuity of funds during and after the sales of the care homes are completed.

Funding the administration

No further funding has been necessary during the Period.

Business records

The Joint Administrators continued to ensure that the Incoming Operators are aware of their responsibility of keeping business records according to the operating agreements.

Trading and resident bank accounts

All pre-appointment trading and resident bank accounts were closed prior to the Period and funds were transferred to the Incoming Operators where applicable.

Fixed assets

No material fixed asset purchases were made in the Period.

PAYE

The Joint Administrators continued discussions with HMRC and the Incoming Operators in respect of the closure and true up of the PAYE schemes managed by the Incoming Operators on our behalf, up to the period in which the care homes and respective employees were transitioned into new ownerships.

2.3 Details of transaction

As set out in our last report, during the period from 11 March 2020 to 10 March 2021, all care homes (including 7 closed) have been sold to the Incoming Operators and/or newly identified purchasers. Further details of the status of each home are provided in Appendix E.

2.4 Realisation of assets

Trading, receipts and payments account

The Joint Administrators attach as Appendix C, accounts of our receipts and payments for the Period and a cumulative account for the whole administrations to date.

The accounts at Appendix C have been prepared on a cash basis and as a result only reflect transactions that have been processed through the administration accounts. Although the sales of all care homes have been completed, and the final apportionment position has been concluded, there have been occasional receipts of invoices from suppliers and local authorities arising in the period before the sale completion of the care homes. Therefore, the final trading positions of these accounts will be provided in future reports.

Excluded assets

Please refer to the previous report as no further change has taken place during the Period.

2.5 Assets remaining to be realised

Other asset realisations are dependent on the outcome of the Joint Administrators' investigations on the conduct of the directors of the Tenant Companies. Nonetheless, even in the case of material realisation, there will be insufficient funds to enable a dividend to be paid to the creditors of the Tenant Companies.

3 Creditors

3.1 Secured creditor

At the date of appointment, the balance due to the Landlord (who is also the Tenant Companies only secured creditor) was £6,177,242.

Law firm Shearman & Sterling LLP was engaged in order to advise us on the validity of all security. As set out in the previous report no issues were identified.

There is not anticipated to be sufficient funds to make a distribution to the secured creditor. Furthermore, the secured creditor has provided additional funding to facilitate the transition of the homes. However, in return the secured lender, as landlord, has secured a future rental income stream and preserved value in the estate.

3.2 Preferential creditors

At the outset of the administrations, the Companies employed 2,769 individuals all of whom have transferred to the Incoming Operators following the completion of the sale of the businesses. As a result, there are no preferential creditors in respect of outstanding wages or accrued holiday pay.

The Joint Administrators are not aware of any claims from the pension provider for pension contributions or other payroll deductions.

3.3 Unsecured creditors

Prescribed part

In accordance with section 176A of the Insolvency Act 1986, a prescribed part is to be set aside from the floating charge assets and made available to the unsecured creditors of the Company. The prescribed part calculation is applied to the net property available and is calculated at 50% of the first £10,000 of net realisations and 20% of all further amounts, up to a maximum prescribed part of £600,000.

Based upon current information in all cases, the net property is estimated to be nil, resulting in no funds being available for the benefit of unsecured creditors via the prescribed part.

Dividend prospects

There will be no monies available for a distribution to unsecured creditors from any of the Tenant Companies.

4 Investigations into the affairs of the Tenant Companies

4.1 Statutory investigations

As set out in the previous report, the Joint Administrators undertook an investigation into the Tenant Companies affairs to establish whether there were any potential asset recoveries, or conduct matters that required further investigation, taking into account the public interest, potential recoveries, the funds likely to be available to fund an investigation and the costs involved.

During the Period, the Joint Administrators continued to progress our investigations into the affairs of the Tenant Companies. Further dialogue and legal correspondence, with the assistance of Mishcon de Reya LLP, have been exchanged with the directors and equity owners of the Tenant Companies.

We would be pleased to receive from any creditor any useful information concerning the Tenant Companies, their dealing or conduct which may assist us.

5 Joint Administrators' remuneration and expenses

5.1 Overview

The Joint Administrators remuneration has been fixed on the basis of time properly spent by the Joint Administrators and their staff, in dealing with matters arising in the administrations. This was agreed between a third party and Grant Thornton. As a result of the time costs being met directly by the third party and having no impact on the returns to the general body of creditors, the Joint Administrators are able to provide a breakdown of the tasks undertaken as required under SIP9, however they are unable to disclose the quantum at the request of the third party. The details of the tasks undertaken and further information regarding the Joint Administrators' remuneration and expenses are provided in Appendix D to this report.

As advised in the proposals, no pre-appointment administration expenses will be borne by the Companies.

6 Future strategy

6.1 Future conduct of the administrations

We will continue to manage the affairs, business and property of the Company in order to achieve the purpose of the administrations. This will include but not be limited to:

- assisting the Incoming Operators with any further transitioning requirements;
- continuing our investigations into the Tenant Companies' affairs and dealings prior to the administrations;
- finalising the Company's tax affairs, including completion of corporation tax and VAT returns and settlement of any liabilities; and
- complying with statutory and compliance obligations.

6.2 Extension of the administration

The duration of an administration is restricted to 12 months from the date of commencement unless it is extended with the permission of the creditors or the court. The original administration terms were due to end on 10 March 2021 and were extended by 12 months with the permission of the creditors.

On 2 February 2022 the court extended the administrations orders for a further 12 months, following an application for the same by the Joint Administrators. The administrations are now due to end on 10 March 2023.

6.3 Exit from administrations

There will be insufficient funds to make a distribution to unsecured creditors and therefore the Joint Administrators intend to exit the administrations and move to dissolution.

As noted in our previous report, the Joint Administrators have obtained our discharge from liability under paragraph 98 of schedule B1 to the Insolvency Act 1986.

6.4 Data protection

Any personal information held by the Companies will continue to be processed for the purposes of the administrations of the Companies and in accordance with the requirements of data protection. Our privacy notice on our website (www.grantthornton.co.uk/en/privacy) contains further details as to how we may use, process and store personal data.

6.5 Contact from third parties

Please be aware that fraudsters have been known to masquerade as legitimate administrators. Fraudsters may contact creditors asking for an upfront fee or tax to release an investment or to enable payment of a dividend / the release of money payable to the creditor. An administrator would never ask for such a payment nor instruct a third party to make such a request.

6.6 Covid-19

This report has been produced during the Covid-19 restrictions. We have taken every reasonable step to ensure that the information is accurate, however if any material inaccuracies are identified, we will provide an explanation and corrected information in the next progress report.

6.7 Future reporting

Our next report to creditors will be issued no later than 10 October 2022, or earlier if the administration has been completed by that date.

A Notice about this report

This report has been prepared solely to comply with the Joint Administrators' statutory duty to report to creditors under the Insolvency (England and Wales) Rules 2016 on the progress of the administrations, and for no other purpose. It is not suitable to be relied upon by any other person, or for any other purposes, or in any other context.

This report has not been prepared in contemplation of it being used, and is not suitable to be used, to inform any investment decision in relation to the debt of or any financial interest 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 outcomes for creditors.

Any persons choosing to rely on this report for any purpose or in any context other than under the Rules 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.

Daniel Smith and Oliver Haunch are authorised in the UK to act as Insolvency Practitioners by the Insolvency Practitioners Association.

The Joint Administrators are bound by the Insolvency Code of Ethics.

The Joint Administrators act as agents for the Companies and contract without personal liability. The appointment of the Joint Administrators are personal to them and to the fullest extent permitted by law, Grant Thornton does not assume any responsibility and will not accept any liability to any person in respect of this report or the conduct of the administrations.

Please note you should read this progress report in conjunction with the Joint Administrators' previous progress reports and proposals issued to the Companies creditors, which can be found on the Grant Thornton portal (<https://www.grantthornton.co.uk/portal/>). Unless stated otherwise, all amounts in this progress report and appendices are stated net of VAT. For definitions of abbreviations please refer to the 'Definitions' table at the start of this progress report.

B Statutory information

Company information

Company name	Brighterkind (Loyds) Limited
Date of incorporation	21 July 2015
Company registration number	09696576
Former trading address	Norcliffe House Station Road Wilmslow United Kingdom SK9 1BU
Present registered office	c/o Grant Thornton UK LLP 11 th Floor Landmark St Peter's Square 1 Oxford St Manchester M1 4PB

Administration information

Administration appointment	The administration appointment filed in the High Court of Justice, Business and Property Court, 7146 of 2019
Appointor	the directors of the Company
Date of appointment	11 March 2020
Joint administrators' names	Daniel Smith Oliver Haunch
Joint administrators' address	Grant Thornton UK LLP, 30 Finsbury Square, London, EC2A 1AG
Purpose of the administration	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)
Estimated values of the net property and prescribed part	The company's net property is estimated to be £nil. The prescribed part is therefore also estimated to be £nil.
Prescribed part distribution	In the absence of a prescribed part, the question of whether to apply to court to dispense with the requirement to set aside a prescribed part does not arise.
Functions	In accordance with paragraph 100(2) of Schedule B1 to the Insolvency Act 1986, the functions of the administrators are to be exercised by any or both of them.
Current administration expiry date	10 March 2023

Company information

Company name	Chestnut Lodge Limited
Date of incorporation	27 October 1994
Company registration number	02983917
Former trading address	Norcliffe House Station Road Wilmslow United Kingdom SK9 1BU
Present registered office	c/o Grant Thornton UK LLP 11 th Floor Landmark St Peter's Square 1 Oxford St Manchester M1 4PB

Administration information

Administration appointment	The administration appointment filed in the High Court of Justice, Business and Property Court, 7146 of 2019
Appointor	the directors of the Company
Date of appointment	11 March 2020
Joint administrators' names	Daniel Smith Oliver Haunch
Joint administrators' address	Grant Thornton UK LLP, 30 Finsbury Square, London, EC2A 1AG
Purpose of the administration	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)
Estimated values of the net property and prescribed part	The company's net property is estimated to be £nil. The prescribed part is therefore also estimated to be £nil.
Prescribed part distribution	In the absence of a prescribed part, the question of whether to apply to court to dispense with the requirement to set aside a prescribed part does not arise.
Functions	In accordance with paragraph 100(2) of Schedule B1 to the Insolvency Act 1986, the functions of the administrators are to be exercised by any or both of them.
Current administration expiry date	10 March 2023

Company information

Company name	Four Seasons (Bamford) Limited
Date of incorporation	7 June 2006
Company registration number	05840121
Former trading address	Norcliffe House Station Road Wilmslow United Kingdom SK9 1BU
Present registered office	c/o Grant Thornton UK LLP 11 th Floor Landmark St Peter's Square 1 Oxford St Manchester M1 4PB

Administration information

Administration appointment	The administration appointment filed in the High Court of Justice, Business and Property Court, 7146 of 2019
Appointor	The qualifying floating charge holder
Date of appointment	11 March 2020
Joint administrators' names	Daniel Smith Oliver Haunch
Joint administrators' address	Grant Thornton UK LLP, 30 Finsbury Square, London, EC2A 1AG
Purpose of the administration	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)
Estimated values of the net property and prescribed part	The company's net property is estimated to be £nil. The prescribed part is therefore also estimated to be £nil.
Prescribed part distribution	In the absence of a prescribed part, the question of whether to apply to court to dispense with the requirement to set aside a prescribed part does not arise.
Functions	In accordance with paragraph 100(2) of Schedule B1 to the Insolvency Act 1986, the functions of the administrators are to be exercised by any or both of them.
Current administration expiry date	10 March 2023

Company information

Company name	Huntercombe (Loyds) Limited
Date of incorporation	21 July 2015
Company registration number	09696760
Former trading address	Norcliffe House Station Road Wilmslow United Kingdom SK9 1BU
Present registered office	c/o Grant Thornton UK LLP 11 th Floor Landmark St Peter's Square 1 Oxford St Manchester M1 4PB

Administration information

Administration appointment	The administration appointment filed in the High Court of Justice, Business and Property Court, 7146 of 2019
Appointor	The directors of the Company
Date of appointment	11 March 2020
Joint administrators' names	Daniel Smith Oliver Haunch
Joint administrators' address	Grant Thornton UK LLP, 30 Finsbury Square, London, EC2A 1AG
Purpose of the administration	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)
Estimated values of the net property and prescribed part	The company's net property is estimated to be £nil. The prescribed part is therefore also estimated to be £nil.
Prescribed part distribution	In the absence of a prescribed part, the question of whether to apply to court to dispense with the requirement to set aside a prescribed part does not arise.
Functions	In accordance with paragraph 100(2) of Schedule B1 to the Insolvency Act 1986, the functions of the administrators are to be exercised by any or both of them.
Current administration expiry date	10 March 2023

Company information

Company name	Rosevale Lodge Limited
Date of incorporation	31 July 1995
Company registration number	03085602
Former trading address	Norcliffe House Station Road Wilmslow United Kingdom SK9 1BU
Present registered office	c/o Grant Thornton UK LLP 11 th Floor Landmark St Peter's Square 1 Oxford St Manchester M1 4PB

Administration information

Administration appointment	The administration appointment filed in the High Court of Justice, Business and Property Court, 7146 of 2019
Appointor	The directors of the Company
Date of appointment	11 March 2020
Joint administrators' names	Daniel Smith Oliver Haunch
Joint administrators' address	Grant Thornton UK LLP, 30 Finsbury Square, London, EC2A 1AG
Purpose of the administration	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)
Estimated values of the net property and prescribed part	The company's net property is estimated to be £nil. The prescribed part is therefore also estimated to be £nil.
Prescribed part distribution	In the absence of a prescribed part, the question of whether to apply to court to dispense with the requirement to set aside a prescribed part does not arise.
Functions	In accordance with paragraph 100(2) of Schedule B1 to the Insolvency Act 1986, the functions of the administrators are to be exercised by any or both of them.
Current administration expiry date	10 March 2023

Company information

Company name	Westview Lodge Limited
Date of incorporation	7 June 1995
Company registration number	03065402
Former trading address	Norcliffe House Station Road Wilmslow United Kingdom SK9 1BU
Present registered office	c/o Grant Thornton UK LLP 11 th Floor Landmark St Peter's Square 1 Oxford St Manchester M1 4PB

Administration information

Administration appointment	The administration appointment filed in the High Court of Justice, Business and Property Court, 7146 of 2019
Appointor	The qualifying floating charge holder
Date of appointment	11 March 2020
Joint administrators' names	Daniel Smith Oliver Haunch
Joint administrators' address	Grant Thornton UK LLP, 30 Finsbury Square, London, EC2A 1AG
Purpose of the administration	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)
Estimated values of the net property and prescribed part	The company's net property is estimated to be £nil. The prescribed part is therefore also estimated to be £nil.
Prescribed part distribution	In the absence of a prescribed part, the question of whether to apply to court to dispense with the requirement to set aside a prescribed part does not arise.
Functions	In accordance with paragraph 100(2) of Schedule B1 to the Insolvency Act 1986, the functions of the administrators are to be exercised by any or both of them.
Current administration expiry date	10 March 2023

Four Seasons (Bamford) Limited
(In Administration)
Joint Administrators' Trading Account

Statement of Affairs £	From 11/09/2021 To 10/03/2022 £	From 11/03/2020 To 10/03/2022 £
POST APPOINTMENT SALES		
Sales - Residents Fees	NIL	8,645,061.18
	NIL	8,645,061.18
OTHER DIRECT COSTS		
BG Business payments for Huntercom	NIL	5,482.61
Funding for operators	NIL	3,549,150.77
	NIL	(3,554,633.38)
TRADING EXPENDITURE		
Property holding costs (rates,utilities)	(2,810.26)	108,058.24
Nominated individual	NIL	103,401.97
Insurance	NIL	172,038.15
Professional Fees	49,863.78	449,496.14
Bank Charges	NIL	2,279.18
Petty Cash	NIL	47,000.00
Property Expenses	NIL	101,186.81
Postages/office admin costs	NIL	144,297.12
PAYE/NI	NIL	409,305.55
Net Wages	NIL	3,051,898.75
Other Payroll Deductions	NIL	18,344.88
Sundry Trading Expenses	NIL	2,691.86
	(47,053.52)	(4,609,998.65)
TRADING SURPLUS/(DEFICIT)	(47,053.52)	480,429.15

Four Seasons (Bamford) Limited
(In Administration)
Joint Administrators' Summary of Receipts & Payments

Statement of Affairs £	From 11/09/2021 To 10/03/2022 £	From 11/03/2020 To 10/03/2022 £
COSTS OF REALISATION		
VAT - Unrecoverable	NIL	5.04
	NIL	(5.04)
ASSET REALISATIONS		
3,157,229.00 Book Debts	NIL	NIL
1.00 Carpet & Curtains	NIL	NIL
153,174.00 Cash at Bank & in Hand	NIL	NIL
Contribution to administration costs	79.22	(160,475.67)
1.00 Fixtures & Fittings	NIL	NIL
Misc Refunds	NIL	301.98
1.00 Office & Computer Equipment	NIL	NIL
1.00 Plant & Machinery	NIL	NIL
4,308.00 Pre-payments & Other Debtors	NIL	NIL
Trading Surplus/(Deficit)	(47,053.52)	480,429.15
	(46,974.30)	320,255.46
COST OF REALISATIONS		
Bank Charges	0.20	0.20
Refunds to LAs	NIL	73,127.77
Stationery & Postage	NIL	4,235.53
Statutory Advertising	NIL	240.00
VAT irrecoverable	3,000.00	159,131.47
	(3,000.20)	(236,734.97)
3,314,715.00	(49,974.50)	83,515.45
REPRESENTED BY		
Floating Current Account NIB		76,542.70
VAT on Purchases		6,972.75
		83,515.45

Note:

Brighterkind (Loyds) Limited
(In Administration)
Joint Administrators' Trading Account

Statement of Affairs £	From 11/09/2021 To 10/03/2022 £	From 11/03/2020 To 10/03/2022 £
POST APPOINTMENT SALES		
Sales - residents fees	NIL	791,699.93
	NIL	791,699.93
OTHER DIRECT COSTS		
Funding for operations	NIL	5,089.73
	NIL	(5,089.73)
TRADING EXPENDITURE		
Nominated individual	NIL	2,086.18
Insurance	NIL	3,776.06
Postages/office admin costs	NIL	2,558.14
PAYE/NI	NIL	16,526.08
Net Wages	NIL	97,179.13
Other Payroll Deductions	NIL	290.32
	NIL	(122,415.91)
TRADING SURPLUS/(DEFICIT)	NIL	664,194.29

Brighterkind (Loyds) Limited
(In Administration)
Joint Administrators' Summary of Receipts & Payments

Statement of Affairs £		From 11/09/2021 To 10/03/2022 £	From 11/03/2020 To 10/03/2022 £
	ASSET REALISATIONS		
47,016.00	Book Debts	NIL	NIL
1.00	Carpet & Curtains	NIL	NIL
466.00	Cash at Bank & In Hand	NIL	NIL
	Contribution to administration costs	(400,000.00)	(419,893.91)
1.00	Fixtures & Fittings	NIL	NIL
1.00	Office & Computer Equipment	NIL	NIL
1.00	Plant & Machinery	NIL	NIL
	Trading Surplus/(Deficit)	NIL	664,194.29
		<u>(400,000.00)</u>	<u>244,300.38</u>
	COST OF REALISATIONS		
	Stationery & Postage	NIL	137.08
	VAT irrecoverable	NIL	961.68
		NIL	<u>(1,098.76)</u>
47,486.00		<u>(400,000.00)</u>	<u>243,201.62</u>
	REPRESENTED BY		
	Floating Current Account NIB		243,201.62
			<u>243,201.62</u>

Note:

Chestnut Lodge Limited
(In Administration)
Joint Administrators' Trading Account

Statement of Affairs £	From 11/09/2021 To 10/03/2022 £	From 11/03/2020 To 10/03/2022 £
POST APPOINTMENT SALES		
Sales - residents fees	NIL	549,799.48
	NIL	549,799.48
OTHER DIRECT COSTS		
Funding for operators	NIL	232,023.57
	NIL	(232,023.57)
TRADING EXPENDITURE		
Insurance	NIL	1,920.37
Professional Fees	NIL	7,789.87
Postages/office admin costs	NIL	5,094.81
PAYE/NI	NIL	8,537.14
Net Wages	NIL	42,922.40
Other Payroll Deductions	NIL	58.96
	NIL	(66,323.55)
TRADING SURPLUS/(DEFICIT)	NIL	251,452.36

Chestnut Lodge Limited
(In Administration)
Joint Administrators' Summary of Receipts & Payments

Statement of Affairs £		From 11/09/2021 To 10/03/2022 £	From 11/03/2020 To 10/03/2022 £
	ASSET REALISATIONS		
37,326.00	Book Debts	NIL	NIL
1.00	Carpets & Curtains	NIL	NIL
2,349.00	Cash at Bank & in Hand	NIL	NIL
	Contribution to administration costs	NIL	(60,194.31)
1.00	Fixtures & Fittings	NIL	NIL
1.00	Office & Computer Equipment	NIL	NIL
1.00	Plant & Machinery	NIL	NIL
	Trading Surplus/(Deficit)	NIL	251,452.36
		NIL	191,258.05
	COST OF REALISATIONS		
	VAT irrecoverable	NIL	2,576.93
		NIL	(2,576.93)
39,679.00		NIL	188,681.12
	REPRESENTED BY		
	Floating Current Account NIB		188,681.12
			188,681.12

Note:

Huntercombe (Loyds) Limited
(In Administration)
Joint Administrators' Trading Account

Statement of Affairs £	From 11/09/2021 To 10/03/2022 £	From 11/03/2020 To 10/03/2022 £
POST APPOINTMENT SALES		
Sales - resident fees	NIL	671,504.94
	NIL	671,504.94
OTHER DIRECT COSTS		
Funding for operators	NIL	428,794.50
Capital expenditure	NIL	5,500.00
	NIL	(434,294.50)
TRADING EXPENDITURE		
Indirect labour - agency staff	NIL	2,918.75
Property holding costs	NIL	4,704.19
Nominated individual	NIL	10,085.34
Insurance	NIL	23,097.51
Petty Cash	NIL	500.00
Postage and office admin costs	NIL	9,926.93
PAYE/NI	403.24	43,767.47
Net wages	NIL	225,291.76
Other payroll deductions	NIL	1,135.08
	(403.24)	(321,427.03)
TRADING SURPLUS/(DEFICIT)	(403.24)	(84,216.59)

Huntercombe (Loyds) Limited
(In Administration)
Joint Administrators' Summary of Receipts & Payments

Statement of Affairs £		From 11/09/2021 To 10/03/2022 £	From 11/03/2020 To 10/03/2022 £
	ASSET REALISATIONS		
262,432.00	Book Debts	NIL	NIL
1.00	Carpets & Curtains	NIL	NIL
80,714.00	Cash at Bank & in Hand	NIL	NIL
	Contribution to administration costs	(100,000.00)	138,950.44
1.00	Fixtures & Fittings	NIL	NIL
1.00	Office & Computer Equipment	NIL	NIL
1.00	Plant & Machinery	NIL	NIL
	Trading Surplus/(Deficit)	(403.24)	(84,216.59)
		<u>(100,403.24)</u>	<u>54,733.85</u>
	COST OF REALISATIONS		
	VAT irrecoverable	NIL	5,146.82
		<u>NIL</u>	<u>(5,146.82)</u>
343,150.00		<u>(100,403.24)</u>	<u>49,587.03</u>
	REPRESENTED BY		
	Floating Current Account NIB		49,587.03
			<u>49,587.03</u>

Note:

Rosevale Lodge Limited
(In Administration)
Joint Administrators' Trading Account

Statement of Affairs £	From 11/09/2021 To 10/03/2022 £	From 11/03/2020 To 10/03/2022 £
POST APPOINTMENT SALES		
Sales - resident fees	NIL	235,244.05
	NIL	235,244.05
OTHER DIRECT COSTS		
Funding for operations	NIL	60,272.43
	NIL	(60,272.43)
TRADING EXPENDITURE		
Property holding costs	NIL	18.92
Insurance	NIL	3,185.64
Professional Fees	NIL	7,789.87
Postages/office admin costs	NIL	5,206.81
PAYE/NI	NIL	18,206.65
Net Wages	NIL	71,663.47
Other Payroll Deductions	NIL	557.76
Sundry Trading Expenses	1,880.29	1,880.29
	(1,880.29)	(108,509.41)
TRADING SURPLUS/(DEFICIT)	(1,880.29)	66,462.21

Rosevale Lodge Limited
(In Administration)
Joint Administrators' Summary of Receipts & Payments

Statement of Affairs £		From 11/09/2021 To 10/03/2022 £	From 11/03/2020 To 10/03/2022 £
	ASSET REALISATIONS		
73,133.00	Book Debts	NIL	NIL
1.00	Carpets & Curtains	NIL	NIL
	Contribution to administration costs	NIL	(35,194.31)
1.00	Furniture & Fittings	NIL	NIL
1.00	Office & Furniture Equipment	NIL	NIL
1.00	Plant & Machinery	NIL	NIL
1,590.00	Prepayments & Other Debtors	NIL	NIL
	Trading Surplus/(Deficit)	(1,880.29)	66,462.21
		(1,880.29)	31,267.90
	COST OF REALISATIONS		
	VAT irrecoverable	NIL	2,603.11
		NIL	(2,603.11)
74,727.00		(1,880.29)	28,664.79
	REPRESENTED BY		
	Floating Current Account NIB		28,664.79
			28,664.79

Note:

Westview Lodge Limited
(In Administration)
Joint Administrators' Trading Account

Statement of Affairs £	From 11/09/2021 To 10/03/2022 £	From 11/03/2020 To 10/03/2022 £
POST APPOINTMENT SALES		
Sales - resident fees	NIL	174,631.58
	NIL	174,631.58
OTHER DIRECT COSTS		
Funding for operators	NIL	17,000.00
	NIL	(17,000.00)
TRADING EXPENDITURE		
Property holding costs	NIL	3.58
Nominated individual	NIL	1,920.03
Insurance	NIL	2,811.50
Professional Fees	NIL	7,353.25
Postage/office admin costs	NIL	2,644.75
PAYE/NI	NIL	10,272.46
Net Wages	NIL	70,221.01
Other Payroll Deductions	NIL	767.16
	NIL	(95,993.74)
TRADING SURPLUS/(DEFICIT)	NIL	61,637.84

Westview Lodge Limited
(In Administration)
Joint Administrators' Summary of Receipts & Payments

Statement of Affairs £	From 11/09/2021 To 10/03/2022 £	From 11/03/2020 To 10/03/2022 £
ASSET REALISATIONS		
Contribution to administration costs	NIL	75,000.00
Trading Surplus/(Deficit)	NIL	61,637.84
	NIL	136,637.84
COST OF REALISATIONS		
VAT irrecoverable	NIL	2,381.40
	NIL	(2,381.40)
	NIL	134,256.44
REPRESENTED BY		
Floating Current Account NIB		134,256.44
		134,256.44

Note:

Appendix D - Payments to the Joint Administrators and their associates

Statement of Insolvency Practice 9 disclosure

This appendix has been prepared in accordance with the requirements of the Insolvency Act 1986, the Insolvency (England and Wales) Rules 2016 (the Rules) and Statement of Insolvency Practice 9 (SIP9). In summary, it covers:

- pre-appointment costs
- fee basis
- work done by the Joint Administrators and their team during the Period
- expenses
- sub-contracted out work
- payments to associates
- relationships requiring disclosure
- information for creditors (rights, fees, committees)

Pre-appointment costs

Pre-administration costs are fees charged and expenses incurred by the Joint Administrators or other qualified insolvency practitioners before the company entered administration but with a view to it doing so. In this instance, Grant Thornton was engaged by the Landlord from December 2019 up to the date of the Administration appointments. The Landlord agreed to meet the fees of this engagement directly and as a result no pre-appointment expenses have been or will be incurred by the Tenant Companies.

Post-appointment costs

Fee basis of the Joint Administrators

The Joint Administrators' fee basis has been agreed on a time cost basis with the third-party funder. As a result, the fees of the Joint Administrators will not be a cost of the Tenant Companies and will have no impact on the return to creditors.

Work done by the Joint Administrators and their team during the Period

The Joint Administrators are required to detail costs of actual work done in the Period, including any expenses incurred in connection with it. Details of expenses incurred in connection with work done are provided in the 'Expenses' section below.

Area of work	Work done	Why the work was necessary	Financial benefit to creditors
Trading			
Trading general – suppliers	<ul style="list-style-type: none"> • Faid supplier invoices related to the Administration period • Attended to queries raised by the suppliers 	<ul style="list-style-type: none"> • This work was necessary to ensure the continuity of care provided to the residents are not disrupted by the changes of ownership as a result of the sales 	<ul style="list-style-type: none"> • This work was necessary to discharge the office holders' duties. As explained under 'Why the work was necessary', although it did not add financial value to the estate it adds value to the insolvency process
Trading general – PAYE	<ul style="list-style-type: none"> • Liaising with HMRC and the Incoming Operators to ensure all liabilities have been paid 	<ul style="list-style-type: none"> • To ensure all liabilities arising during the Administrations are discharged 	<ul style="list-style-type: none"> • This work was necessary to discharge the office holders' duties. As explained under 'Why the work was necessary', although it did not add financial value to the estate it adds value to the insolvency process
Trading general – authorities and clinical commissioning groups	<ul style="list-style-type: none"> • Liaised with the Incoming Operators to notify the relevant authorities of the change of ownership following the sales of each of the care homes • Attended to queries raised by the authorities 	<ul style="list-style-type: none"> • This work was necessary to ensure the continuity of care provided to the residents are not disrupted by the changes of ownership as a result of the sales 	<ul style="list-style-type: none"> • This work was necessary to discharge the office holders' duties. As explained under 'Why the work was necessary', although it did not add financial value to the estate it adds value to the insolvency process
Assets			
Debtors	<ul style="list-style-type: none"> • Deal with any refund or payment enquiries in respect of debts owed 	<ul style="list-style-type: none"> • To realise all sums owed to the Group Companies 	<ul style="list-style-type: none"> • This work was necessary to help realise financial value for the benefit of the estate and for a distribution to creditors should sufficient funds become available
Investigations			
Debtor/ directors/ senior employees	<ul style="list-style-type: none"> • Conducted and continue to conduct an investigation into the affairs of the Tenant Companies and events that lead to insolvency 	<ul style="list-style-type: none"> • To ensure the appropriate measures were taken by the senior employees and directors of the Group Companies 	<ul style="list-style-type: none"> • This work was necessary to help realise financial value for the benefit of the estate and for a distribution to creditors should sufficient funds become available
Creditors			
Secured	<ul style="list-style-type: none"> • Liaised with the secured creditor in relation to queries regarding the administrations 	<ul style="list-style-type: none"> • To keep any secured creditors informed of the administrations and sales process 	<ul style="list-style-type: none"> • This work was necessary for administrative purposes and/or complying with statutory requirements and it had no direct financial benefit to the estate

Unsecured	<ul style="list-style-type: none"> Liaised with unsecured creditors in relation to queries regarding the administrations 	<ul style="list-style-type: none"> To keep the creditors apprised of the administrations and sales process and attend to any queries 	<ul style="list-style-type: none"> This work was necessary for administrative purposes and/or complying with statutory requirements and it had no direct financial benefit to the estate
Administration			
Case management	<ul style="list-style-type: none"> Internal discussions and meetings to consider strategy and to ensure commerciality is considered Obtaining an extension of the administrators from Court 	<ul style="list-style-type: none"> To ensure that the Group Companies administrations are progressing 	<ul style="list-style-type: none"> This work was necessary for administrative purposes and/or complying with statutory requirements and it had no direct financial benefit to the estate
Reports to creditors, notices & decisions	<ul style="list-style-type: none"> Prepared and circulating progress report to creditors 	<ul style="list-style-type: none"> To provide the creditors with information regarding the administration 	<ul style="list-style-type: none"> This work was necessary for administrative purposes and/or complying with statutory requirements and it had no direct financial benefit to the estate
Treasury, billing & funding	<ul style="list-style-type: none"> Maintained and monitored the cashbook of the Tenant Companies in administration 	<ul style="list-style-type: none"> To ensure that the Tenant Companies make payments due and maintain the cashbook 	<ul style="list-style-type: none"> This work was necessary for administrative purposes and/or complying with statutory requirements and it had no direct financial benefit to the estate
Tax	<ul style="list-style-type: none"> Considered and reviewed the pre and post administration tax liabilities including PAYE/NIC and VAT 	<ul style="list-style-type: none"> To ensure that the Tenant Companies make payments due and maintain the cashbook 	<ul style="list-style-type: none"> This work was necessary for administrative purposes and/or complying with statutory requirements and it had no direct financial benefit to the estate

Statement of expenses incurred in the Period

This table provides details of expenses incurred in the Period in connection with the work done by the Joint Administrators, description of which is provided in the 'Work done' / 'Fees estimate and work done in the Period' section above.

As outlined within the progress report, these expenses are presented on a cash basis and reflect only the transactions which are detailed on the Receipts and Payments accounts at Appendix C. As detailed at section 2.4 of the report, there are further receipts and payments which have been dealt with during the Period by the Incoming Operators. Please note that some of the expenses detailed in the table have not yet been accurately apportioned between the Group companies; however, where applicable, they will be allocated on a percentage basis based on the number of homes: Four Seasons 80.77%, Huntercombe 5.77%, Laudcare 5.77%, Brighterkind 1.92%, Chestnut Lodge 1.92%, Rosevale 1.92% and Westview Lodge 1.92%. A reconciliation of costs incurred to date is underway and further details will be provided in the next report.

Category	Incurred in the Period (£)	Cumulatively incurred as at Period end (£)	Of which paid by the estate as at Period end (£)
Category 1 expenses			
Travel	0	1,354	0
Advertising and Marketing	0	3,345	0
Legal, Professional & Subscriptions	0	20	0
Category 2 expenses			
Direct Costs	0	4,303,314	4,303,314
Trading expenditure*	2,283	5,277,614	5,277,614
VAT irrecoverable*	3,000	172,809	172,809
Stationery & Postage	0	4,373	4,373
Statutory Advertising	0	240	240
Total expenses	5,283	9,763,069	9,758,350

*Given that the Tenant Companies are not VAT registered, VAT is irrecoverable.

Expenses are any payments from the estate which are neither the Joint Administrators' remuneration nor a distribution to a creditor or member, but they may include disbursements which are payments first met by and then reimbursed to the Joint Administrators from the estate. Expenses fall into two categories:

Category 1 expenses

These are also known as 'out of pocket expenses' and are payments to third parties not associated with the Joint Administrators where there is specific expenditure directly referable to the insolvent estate; they can be drawn without prior approval from creditors.

Category 2 expenses

These are expenses directly referable to the insolvent estate but payments that are either to an associate, or that include shared or allocated costs that may be incurred by the Joint Administrators or their firm and that can be allocated to the appointment on a proper and reasonable basis. Category 2 expenses require approval in the same manner as the Joint Administrators' remuneration.

Commercial in confidence

To the extent that payment of category 2 expenses is sought, the basis and resolutions are set out in the table below:

	Fee / cost basis	Resolution obtained
Mileage	Mileage is charged at 45p a mile. VAT is added as appropriate. Details of these costs are provided in the table above, where incurred	No resolution obtained. Please see section 5.1 of the progress report.

Payments to associates

We confirm that, in the Period, we have not enlisted services from within our firm or from a party with whom (to the best of our knowledge) our firm, or an individual within our firm, has an association.

Where we have enlisted the services of others we have sought to obtain the best value and service. We disclose below services we have sought from within our firm or from a party with whom (to the best of our knowledge) our firm, or an individual within our firm, has an association.

To the extent that services have been enlisted from Grant Thornton UK LLP's specialist teams, for example tax, pensions, digital forensics, or any others, the narrative for their work is included in the work done narrative and SIP9 time costs analysis details in the Work done by the Joint Administrators and their team during the Period section above.

We confirm that in the Period, we have not enlisted any other services from within our firm or from a party with whom (to the best of our knowledge) our firm, or an individual within our firm, has an association.

Relationships requiring disclosure

We confirm that we are not aware of any business or personal relationships with any parties responsible for approving the Joint Administrators' fee basis, or who provide services to us as Joint Administrators, which may give rise to a potential conflict.

Sub-contracted work

We confirm that, in the Period we have not sub-contracted any work that could otherwise have been carried out by us or our team.

Information for creditors and members

Information to help creditors and members to understand their rights in insolvency and regarding officeholders' (ie administrators or liquidators) fees, and the roles and functions of committees is available via Grant Thornton's website:

<https://www.grantthornton.co.uk/portal>

Alternatively, we will supply this information by post, free of charge, on request.

Appendix E - Home Transactions

Home Name	Address	Previous Limited Company	Name of purchaser	Employees transferred	Consideration	Date of transaction
Betsize Care						
Ashbourne	Lightwood Road, Dudley, DY1 2RS	Four Seasons (Bamford) Limited	Ashbourne Care Ltd	Yes	£ 1.00	21/09/2020
Birmingham	73 Manor Road, Birmingham, Chesterfield, S43 1NN	Four Seasons (Bamford) Limited	Birmingham Care Ltd	Yes	£ 1.00	21/09/2020
Churchfield Drive Residential/Churchfield Drive Nursing	Churchfield Drive, Rainworth, Mansfield, NG21 0BJ	Four Seasons (Bamford) Limited	Churchfield Care Ltd	Yes	£ 1.00	21/09/2020
Fernwood Court	300-310 Wolverhampton Road West, Bentley, Walsall, WS2 0DS	Four Seasons (Bamford) Limited	Fernwood Court Ltd	Yes	£ 1.00	21/09/2020
Heights (The)	Ankerbold Road, Tupton, Chesterfield, S42 6BX	Four Seasons (Bamford) Limited	The Heights Care Ltd	Yes	£ 1.00	21/09/2020
Holbeck House	Wolverhampton Road, Wall Heath, Kingswinford, DY8 7DA	Four Seasons (Bamford) Limited	Holbeck House Ltd	Yes	£ 1.00	21/09/2020
Kilburn	Dale Park Avenue, Kilburn, Belper, DE56 0NR	Four Seasons (Bamford) Limited	Kilburn Care Ltd	Yes	£ 1.00	21/09/2020
Lodge (The)	Bridge Street, Kilmarsh, Sheffield, S21 1AL	Four Seasons (Bamford) Limited	The Lodge Care Ltd	Yes	£ 1.00	21/09/2020
Riverside	Wolverhampton Road, Kingswinford, DY8 7DA	Huntercombe (Loyds) Limited	Riverside Care (Kingswinford) Ltd	Yes	£ 1.00	21/09/2020
Rookery (The)	The Rookery Residential Home, Queen Square, Ebbw Vale, NP23 6EF	Four Seasons (Bamford) Limited	Rookery Care Ltd	Yes	£ 1.00	21/09/2020
Stockbridge	2a Haywood Lane, Deepcar, Sheffield, S36 2QE	Huntercombe (Loyds) Limited	Stockbridge Care Ltd	Yes	£ 1.00	21/09/2020
Ty Hafod	Ty Hafod, Llanrissant Road, Cardiff, CF5 6JR	Four Seasons (Bamford) Limited	Ty Hafod Care Ltd	Yes	£ 1.00	21/09/2020
Whittington	40 Holland Road, Old Whittington, Chesterfield, S41 9HF	Four Seasons (Bamford) Limited	Whittington Care Ltd	Yes	£ 1.00	21/09/2020
Marion Care						
Boham Hall	Boham Hall Road, Milnsbridge, Huddersfield, HD3 4RJ	Four Seasons (Bamford) Limited	Marion Care Homes Ltd	Yes	£ 1.00	01/08/2020
Elkabeth	Off Market Street, Hetton-le-Hole, Houghton-le-Spring, DH5 8DY	Four Seasons (Bamford) Limited	Marion Care Homes Ltd	Yes	£ 1.00	01/08/2020
Half Acre	Higher Almsworth Road, Radcliffe, Manchester, M26 4JH	Four Seasons (Bamford) Limited	Marion Care Homes Ltd	Yes	£ 1.00	01/08/2020
Heywood Court	Green Lane, Heywood, Rochdale, OL10 1NQ	Four Seasons (Bamford) Limited	Marion Care Homes Ltd	Yes	£ 1.00	01/08/2020
Hillview	Hurst Lane (Off Crankshaw Street), Rawtenstall, Rossendale, BB4 7RA	Four Seasons (Bamford) Limited	Marion Care Homes Ltd	Yes	£ 1.00	01/08/2020
Langley Park	Front Street, Langley Park, Durham, DH7 9YY	Four Seasons (Bamford) Limited	Marion Care Homes Ltd	Yes	£ 1.00	01/08/2020
St Helens	6 Manor Road, St Helens Auckland, Bishop Auckland, DL14 9DL	Four Seasons (Bamford) Limited	Marion Care Homes Ltd	Yes	£ 1.00	01/08/2020
Sunningdale House/Elm Bank	Dene Road, Hexham, NE46 1HW	Four Seasons (Bamford) Limited	Marion Care Homes Ltd	Yes	£ 1.00	01/08/2020
Sunningdale Lodge/Horne Grange	Dene Road, Hexham, NE46 1HW	Four Seasons (Bamford) Limited	Marion Care Homes Ltd	Yes	£ 1.00	01/08/2020
Wansbeck	Church Avenue, West Sleekburn, Choppington, NE62 5XE	Four Seasons (Bamford) Limited	Marion Care Homes Ltd	Yes	£ 1.00	01/08/2020
Westview House / Westview Lodge	124A West View Road, Hanlepool, TS24 0BW	Westview Lodge Limited	Marion Care Homes Ltd	Yes	£ 1.00	01/08/2020
Healthcare Homes						
Alexandra	48 Alexandra Road, Hemel Hempstead, HP2 5BP	Four Seasons (Bamford) Limited	Healthcare Homes (Spring) Limited	Yes	£ 1.00	01/08/2020
Albany Oxford	7 London Road, Headington, Oxford, OX3 7SN	Brighterkind (Loyds) Limited	Healthcare Homes (Spring) Limited	Yes	£ 1.00	01/08/2020
Kingsmead	65 Prospect Place, Old Town, Swindon, SN1 3LJ	Laudcare Limited	Healthcare Homes (Spring) Limited	Yes	£ 1.00	01/08/2020
Ladymead	Moomead Road, Wroughton, Swindon, SN4 9BY	Laudcare Limited	Healthcare Homes (Spring) Limited	Yes	£ 1.00	01/08/2020
Oaktree	Lark Rise, Brimsdown Park, Yate, Bristol, BS37 7PJ	Laudcare Limited	Healthcare Homes (Spring) Limited	Yes	£ 1.00	01/08/2020
Romford Grange	144 Collier Row Lane, Romford, RM5 3DU	Four Seasons (Bamford) Limited	Healthcare Homes (Spring) Limited	Yes	£ 1.00	01/08/2020
Healthcare Ireland						
Ardmaine	8 Fullerton Road, Newry, BT34 2AY	Four Seasons (Bamford) Limited	Healthcare Ireland No2 Ltd	Yes	£ 1.00	30/08/2020
Castle Lodge	7-9 Fennel Road, Antrim, BT41 4PB	Four Seasons (Bamford) Limited	Healthcare Ireland No2 Ltd	Yes	£ 1.00	30/08/2020
Chestnut Lodge	47 Carrickane Road, Benburb, Dungannon, BT71 7NH	Chestnut Lodge Limited	Healthcare Ireland No2 Ltd	Yes	£ 1.00	30/08/2020
Dunlragh	224 Keady Road, Armagh, BT60 3EW	Four Seasons (Bamford) Limited	Healthcare Ireland No2 Ltd	Yes	£ 1.00	30/08/2020
Longfield	2 Longfield Road, Eglington, BT47 3PY	Four Seasons (Bamford) Limited	Healthcare Ireland No2 Ltd	Yes	£ 1.00	30/08/2020
Nightingale	34 Old English Road, Dungannon, BT71 7PA	Four Seasons (Bamford) Limited	Healthcare Ireland No2 Ltd	Yes	£ 1.00	30/08/2020
Pond Park	2 Denlaghy Road, Lisburn, BT28 3SF	Rosevale Lodge Limited	Healthcare Ireland No2 Ltd	Yes	£ 1.00	30/08/2020
Rosemary Lodge	9 Fennel Road, Antrim, BT41 4PB	Four Seasons (Bamford) Limited	Healthcare Ireland No2 Ltd	Yes	£ 1.00	30/08/2020
Rosevale	173 Main Road, Lisburn, BT28 1RW	Rosevale Lodge Limited	Healthcare Ireland No2 Ltd	Yes	£ 1.00	30/08/2020
Healthcare Management Solutions (HCMS) Limited						
Aarondale	Sunny Brow, Off Chapel Lane, Coppull, Chorley, PR7 4PF	Four Seasons (Bamford) Limited	New Excel Homes Ltd	Yes	£ 1.00	01/10/2020
Bargood	Head Fargood, Bargood, CF81 8PQ	Four Seasons (Bamford) Limited	Omnia Care Home Group Ltd	Yes	£ 1.00	02/11/2020
Hulton	Clarks Brow, Middleton, Manchester, M24 6BW	Four Seasons (Bamford) Limited	SPV4 Ltd	Yes	£ 1.00	18/12/2020
Keresley Wood	Tamworth Road, Keresley, Coventry, CV7 8JG	Four Seasons (Bamford) Limited	Mauricare Ltd	Yes	£ 1.00	27/11/2020
Kingswood	Watton Road, Kingswood, Watton-under-edge, GL12 8RA	Four Seasons (Bamford) Limited	Westgreen Care Ltd	Yes	£ 1.00	05/10/2020
Holly Court	8 Priory Grove, Off Lower Broughton Road, Salford, M7 2HT	Four Seasons (Bamford) Limited	SPV4 Ltd	Yes	£ 1.00	18/12/2020
Laburnum Court	8 Priory Grove, Off Lower Broughton Road, Salford, M7 2HT	Four Seasons (Bamford) Limited	SPV4 Ltd	Yes	£ 1.00	18/12/2020
Old Vicarage	Newcastle Avenue, Worksop, S80 1NJ	Four Seasons (Bamford) Limited	Mauricare Ltd	Yes	£ 1.00	27/11/2020
Pathfields	290 Station Road, Knuston, Wellingborough, NN29 7EY	Huntercombe (Loyds) Limited	SPV4 Ltd	Yes	£ 1.00	18/12/2020
Priory Park	Priory Crescent, Penwortham, Preston, PR1 0AL	Four Seasons (Bamford) Limited	Priory Park Care Ltd	Yes	£ 1.00	15/07/2020
Rod Rose	Park Road Victoria, Ebbw Vale, NP23 8UP	Four Seasons (Bamford) Limited	SPV4 Ltd	Yes	£ 1.00	18/12/2020
Vale (The)	Castle Lane, Bobover, Chesterfield, S44 6PS	Four Seasons (Bamford) Limited	Sunshine Care Group Ltd	Yes	£ 1.00	08/10/2020
Valley View	Dan Y Coad Cefn Hengoed, Hengoed, CF82 7LP	Four Seasons (Bamford) Limited	View Care Home Ltd	Yes	£ 1.00	30/12/2020

Notes for all homes:

Deferred consideration terms (and any security held)

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Credit mitigation

Costs going forward are being paid by Operations

Purchaser's connection to the Company

There is no connection between the purchaser and the Company

