

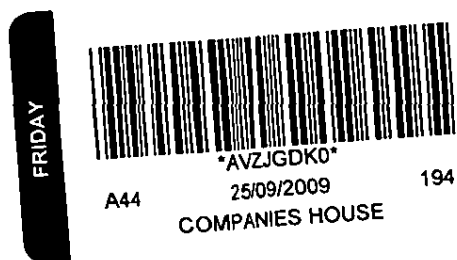
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Company Registration No. 5167482

TUSAN LIMITED

Report and Financial Statements

Year ended 31st December 2008



REPORT AND FINANCIAL STATEMENTS 2008

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REPORT AND FINANCIAL STATEMENTS 2008

OFFICERS AND PROFESSIONAL ADVISERS

DIRECTORS

William Edward Clark
Charles Edward Clark
Garry Thorpe

SECRETARY

Ian George Puckering

REGISTERED OFFICE

Unit 2 Therm Road
Hull
East Yorkshire
HU8 7BF

BANKERS

HSBC
33 St Nicholas Street
Scarborough
YO11 2HN

SOLICITORS

Gosschalks
Queens Gardens
Hull
HU1 3DZ

DIRECTORS' REPORT

The director presents the following report on the affairs of the company, together with the financial statements for the year ended 31st December 2008.

ACTIVITIES

The company's principal activity is property development.

REVIEW OF DEVELOPMENTS AND FUTURE PROSPECTS

The company continued work on its development properties throughout the period. The company continues to have the support of its lenders.

DIRECTORS AND THEIR INTERESTS

The present membership of the Board is set out on page 1.

The directors who served during the period, together with their interests in the share capital of the company, are as follows:

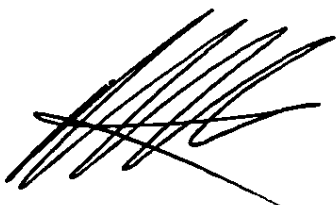
	Ordinary shares of £1 each	
	At 31 December 2008	At 31 December 2007
Garry Thorpe	500	500
William Edward Clark	500	500

Approved by the Board of Directors
and signed on behalf of the Board

W E Clark

Director

16th September 2009



REPORT ON THE UNAUDITED ACCOUNTS TO THE DIRECTOR OF TUSAN LIMITED

United Kingdom company law requires the directors to prepare financial statements for each financial year 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 the profit or loss of the company for that period. In preparing those financial statements, the directors are required to:

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

The directors are responsible for keeping proper accounting records which disclose with reasonable accuracy at any time the financial position of the company and to enable them to ensure that the financial statements comply with the Companies Act 1985. They are 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.

**PROFIT AND LOSS ACCOUNT
FOR THE YEAR ENDED 31 DECEMBER 2008**

	Note	2008	2007
		£	£
TURNOVER	2	598,385	1,097,297
Cost of Sales		(534,026)	(965,774)
GROSS PROFIT		64,359	131,523
Administrative expenses		(191,107)	(42,852)
OPERATING (LOSS) / PROFIT: continuing operations		(126,748)	88,671
Interest receivable and similar income	3	232	204
Interest payable and similar charges	4	(115,681)	(124,004)
LOSS ON ORDINARY ACTIVITIES BEFORE TAXATION		(242,197)	(35,129)
Tax on loss on ordinary activities	5	-	-
RETAINED LOSS FOR THE FINANCIAL PERIOD TRANSFERRED TO RESERVES		(242,197)	(35,129)

The statement of movements on reserves is shown in note 10 to the accounts.

There are no recognised gains and losses for the financial period other than the loss of £(242,197) shown above. Accordingly, no statement of total recognised gains and losses has been presented.

BALANCE SHEET
31 DECEMBER 2008

	Note	31 December 2008 £	31 December 2007 £
CURRENT ASSETS			
Stocks	6	1,265,150	1,888,159
Debtors & Prepayments	7	6,398	2,910
		<u>1,271,548</u>	<u>1,891,069</u>
CREDITORS: amounts falling due within one year	8	<u>(1,681,645)</u>	<u>(2,058,969)</u>
NET LIABILITIES		<u>(410,097)</u>	<u>(167,900)</u>
CAPITAL AND RESERVES			
Called up share capital	9	1,000	1,000
Profit and loss account	11	<u>(411,097)</u>	<u>(168,900)</u>
EQUITY SHAREHOLDERS' FUNDS	10	<u>(410,097)</u>	<u>(167,900)</u>

These financial statements have not been audited because the company is entitled to an exemption provided by section 249A(1) of the Companies Act 1985 and its members have not required the company to obtain an audit of these accounts in accordance with section 249B(2).

The director acknowledges his responsibilities for ensuring that the company keeps accounting records that comply with section 221 of the Companies Act 1985. The director also acknowledges his responsibilities for preparing accounts which give a true and fair view of the state of affairs of the company as at the end of the financial period and of its profit or loss for the financial period in accordance with section 226 of the Companies Act 1985, and which otherwise comply with the requirements of that Act relating to accounts, so far as applicable to the company.

These financial statements were approved by the Board of Directors on 16th September 2009.

Signed on behalf of the Board of Directors



W E Clark

Director

16th September 2009

The accompanying notes are an integral part of this balance sheet.

NOTES TO THE FINANCIAL STATEMENTS

31 DECEMBER 2008

1. ACCOUNTING POLICIES

The principal accounting policies are summarised below. They have been applied consistently throughout the period.

Basis of accounting

The financial statements are prepared under the historical cost convention and in accordance with applicable United Kingdom accounting standards.

Revenue Recognition

Revenue is in respect of property rental income and the sale of properties. The rental income is recognised in accordance with terms of the tenants contract and apportioned over the length of the lease.

Stocks

Trading stock is stated at the lower of cost and net realisable value. Stocks have been written down to reflect any impairment due to current market conditions.

Taxation

Current tax, including UK corporation tax, is provided at amounts expected to be paid (or recovered) using the tax rates and laws that have been enacted or substantively enacted at the balance sheet date.

Deferred tax is recognised in respect of all timing differences that have originated but not reversed at the balance sheet date where transactions or events that result in an obligation to pay more tax, in the future or a right to pay less tax in the future have occurred at the balance sheet date. Timing differences are differences between the company's taxable profits and its results as stated in the financial statements that arise from the inclusion of gains and losses in tax assessments in periods different from those in which they are recognised in the financial statements.

Deferred tax is measured at the average tax rates that are expected to apply in the periods in which the timing differences are expected to reverse, based on tax rates and laws that have been enacted or substantively enacted by the balance sheet date. Deferred tax is measured on a non discounted basis.

2. TURNOVER

Turnover represents amounts derived from the provision of goods and services which fall within the company's ordinary activities after deduction of trade discounts and value added tax.

The turnover, which arises in the United Kingdom, is attributable to the company's normal course of business.

	2008	2007
	£	£
Properties Sold	594,275	1,095,500
Rents	4,110	1,796
	<u>598,385</u>	<u>1,097,296</u>

NOTES TO THE FINANCIAL STATEMENTS
31 DECEMBER 2008

3. INTEREST RECEIVABLE AND SIMILAR INCOME

	2008	2007
	£	£
Bank interest	<u>232</u>	<u>204</u>

4. INTEREST PAYABLE AND SIMILAR INCOME

	2008	2007
	£	£
Loan interest	46,639	45,876
Bank interest	<u>69,042</u>	<u>78,128</u>
	<u>115,681</u>	<u>124,004</u>

5. TAX ON LOSS ON ORDINARY ACTIVITIES

The actual tax charge for the current period differs from the standard rate of Corporation tax in the UK of 20.75%. The differences are explained below:

Reconciliation of current tax

	2008	2007
		£
Loss on ordinary activities before taxation	<u>(242,197)</u>	<u>(35,129)</u>
Tax on loss at standard UK tax rate of 20.75% (2007 30.00%)	<u>(50,256)</u>	<u>(6,675)</u>
Tax losses not provided	<u>50,256</u>	<u>6,675</u>
Current tax charge for the period	<u>-</u>	<u>-</u>

Deferred tax (asset) / liability

	2008	2007
	£	£
Losses	<u>(86,307)</u>	<u>(33,758)</u>
Deferred tax not provided	<u>86,307</u>	<u>33,758</u>
	<u>-</u>	<u>-</u>

NOTES TO THE FINANCIAL STATEMENTS
31 DECEMBER 2008

6. STOCKS

	2008 £	2007 £
Trading stock (net of writedowns)	<u>1,265,150</u>	<u>1,888,159</u>

7. DEBTORS

All amounts are due within one year.

	2008 £	2007 £
Other debtors	1,000	1,000
Prepayments	5,398	-
	<u>6,398</u>	<u>1,000</u>

8. CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

	2008 £	2007 £
Loans (secured)	711,379	683,100
Bank loans and overdraft (secured)	824,000	1,204,467
Creditors and accruals	146,266	171,402
	<u>1,681,645</u>	<u>2,058,969</u>

The loans are secured by a charge over the company's development properties. The loan bears interest at 2% over the bank base rate.

The bank loans and overdraft are secured by legal charges over the company's freehold properties and a fixed and floating charge over the remaining assets of the company.

9. CALLED UP SHARE CAPITAL

	2008 £	2007 £
Authorised, called up, allotted and fully paid 1,000 Ordinary shares of £1 each	<u>1,000</u>	<u>1,000</u>

NOTES TO THE FINANCIAL STATEMENTS
31 DECEMBER 2008

10. RECONCILIATION OF MOVEMENTS IN EQUITY SHAREHOLDERS' FUNDS

	2008 £	2007 £
Loss for the financial period	(242,197)	(35,129)
Opening equity shareholders funds	(167,900)	(132,771)
	<u> </u>	<u> </u>
Closing equity shareholders funds	<u>(410,097)</u>	<u>(167,900)</u>

11. PROFIT AND LOSS ACCOUNT

	2008 £	2007 £
At 1 January 2008	(168,900)	(35,129)
Loss for the year	(242,197)	(133,771)
	<u> </u>	<u> </u>
At 31 December 2008	<u>(411,097)</u>	<u>(168,900)</u>