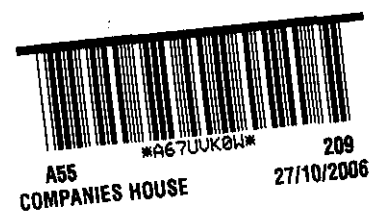


TESCO PROPERTY (NOMINEES) (NO.3) LIMITED
ANNUAL REPORT AND FINANCIAL STATEMENTS
FOR THE PERIOD FROM 1 FEBRUARY 2005 TO 25

FEBRUARY 2006

Registered Number 05349394



TESCO PROPERTY (NOMINEES) (NO.3) LIMITED

BALANCE SHEET AS AT 25 FEBRUARY 2006

	Note	2006 £
CURRENT ASSETS		
Amounts due from group undertakings		100
<hr/>		
NET CURRENT ASSETS		100
<hr/>		
CAPITAL AND RESERVES		
Share Capital	3	100
<hr/>		
EQUITY SHAREHOLDERS' FUNDS		100

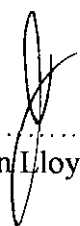
For the period ending 25 February 2006 the company was entitled to exemption under section 249AA(1) of the Companies Act 1985.

No members have required the company to obtain an audit of its accounts for the period in question in accordance with section 249B(2).

The Directors acknowledge their responsibility for:

- a) Ensuring the company keeps accounting records which comply with section 221;
- 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 period in accordance with section 226, and which otherwise comply with the requirements of the Companies Act relating to accounts, so far as applicable to the company.

Approved by the Board on: 23rd October 2006


.....
Jonathan Lloyd

Director

The notes on pages 2 and 3 form part of these financial statements.

TESCO PROPERTY (NOMINEES) (NO.3) LIMITED

NOTES TO THE FINANCIAL STATEMENTS FOR THE PERIOD 1 FEBRUARY 2005 TO 25 FEBRUARY 2006

1 PRINCIPAL ACCOUNTING POLICIES

The financial statements have been prepared under the historical cost convention and in accordance with applicable accounting standards.

In accordance with FRS1 (revised), the company, being the wholly owned subsidiary of another company which prepares a cash flow statement including the cash flows of this company, has not prepared such a statement itself.

2 ACTIVITY AND DIRECTORS

During the year the company has not traded and consequently a profit and loss account has not been disclosed.

The directors received no emoluments for their services to the company.

The company had no employees during the period.

3 CALLED UP SHARE CAPITAL

	2006
	£
Authorised:	
1,000 ordinary shares of £1 each	1,000
<hr/>	
Allotted, called up and fully paid:	
100 ordinary shares of £1 each	100
<hr/>	

TESCO PROPERTY (NOMINEES) (NO.3) LIMITED

NOTES TO THE FINANCIAL STATEMENTS FOR THE PERIOD 1 FEBRUARY 2005 TO 25 FEBRUARY 2006

4 ULTIMATE PARENT UNDERTAKING

The immediate parent undertaking is Tesco Property (Sparta Nominees) Limited, incorporated in Great Britain and registered in England and Wales.

Tesco Property (Sparta Nominees) Limited is a joint venture owned by Tesco Property Partner (No.2) Limited and Parijude Limited.

5 RELATED PARTY DISCLOSURES

Transactions with other companies within the group are not disclosed as the company has taken advantage of the exemption under Financial Reporting Standard 8 "Related Party Disclosures", as the consolidated financial statements of Tesco PLC, in which the company is included, are available at the address noted above.