

Registration number SC222415

Signature Homes (Scotland) Limited

Abbreviated accounts

for the year ended 31 August 2008

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Signature Homes (Scotland) Limited

**Chartered Accountants' report to the Board of Directors on the
unaudited accounts of Signature Homes (Scotland) Limited**

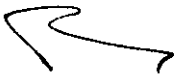
In accordance with the engagement letter dated 24 June 2009, and in order to assist you to fulfil your duties under the Companies Act 1985, we have prepared the accounts of the company on pages 2 to 5 from the accounting records and information and explanations supplied to us.

This report is made to the company's board of directors in accordance with the terms of our engagement. Our work has been undertaken to enable us to prepare the accounts on behalf of the company's board of directors and for no other purpose. To the fullest extent permitted by law, we do not accept or assume responsibility to anyone other than the company and the company's board of directors, as a body, for our work or for this report.

We have carried out this engagement in accordance with best practice guidance issued by the Institute of Chartered Accountants of Scotland and have complied with the ethical guidance laid down by the Institute relating to members undertaking the preparation of accounts.

You have acknowledged on the balance sheet for the year ended 31 August 2008 your duty to ensure that the company has kept proper accounting records and to prepare accounts that give a true and fair view under the Companies Act 1985. You consider that the company is exempt from the statutory requirement for an audit for the year.

We have not been instructed to carry out an audit of the accounts. For this reason, we have not verified the accuracy or completeness of the accounting records or information and explanations you have given to us and we do not, therefore, express any opinion on the accounts.



**Findlay & Company
Chartered Accountants
11 Dudhope Terrace
Dundee
DD3 6TS**

25 June 2009

Signature Homes (Scotland) Limited

**Abbreviated balance sheet
as at 31 August 2008**

		2008		2007	
	Notes	£	£	£	£
Current assets					
Stocks	2	865,025		740,398	
Debtors		7,521		3,015	
Cash at bank and in hand		3,302		8,168	
		<u>875,848</u>		<u>751,581</u>	
Creditors: amounts falling due within one year	3	<u>(895,516)</u>		<u>(764,616)</u>	
Net current liabilities			<u>(19,668)</u>		<u>(13,035)</u>
Total assets less current liabilities			<u>(19,668)</u>		<u>(13,035)</u>
Deficiency of assets			<u>(19,668)</u>		<u>(13,035)</u>
Capital and reserves					
Called up share capital	4		100		100
Profit and loss account			<u>(19,768)</u>		<u>(13,135)</u>
Shareholders' funds			<u>(19,668)</u>		<u>(13,035)</u>

The directors' statements required by Section 249B(4) are shown on the following page which forms part of this Balance Sheet.

The notes on pages 4 to 5 form an integral part of these financial statements.

Signature Homes (Scotland) Limited

Abbreviated balance sheet (continued)

**Directors' statements required by Section 249B(4)
for the year ended 31 August 2008**

In approving these abbreviated accounts as directors of the company we hereby confirm:

(a) that for the year stated above the company was entitled to the exemption conferred by Section 249A(1) of the Companies Act 1985 ;

(b) that no notice has been deposited at the registered office of the company pursuant to Section 249B(2) requesting that an audit be conducted for the year ended 31 August 2008 and

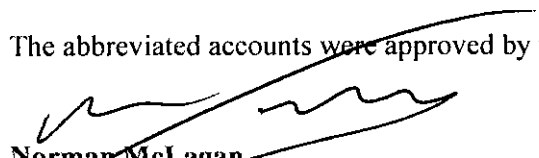
(c) that we acknowledge our responsibilities for:

(1) ensuring that the company keeps accounting records which comply with Section 221, and

(2) preparing financial statements 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 year then ended in accordance with the requirements of Section 226 and which otherwise comply with the provisions of the Companies Act relating to financial statements, so far as applicable to the company.

These abbreviated accounts have been prepared in accordance with the special provisions of Part VII of the Companies Act 1985 relating to small companies .

The abbreviated accounts were approved by the Board on 25 June 2009 and signed on its behalf by



Norman McLagan
Director

The notes on pages 4 to 5 form an integral part of these financial statements.

Signature Homes (Scotland) Limited

Notes to the abbreviated financial statements for the year ended 31 August 2008

1. Accounting policies

1.1. Accounting convention

The accounts are prepared under the historical cost convention and in accordance with applicable accounting standards, and in accordance with the Financial Reporting Standard for Smaller Entities (effective January 2007).

1.2. Turnover

Turnover represents the total invoice value, excluding value added tax, of sales made during the year.

1.3. Stock and work in progress

Work in progress is valued at the lower of cost and net realisable value.

1.4. Deferred taxation

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 have occurred at that date that will result in an obligation to pay more, or a right to pay less or to receive more, tax, with the following exceptions:

Provision is made for tax on gains arising from the revaluation (and similar fair value adjustments) of fixed assets, and gains on disposal of fixed assets that have been rolled over into replacement assets, only to the extent that, at the balance sheet date, there is a binding agreement to dispose of the assets concerned. However, no provision is made where, on the basis of all available evidence at the balance sheet date, it is more likely than not that the taxable gain will be rolled over into replacement assets and charged to tax only where the replacement assets are sold;

Provision is made for deferred tax that would arise on remittance of the retained earnings of overseas subsidiaries, associates and joint ventures only to the extent that, at the balance sheet date, dividends have been accrued as receivable;

Deferred tax assets are recognised only to the extent that the directors consider that it is more likely than not that there will be suitable taxable profits from which the future reversal of the underlying timing differences can be deducted.

Deferred tax is measured on an undiscounted basis at the tax rates that are expected to apply in the periods in which timing differences reverse, based on tax rates and laws enacted or substantively enacted at the balance sheet date.

2. Stocks

	2008	2007
	£	£
Work in progress	<u>865,025</u>	<u>740,398</u>

Work in progress includes £202,483 (2007 - £147,008) of interest.

Signature Homes (Scotland) Limited

**Notes to the abbreviated financial statements
for the year ended 31 August 2008**

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3. Creditors: amounts falling due within one year	2008	2007
	£	£

Creditors include the following:

Secured creditors	<u>848,457</u>	<u>512,855</u>
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4. Share capital	2008	2007
	£	£

Authorised

100 Ordinary shares of £1 each	<u>100</u>	<u>100</u>
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Allotted, called up and fully paid

100 Ordinary shares of £1 each	<u>100</u>	<u>100</u>
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Equity Shares

100 Ordinary shares of £1 each	<u>100</u>	<u>100</u>
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5. Transactions with directors

The following directors had interest free loans during the year. The movements on these loans are as follows:

	Amount owing		Maximum in year
	2008	2007	
	£	£	£
Norman McLagan	2,585	-	2,585
Lloyd Garvie	<u>2,585</u>	<u>-</u>	<u>2,585</u>