

**REGISTERED NUMBER: SC260180 (Scotland)**

**Unaudited Financial Statements**  
**for the Year Ended 31 December 2018**  
**for**  
**A & J Investments (Scotland) Ltd.**

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for the Year Ended 31 December 2018**

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**A & J Investments (Scotland) Ltd.**

**Company Information  
for the Year Ended 31 December 2018**

**DIRECTORS:** A Gardiner  
Mrs J M Gardiner

**SECRETARY:** Mrs J M Gardiner

**REGISTERED OFFICE:** Ruach  
Inverugie  
Peterhead  
Aberdeenshire  
AB42 3DE

**REGISTERED NUMBER:** SC260180 (Scotland)

**ACCOUNTANTS:** SBP  
Accountants  
Glebefield House  
21 Links Terrace  
Peterhead  
Aberdeenshire  
AB42 2XA

**A & J Investments (Scotland) Ltd. (Registered number: SC260180)**

**Balance Sheet  
31 December 2018**

	Notes	31.12.18 £	£	31.12.17 £	£
<b>FIXED ASSETS</b>					
Tangible assets	4		21,379		6,145
Investment property	5		<u>5,178,463</u>		<u>5,329,248</u>
			<b>5,199,842</b>		<b>5,335,393</b>
<b>CURRENT ASSETS</b>					
Debtors	6	33,705		33,452	
Cash at bank		<u>40,952</u>		<u>56,103</u>	
		<b>74,657</b>		<b>89,555</b>	
<b>CREDITORS</b>					
Amounts falling due within one year	7	<u>1,478,507</u>		<u>191,628</u>	
<b>NET CURRENT LIABILITIES</b>			<b>(1,403,850)</b>		<b>(102,073)</b>
<b>TOTAL ASSETS LESS CURRENT LIABILITIES</b>			<b>3,795,992</b>		<b>5,233,320</b>
<b>CREDITORS</b>					
Amounts falling due after more than one year	8		(838,269)		(2,282,937)
<b>PROVISIONS FOR LIABILITIES</b>			<b>(235,327)</b>		<b>(404,747)</b>
<b>NET ASSETS</b>			<b><u>2,722,396</u></b>		<b><u>2,545,636</u></b>
<b>CAPITAL AND RESERVES</b>					
Called up share capital			2		2
Fair Value Reserve	10	1,509,096		1,509,096	
Retained earnings		<u>1,213,298</u>		<u>1,036,538</u>	
<b>SHAREHOLDERS' FUNDS</b>			<b><u>2,722,396</u></b>		<b><u>2,545,636</u></b>

The company is entitled to exemption from audit under Section 477 of the Companies Act 2006 for the year ended 31 December 2018.

The members have not required the company to obtain an audit of its financial statements for the year ended 31 December 2018 in accordance with Section 476 of the Companies Act 2006.

The directors acknowledge their responsibilities for:

- (a) ensuring that the company keeps accounting records which comply with Sections 386 and 387 of the Companies Act 2006 and preparing financial statements which give a true and fair view of the state of affairs of the company as at the end of each financial year and of its profit or loss for each financial year in accordance with the requirements of Sections 394 and 395 and which otherwise comply with the requirements of the Companies Act 2006 relating to financial statements, so far as applicable to the company.

The notes form part of these financial statements

**Balance Sheet - continued**  
**31 December 2018**

The financial statements have been prepared and delivered in accordance with the provisions of Part 15 of the Companies Act 2006 relating to small companies.

In accordance with Section 444 of the Companies Act 2006, the Statement of Income and Retained Earnings has not been delivered.

The financial statements were approved by the Board of Directors on 29 March 2019 and were signed on its behalf by:

A Gardiner - Director

**Notes to the Financial Statements  
for the Year Ended 31 December 2018**

**1. STATUTORY INFORMATION**

A & J Investments (Scotland) Ltd. is a private company, limited by shares, registered in Scotland. The company's registered number and registered office address can be found on the Company Information page.

**2. ACCOUNTING POLICIES**

**Basis of preparing the financial statements**

These financial statements have been prepared in accordance with Financial Reporting Standard 102 "The Financial Reporting Standard applicable in the UK and Republic of Ireland" including the provisions of Section 1A "Small Entities" and the Companies Act 2006. The financial statements have been prepared under the historical cost convention.

**Tangible fixed assets**

Depreciation is provided at the following annual rates in order to write off each asset over its estimated useful life.

Plant and machinery	- 20% on reducing balance
Fixtures and fittings	- 20% on reducing balance
Motor vehicles	- 25% on reducing balance
Computer equipment	- 33% on cost

**Investment property**

Investment property is shown at most recent valuation. Any aggregate surplus or deficit arising from changes in fair value is recognised in profit or loss.

**Debtors and creditors receivable /payable within one year**

Debtors and creditors with no stated interest rate and receivable or payable within one year are recorded at transaction price. Any losses arising from impairment are recognised in the profit and loss account in other administrative costs.

**Taxation**

Taxation for the year comprises current and deferred tax. Tax is recognised in the Income Statement, except to the extent that it relates to items recognised in other comprehensive income or directly in equity.

Current or deferred taxation assets and liabilities are not discounted.

Current tax is recognised at the amount of tax payable using the tax rates and laws that have been enacted or substantively enacted by the balance sheet date.

**Deferred tax**

Deferred tax is recognised in respect of all timing differences that have originated but not reversed at the balance sheet date.

Timing differences arise from the inclusion of income and expenses in tax assessments in periods different from those in which they are recognised in financial statements. Deferred tax is measured using tax rates and laws that have been enacted or substantively enacted by the year end and that are expected to apply to the reversal of the timing difference.

Unrelieved tax losses and other deferred tax assets are recognised only to the extent that it is probable that they will be recovered against the reversal of deferred tax liabilities or other future taxable profits.

**3. EMPLOYEES AND DIRECTORS**

The average number of employees during the year was 1 (2017 - 2) .

Notes to the Financial Statements - continued  
for the Year Ended 31 December 2018

## 4. TANGIBLE FIXED ASSETS

	Plant and machinery £	Fixtures and fittings £	Motor vehicles £	Computer equipment £	Totals £
<b>COST</b>					
At 1 January 2018	2,766	45,222	-	13,452	61,440
Additions	1,887	-	20,000	429	22,316
At 31 December 2018	<u>4,653</u>	<u>45,222</u>	<u>20,000</u>	<u>13,881</u>	<u>83,756</u>
<b>DEPRECIATION</b>					
At 1 January 2018	2,123	40,155	-	13,017	55,295
Charge for year	506	1,013	5,000	563	7,082
At 31 December 2018	<u>2,629</u>	<u>41,168</u>	<u>5,000</u>	<u>13,580</u>	<u>62,377</u>
<b>NET BOOK VALUE</b>					
At 31 December 2018	<u>2,024</u>	<u>4,054</u>	<u>15,000</u>	<u>301</u>	<u>21,379</u>
At 31 December 2017	<u>643</u>	<u>5,067</u>	<u>-</u>	<u>435</u>	<u>6,145</u>

Tangible fixed assets are included at cost less depreciation and impairment. The residual value is reassessed at the end of each accounting period.

## 5. INVESTMENT PROPERTY

	Total £
<b>FAIR VALUE</b>	
At 1 January 2018	5,329,248
Additions	86,786
Disposals	(237,571)
At 31 December 2018	<u>5,178,463</u>
<b>NET BOOK VALUE</b>	
At 31 December 2018	<u>5,178,463</u>
At 31 December 2017	<u>5,329,248</u>

Investment property is included at fair value. Gains are recognised in the income statement. Deferred taxation is provided on these gains at the rate expected to apply when the property is sold.

The investment properties were valued at fair value on 31 December 2018 by the company directors. Gains are recognised in the statement of income and retained earnings. Deferred taxation is provided on these gains at the rate expected to apply when the properties are sold.

## 6. DEBTORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

	31.12.18 £	31.12.17 £
Trade debtors	-	3,200
Other debtors	<u>33,705</u>	<u>30,252</u>
	<u>33,705</u>	<u>33,452</u>

Notes to the Financial Statements - continued  
for the Year Ended 31 December 2018

7. **CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR**

	31.12.18	31.12.17
	£	£
Bank loans and overdrafts (see note 9)	1,382,008	80,993
Hire purchase contracts	5,333	-
Trade creditors	-	3,561
Taxation and social security	7,517	10,750
Other creditors	83,649	96,324
	<u>1,478,507</u>	<u>191,628</u>

8. **CREDITORS: AMOUNTS FALLING DUE AFTER MORE THAN ONE YEAR**

	31.12.18	31.12.17
	£	£
Bank loans (see note 9)	828,936	2,282,937
Hire purchase contracts	9,333	-
	<u>838,269</u>	<u>2,282,937</u>

Amounts falling due in more than five years:

Repayable otherwise than by instalments		
Bank loans more 5 yrs non-inst	<u>143,420</u>	<u>942,146</u>

9. **LOANS**

Loans and borrowings are initially recognised at the transaction price including transaction costs. Subsequently, they are measured at amortised cost using the effective interest rate method, less impairment. If an arrangement constitutes a finance transaction it is measured at present value.

10. **RESERVES**

	Fair Value Reserve £
At 1 January 2018	
and 31 December 2018	<u>1,509,096</u>



This document was delivered using electronic communications and authenticated in accordance with the registrar's rules relating to electronic form, authentication and manner of delivery under section 1072 of the Companies Act 2006.