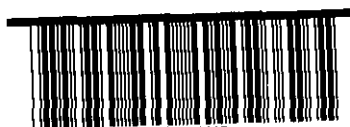


**REPORT OF THE DIRECTORS AND
FINANCIAL STATEMENTS FOR THE YEAR ENDED 31ST MARCH 2003
FOR
STONEHURST ESTATES LIMITED**



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STONEHURST ESTATES LIMITED

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FOR THE YEAR ENDED 31ST MARCH 2003**

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STONEHURST ESTATES LIMITED
COMPANY INFORMATION
FOR THE YEAR ENDED 31ST MARCH 2003

DIRECTORS:	M A Briggs S A Briggs
SECRETARY:	Mrs E Briggs
REGISTERED OFFICE:	21 Villiers St London WC2N 6ND
REGISTERED NUMBER:	1070521 (England and Wales)
AUDITORS:	The Parker Partnership Cornelius House 178-180 Church Road Hove East Sussex BN3 2DJ
BANKERS:	National Westminster Bank plc 208 Piccadilly London W1A 2DG

STONEHURST ESTATES LIMITED
REPORT OF THE DIRECTORS
FOR THE YEAR ENDED 31ST MARCH 2003

The directors present their report with the financial statements of the company for the year ended 31st March 2003.

PRINCIPAL ACTIVITY

The principal activity of the company in the year under review was that of an hotelier and property investment and development.

The Company has a wholly owned subsidiary which is holding a property for development.

REVIEW OF BUSINESS

The results for the year and financial position of the company are as shown in the annexed financial statements.

DIVIDENDS

No dividends will be distributed for the year ended 31st March 2003.

DIRECTORS

The directors during the year under review were:

M A Briggs
S A Briggs

The beneficial interests of the directors holding office on 31st March 2003 in the issued share capital of the company were as follows:

	31.3.03	1.4.02
Ordinary £1 shares		
M A Briggs	75,081	75,081
S A Briggs	72,079	72,079

STATEMENT OF DIRECTORS' RESPONSIBILITIES

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 and of the profit or loss of the company for that period. In preparing those financial statements, the directors are required to

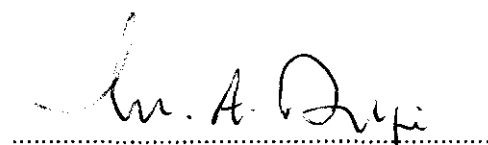
- select suitable accounting policies and then apply them consistently;
- make judgements and estimates that are reasonable and prudent;
- prepare the financial statements on the going concern basis unless it is inappropriate to presume that the company will continue in business.

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.

AUDITORS

The auditors, The Parker Partnership, will be proposed for re-appointment in accordance with Section 385 of the Companies Act 1985.

ON BEHALF OF THE BOARD:


.....
M A Briggs - Director

Date: 17/11/2003

**REPORT OF THE INDEPENDENT AUDITORS TO THE SHAREHOLDERS OF
STONEHURST ESTATES LIMITED**

We have audited the financial statements of Stonehurst Estates Limited for the year ended 31st March 2003 on pages four to sixteen. These financial statements have been prepared under the historical cost convention and the accounting policies set out therein.

This report is made solely to the company's members, as a body, in accordance with Section 235 of the Companies Act 1985. Our audit work has been undertaken so that we might state to the company's members those matters we are required to state to them in an auditors' report 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 members as a body, for our audit work, for this report, or for the opinions we have formed.

Respective responsibilities of directors and auditors

As described on page two the company's directors are responsible for the preparation of financial statements in accordance with applicable law and United Kingdom Accounting Standards.

Our responsibility is to audit the financial statements in accordance with relevant legal and regulatory requirements and United Kingdom Auditing Standards.

We report to you our opinion as to whether the financial statements give a true and fair view and are properly prepared in accordance with the Companies Act 1985. We also report to you if, in our opinion, the Report of the Directors is not consistent with the financial statements, if the company has not kept proper accounting records, if we have not received all the information and explanations we require for our audit, or if information specified by law regarding directors' remuneration and transactions with the company is not disclosed.

We read the Report of the Directors and consider the implications for our report if we become aware of any apparent misstatements within it.

Basis of audit opinion

We conducted our audit in accordance with United Kingdom Auditing Standards issued by the Auditing Practices Board, except that the scope of our work was limited as explained below.

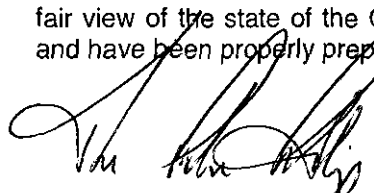
An audit includes examination, on a test basis, of evidence relevant to the amounts and disclosures in the financial statements. It also includes an assessment of the significant estimates and judgements made by the directors in the preparation of the financial statements, and of whether the accounting policies are appropriate to the company's circumstances, consistently applied and adequately disclosed.

We planned our audit so as to obtain all the information and explanations which we considered necessary in order to provide us with sufficient evidence to give reasonable assurance that the financial statements are free from material misstatement, whether caused by fraud or other irregularity or error. However we have been unable to obtain independent confirmation of the Company's title to the Portuguese property included in stock at £200,000 (2002:£175,000).

In forming our opinion we also evaluated the overall adequacy of the presentation of information in the financial statements.

Qualified opinion arising from limitation in audit scope

Except for any adjustments that might have been found to be necessary had we been able to obtain sufficient evidence on the ownership of the Portuguese property, in our opinion the accounts give a true and fair view of the state of the Company's affairs at 31st March 2003 and of its profit for the year then ended and have been properly prepared in accordance with the Companies Act 1985.



The Parker Partnership
Cornelius House
178-180 Church Road
Hove
East Sussex
BN3 2DJ

Date: 17th November 2003

STONEHURST ESTATES LIMITED
PROFIT AND LOSS ACCOUNT
FOR THE YEAR ENDED 31ST MARCH 2003

		<u>2003</u>	<u>2002</u>
	Notes	£	£
TURNOVER		5,288,980	4,172,285
Cost of sales		<u>3,206,638</u>	<u>2,256,302</u>
GROSS PROFIT		2,082,342	1,915,983
Administrative expenses		<u>773,472</u>	<u>763,675</u>
OPERATING PROFIT	3	1,308,870	1,152,308
Interest receivable and similar income		<u>1,351</u>	<u>4,440</u>
		1,310,221	1,156,748
Amounts written off investments	4	<u>276,043</u>	<u>347,910</u>
		1,034,178	808,838
Interest payable and similar charges	5	<u>278,608</u>	<u>351,394</u>
PROFIT ON ORDINARY ACTIVITIES BEFORE TAXATION		755,570	457,444
Tax on profit on ordinary activities	6	<u>316,000</u>	<u>251,793</u>
PROFIT FOR THE FINANCIAL YEAR AFTER TAXATION		439,570	205,651
Dividends	7	<u>-</u>	<u>120,000</u>
RETAINED PROFIT FOR THE YEAR		<u><u>439,570</u></u>	<u><u>85,651</u></u>

CONTINUING OPERATIONS

None of the company's activities were acquired or discontinued during the current and previous years.

TOTAL RECOGNISED GAINS AND LOSSES

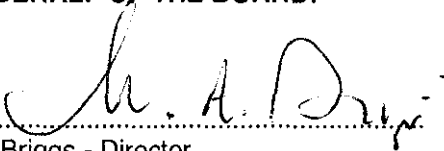
The company has no recognised gains or losses other than the profits for the current and previous years.

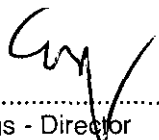
STONEHURST ESTATES LIMITED

**BALANCE SHEET
31ST MARCH 2003**

		<u>2003</u>		<u>2002</u>	
	Notes	£	£	£	£
FIXED ASSETS					
Intangible assets	8		25,599		32,426
Tangible assets	9		145,111		154,886
Investments	10		<u>1,287,512</u>		<u>459,888</u>
			1,458,222		647,200
CURRENT ASSETS					
Stocks	11	10,387,450		6,653,158	
Debtors	12	319,408		168,005	
Cash at bank and in hand		<u>2,915</u>		<u>456,864</u>	
		10,709,773		7,278,027	
CREDITORS					
Amounts falling due within one year	13	<u>10,422,732</u>		<u>6,523,124</u>	
NET CURRENT ASSETS			<u>287,041</u>		<u>754,903</u>
TOTAL ASSETS LESS CURRENT LIABILITIES			1,745,263		1,402,103
CREDITORS					
Amounts falling due after more than one year	14		<u>51,883</u>		<u>148,293</u>
			<u>1,693,380</u>		<u>1,253,810</u>
CAPITAL AND RESERVES					
Called up share capital	17		147,160		147,160
Share premium	18		7,350		7,350
Profit and loss account	18		<u>1,538,870</u>		<u>1,099,300</u>
SHAREHOLDERS' FUNDS	20		<u>1,693,380</u>		<u>1,253,810</u>

ON BEHALF OF THE BOARD:


.....
M A Briggs - Director


.....
S A Briggs - Director

Approved by the Board on 17/11/2003

STONEHURST ESTATES LIMITED
CASH FLOW STATEMENT
FOR THE YEAR ENDED 31ST MARCH 2003

		<u>2003</u>		<u>2002</u>	
	Notes	£	£	£	£
Net cash outflow from operating activities	1		(2,063,433)		(2,079,135)
Returns on investments and servicing of finance	2		(287,467)		(320,219)
Taxation			(265,900)		(208,893)
Capital expenditure and financial investment	2		(1,109,625)		69,279
Equity dividends paid			(120,000)		-
			(3,846,425)		(2,538,968)
Financing	2		2,989,129		3,102,300
(Decrease)/Increase in cash in the period			(857,296)		563,332
Reconciliation of net cash flow to movement in net debt	3				
(Decrease)/Increase in cash in the period			(857,296)	563,332	
Cash inflow from increase in debt and lease financing			(1,022,554)	(3,152,300)	
Change in net debt resulting from cash flows			(1,879,850)	(2,588,968)	
Movement in net debt in the period			(1,879,850)	(2,588,968)	
Net debt at 1st April			(5,727,012)	(3,138,044)	
Net debt at 31st March			(7,606,862)	(5,727,012)	

The notes form part of these financial statements

STONEHURST ESTATES LIMITED

**NOTES TO THE CASH FLOW STATEMENT
FOR THE YEAR ENDED 31ST MARCH 2003**

1. RECONCILIATION OF OPERATING PROFIT TO NET CASH OUTFLOW FROM OPERATING ACTIVITIES

	2003 £	2002 £
Operating profit	1,308,870	1,152,308
Depreciation charges	20,873	22,337
Loss on disposal of fixed assets	1,687	1,483
Increase in stocks	(3,734,292)	(3,367,996)
(Increase)/Decrease in debtors	(180,453)	196,452
Increase/(Decrease) in creditors	<u>519,882</u>	<u>(83,719)</u>
Net cash outflow from operating activities	<u>(2,063,433)</u>	<u>(2,079,135)</u>

2. ANALYSIS OF CASH FLOWS FOR HEADINGS NETTED IN THE CASH FLOW STATEMENT

	2003 £	2002 £
Returns on investments and servicing of finance		
Interest received	401	640
Interest paid	(287,868)	(320,812)
Interest element of hire purchase or finance lease rentals payments	<u>-</u>	<u>(47)</u>
Net cash outflow for returns on investments and servicing of finance	<u>(287,467)</u>	<u>(320,219)</u>
Capital expenditure and financial investment		
Purchase of tangible fixed assets	(8,958)	(3,623)
Purchase of fixed asset investments	(7,500)	-
Sale of tangible fixed assets	3,000	3,500
Loans to group undertakings	(1,096,167)	(286,564)
Repayment of loans by group undertakings	<u>-</u>	<u>355,966</u>
Net cash (outflow)/inflow for capital expenditure and financial investment	<u>(1,109,625)</u>	<u>69,279</u>
Financing		
Increase in bank loans	1,987,323	2,374,016
Increase in other loans	1,001,806	735,270
Capital repayments in year	<u>-</u>	<u>(6,986)</u>
Net cash inflow from financing	<u>2,989,129</u>	<u>3,102,300</u>

STONEHURST ESTATES LIMITED

NOTES TO THE CASH FLOW STATEMENT
FOR THE YEAR ENDED 31ST MARCH 2003

3. ANALYSIS OF CHANGES IN NET DEBT

	At 1/4/02 £	Cash flow £	At 31/3/03 £
Net cash:			
Cash at bank and in hand	456,864	(453,949)	2,915
Bank overdrafts	-	(403,347)	(403,347)
	<u>456,864</u>	<u>(857,296)</u>	<u>(400,432)</u>
Debt:			
Debts falling due within one year	(6,035,583)	(1,118,964)	(7,154,547)
Debts falling due after one year	<u>(148,293)</u>	<u>96,410</u>	<u>(51,883)</u>
	<u>(6,183,876)</u>	<u>(1,022,554)</u>	<u>(7,206,430)</u>
Total	<u>(5,727,012)</u>	<u>(1,879,850)</u>	<u>(7,606,862)</u>

STONEHURST ESTATES LIMITED

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31ST MARCH 2003

1. ACCOUNTING POLICIES

Accounting convention

The financial statements have been prepared under the historical cost convention.

Turnover

Turnover represents net invoiced sales of goods, excluding value added tax.

Goodwill

Goodwill is amortised over its useful economic life of 26 years.

Tangible fixed assets

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

Hotel lease	- term of leases
Long leasehold	- term of leases
Fixtures and fittings	- 12.5% on reducing balance
Motor vehicles	- 25% on reducing balance

Stocks

Stocks and work in progress are valued at the lower of cost and net realisable value, after making due allowance for obsolete and slow moving items.

Cost includes all direct expenditure and an appropriate proportion of fixed and variable overheads.

Deferred tax

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

Hire purchase and leasing commitments

Rentals paid under operating leases are charged to the profit and loss account as incurred.

Pensions

The company operates a defined contribution pension scheme. The assets of the scheme are held separately from those of the company in an independently administered fund. Contributions payable for the year are charged in the profit and loss account.

Consolidation

In the opinion of the directors, the Company and its subsidiary undertakings comprise a medium-sized group. The Company has therefore taken advantage of the exemption provided by Section 248 of the Companies Act 1985 not to prepare group accounts.

2. STAFF COSTS

	2003	2002
	£	£
Wages and salaries	242,914	211,183
Social security costs	20,991	19,660
Other pension costs	1,595	1,267
	<u>265,500</u>	<u>232,110</u>

STONEHURST ESTATES LIMITED

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31ST MARCH 2003

2. STAFF COSTS - continued

The average monthly number of employees during the year was as follows:

	2003	2002
Management staff	2	2
Hotel staff	<u>12</u>	<u>12</u>
	<u>14</u>	<u>14</u>

3. OPERATING PROFIT

The operating profit is stated after charging:

	2003 £	2002 £
Other operating leases	183,500	183,500
Depreciation - owned assets	14,046	15,510
Loss on disposal of fixed assets	1,687	1,483
Goodwill written off	6,827	6,827
Auditors remuneration	7,000	7,000
Auditors' remuneration for non audit work	<u>12,108</u>	<u>5,514</u>
Directors' emoluments	118,775	95,775
Directors' pension scheme costs	1,595	1,267
Directors' life insurance	<u>1,254</u>	<u>1,254</u>

The number of directors to whom retirement benefits were accruing was as follows:

Money purchase schemes	<u>1</u>	<u>1</u>
------------------------	----------	----------

4. AMOUNTS WRITTEN OFF INVESTMENTS

	2003 £	2002 £
Provision against loan to group company	<u>276,043</u>	<u>347,910</u>

5. INTEREST PAYABLE AND SIMILAR CHARGES

	2003 £	2002 £
Bank interest	2,016	3,796
Short term bank property loan interest	243,003	283,754
Long term bank interest	12,653	19,832
Interest on other loans	20,936	43,965
Hire purchase	-	47
	<u>278,608</u>	<u>351,394</u>

STONEHURST ESTATES LIMITED

**NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31ST MARCH 2003**

6. TAXATION

Analysis of the tax charge

The tax charge on the profit on ordinary activities for the year was as follows:

	2003 £	2002 £
Current tax:		
UK corporation tax	316,000	249,500
Prior year tax	<u>-</u>	<u>2,293</u>
Total current tax	<u>316,000</u>	<u>251,793</u>
 Tax on profit on ordinary activities	 <u>316,000</u>	 <u>251,793</u>

7. DIVIDENDS

	2003 £	2002 £
Equity shares:		
Final	<u>-</u>	<u>120,000</u>

8. INTANGIBLE FIXED ASSETS

	Goodwill £
COST:	
At 1st April 2002	
and 31st March 2003	<u>177,500</u>
AMORTISATION:	
At 1st April 2002	145,074
Amortisation for year	<u>6,827</u>
At 31st March 2003	<u>151,901</u>
NET BOOK VALUE:	
At 31st March 2003	<u>25,599</u>
At 31st March 2002	<u>32,426</u>

STONEHURST ESTATES LIMITED

**NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31ST MARCH 2003**

9. TANGIBLE FIXED ASSETS

	Hotel lease £	Long leasehold £	Fixtures and fittings £	Motor vehicles £	Totals £
COST:					
At 1st April 2002	140,925	80,000	151,079	34,731	406,735
Additions	-	-	8,958	-	8,958
Disposals	-	-	-	(15,800)	(15,800)
At 31st March 2003	<u>140,925</u>	<u>80,000</u>	<u>160,037</u>	<u>18,931</u>	<u>399,893</u>
DEPRECIATION:					
At 1st April 2002	105,915	-	121,880	24,054	251,849
Charge for year	7,779	-	4,770	1,497	14,046
Eliminated on disposal	-	-	-	(11,113)	(11,113)
At 31st March 2003	<u>113,694</u>	<u>-</u>	<u>126,650</u>	<u>14,438</u>	<u>254,782</u>
NET BOOK VALUE:					
At 31st March 2003	<u>27,231</u>	<u>80,000</u>	<u>33,387</u>	<u>4,493</u>	<u>145,111</u>
At 31st March 2002	<u>35,010</u>	<u>80,000</u>	<u>29,199</u>	<u>10,677</u>	<u>154,886</u>

10. FIXED ASSET INVESTMENTS

	2003 £	2002 £
Shares in group undertakings	1	1
Loans to group undertakings	1,280,011	459,887
Participating interests	<u>7,500</u>	<u>-</u>
	<u>1,287,512</u>	<u>459,888</u>

Additional information is as follows:

	Shares in group undertakings £	Interest in associate undertaking £	Totals £
COST:			
At 1st April 2002	1	-	1
Addition	-	7,500	7,500
At 31st March 2003	<u>1</u>	<u>7,500</u>	<u>7,501</u>
NET BOOK VALUE:			
At 31st March 2003	<u>1</u>	<u>7,500</u>	<u>7,501</u>
At 31st March 2002	<u>1</u>	<u>-</u>	<u>1</u>

STONEHURST ESTATES LIMITED

NOTES TO THE FINANCIAL STATEMENTS FOR THE YEAR ENDED 31ST MARCH 2003

10. FIXED ASSET INVESTMENTS - continued

The company's investments at the balance sheet date in the share capital of companies include the following:

Capitalclimb Limited

Nature of business: holding a property for development.

Class of shares:	%
Ordinary	holding 100.00

	2003 £	2002 £
Aggregate capital and reserves	(623,953)	(347,909)
Loss for the year	<u>(276,043)</u>	<u>(246,005)</u>

	Loans to group undertakings £
At 1st April 2002	459,886
New in year	1,096,168
Provided in year	<u>(276,043)</u>
At 31st March 2003	<u>1,280,011</u>

11. STOCKS

	2003 £	2002 £
UK property developments	10,069,450	6,478,158
Portuguese property	200,000	175,000
Work-in-progress	<u>118,000</u>	<u>-</u>
	<u>10,387,450</u>	<u>6,653,158</u>

In the directors' opinion the replacement cost of the UK properties is £14,000,000

12. DEBTORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

	2003 £	2002 £
Trade debtors	158,219	44,314
Other debtors	16,906	13,952
Amounts owed by connected undertakings	17,399	56,520
VAT	58,173	-
Prepayments and accrued income	<u>68,711</u>	<u>53,219</u>
	<u>319,408</u>	<u>168,005</u>

STONEHURST ESTATES LIMITED

**NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31ST MARCH 2003**

13. CREDITORS: AMOUNTS FALLING DUE WITHIN ONE YEAR

	2003 £	2002 £
Bank loans and overdrafts (see note 15)	7,557,894	5,070,814
Other loans (see note 15)	-	30,000
Payments on account	318,532	4,727
Trade creditors	213,749	32,001
Taxation	180,000	129,900
Social security and other taxes	35,820	31,142
VAT	-	10,238
Proposed dividends	-	120,000
Amounts owed to connected undertakings	1,966,575	964,769
Accruals and deferred income	150,162	129,533
	<u>10,422,732</u>	<u>6,523,124</u>

14. CREDITORS: AMOUNTS FALLING DUE AFTER MORE THAN ONE YEAR

	2003 £	2002 £
Bank loans (see note 15)	<u>51,883</u>	<u>148,293</u>

15. LOANS

An analysis of the maturity of loans is given below:

	2003 £	2002 £
Amounts falling due within one year or on demand:		
Bank overdrafts	403,347	-
Bank loans - less than 1 yr	96,410	96,410
Property bank loans	7,058,137	4,974,404
Pension scheme loan	-	30,000
	<u>7,557,894</u>	<u>5,100,814</u>
Amounts falling due between one and two years:		
Bank loans - 1-2 years	<u>51,883</u>	<u>96,410</u>
Amounts falling due between two and five years:		
Bank loans - 2-5 years	<u>-</u>	<u>51,883</u>

STONEHURST ESTATES LIMITED
NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31ST MARCH 2003

16. SECURED DEBTS

The following secured debts are included within creditors:

	2003 £	2002 £
Bank overdrafts	403,347	-
Bank loans	<u>7,206,430</u>	<u>5,219,107</u>
	<u><u>7,609,777</u></u>	<u><u>5,219,107</u></u>

The bank loans are secured on the Company's leasehold hotel, its investment properties and UK property stock, and a fixed and floating charge over all current and future assets of the Company.

The property bank loans are repayable from the associated property sale proceeds.

17. CALLED UP SHARE CAPITAL

Authorised:				
Number:	Class:	Nominal value:	2003 £	2002 £
250,000	Ordinary	£1	<u>250,000</u>	<u>250,000</u>

Allotted, issued and fully paid:				
Number:	Class:	Nominal value:	2003 £	2002 £
147,160	Ordinary	£1	<u>147,160</u>	<u>147,160</u>

18. RESERVES

	Profit and loss account £	Share premium £	Totals £
At 1st April 2002	1,099,300	7,350	1,106,650
Retained profit for the year	<u>439,570</u>	<u>-</u>	<u>439,570</u>
At 31st March 2003	<u><u>1,538,870</u></u>	<u><u>7,350</u></u>	<u><u>1,546,220</u></u>

STONEHURST ESTATES LIMITED

**NOTES TO THE FINANCIAL STATEMENTS
FOR THE YEAR ENDED 31ST MARCH 2003**

19. RELATED PARTY DISCLOSURES

	Debtor/ (creditor) at end of year £	(Sales) to purchases during year £	Debtor/ (creditor) at end last year £
M A Briggs Director and shareholder (car sale)	(11,341)	(3,000)	11,388
S A Briggs Director and shareholder	9,032	-	(28,469)
S A Briggs & A Bligh partnership			
-Unsecured advances	(1,955,234)		(875,136)
-Interest payable	(18,000)	20,936	(35,000)
Bayhurst Securities Ltd (a company controlled by S A Briggs)	1,383		(61,163)
Leonard Trust Ltd (a company controlled by M A Briggs)			
-Loan	-		30,000
-Loan interest receivable	9,600	(950)	8,650
-Sale of freehold reversion		(35,000)	
Stonehurst Estates Executive Pension Scheme			
-Loan	-		(30,000)
-Loan interest payable	(340)	-	(340)
-Pension paid on behalf of scheme	(6,984)		(15,132)

20. RECONCILIATION OF MOVEMENTS IN SHAREHOLDERS' FUNDS

	2003 £	2002 £
Profit for the financial year	439,570	205,651
Dividends	-	(120,000)
Net addition to shareholders' funds	439,570	85,651
Opening shareholders' funds	<u>1,253,810</u>	<u>1,168,159</u>
Closing shareholders' funds	<u>1,693,380</u>	<u>1,253,810</u>
Equity interests	<u>1,693,380</u>	<u>1,253,810</u>