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31 RICHMOND HILL LIMITED

REPORTS AND ACCOUNTS
31 DECEMBER 2000

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31 RICHMOND HILL LIMITED

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31 RICHMOND HILL LIMITED

REPORT OF THE DIRECTORS TO THE MEMBERS OF 31 RICHMOND HILL LIMITED

The directors submit herewith their annual report and the audited accounts of the company for the year ended 31 December 2000.

DIRECTORS

The directors who served throughout the year and their interests in the issued share capital of the company at the beginning and end of the year were as follows:

S. Foot	400
J. M. Lowe	400
H. Griffiths and J. Le Roi	400
S.F. Belves (Appointed 15 March 2000)	400

ACTIVITIES

The principal activity of the company during the year was that of providing common services to the residents of 31 Richmond Hill, Richmond, Surrey.

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 excess of income over expenditure 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

Messrs. Leach & Co., Chartered Accountants, have indicated their willingness to continue in office. A resolution proposing their re-appointment will be put to the Annual General Meeting.

The above has been prepared in accordance with the special provisions Part VII of the Companies Act 1985.
Signed on behalf of the Board



J. M. Lowe - Director
Approved by the board of directors on 3 February 2001.

31 RICHMOND HILL LIMITED

AUDITORS' REPORT TO THE MEMBERS
31 RICHMOND HILL LIMITED

We have audited the financial statements on pages 3 to 5 which have been prepared in accordance with the Financial Reporting Standard for Smaller Entitles (effective March 2000) under the historical cost convention.

RESPECTIVE RESPONSIBILITIES OF DIRECTORS AND AUDITORS

As described on page 1, the company's directors are responsible for the preparation of financial statements. It is our responsibility to form an independent opinion, based on our audit, on those statements and to report our opinion to you.

BASIS OF OPINION

We conducted our audit in accordance with Auditing Standards issued by the Auditing Practices Board. 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 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 and performed 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. In forming our opinion we also evaluated the overall adequacy of the presentation of information in the financial statements.

OPINION

In our opinion, the financial statements give a true and fair view of the state of the company's affairs as at 31 December 2000 and of its excess of expenditure over income for the year then ended and have been properly prepared in accordance with the Companies Act 1985.



LEACH & CO.
Chartered Accountants
& Registered Auditors

Ashley House,
18-20 George Street,
Richmond,
Surrey, TW9 1PR.

Date: 3 February 2001.

31 RICHMOND HILL LIMITED

BALANCE SHEET AS AT 31 DECEMBER 2000

	Note	2000		1999	
FIXED ASSETS	2		2,265.60		2,265.60
CURRENT ASSETS					
Cash at bank and in hand		22.86		94.47	
Members' current account		-		-	
		22.86		94.47	
CREDITORS: Amounts falling due within one year					
Audit and accountancy		340.75		329.00	
Members' current account (includes rent paid in advance)		7.24		50.40	
		347.99		379.40	
NET CURRENT LIABILITIES			(325.13)		(284.93)
			1,940.47		1,980.67
CREDITORS: Amounts falling due after more than one year					
Members' loan			(545.60)		(545.60)
NET ASSETS			£ 1,394.87		£ 1,435.07
Financed by:					
CAPITAL AND RESERVES					
Called-up share capital	3		1,600.00		1,600.00
Income and expenditure account			(205.13)		(164.93)
			£ 1,394.87		£ 1,435.07

The accounts have been prepared in accordance with the special provision of Part VII of the Companies Act 1985 relating to small companies and in accordance with the Financial Reporting Standards for the Smaller Entities (effective March 2000).

Signed on behalf of
the board of directors

S. FOOT - Director
The accounts were approved by the board of directors on 3 February 2001.

31 RICHMOND HILL LIMITED

NOTES TO THE ACCOUNTS
FOR THE YEAR ENDED 31 DECEMBER 2000

1 ACCOUNTING POLICIES

Accounting Convention

The accounts are prepared under the historical cost convention and in accordance with the Financial Reporting Standard for Smaller Entities.

2 FIXED ASSETS

The company holds the freehold reversion of the property situated at 31 Richmond Hill, Richmond, Surrey.

3 SHARE CAPITAL

	2000	1999
Authorised, allotted and called up		
1,600 ordinary shares of £1 each fully paid	£ 1,600.00	£ 1,600.00

31 RICHMOND HILL LIMITED

INCOME AND EXPENDITURE ACCOUNT
FOR THE YEAR ENDED 31 DECEMBER 2000

	2000		1999	
GROUND RENT		160.00		160.00
Fee for charge on flat 2				17.63
Deduct				
Audit fee	125.00		120.00	
VAT thereon	21.88		21.00	
Registrar of Companies	15.00		15.00	
Bank charges	38.32		37.04	
		200.20		193.04
DEFICIT FOR THE YEAR		(40.20)		(15.41)
Balance brought forward		(164.93)		(149.52)
Balance carried forward		£ (205.13)		£ (164.93)

31 RICHMOND HILL LIMITED

MEMBERS' CURRENT ACCOUNTS
EXPENDITURE FOR THE YEAR ENDED 31 DECEMBER 2000

	2000	1999
Insurance	1,651.29	1,411.50
Electricity	19.00	15.88
Accounting	165.00	160.00
VAT thereon	28.87	28.00
	£ 1,864.16	£ 1,615.38

Flat Number	Balance at 1.1.00	Amount received	Share of expenditure	Balance at 31.12.00
1	12.60	455.25	466.04	1.81
2	12.60	455.25	466.04	1.81
3	12.60	455.25	466.04	1.81
4	12.60	455.25	466.04	1.81
	£ 50.40	£ 1821.00	£ 1864.16	£ 7.24