

Nevis Property Company Limited
Directors' Report and Accounts
for the year ended 30 September 2002
company registration Scotland 20708



Nevis Property Company Limited

Financial statements

for the year ended 30 September 2002

Directors

J. Guthrie
J. M. Johnson
K. F. Ball

Secretary

J. M. Johnson

Registered Office

53 Frederick Street
Edinburgh
EH2 1LH

Registered Auditors

Moore Stephens
Chartered Accountants
12/13 Alma Square
Scarborough
North Yorkshire
YO11 1JU

Business Address

Pavilion House
Scarborough
North Yorkshire
YO11 2JR

Company Number

Scotland 20708

Nevis Property Company Limited

Directors' report

for the year ended 30 September 2002

The directors present their annual report together with the company's audited statement of accounts for the year ended 30 September 2002.

Directors' review

The company has remained dormant throughout the year under review.

Directors and their interests

The directors who served during the year were:

J. Guthrie
J. M. Johnson
K. F. Ball

The interests of Mr. J. Guthrie and Mr. J. M. Johnson in the capital of group companies are disclosed in the directors' report of Broadland Properties Limited. Mr. K. F. Ball held no interests in the capital of any group companies.

Elective resolutions

The shareholders have passed elective resolutions dispensing with the requirement to hold an annual general meeting and to lay the accounts before an annual general meeting. Nevertheless the directors would like to remind the shareholders that any shareholder has the right to call for the accounts to be laid before a meeting of the shareholders and this right may be exercised by notice in writing to the company's registered office within 28 days from the date of receipt of the accounts.

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 the affairs of the company and of the profit or loss of the company for that year. In preparing those financial statements the directors are required to:

- select suitable accounting policies and apply them consistently;
- make judgements and estimates that are reasonable and prudent;
- prepare the financial statements based 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.

This report was approved by the board on 19 December 2002 and signed on its behalf by



J. M. Johnson
Secretary

Independent auditors' report to the shareholders of Nevis Property Company Limited for the year ended 30 September 2002

We have audited the financial statements of Nevis Property Company Limited for the year ended 30 September 2002 set out on pages 3 to 4. These financial statements have been prepared under the historical cost convention and the accounting policies set out on page 4.

Respective responsibilities of directors and auditors

As described in the Statement of Directors' Responsibilities, the company's directors are responsible for the preparation of the 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 Directors' Report 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 Directors' Report 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. 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.

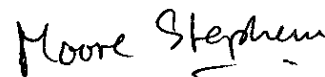
We planned and performed our audit so as to obtain all the information and explanations which we considered necessary in order to provide us with sufficient evidence to give reasonable assurance that the financial statements are free from material misstatement, whether caused by fraud or other irregularity 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 30 September 2002 and have been properly prepared in accordance with the Companies Act 1985.

**Chartered Accountants
12/13 Alma Square
Scarborough**

19 December 2002



Moore Stephens

**Registered Auditors
Chartered Accountants**

Nevis Property Company Limited

Balance sheet

as at 30 September 2002

	Notes	2002		2001	
		£	£	£	£
Current Assets					
Debtors	3	<u>30,000</u>		<u>30,000</u>	
Net Current Assets			<u>30,000</u>		<u>30,000</u>
Total Assets Less Current Liabilities			<u>30,000</u>		<u>30,000</u>
Capital and Reserves					
Called up share capital	4		<u>30,000</u>		<u>30,000</u>
Equity Shareholders' Funds			<u>30,000</u>		<u>30,000</u>

The financial statements were approved by the Board on 19 December 2002 and signed on its behalf by


J. Guthrie
Director

The notes on page 4 form an integral part of these financial statements.

Nevis Property Company Limited

Notes to the accounts

for the year ended 30 September 2002

1. Accounting Policies

1.1. Accounting convention

The financial statements are prepared under the historical cost convention.

1.2. Related party transactions

Advantage is taken of the exemption given in Financial Reporting Standard number 8 "Related Party Disclosures" from the requirement to separately disclose transactions with group companies.

2. Directors' emoluments

None of the directors, who were the only employees, received any emoluments for their services to the company during the current year (2001 - nil).

3. Debtors

2002	2001
£	£

Amounts owed by ultimate holding company	30,000	30,000
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Amounts owed by group companies have no specific repayment terms and may therefore be repayable after more than one year.

4. Share capital

2002	2001
£	£

Authorised equity

50,000 Ordinary shares of £1 each	50,000	50,000
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Allotted, called up and fully paid equity

30,000 Ordinary shares of £1 each	30,000	30,000
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5. Ultimate holding company

The accounts of this company are included in the consolidated accounts of the ultimate holding company, Broadland Properties Limited, which is incorporated in England.