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## COMPLETION STATEMENT

**Relating to:** The transfer of land lying to the north west of Forest Road, Cuddington

**Completion date:** 10<sup>th</sup> June 2008

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	£	£
Property Price	95,000	
Land Registry fee	100.00	
Our costs and disbursements plus VAT	862.88	
	95,962.88	
Less:		
Monies received from you	95,180.00	
<b>Total due from you</b>		<b>£782.88</b>

N.B. For CHAPS payments to Lyons Davidson, the account details are:

ACCOUNT NAME: Lyons Davidson Client Account  
BANK: Lloyds TSB Bank PLC 55 Corn Street Bristol  
SORT CODE: 30 00 01  
ACCOUNT NUMBER: 00265503  
Reference: AAG/GR70



Ruth Elliott-Smith  
 Ravensclough Manor House  
 Ravensclough  
 Cuddington  
 Cuddington  
 CW8 2TD

# Copy Lyons Davidson

SOLICITORS

Your ref: 00352586

Our ref: AAG/GR70/(2364)/00352586/2

Tax Point: 2<sup>nd</sup> July 2008

Invoice No: 00384947

GB VAT Reg. No. 138 1494 61

	VAT	Expenses	Fees
<b>Trinity Land Developments Limited</b> Our professional charges in relation to the transfer of land lying to the north west of Forest Road, Cuddington overage and registration matters to include all attendances, correspondence, negotiation, drafting, general care and attention to the matter throughout.  VAT @ 17.5%  Telegraphic Transfer admin fee  <b>Disbursement – VAT</b> Telegraphic transfer fee  <b>Disbursements - Non VAT</b> Land Registry copy documents	          122.50  2.19  2.19    £126.88	             12.50  11.00   £23.50	700.00          12.50          £712.50 £23.50 £126.88   £862.88

Please send payment to  
 Accounts Department  
 Lyons Davidson Solicitors  
 Bridge House  
 48-52 Baldwin Street  
 Bristol  
 BS1 1QD

(Your attention is drawn to the notes overleaf)



## Invoice Narrative

### Trinity Land Developments Limited (AAG/GR70/14735/2)

Our professional charges in relation to the transfer of land lying to the north west of Forest Road, Cuddington

#### **Solicitors Act 1974 and**

#### **The Solicitors (Non-Contentious Business) Remuneration Order 1994**

As you may be aware Solicitors charge such sums as may be fair and reasonable having regard to all the circumstances of the case. The rules about Solicitors' costs and the factors to be taken into account are contained in the above mentioned Order and require us to give certain information to you before we are entitled to take proceedings to recover costs or charge interest on over-due accounts. The following points are drawn to your attention in connection with the bill of costs overleaf:-

#### **Remuneration certificates**

1. If you are not satisfied with the amount of our fee you have the right to ask us to obtain a remuneration certificate from the Law Society.
2. The certificate will either say that our fee is fair and reasonable, or it will substitute a lower fee.
3. If you wish us to obtain a certificate you must ask us to do so within a month of receiving the notice.
4. We may charge interest on unpaid bills and we will do so at the rate payable on judgment debts, from one month after delivery of our bill.
5. (i) If you ask us to obtain a remuneration certificate, then unless we already hold money to cover these, you must first pay (a) half our fee shown in the bill; (b) all the VAT shown in the bill; (c) all the expenses we have incurred shown in the bill (sometimes called 'paid disbursements'). (ii) However, you may ask the Law Society (at 8 Dormer Place, Royal Leamington Spa, Warwickshire CV32 5AE) to waive these requirements so that you do not have to pay anything for the time being. You would have to show that exceptional circumstances apply in your case.
6. Your rights are set out more fully in the Solicitors (Non-Contentious Business) Remuneration Order 1994.

#### **Detailed Assessment (formerly 'Taxation')**

You may be entitled to have your charges reviewed by the court. This is now called 'Detailed Assessment'. The procedure is different from the remuneration certificate procedure and is set out in ss. 70, 71 and 72 of the Solicitors Act 1974.

**THIS INVOICE IS DUE FOR PAYMENT IMMEDIATELY**

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## COMPLETION STATEMENT

**Relating to:** The transfer of land lying to the north west of Forest Road, Cuddington

**Completion date:** 9<sup>th</sup> July 2008

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	£	£
Property Price	20,000	
Our costs and disbursements plus VAT	421.88	
	20,421.88	
<b>Less:</b>		
Monies received from you on account	20,080.00	
<b>Total due from you</b>		<b>£341.88</b>

N.B. For CHAPS payments to Lyons Davidson, the account details are:

ACCOUNT NAME: Lyons Davidson Client Account  
BANK: Lloyds TSB Bank PLC 55 Corn Street Bristol  
SORT CODE: 30 00 01  
ACCOUNT NUMBER: 00265503  
Reference: AAG/GR70



Ruth Elliott-Smith  
 Ravensclough Manor House  
 Ravensclough  
 Cuddington  
 Cuddington  
 CW8 2TD

# Copy Lyons Davidson

SOLICITORS

Your ref: 00352586

Our ref: AAG/GR70/(2364)/00352586/2

Tax Point: 28<sup>th</sup> July 2008

Invoice No: 00388416

GB VAT Reg. No. 138 1494 61

	VAT	Expenses	Fees
<b>Trinity Land Developments Limited</b> Our professional charges in relation to the Deed of Release in relation to Land lying to the north west of Forest Road, Cuddington, dealing with registration matters to include all attendances, correspondence, negotiation, drafting, general care and attention to the matter throughout.  VAT @ 17.5%  Telegraphic Transfer admin fee  <b>Disbursement – VAT</b> Telegraphic transfer fee  <b>Disbursements - Non VAT</b> Land Registry fee	52.50  2.19  2.19	12.50  40.00	300.00  12.50
Please send payment to Accounts Department Lyons Davidson Solicitors Victoria House 51 Victoria Street Bristol BS1 6AD	<b>£56.88</b>	<b>£52.50</b>	<b>£312.50</b> <b>£52.50</b> <b>£56.88</b>
			<b>£421.88</b>

(Your attention is drawn to the notes overleaf)

Victoria House, 51 Victoria Street, Bristol BS1 6AD DX No: 7834 BRISTOL

Telephone 0117 904 6000 Fax 0117 904 6006 Minicom 0117 904 6213 Email info@lyonsdavidson.co.uk

Web www.lyonsdavidson.co.uk Lyons Davidson is regulated by the Solicitors Regulation Authority. Reg No 00053509.

A full list of partners is available for inspection at any of our offices.

CR 001.07/09



INVESTOR IN PEOPLE

## Invoice Narrative

### Trinity Land Developments Limited (AAG/GR70/14735/2)

Our professional charges in relation to the Deed of Release of in relation to Land lying to the north west of Forest Road, Cuddington

#### **Solicitors Act 1974 and The Solicitors (Non-Contentious Business) Remuneration Order 1994**

As you may be aware Solicitors charge such sums as may be fair and reasonable having regard to all the circumstances of the case. The rules about Solicitors' costs and the factors to be taken into account are contained in the above mentioned Order and require us to give certain information to you before we are entitled to take proceedings to recover costs or charge interest on over-due accounts. The following points are drawn to your attention in connection with the bill of costs overleaf:-

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