

Bowers SASS acting by the trustees
High Barn Cottage 120 Paddock Road
Kirkburton
Huddersfield
HD8 0TT

Our Ref: BOW002/0001
Date of Issue: 31/03/2017
Tax Point: 31/03/2017
Invoice Number: 000740
VAT Registration No: GB216463713

	Charges	Disbursements	%	VAT
To our professional charges	3,500.00		20.00	700.00
CHAPS Fee	15.00		20.00	3.00
(Payments made or to be made on your behalf)				
Paid Searches		124.10		
Paid Searches - Subject to VAT		632.56	20.00	126.51
Unpaid Land Registry Fees		46.00		
Total professional charges:	£3,515.00			
Total disbursements:	£802.66			
Total Net	£4,317.66			
VAT Total	£829.51			
Total Gross	£5,147.17			
Less Paid on A/C:	£5,125.17			
Total Now Payable:	£22.00			

Terms: Strictly 14 days from date of invoice

With Compliments

Please pay via BACS:

Progeny Corporate Law Limited
Barclays Bank plc
Albion Street
Leeds
Sort 20-48-42
Account number 50877042

Bill breakdown

Narrative	Net	VAT	Gross
BOW002/0001 - BOW2/1 - Purchase of former Ossett Fire Station			
Fees - Unrelated			
All work carried out in connection with your purchase of Former Ossett Fire Station, Dale Street, Ossett, WF5 9HF as per our Scope of Works.	3,500.00	700.00	4,200.00
	<u>3,500.00</u>		
Expenses			
CHAPS Fee	15.00	3.00	18.00
	<u>15.00</u>		
Disbursements			
Unpaid Priority Search	3.00		3.00
Unpaid Priority Search	3.00		3.00
Unpaid Registration Fee	40.00		40.00
Paid Chancel Check	20.00	4.00	24.00
Paid Drainage & Water Search	111.00	22.20	133.20
Paid Coal Authority Search	89.62	17.92	107.54
Paid Case Plan Charge	5.50	1.10	6.60
Paid Highways Agency Search	11.35	2.27	13.62
Paid LA Highways Search VATable	50.00	10.00	60.00
Paid LA Highways Search Non-VATable	52.10		52.10
Paid LR SIM Search	4.00		4.00
Paid LR SIM Search VATable	1.70	0.34	2.04
Paid National Grid Search	88.68	17.74	106.42
Paid Regional Electricity Company Search	16.85	3.37	20.22
Paid Local Authority Search Non-VATable	45.00		45.00
Paid Local Authority Search VATable	25.50	5.10	30.60

Paid Local Land Charges Search Non-VATable	20.00		20.00
Paid Local Land Charges Search VATable	3.00	0.60	3.60
Paid Transco (Gas) Search	38.86	7.77	46.63
Paid Sim Index Map Search	3.00		3.00
Paid Case Plan Charge	5.50	1.10	6.60
Paid GroundSure Risk Screening	165.00	33.00	198.00
	<u>802.66</u>		

Payment Terms

Payment is due upon delivery and we reserve the right to charge you interest if an invoice is not paid in full within 28 days.

- If you are a private client we may charge you interest (on a daily basis) on the unpaid element of the bill at the rate payable on judgment debts (the current rate at the date of this agreement being 8% per year) from the date of the bill until payment, unless it is determined that you do not have to pay that element;
- If you are a commercial client we are entitled to charge you interest under the Late Payment of Commercial Debts (Interest) Act 1998 plus a fixed sum under the Late Payment of Commercial Debts (Interest) Act 1998 as amended and supplemented by the Late Payment of Commercial Debts Regulations 2002.

We may retain any papers or documents belonging to you if an invoice is not paid in full within 28 days.

Complaints about Bills

If you have any queries in respect of any element of a bill, you should still promptly pay all other elements of the bill.

If you wish to make a complaint about one of our bills, you may do so by using the firm's Complaints Handling Procedure (a copy is available on request).

You also have a right to object to a bill by making a complaint to the Legal Ombudsman and/or applying to the court for an assessment of the bill under part III of the Solicitors Act 1974. If you apply to the court for an assessment of the bill under part III of the Solicitors Act 1974 you may lose your right to complain about the bill to the Legal Ombudsman.