

## **PDR Investments Limited**

Incorporated on: 21.02.2012

Directors: Mr RMR  
Mrs PR

Shareholder: Mrs PR – 100%

Activity of the company:

- (a) Holding company of PDR (Devon) Limited
- (b) Investments (mainly in property through property companies)

## **PDR (Devon) Limited**

Incorporated on: 21.02.2012

Directors: Mr RMR  
Mrs PR

Shareholder: PDR Investments Ltd

Activity of the company:

(a) Subsidiary company of PDR Investment Ltd.

(b) Property investment company:

Acquired a freehold property (pub) in Devon on 5.4.2012 at a cost of £647,000. The entire purchase was financed from the savings of the directors. There is no bank borrowing. The whole property is let to J D Wetherspoon Plc at a rent of £40,000 per annum until 2038. There are fixed increases in rent every five years starting in 2017 until the end of the lease. Upper part of the property was residential but is not used as residential by the tenant. It is used as storage and for ancillary use of the pub.

### **Proposed Action**

1. It is proposed that a group pension scheme (SSAS) be set up by PDR Investments Limited.
2. Above pension scheme acquires the entire share capital (100 shares of £1 each) of PDR (Devon) Ltd for £100 from PDR Investments Ltd. The value of PDR Devon Ltd has not changed since incorporation as it has acquired a property very recently from an unconnected person at market value, and there is no change in the value of the property.
3. PDR (Devon) Ltd would make pension contributions for the directors to the pension scheme in 1 above of approximately £38,000 per year. (Income £40,000 less 5% expenses of £2000). This would leave no profits in the company.