

Appendix 8

Find your business rates valuation

 Valuation Office Agency

Summary valuation for

Studio 1 At 2, Downshire Hill, London, NW3 1NR

Local authority Camden
Local authority reference 00184000200106

Description	Rateable value	Date applied	Transitional Relief certificate issued	
Offices and premises	£26,250	1 April 2017	No	View
Offices and premises	£20,000	1 April 2010	No	View
Offices and premises	£21,250	1 April 2010	No	View

Transitional Relief

Transitional Relief is a scheme to protect business rate payers from large increases or decreases in the payment of business rates following a revaluation. Increases or decreases in rates payable are restricted to set percentages that are set down in law.

As part of the transitional relief scheme, the VOA issues Transitional Relief certificates.

Restricted [terms and conditions](#) apply.

Find your business rates valuation

 Valuation Office Agency

Summary valuation for

Studio 2 At 2, Downshire Hill, London, NW3 1NR

Local authority Camden

Local authority reference 00184000200203

Description	Rateable value	Date applied	Transitional Relief certificate issued	
Offices and premises	£19,250	1 April 2017	No	View
Offices and premises	£16,500	1 April 2010	No	View

Transitional Relief

Transitional Relief is a scheme to protect business rate payers from large increases or decreases in the payment of business rates following a revaluation. Increases or decreases in rates payable are restricted to set percentages that are set down in law.

As part of the transitional relief scheme, the VOA issues Transitional Relief certificates.

Restricted [terms and conditions](#) apply.

Find your business rates valuation

 Valuation Office Agency

Summary valuation for

Studios 3 & 4 At 2, Downshire Hill, London, NW3 1NR

Local authority Camden

Local authority reference 00184000220034

Description	Rateable value	Date applied	Transitional Relief certificate issued	
Offices and premises	£41,500	1 April 2017	No	View
Offices and premises	£35,500	1 June 2012	No	View

Transitional Relief

Transitional Relief is a scheme to protect business rate payers from large increases or decreases in the payment of business rates following a revaluation. Increases or decreases in rates payable are restricted to set percentages that are set down in law.

As part of the transitional relief scheme, the VOA issues Transitional Relief certificates.

Restricted [terms and conditions](#) apply.

Appendix 9

STATUTORY DECLARATION

RELATING TO

The Studios, 2 Downshire Hill, London, NW3 1NR ("the Property")

I Ms Elaine Coles of 1a Downshire Hill, London NW3 1NR DO SOLEMNLY and SINCERELY DECLARE as follows:

1. I have worked for Proper Proper T Limited, the current Registered Landlord of the Property, 2003
2. I am employed by Proper Proper T Limited as a Personal Assistant
3. I manage the property together with other properties owned by Proper Proper T Limited.
4. My role includes invoicing rents, insurance and service charges along with day to day maintenance.
5. Throughout my employment by Proper Proper T Limited the property has always been occupied by Class B1 office-based tenants with no variation or notable cease of occupation of any part of the property during this period.
6. I MAKE THIS SOLEMN DECLARATION conscientiously believing the same to be true and by virtue of the Statutory Declarations Act 1835.

DECLARED by Ms Elaine Coles)

)

At 28 Hampstead High Street
In the London NW3, U.K.

This the)

Day of 5th December 2017)

Before me,

Solicitor

MARGARET LEIPER

STATUTORY DECLARATION

RELATING TO

The Studios, 2 Downshire Hill, London, NW3 1NR ("the Property")

I Mr Samuel Kaye of 24 Wildwood Road, London NW11 6TE DO SOLEMNLY and SINCERELY DECLARE as follows:

1. I am part owner of Proper Proper T Limited, the current Registered Landlord of the Property.
2. Proper Proper T Limited purchased the freehold of the property in May 2005, 12 years 6 months ago.
3. At the time of purchase the property was fully occupied by various office-based (Class B1) tenants.
4. The office was and continues to be laid out as four separate offices each sharing a single access point – 2 Downshire Hill. Each office has its own toilets, kitchenette.... There has been modest internal alterations by various tenants to facilitate their preferred layout, but this is limited to internal partitioning, re-furnishing and decoration.
5. Since the property was purchased it has continued to be occupied throughout for office-based uses falling with Class B1, with no variation or notable cease of occupation of any part of the property during this period.
6. Proper Proper T Limited receives quarterly rental payments from all tenants, calculated on the basis of the space being in Class B1 office use, and has done so since the property was purchased.
7. I MAKE THIS SOLEMN DECLARATION conscientiously believing the same to be true and by virtue of the Statutory Declarations Act 1835.

DECLARED by Mr Samuel Kaye)



At)

In the)

This the)

Day of 6 / 12 / 2017)

OSBORNES SOLICITORS OFFICE
28A MONSTEAD HIGH STREET

Before me,



PARTNER

Solicitor

Head office
OSBORNES SOLICITORS LLP
LIVERY HOUSE
7 - 9 PRATT STREET
LONDON
NW1 0AE

STATUTORY DECLARATION

RELATING TO

The Studios, 2 Downshire Hill, London, NW3 1NR ("the Property")

I Mr Adam Kaye of 17 Branch Hill, London NW3 7NA DO SOLEMNLY and SINCERELY DECLARE as follows:

1. I am part owner of Proper Proper T Limited, the current Registered Landlord of the Property.
2. Proper Proper T Limited purchased the freehold of the property in May 2005, 12 years 6 months ago.
3. At the time of purchase the property was fully occupied by various office-based (Class B1) tenants.
4. The office was and continues to be laid out as four separate offices each sharing a single access point – 2 Downshire Hill. Each office has its own toilets, kitchenette.... There has been modest internal alterations by various tenants to facilitate their preferred layout, but this is limited to internal partitioning, re-furnishing and decoration.
5. Since the property was purchased it has continued to be occupied throughout for office-based uses falling with Class B1, with no variation or notable cease of occupation of any part of the property during this period.
6. Proper Proper T Limited receives quarterly rental payments from all tenants, calculated on the basis of the space being in Class B1 office use, and has done so since the property was purchased.
7. I MAKE THIS SOLEMN DECLARATION conscientiously believing the same to be true and by virtue of the Statutory Declarations Act 1835.

DECLARED by Mr Adam Kaye)

)

At 7 Langford Place)

In the London NW8)

This the sixth)

Day of December 2017)

Before me, Cary Honnell ..

Solicitor