

Section A Independent Examiner's Report

Report to Charity Name <br> Bradden Town Land Charity

On account 31st Dec Charity no <br> (if any) <br> 205148

Set out on 1 to 2 <br> (remember to include the page numbers of additional sheets)

Responsible report to the trustees on my examination of the accounts of the above <br> charity ("the Trust")

Independent [The charity's gross income exceeded £250000 and I am qualified to <br> undertake the examination]

Signed: Date: <br> 7th March 2025

Name: Brian W J Manning

IER 1 <br> Oct 2018

) for the year ended 31/12/2024.DD/MM/YYYY. <br> As the charity's trustees you are responsible for the pr  
tion by being a qualified member of [insert name of <br> applicable listed body]]: Delete [ ] if not applicable.

eparation of the <br> accounts in accordance with the requirements of the Charities Act 2011 <br> ("the Act  
 . <br> I have completed my examination. I confirm that no material matters have <br> come to my attention

". <br> I report in respect of my examination of the Trust's accounts carried out <br> under section 145 of t  
in connection with the examination (other than that <br> disclosed below\*) which gives me cause to believe

he 2011 Act and in carrying out my examination I <br> have followed all the applicable Directions given by the  
e that in any material <br> respect: <br> • the accounting records were not kept in accordance with section

re Charity Commission <br> under section 145(5)(b) of the Act.

130 <br> of the Charities Act; or <br> • the accounts did not accord with the accounting records; or <br> • t

the accounts did not comply with the applicable requirements <br> concerning the form and content of acco

ounts set out in the Charities <br> (Accounts and Reports) Regulations 2008 other than any requirement <br>



› that the accounts give a 'true and fair' view which is not a matter <br> considered as part of an independence

it examination. <br> I have no concerns and have come across no other matters in connection <br> with the

examination to which attention should be drawn in this report in <br> order to enable a proper understandi

ing of the accounts to be reached. <br> \* Please delete the words in the brackets if they do not ap

			BRADDEN TOWN LAND CHARITY		
			Charity registration number 205148		
			Statement of Receipts and Payments for the year ending 31 December 2024		
Date	Bank	Transaction ref		Payments	Receipts
1-Jan			Balances brought forward from 2023		18641.11
2-Jan	NW	online	Bradden PCC, Church insurance premium for 2024	1542.34	
3-Jan	CCLA	to deposit acc	COIF interest on Deposit account C03047098-001		25.76
30-Jan	NW	online	Arnold Thomson -Land Registration	1546.40	
2-Feb	CCLA	to deposit acc	COIF interest on Deposit account C03047098-001		25.80
29-Feb	CCLA	to deposit acc	COIF dividend on 091640001T (C03047099)		60.69
29-Feb	CCLA	to deposit acc	COIF dividend on 091640002T (C03047100)		89.08
29-Feb	CCLA	to deposit acc	COIF dividend on 091640003T (C03047101)		259.31
29-Feb	CCLA	to deposit acc	COIF dividend on 091640004T (C03047102)		169.69
4-Mar	CCLA	to deposit acc	COIF interest on Deposit account C03047098-001		24.21
12-Mar	NW	BACS	BW Hinton rent (2023; £42.50 2024 £10)		52.50
25-Mar	NW	online	Slapton Manor Farm rent		1290.50
3-Apr	CCLA	to deposit acc	COIF interest on Deposit account C03047098-001		28.31
2-May	CCLA	to deposit acc	COIF interest on Deposit account C03047098-001		27.39
30-May	CCLA	to deposit acc	COIF dividend on 091640001T (C03047099)		60.69
30-May	CCLA	to deposit acc	COIF dividend on 091640002T (C03047100)		89.08
30-May	CCLA	to deposit acc	COIF dividend on 091640003T (C03047101)		259.31
30-May	CCLA	to deposit acc	COIF dividend on 091640004T (C03047102)		169.69
1-Jun	CCLA	to deposit acc	COIF interest on Deposit account C03047098-001		28.52
25-Jun	NW	online	Slapton Manor Farm rent		1290.50
2-Jul	CCLA	to deposit acc	COIF interest on Deposit account C03047098-001		29.90
12-Jul	NW	online	SCL rent		3400.00
16-Jul	NW	credit 031	T Coles' rent		250.00
2-Aug	CCLA	to deposit acc	COIF interest on Deposit account C03047098-001		30.92
28-Aug	CCLA	to deposit acc	COIF dividend on 091640001T (C03047099)		60.69
28-Aug	CCLA	to deposit acc	COIF dividend on 091640002T (C03047100)		89.08
28-Aug	CCLA	to deposit acc	COIF dividend on 091640003T (C03047101)		259.31
28-Aug	CCLA	to deposit acc	COIF dividend on 091640004T (C03047102)		169.69
3-Sep	CCLA	to deposit acc	COIF interest on Deposit account C03047098-001		30.31
16-Sep	NW	credit 032	National Grid - wayleave		34.16
20-Sep	NW	online	Arnold Thomson -Sale of C&CC field , on account*	50.00	
25-Sep	NW	online	Slapton Manor Farm rent		1290.50
2-Oct	NW	online	Arnold Thomson -Sale of C&CC field , on account*	40.00	
2-Oct	CCLA	to deposit acc	COIF interest on Deposit account C03047098-001		31.34
14-Oct	NW	online	Arnold Thomson -Sale of C&CC field , Land Charges searches*	48.00	
4-Nov	CCLA	to deposit acc	COIF interest on Deposit account C03047098-001		32.22
28-Nov	CCLA	to deposit acc	COIF dividend on 091640001T (C03047099)		62.10
28-Nov	CCLA	to deposit acc	COIF dividend on 091640002T (C03047100)		91.16
28-Nov	CCLA	to deposit acc	COIF dividend on 091640003T (C03047101)		265.36
28-Nov	CCLA	to deposit acc	COIF dividend on 091640004T (C03047102)		173.64
3-Dec	CCLA	to deposit acc	COIF interest on Deposit account C03047098-001		30.51
9-Dec	NW	online	Arnold Thomson -Sale of C&CC field , on account*	16.80	
21-Dec	NW	online	GD Pickering for honorarium 2024	500.00	
23-Dec	NW	online	Sale of Coal & Clothing Club field nett ( less four items marked * above)		69008.00
27-Dec	NW	online	Slapton Manor Farm rent		1290.50
31-Dec			Balances carried forward to 2025	95477.99	
			Totals	99221.53	99221.53
					PTO

Reconciliation				2024	2023
	Lloyds		Current account balance on 31 December carried forward	0.00	0.00
	NatWest		Current account balance on 31 December carried forward	86917.86	12754.74
	CCLA		COIF Deposit account C03047098-001 balance on 31 December c/f	8560.13	5886.37
			Total of cash assets	<b>95477.99</b>	<b>18641.11</b>
Value of investments on 31 Dec					
	CCLA		COIF Investment account C03047099-001 (442.00 units)*	8969.64	8771.49
	CCLA		COIF Investment account C03047100-001 (648.83 units)*	13166.90	12876.03
	CCLA		COIF Investment account C03047101-001 (1888.66 units)*	38327.14	37480.46
	CCLA		COIF Investment account C03047102 -001(1235.89 units)*	25080.29	24526.24
			Total of investments (4215.38 units)*	85543.97	83654.22
			<b>Grand total</b>	<b>181021.96</b>	<b>104318.33</b>
		*Note	Price of COIF Investment income unit at close on 31 Dec	2029.33	1984.50
27.19 acres	(11.255 ha)	in Slapton (Field 0081) let to R & B Smith		at c£190/acre/annum	
2.73 acres	(1.106 ha)	in Abthorpe/Wappenham (Fields 0941 & 042) let to T Coles		at £94.88/acre/annum	
2.54 acres	(1.029 ha)	in Wappenham (Field 037) let to T Coles		at £94.88/acre/annum	
1.703 acres	(0.690 ha)	in Silverstone (Winterhills, Field 60) let to JJ&BW Hinton		at £5.87/acre/annum	
		and Silverstone Circuits Ltd		at £1996.48/acre/annum	
34.163 acres					
		GD Pickering 24 Jan 2025			



Section A

Independent Examiner's Report

Report to the trustees/  
members of

Charity Name  
**Bradden Town Land Charity**

On accounts for the year  
ended

**31<sup>st</sup> December 2024**

Charity no  
(if any) **205148**

Set out on pages

**1 to 2**

(remember to include the page numbers of additional sheets)

Responsibilities and  
basis of report

I report to the trustees on my examination of the accounts of the above charity ("the Trust") for the year ended 31/12/2024. DD / MM / YYYY.

As the charity's trustees, you are responsible for the preparation of the accounts in accordance with the requirements of the Charities Act 2011 ("the Act").

I report in respect of my examination of the Trust's accounts carried out under section 145 of the 2011 Act and in carrying out my examination, I have followed all the applicable Directions given by the Charity Commission under section 145(5)(b) of the Act.

Independent  
examiner's statement

~~[The charity's gross income exceeded £250,000 and I am qualified to undertake the examination by being a qualified member of [insert name of applicable listed body]]. Delete [ ] if not applicable.~~

I have completed my examination. I confirm that no material matters have come to my attention in connection with the examination (~~other than that disclosed below \*~~) which gives me cause to believe that in, any material respect:

- the accounting records were not kept in accordance with section 130 of the Charities Act; or
- the accounts did not accord with the accounting records; or
- the accounts did not comply with the applicable requirements concerning the form and content of accounts set out in the Charities (Accounts and Reports) Regulations 2008 other than any requirement that the accounts give a 'true and fair' view which is not a matter considered as part of an independent examination.

I have no concerns and have come across no other matters in connection with the examination to which attention should be drawn in this report in order to enable a proper understanding of the accounts to be reached.

\* Please delete the words in the brackets if they do not apply.

Signed:

Date: **7<sup>th</sup> March 2025**

Name:

**Brian W J Manning**