

Mr and Mrs Bellamy
White Horses B & B
Clyde Road
Felpham
Bognor Regis
West Sussex
PO22 7AH

Our ref: H2INS07/RL/AM/173870
1st November 2013

Dear Mr and Mrs Bellamy

Re: White Horses B & B, Clyde Road, Felpham, Bognor Regis, West Sussex, PO22 7AH

Following our recent discussions I am writing to confirm and thank you for your instructions to offer the above property for sale at a guide price of £795,000 in conjunction with Everett Masson & Furby. For your information, Mark and I have agreed to split the 3% commission fee equally.

I have pleasure in forwarding a copy of our proposed sale particulars for your approval. It is important that they are factually correct to comply with the Consumer Protection from Unfair Trading Regulations 2008 (CPR), so please would you check them for accuracy. If you are happy with them please sign and date the Validation Certificate and return it to us along with the draft particulars. If, however, there are changes you wish to make please mark them directly on the draft particulars and then return them, with the signed Validation Certificate, in the prepaid envelope. We will incorporate your comments into the final version of the particulars and send you a revised copy shortly.

We are required under the Money Laundering Regulations 2007 and the Proceeds of Crime Act 2002 to confirm identity and to prove residency, regardless of whether business has been transacted with the client in the past or is otherwise known to us. We therefore need to see two items of identification, normally a passport or driving licence with photograph and a utility bill which includes your home address and post code. If you have not already made arrangements, we would be grateful if you could call at our office so that copies can be taken for our records. I'm afraid that we can only begin marketing the property once we have copies of these documents

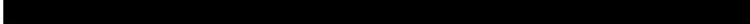
Unfortunately, other agents may make a direct approach to you regarding the sale of the property. In these circumstances we recommend that you direct them to us, so that we may deal with them on your behalf. If such action is not taken a liability to pay two commissions could arise.

Finally, may I thank you once again for your instructions and I hope that a sale will result very soon. We will keep you informed of all developments but please do not hesitate to contact me or any of my colleagues at any time.

Yours sincerely,


Richard K Longhurst MNAEA
Partner
Henry Adams LLP

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