

# MARTIN RUSSELL JONES

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To All Leaseholders  
Jefferson House  
11 Basil Street  
London  
SW3

Ref. JH/BN

27 March 1997

Dear Sir/Madam

JEFFERSON HOUSE, 11 BASIL STREET, LONDON. SW3.

We have been advised by the freeholders that they are intending to dispose of their interest in the property.

They have advised us that they have taken legal advice and they do consider that as you are not the direct leaseholders from the freeholders and there is an intermediate being Steel Services Limited, they do not have to offer the property to you on the basis of the right of first refusal. We have not taken legal advice on this matter, however this can be done if residents so wish. If residents do wish to purchase the freehold, they are entitled to purchase on the open market, the same as any other investor, but obviously this will mean that the residents will need to organise themselves fairly quickly.

We would point out that the sale of the freehold does not affect your lease, as this is held direct from the Head Lessee and the management of the property and the running of the block will continue to be on the same basis.

If you have any queries or require any further information, please do not hesitate to contact me.

Yours faithfully

JOAN HATHAWAY BSc ARICS  
for MARTIN RUSSELL JONES