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Shepherd & Wedderburn LLP  
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**Your reference**

S2742.1890/MGH

**Our reference**

SI/NNG/416171/2  
UKM/107803856.1

26 February 2021

Dear Sirs

**FLAMINGO LAND LIMITED  
SCOTTISH ENTERPRISE  
LEASE OF SUBJECTS AT WEST RIVERSIDE, BALLOCH, WEST  
DUNBARTONSHIRE**

On behalf of and as instructed by our clients, **FLAMINGO LAND LIMITED**, a company incorporated under the Companies Acts with registered number SC052543 and having its registered office at The Cross, Uddingston G71 7ES (the "**Tenants**"), we hereby accept the terms of your offer dated 25 February 2021 (the "**Offer**") on behalf of your clients, **SCOTTISH ENTERPRISE**, established under the Enterprise and New Towns (Scotland) Act 1990 and having their registered office at Floor 4, Atrium Court, 50 Waterloo Street, Glasgow G2 6HQ (the "**Landlords**") to grant a lease of the Site or (at the Tenants' request) a Phase or Phases of the Site as such terms "Site" and "Phase" are defined in the Offer and we now hold the contract between the Landlords and the Tenants as constituted by your Offer, and this formal letter, as concluded.

Yours faithfully

11(3A)(a)

Member of and on behalf of  
DLA Piper Scotland LLP

11(3A)(a)

Witness

11(3A)(a)

Collins House  
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INVESTOR IN PEOPLE



OUR REF S2742.1890/MACM/MGH  
YOUR REF  
21 May 2024

DLA Piper Scotland LLP  
Solicitors  
Collins House  
Rutland Square  
Edinburgh  
EH1 2AA

Dear Sirs

**Scottish Enterprise  
Flamingo Land Limited  
Lease of Subjects at West Riverside, Balloch, West Dunbartonshire**

We refer to the Missives entered into between Shepherd and Wedderburn LLP on behalf of our client, **SCOTTISH ENTERPRISE**, established under the Enterprise and New Towns (Scotland) Act 1990 and having its Registered Office at Floor 4, Atrium Court, 50 Waterloo Street, Glasgow, G2 6HQ, constituted by our offer dated 25 February 2021 and your acceptance thereof dated 26 February 2021 (as amended) relative to a Lease of the subjects at West Riverside, Balloch, West Dunbartonshire all as more particularly described in the said offer (hereinafter referred to as "the Missives").

On behalf of and as instructed by our said clients, Scottish Enterprise, we hereby accept the terms and conditions of your offer dated 17 May 2024 on behalf of your clients, the Tenants (defined in the Missives), to amend the Missives and hold the transaction between us as concluded.

Yours faithfully

[Redacted signature block containing 11(3A)(a)]

a Member  
for and on behalf of Shepherd and Wedderburn LLP  
as agents for Scottish Enterprise

[Redacted signature block containing 11(3A)(a)]

[Redacted signature block containing 11(3A)(a)]

full name of witness

[Redacted signature block containing 11(3A)(a)]

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SHEPHERD+ WEDDERBURN

OUR REF S2742.1890/GLM  
YOUR REF  
18 December 2024

DLA Piper Scotland LLP  
Solicitors  
Collins House  
Rutland Square  
Edinburgh  
EH1 2AA

Dear DLA Piper Scotland LLP

**Scottish Enterprise  
Flamingo Land Limited  
Lease of Subjects at West Riverside, Balloch, West Dunbartonshire**

We refer to the missives entered into on behalf of our client, Scottish Enterprise, established under the Enterprise and New Towns (Scotland) Act 1990 and having its Registered Office at Floor 4, Atrium Court, 50 Waterloo Street, Glasgow, G2 6HQ (the "Landlords"), and your client, Flamingo Land Limited, incorporated under the Companies Acts (Registered Number SC052543) and having its Registered Office at The Cross, Uddingston G71 7ES (the "Tenants"), constituted by our offer dated 25 February 2021 and your acceptance thereof dated 26 February 2021 (as amended and varied) relative to a Lease of the subjects at West Riverside, Balloch, West Dunbartonshire all as more particularly described in our said offer (hereinafter referred to as the "Missives").

On behalf of and as instructed by our client, the Landlords, we hereby accept your offer to vary the Missives on behalf of the Tenants dated 18 December 2024 and now hold the bargain to be concluded.

Yours faithfully

11(3A)(a)

or and on behalf of Shepherd and Wedderburn LLP  
as agents for Scottish Enterprise

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