



MEDIA FUND

CHF Enterprises Ltd (CHF) presents an exciting and unique opportunity for UK tax payers to invest in both SEIS and EIS qualifying family entertainment companies (the Investee Companies), whilst also benefitting from risk mitigation in the form of S/EIS reliefs and Government backed animation Tax Credits.

Key Features & Benefits

- Investing in both **Seed EIS and EIS qualifying** companies creating and producing family entertainment content
- Target **tax free** returns of **3** times net investment, deriving from all revenue inflows relating to the intellectual property such as broadcast sales and licensing and merchandising sales, with **unlimited upside** and **no cap**
- No subscription deadline
- S/EIS** certificates targeted for 6 weeks post investment
- Focus on investee companies creating content with production team with **proven track record**, the benefit of **government backed incentives** and **strong sales estimates**

Benefits of SEIS and EIS reliefs:

The Investee Companies will all have received advance assurance as SEIS or EIS qualifying Companies.

The EIS companies can receive investment of up to £5 million in any one tax year, whereas SEIS companies can receive Investment of up to £150,000 in total per company.

Investors into the Fund benefit from blended EIS and SEIS tax benefits as follows:

- Up to 50% Income Tax Relief (35% average)* reducing net cost of investment to 50-65p per £1 invested
- Unlimited Capital Gains Tax (CGT) deferral with 50% CGT write off for SEIS
- 100% relief from Inheritance Tax liability after 2 years
- 100% CGT free gains upon disposal
- 100% Investment Allocation
- Loss relief available: in the event of a loss, a 45% tax payer with sufficient income is only at risk for 38.5p (EIS) or 27.5p (SEIS) for each £1 invested
- No tax payable on disposal
- Up to 5% Adviser Charge
- Minimum investment £20,000 (lower subject to approval)

Who is the Investment Suitable For?

UK tax paying individuals to whom **any** of the following apply:

- Income Tax liability in the previous and current tax year
- Capital Gains Tax to defer or write off
- Would benefit from inheritance tax relief

*Anticipated average tax relief when spread between EIS and SEIS.

Financial Illustration¹

An investor's return will be determined by the value of their shares upon realisation.

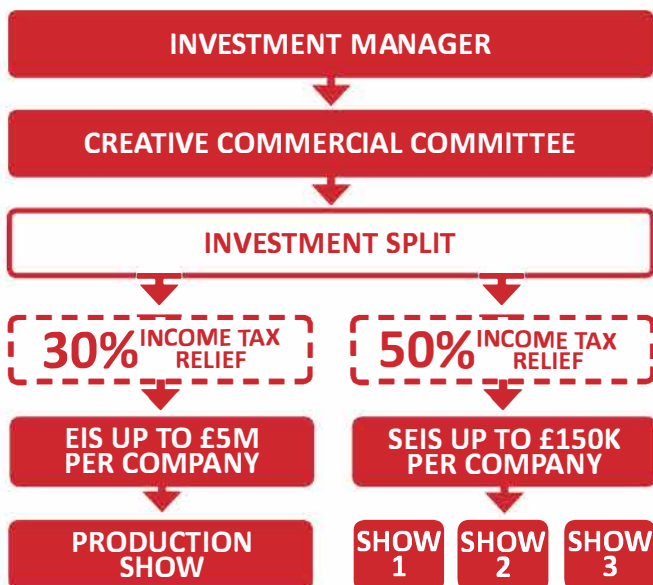
| Summary Financial Illustrations | Target Returns |
|---|----------------|
| Cost of investment | 50,000 |
| Less Income Tax Relief at 35% (S/EIS Blend) | 17,500 |
| Net Cost of Investment | 32,500 |
| Investment Target Proceeds | 162,500 |
| Total Return | 400% |
| Average Annual Return (Tax Free) | 37% |

Why CHF Enterprises?

- Strong and proven Track record: over past 40 years, the team at CHF have produced iconic children's programmes such as Danger Mouse, Postman Pat, Roary the Racing Car to list just a few
- Multi BAFTA and International Emmy award winning creative team
- Pip Ahoy! successfully funded via our in-house EIS offering is now on air on channel 5's Milkshake every weekday to great media acclaim
- Multiple revenues streams from Broadcast and License and Merchandising sales with unlimited investment returns
- All shows produced in the UK should qualify for the Government's animation Tax Credits funding 20% of production spend
- 100% investment allocation with up to 5.0% adviser fees for IFA'S

How to Apply

- After reading the Information Memorandum available at www.chfenterprises.co.uk and seeking advice as necessary, please complete and return the appropriate Application Form.



¹ Target returns are illustrative only and are based on a single investment of £50,000 by an advised Retail Client, SEIS and EIS tax relief at 50% and 30% respectively applied against an investor's Income tax liability. The investments in each Investee Company realised after 5 years from date of broadcast. The target return may not be a reliable indicator of actual performance. The value of an investment may go down as well as up and an investor may not get back the full amount invested.

Risks

Investment in the Fund involves a high degree of risk. The level of returns and the availability and timing of relief for investors may be impacted by:

- Returns generated by the Investee Companies
- An investor's tax position and changes to legislation
- The availability of investment opportunities for the Manager and the S/EIS qualifying status of investments
- Tax rules, levels and regulations are subject to change and the availability of tax reliefs will depend upon individual circumstances

Past performance is not a guide to future performance and may not be repeated. The value of an investment in the Fund can go down as well as up and you may not get back the full amount invested. You should consider an investment in the Fund as a medium term investment. Investments made by the Manager are likely to be illiquid.

Investors are advised to seek relevant legal, financial and tax advice before making any decision to invest. Full details of the risk factors and associated mitigation techniques can be found in the 'Risk Factors' section on page 30 of the Information Memorandum.

Adviser Charge (applicable for Advised Retail Clients)

- Payable by the investee company
- Up to 5% of subscription amount with 100% investment allocation

IMPORTANT INFORMATION

This Executive Summary is a summary of the Information Memorandum for the CHF Media Fund (the Fund) and is issued by Sapia Partners LLP, (the **Manager**), a limited liability partnership registered in England and Wales with the registered number OC354934 and whose registered office is at 134 Buckingham Palace Road, London, SW1W 9SA, authorised and regulated by the FCA under number 550103. Investment management is provided by the Manager. This information does not constitute or form part of any offer for sale or solicitation of any offer to buy or subscribe to the Fund. Any decision in connection with an investment in the Fund should be made only on the basis of information contained in the Information Memorandum. If you are in any doubt about the content of the Information Memorandum, and/or this document and/or any action you should take, you are strongly recommended to seek advice immediately from a financial adviser authorised under the Financial Services and Markets Act 2000 who specialises in advising on opportunities of this type. Nothing in this document or the Information Memorandum constitutes investment, tax, legal or other advice by the Manager and your attention is drawn to the section headed "Risk Factors" in the Information Memorandum. The services provided by the Manager will not be suitable for all recipients of this document or the Information Memorandum.

All statements of opinion or belief contained in this Executive Summary or the Information Memorandum and all views expressed, statements made and all projections and forecasts regarding future events or the anticipated future performance of the Fund represent the Manager's own assessment and interpretation of information available to them as at the date of the Information Memorandum. No representation is made, or assurance given, that such views, statements, projections, forecasts or anticipated future performance are correct, attainable or complete or that the objectives of the Fund will be achieved. The views, statements, projections, forecasts and anticipated future performance are based upon various assumptions and estimates which involve significant elements of subjective judgement and analysis and which are subject to uncertainties and contingencies; actual results could differ materially from those set forth in such projections, views, statements, forecasts and anticipated future performance. Prospective investors must determine for themselves what reliance (if any) they should place on such statements, views or forecasts, and no responsibility is accepted by the Manager in respect thereof.

CHF Enterprises Limited

2 Hurle Road
Clifton
Bristol
BS8 2SY
T +44 (0)845 512 1000
www.chfenterprises.co.uk
nicolajohnston@chfmedia.com

Commissions (not applicable for Advised Retail Clients)

- Payable by the investee company
- 3% initial plus 0.5% for 4 years trail
- 100% investment allocation

Fund Fees

- 2.5% Fundraising Charge
- 1.75% Annual Management Charge
- 0.3% Annual Secretarial Charge

Other Fees

Other fees paid by investee companies will include the following, at market rates approved by the Independent Directors:

- Development and production fees
- Licensing and merchandising services fees
- Distribution services fees
- Music licensing services fees