

ÅRSREDOVISNING FÖR

Fastighets AB Lövholmen 11

556994-9174

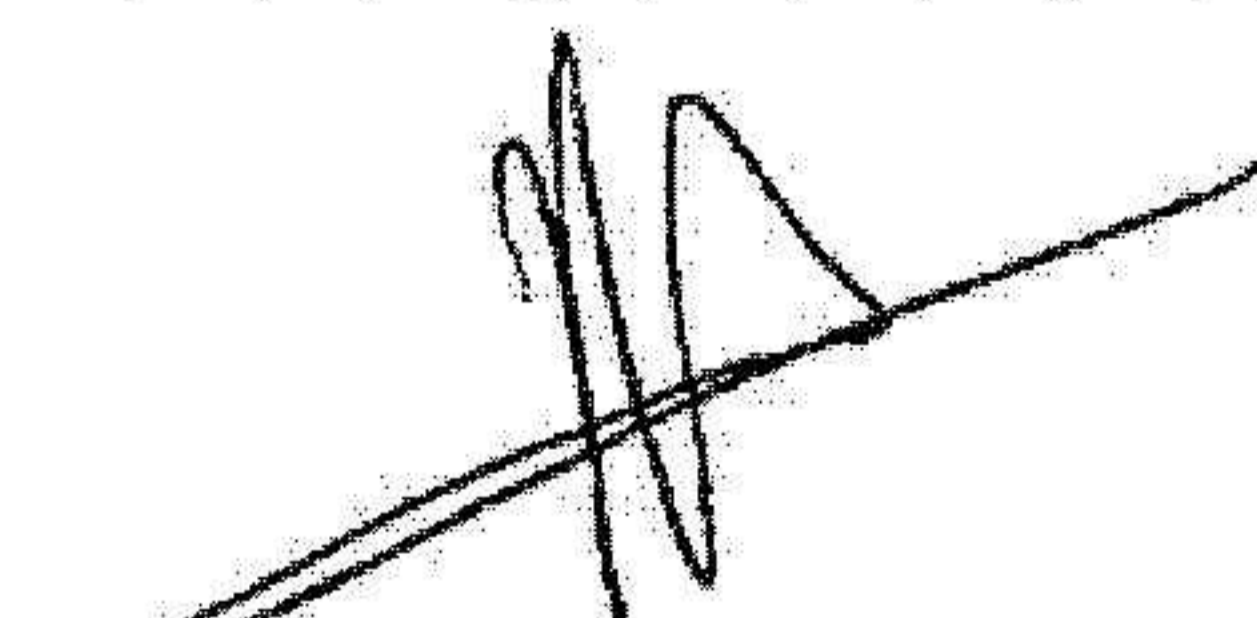
RÄKENSKAPSÅR

2021-01-01 -- 2021-12-31

Undertecknad styrelseledamot i intygar att resultat- och balansräkningen i årsredovisningen har fastställts på årsstämman den 7 juni 2022.

Stämman beslöt att disponera vinstmedlen i enlighet med styrelsens och verkställande direktörens förslag.

Jag intygar också att innehållet i årsredovisningen och revisionsberättelsen stämmer överens med originalen.



Magnus Cosmo
Styrelseledamot

2022071838058

Styrelsen och verkställande direktören för

Fastighets AB Lövholmen 11

Org nr 556994-9174

får härmed avge

Årsredovisning

för räkenskapsåret 1 januari - 31 december 2021


<u>Innehåll:</u>	<u>sida</u>
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Styrelsens säte: Stockholm

Förtagets redovisningsvaluta: Svenska kronor (SEK)

Alla belopp redovisas i kronor (kr).

Kopian översstämmelse
med originalet intygas:


Kerstin Nes
HeidelbergCement Sweden AB
Tel 0708233910

Förvaltningsberättelse

Allmänt om verksamheten

Bolaget har under året inte bedrivit någon verksamhet.

Ägarförhållande

Bolaget ingår i HeidelbergCement Sweden-koncernen och är dotterbolag till Fastighets AB Lövholmen, 556484-2978, med säte i Stockholm som ingår i HeidelbergCement AG-koncernen, org.nr HRB 82, med säte i Heidelberg, Tyskland.

Koncernredovisning

Bolaget upprättar ingen koncernredovisning enligt ÄRL 7 kap. 3§.

Koncernredovisningen upprättas av HeidelbergCement AG, org.nr HRB 82

Flerårsöversikt (kr)

	2021	2020	2019	2018
Rörelseresultat	0	0	0	0
Resultat e finansiella poster	0	0	0	0
Eget kapital	50 000	50 000	50 000	50 000
Balansomslutning	50 000	50 000	50 000	50 000
Soliditet (1)	100,0%	100,0%	100,0%	100,0%
Avkastning på totalt kapital (2)	0,0%	0,0%	0,0%	0,0%

(1) Justerat Eget kapital/Balansomslutning

(2) (Resultat e. fin. intäkter och kostnader + räntekostnader) / Genomsnittlig balansomslutning

Väsentliga händelser under året

Inga väsentliga händelser har skett under året.

Förslag till disposition beträffande bolagets vinst eller förlust

Balanserade medel	—
Årets resultat	—
Summa	—
Disponeras enligt följande:	
Balanseras i ny räkning	—
Summa	—

Vad beträffar företagens resultat och ställning i övrigt, hänvisas till efterföljande resultat- och balansräkningar med tillhörande bokslutskommentarer.

Resultaträkning

<i>Belopp i kr</i>	Not	2021-01-01 -2021-12-31	2020-01-01 -2020-12-31
Övriga rörelseintäkter		-	-
Rörelsens kostnader			
Övriga externa kostnader		-	-
Rörelseresultat		-	-
Resultat från finansiella poster			
Ränteintäkter och liknande resultatposter		-	-
Räntekostnader och liknande resultatposter		-	-
Resultat efter finansiella poster		-	-
Bokslutsdispositioner			
Koncernbidrag, lämnade		-	-
Resultat före skatt		-	-
Skatt på årets resultat		-	-
Årets resultat		0	0

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Balansräkning

<i>Belopp i kr</i>	<i>Not</i>	<i>2021-12-31</i>	<i>2020-12-31</i>
TILLGÅNGAR			
Anläggningstillgångar			
Omsättningstillgångar			
<i>Kortfristiga fordringar</i>			
Fordringar hos koncernföretag		50 000	50 000
		<u>50 000</u>	<u>50 000</u>
<i>Kassa och bank</i>		—	—
Summa omsättningstillgångar		<u>50 000</u>	<u>50 000</u>
SUMMA TILLGÅNGAR		<u>50 000</u>	<u>50 000</u>

Balansräkning

<i>Belopp i kr</i>	<i>Not</i>	<i>2021-12-31</i>	<i>2020-12-31</i>
EGET KAPITAL OCH SKULDER			
Eget kapital			
<i>Bundet eget kapital</i>			
Aktiekapital (100 aktier)	1	50 000	50 000
		<u>50 000</u>	<u>50 000</u>
<i>Fritt eget kapital</i>			
Årets resultat		0	0
		<u>0</u>	<u>0</u>
		<u>50 000</u>	<u>50 000</u>
SUMMA EGET KAPITAL OCH SKULDER		<u>50 000</u>	<u>50 000</u>

Noter med redovisningsprinciper och bokslutskommentarer

Belopp i kr om inget annat anges

Allmänna upplysningar

Årsredovisningen är upprättad i enlighet med årsredovisningslagen och Bokföringsnämndens allmänna råd (BFNAR 2016:10) om årsredovisning i mindre företag.

Redovisningsprinciper för enskilda balansposter

Fordringar, skulder och avsättningar

Kortfristiga fordringar värderas till det lägsta av dess anskaffningsvärde och det belopp varmed de beräknas bli reglerade. Kortfristiga skulder värderas till de belopp varmed de beräknas bli reglerade. Övriga tillgångar redovisas till anskaffningsvärde om inget annat anges.

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Fastighets AB Lövholmen 11

Org nr 556994-9174

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Not 1 Eget kapital

	<i>Aktie- kapital</i>	<i>Reserv- fond</i>	<i>Fritt eget kapital</i>
Vid årets början	50 000	—	—
Årets resultat			—
Vid årets slut	50 000	—	—

Fastighets AB Lövholmen 11

Org nr 556994-9174

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Stockholm 07/06-2022
2022

DocuSigned by:
Magnus Cosmo
56525FAE5A16439...
Magnus Cosmo

DocuSigned by:
Peter Linderöth
AC9224C62616412...
Peter Linderöth

DocuSigned by:
Jan Gänge
0254DF023090489...
Jan Gänge
Verkställande direktör, ordförande

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Certificate Of Completion

Envelope Id: 282DAAD4DA894EA09398566D946B26D2
Subject: Please DocuSign: 2021 Fastighets AB Lövholmen 11 .pdf
Source Envelope:
Document Pages: 7 Signatures: 3
Certificate Pages: 10 Initials: 0
AutoNav: Enabled
Envelopeld Stamping: Enabled
Time Zone: (UTC+01:00) Amsterdam, Berlin, Bern, Rome, Stockholm, Vienna

Status: Completed

Envelope Originator:
Nes, Kerstin (Stockholm) SWE
Berliner Straße 6 / Heidelberg
69120, 69120 69120
Kerstin.nes@heidelbergcement.com
IP Address: 147.161.189.94

Record Tracking

Status: Original
6/3/2022 12:42:51 PM

Holder: Nes, Kerstin (Stockholm) SWE
Kerstin.nes@heidelbergcement.com

Location: DocuSign

Signer Events

Jan Gänge
jan.gange@heidelbergcement.com
CFO & Vice VD
HeidelbergCement Sweden AB
Security Level: Email, Account Authentication
(None)

Signature

DocuSigned by:
Jan Gänge
C5E5DE023090439...

Signature Adoption: Pre-selected Style
Signed by link sent to
jan.gange@heidelbergcement.com
Using IP Address: 213.64.25.190

Timestamp

Sent: 6/7/2022 7:26:43 AM
Viewed: 6/7/2022 11:19:16 AM
Signed: 6/7/2022 11:19:25 AM

Electronic Record and Signature Disclosure:

Accepted: 2/1/2022 5:11:18 PM
ID: de8ea577-66a4-4cf2-b21f-1f23622fc49b
Company Name: HeidelbergCement AG

Magnus Cosmo
magnus.cosmo@heidelbergcement.se
Security Level: Email, Account Authentication
(None)

DocuSigned by:
Magnus Cosmo
55B25F1E6A16439...

Signature Adoption: Pre-selected Style
Signed by link sent to
magnus.cosmo@heidelbergcement.se
Using IP Address: 147.161.189.77

Sent: 6/7/2022 7:26:43 AM
Viewed: 6/7/2022 7:27:02 AM
Signed: 6/7/2022 7:27:11 AM

Electronic Record and Signature Disclosure:

Accepted: 6/7/2022 7:41:12 AM
ID: 3eb4b7a4-360a-414e-bae2-5247effbaf08
Company Name: HeidelbergCement AG

Peter Linderöth
peter.linderöth@heidelbergcement.com
Security Level: Email, Account Authentication
(None)

DocuSigned by:
Peter Linderöth
ACB324C63516412...

Signature Adoption: Pre-selected Style
Signed by link sent to
peter.linderöth@heidelbergcement.com
Using IP Address: 192.71.251.65

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Viewed: 6/7/2022 7:33:44 AM
Signed: 6/7/2022 7:33:54 AM

Electronic Record and Signature Disclosure:

Accepted: 6/7/2022 7:37:32 AM
ID: c6909708-9396-4a11-a16b-466f364285e1
Company Name: HeidelbergCement AG

In Person Signer Events

Signature

Timestamp

2022071838066

Editor Delivery Events	Status	Timestamp
Agent Delivery Events	Status	Timestamp
Intermediary Delivery Events	Status	Timestamp
Certified Delivery Events	Status	Timestamp
Carbon Copy Events	Status	Timestamp
Witness Events	Signature	Timestamp
Notary Events	Signature	Timestamp
Envelope Summary Events	Status	Timestamps
Envelope Sent	Hashed/Encrypted	6/7/2022 7:26:44 AM
Certified Delivered	Security Checked	6/7/2022 7:33:44 AM
Signing Complete	Security Checked	6/7/2022 7:33:54 AM
Completed	Security Checked	6/7/2022 11:19:25 AM
Payment Events	Status	Timestamps
Electronic Record and Signature Disclosure		

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Enclosed you will find the Electronic Record and Signature Disclosure as well as the mandatory data protection information according to Art. 13 GDPR for the usage of DocuSign.

ELECTRONIC RECORD AND SIGNATURE DISCLOSURE

From time to time, HeidelbergCement AG or the respective HeidelbergCement entity with which you (or the party you represent) has negotiated and concluded an individual agreement ("HeidelbergCement Contracting Party") may be required by law to provide to you certain written legal documents or notices. Described below are the terms and conditions for providing to you such legal documents and notices electronically through the DocuSign system. Please read the information below carefully and thoroughly, and if you can access this information electronically to your satisfaction and agree to this Electronic Record and Signature Disclosure ("ERSD"), please confirm your agreement by selecting the check-box next to 'I agree to use electronic records and signatures' before clicking 'CONTINUE' within the DocuSign system. For convenience, HeidelbergCement AG and the HeidelbergCement Contracting Party are referred to as we, us or the Company in this ERSD.

The DocuSign terms of use and the DocuSign privacy policy apply to the electronic signing of contracts via DocuSign. Those documents are linked in the footer of the DocuSign starting window.

Getting paper copies

At any time, you may request from us a paper copy of any record we have provided or made available electronically to you. You will have the ability to download and print documents we send to you through the DocuSign system during and immediately after the signing session and, if you elect to create a DocuSign account, you may access the documents for a limited period of time (usually 30 days) after such documents are first sent to you. After such time, if you wish to receive paper copies of any such documents from our office to you, you may request delivery of such paper copies from us by following the procedure described below.

Withdrawing your consent to the use of DocuSign

If you decide to receive legal documents and notices from us electronically, you may at any time change your mind and tell us that thereafter you want to receive required legal documents and notices only in paper format. We describe below how you must inform us of your decision to receive future legal documents and notices in paper format and how to withdraw your consent to receive legal documents and notices electronically.

Consequences of changing your mind

If you elect to receive required legal documents and notices only in paper format, it will slow the speed at which we can complete certain steps in transactions with you because we will need first to send the required legal documents and/or notices to you in paper format, and then wait until we receive your acknowledgment of your receipt of such legal documents and notices. Further, you will no longer be able to use the DocuSign system to receive required legal documents and notices electronically from us or to sign electronically legal documents and notices from the Company.

All legal documents and notices will be sent to you electronically

Unless you tell us otherwise in accordance with the procedures described herein, we will provide electronically to you through the DocuSign system all required legal documents, notices, disclosures, authorizations, acknowledgements, and other documents that are required to be provided or made available to you during the course of the relationship between you and the Company. To reduce the chance of you inadvertently not receiving any notice or disclosure, we prefer to provide all of the required legal documents and notices to you by the same method and to the same address that you have given us. Thus, you can receive all legal documents and notices electronically or in paper format through the mail delivery system. If the individual agreement between you (or the party you represent) and us sets forth how legal documents and notices will be sent, the provisions in the individual agreement shall prevail.

If you do not agree with this process, please let us know as described below. Please also see the paragraph immediately above that describes the consequences of your electing not to receive delivery of the legal documents and notices electronically from the Company. Please note that the Company considers electronic legal documents and notices to have the same legal effect as paper copies, unless prohibited by local law or as set forth in an individual agreement.

How to contact HeidelbergCement AG or the HeidelbergCement Contracting Party

You may contact us to let us know of your changes as to how we may contact you electronically, to request paper copies of certain information from us, and to withdraw your prior consent to receive legal documents and notices electronically as follows:

To contact your respective HeidelbergCement Contracting Party, use the contact provided to you in your individual agreement.

To advise HeidelbergCement AG or the HeidelbergCement Contracting Party of your new email address

To let us know of a change in your email address where we should send legal documents and notices electronically to you, you must send an email message to the respective contact of the HeidelbergCement Contracting Party as provided to you in your individual agreement. In the

body of such request you must state your previous email address and your new email address. We do not require any other information from you to change your email address.

If you created a DocuSign account, you may update it with your new email address through your account preferences.

To request paper copies from HeidelbergCement AG or the HeidelbergCement Contracting Party

To request delivery of paper copies of the legal documents and notices previously provided by us to you electronically, you must send an email message to the respective contact of HeidelbergCement AG or the HeidelbergCement Contracting Party provided to you in your individual agreement. In the body of such request you must state your email address, full name, mailing address, and telephone number.

To withdraw your consent with HeidelbergCement AG or the HeidelbergCement Contracting Party

To inform us that you no longer wish to receive future legal documents and notices in electronic format, you may:

- i. decline to sign a document from within your signing session, and on the subsequent page, select the check-box indicating you wish to withdraw your consent;
- ii. send an e-mail with your request to your contact person at HeidelbergCement AG or the respective HeidelbergCement Contracting Party; or

In the body of your request you must state your email, full name, mailing address, and telephone number. We do not need any other information from you to withdraw consent. The consequences of your withdrawing consent for online documents will be that transactions may take a longer time to process.

Required hardware and software

The minimum system requirements for using the DocuSign system may change over time. The current system requirements are found here: <https://support.docusign.com/guides/signer-guide-signing-system-requirements>.

Acknowledging your access and consent to receive and sign documents electronically

To confirm to us that you can access this information electronically, which will be similar to other electronic notices and legal documents that we will provide to you, please confirm that you

have read this ERSD, and that (i) you are able to print on paper or electronically save this ERSD for your future reference and access or (ii) you are able to email this ERSD to an email address where you will be able to print the ERSD on paper or save it for your future reference and access. Further, if you consent to receiving legal documents and notices exclusively in electronic format as described herein, then select the check-box next to 'I agree to use electronic records and signatures' before clicking 'CONTINUE' within the DocuSign system.

By selecting the check-box next to 'I agree to use electronic records and signatures', you confirm that:

- You can access and read this ERSD; and
- You can print on paper this ERSD, or save or send this ERSD to a location where you can print it, for future reference and access; and
- Until or unless you notify us as described above, you consent to receive exclusively through electronic means all legal documents, notices, disclosures, authorizations, acknowledgements, and other documents that are required to be provided or made available to you by the Company.

Mandatory data protection information pursuant to GDPR for the signature management tool "DocuSign"

1. Information about specific processing activity

Name and contact details of the controller	<p>The HeidelbergCement Group entity (hereinafter "Controller")</p> <ol style="list-style-type: none"> 1. for which you as an employee of Controller use the electronic signature management tool ("DocuSign") in order to conclude contracts with Suppliers of the Controller or 2. with which your employer acting as a Supplier of Controller is concluding a contract through DocuSign <p>is responsible for processing of your personal data. You can contact the respective Controller. You will find the respective contact details in your contract documents or in the contract documents with the Supplier.</p>
Contact details of the Group Data Protection Officer	<p>The Group Data Protection Officer of HeidelbergCement AG is reachable under:</p> <p>Group Data Protection Officer, Berliner Straße 6, 69120 Heidelberg, Germany, Telephone: +49 6221-481-39603 email: data.protection@heidelbergcement.com</p>
Description of the processing activity	<p>The controllership results from the Controller's use of DocuSign as a management system for the signature processes of agreements</p>

<p>and the controllership</p>	<p>with the Supplier ("Project"). The Controller may collect personal data during the signature process of the contract with the Supplier. In addition, the respective Controller has access to the data and use them in own responsibility to create reports from the usage of DocuSign in order to evaluate the Project (whereby these data are not personal, not even company related, but are summarized without reference to individual suppliers). The DocuSign process is provided by a third party processor (DocuSign). In context of provision of DocuSign (i.e. the pure IT-infrastructure) to the Controller, HeidelbergCement AG acts as a data processor to its Affiliates.</p>	
<p>Categories of personal data subject to the processing activity</p>	<p>In particular the following categories may be processed:</p>	
	<p>Data of Controller's employee</p> <ul style="list-style-type: none"> • Contact details (name, email-address) • Signature details (envelop ID) • IP address of envelop sender 	<p>Data of Supplier's employee</p> <ul style="list-style-type: none"> • Contract details (name of supplier employee, email-address) • Signature details (recipient ID; activity report within DocuSign) • IP address of envelop recipient
<p>Source of the personal data</p>	<p>For employees of Controller: The employee is providing the data him-/herself to the Controller. For employees of the Supplier: The employee of the Supplier is providing the data him-/herself to the Controller.</p>	
<p>The personal data is processed for the following purposes</p>	<ol style="list-style-type: none"> 1. Contact details of Controller employee: Conclusion and signature of agreements; transparency of the ongoing signature process 2. Data of Supplier employee: Conclusion and signature of agreements 3. All data mentioned under point 1 and 2 are used for statistical and reporting purposes in an anonymized form. 	
<p>Legal basis for the data processing of the purposes mentioned under 1 and 2 above</p>	<p>Legal basis for the data processing of Supplier's employee data is Art. 6 (1) sent. 1 (a) GDPR for signing agreements electronically with the Supplier as well as Art. 6 (1) sent. 1 point (b) GDPR for the performance of an agreement with the Supplier or in order to take steps at Supplier's request prior to entering into an agreement. Moreover, Suppliers' employee data may be processed if and to the</p>	

	<p>extent necessary to comply with legal obligations. The legal basis for this processing is Art. 6 (1) sent. 1 point (b) GDPR. Another legal basis for the processing of Suppliers' employee data may be Art. 6 (1) sent. 1 point (f) GDPR if and to the extent it is necessary in the context with claims or legal disputes with the Supplier.</p> <p>Legal basis for the data processing of Controller's employees data is Art. 6 (1) sent. 1 point (b) GDPR for the performance of the employment contract with the employer.</p> <p>Besides that, with regard to Art. 6 (1) sent. 1 point (f) GDPR it is the Controllers' interest to analyze the cases for statistical purposes and to report about electronic signature processes in a pseudonymized form, so that business operations and processes can be optimized and work more efficient.</p> <p>The Controller does not use Supplier's data beyond this purpose.</p>
<p>Recipient or categories of recipients of the personal data</p>	<ul style="list-style-type: none"> • Controller • Processors (e.g. DocuSign and HCAG) • External service providers (e.g. SAP Ariba) • Whenever applicable: external lawyers, authorities (e.g. police, state attorney, court) or administrative bodies or supervisory authorities (e.g. data protection authority, cartel office, Federal Financial Supervisory Authority (BaFin), subprocessors of recipients
<p>Necessity of the data collection</p>	<p>The Controller is introducing DocuSign to improve the signature processes with the Supplier. It is not necessary to use DocuSign. You or your employer can waive the use of it. A contract with the Controller must then be concluded in the conventional way.</p>
<p>Place of processing and transmission to third countries</p>	<p>DocuSign will process personal data on behalf of the Controller. Technically the data is processed on a platform hosted in Europe.</p> <p>The data will be processed within the HeidelbergCement Group and thus transferred to other controllers, i.e. HCAG may share the data with its Affiliates, so that a specific Project can be assigned to the correct Controller within the HeidelbergCement Group.</p> <p>Data must be, if necessary, also transmitted to (foreign) authorities, insofar as it is based on legal grounds.</p> <p>Hence, the above mentioned recipients may also be based in countries outside the European Economic Area ("third countries"). In third countries, the data protection level may possibly not be guaranteed to the same extent as in the European Economic Area. If data is transmitted to a third country, the Controller will ensure that the transmission thereof is executed only in accordance with the statutory provisions (Chapter V GDPR).</p>

Duration for which the personal data are stored	The data will be stored as long as the data is necessary for the fulfilment of the signed contracts and possible legal claims, e.g. for damages of Controller.
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2. Your rights as data subject

As a data subject, you may contact the Controller, in particular HeidelbergCement's Group Data Protection Officer, at any time with an informal message under the contact data mentioned above, in order to exercise your rights in accordance with GDPR. In the event you will contact HeidelbergCement Group Data Protection Officer HeidelbergCement AG will inform the respective Controller about the exertion of the rights as a data subject and provide the respective Controller with all necessary information. In case you request access according to Article 15 GDPR, the Controller will provide this information.

Your rights are as follows:

- the right to obtain information about the data processed as well as a copy of the data processed (Right of access, Art. 15 GDPR),
- the right to request rectification of inaccurate data or completion of incomplete data (Right of rectification, Art. 16 GDPR),
- the right to request erasure of personal data and in case that personal data was made public, the information to other controllers about the erasure request (Right of erasure, Art. 17 GDPR),
- the right to request restriction of processing (Right to restriction of processing, Art. 18 GDPR),
- if the conditions set out in Art. 20 GDPR are met, the right to receive personal data concerning yourself in a structured, commonly used and machine-readable format and the right to transmit those data to another controller for processing (Right to data portability, Art. 20 GDPR),
- on grounds relating to your particular situation, the right to object at any time to processing of personal data concerning yourself which is based on Art. 6 (1) sentence 1 f) GDPR, with future effect (Right to object, Art. 21 GDPR); in such case, the Controller no longer processes your personal data, unless the Controller demonstrates compelling legitimate grounds for the processing which override your interests, rights and freedoms, or for the establishment, exercise or defense of legal claims,
- the right to withdraw a consent at any time in order to prevent data processing which is based on your consent. The withdrawal of consent shall not affect the lawfulness of processing based on the consent prior to the withdrawal (Right to withdrawal, Art. 7(3) GDPR),
- the right to lodge a complaint with a supervisory authority in accordance with Art. 77 GDPR, pursuant to which you shall without prejudice to any other administrative or judicial remedy, in particular in the Member State of your habitual residence, place of work or place of the alleged infringement, lodge a complaint, if you consider that the processing of personal data relating to you infringes the GDPR.

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You are also welcome to contact the Controller or HeidelbergCement Group's Data Protection Officer by phone first, as many things can be resolved by doing so quickly.