

CHAIRMAN'S AGM STATEMENT

CHAIRMAN:

GOOD MORNING, LADIES & GENTLEMEN. WELCOME TO THE 2003 ANNUAL GENERAL MEETING OF BRADFORD & BINGLEY PLC. I AM DELIGHTED THAT YOU HAVE TAKEN THE TIME TO BE WITH US TODAY IN BRADFORD.

I AM PLEASED TO SAY ALL YOUR DIRECTORS ARE HERE WITH ME TODAY.

THIS IS MY FIRST AGM SINCE TAKING ON THE CHAIRMANSHIP OF BRADFORD & BINGLEY PLC IN NOVEMBER AND I AM DELIGHTED TO REPORT THAT 2002 WAS A GOOD YEAR FOR BRADFORD & BINGLEY AND ITS DISTINCTIVE STRATEGY. THE GROUP HAS SEEN CONTINUING GROWTH IN REVENUES AND PROFITS, AND HAS CONTINUED TO CONCENTRATE ON PROFITABLE SEGMENTS OF MORTGAGE AND PROPERTY LENDING, WHILST MOVING INCREASINGLY INTO A RANGE OF FEE-EARNING PROPERTY RELATED AND PERSONAL FINANCIAL SERVICES.

I WOULD LIKE TO READ OUT A STATEMENT WHICH WE RELEASED TO THE STOCK EXCHANGE AT 7.30 THIS MORNING RELATING TO OUR CURRENT TRADING AND TO PROPOSED CHANGES TO OUR BOARD.

(TRADING STATEMENT)

OVERALL, OUR BUSINESS PERFORMANCE WAS ON PLAN FOR THE FIRST QUARTER: -

- CONTINUED MOMENTUM IN LENDING REFLECTS STRONG ORGANIC GROWTH SUPPLEMENTED BY THE £470M GMAC-RFC LOAN PORTFOLIO ACQUISITION ANNOUNCED IN MARCH
- SAVINGS BALANCES ARE STABLE DESPITE PRESSURES FROM AGGRESSIVE MARKET PRICING
- DISTRIBUTION REVENUES ARE HOLDING UP WITH A STRONG PERFORMANCE IN MORTGAGE BROKING, OFFSETTING A DIFFICULT WEALTH MARKET
- WE ARE INCREASING OUR INVESTMENT IN OUR DISTRIBUTION BUSINESS IN PREPARATION FOR REGULATORY CHANGE

THERE IS NO EVIDENCE OF INVESTOR CONFIDENCE RETURNING TO THE EQUITY MARKET YET AND, AS WE ENTER THE MAIN SEASON FOR PROPERTY SALES, IT REMAINS TO BE SEEN HOW RESILIENT THE RESIDENTIAL PROPERTY MARKET IS IN THE AFTERMATH OF THE IRAQ WAR AND IN THE FACE OF HIGHER PERSONAL TAXES.

(BOARD APPOINTMENTS)

TODAY WE ARE ANNOUNCING A NUMBER OF PLANNED CHANGES TO THE BRADFORD & BINGLEY BOARD.

DIANA COURTNEY, WHO HAS SERVED ON THE BOARD FOR 10 YEARS WILL RETIRE ON 30TH APRIL 2003. THE BOARD THANKS HER FOR HER SUBSTANTIAL AND MUCH RESPECTED CONTRIBUTION TO THE GROUP'S DEVELOPMENT.

TREVOR LEWIS, DEPUTY CHAIRMAN, WHO HAS SERVED ON THE BOARD FOR 13 YEARS AND MARK SMITH, WHO HAS SERVED FOR 9 YEARS, PLAN TO RETIRE LATER IN THE YEAR.

STEVE WEBSTER (50), WHO IS THE GROUP FINANCE DIRECTOR OF WOLSELEY PLC, WILL JOIN THE BOARD ON 1ST MAY 2003 AND WILL TAKE OVER FROM TREVOR LEWIS AS CHAIRMAN OF THE AUDIT COMMITTEE IN THE SECOND HALF OF THE YEAR.

THE NOMINATION COMMITTEE IS IN ACTIVE DISCUSSIONS WITH OTHER POTENTIAL NON-EXECUTIVE DIRECTORS. IT IS ALSO THE BOARD'S INTENTION TO INCREASE THE NUMBER OF EXECUTIVE DIRECTORS ON THE BOARD IN DUE COURSE.

(ACQUISITIONS)

TODAY WE ARE ALSO PLEASED TO ANNOUNCE:

1. A FURTHER AGREEMENT WITH GMAC-RFC HAS BEEN CONCLUDED WHICH ALLOWS THE GROUP TO ACQUIRE UP

TO £1.05 BILLION OF MORTGAGES OVER THE NEXT 7 MONTHS. THIS TRANSACTION FOLLOWS THE SUCCESSFUL ACQUISITIONS OF LOAN PORTFOLIOS FROM GMAC-RFC IN SEPTEMBER 2002 AND MARCH 2003. THIS STRATEGIC PARTNERSHIP ALLOWS THE GROUP TO HARNESS GMAC-RFC'S MORTGAGE ORIGINATION CAPACITY AND ACCELERATE THE ALREADY STRONG ORGANIC GROWTH ACHIEVED THROUGH ITS MORTGAGE EXPRESS SUBSIDIARY.

2. BRADFORD & BINGLEY HAS ALSO AGREED TO ACQUIRE HOLDEN MEEHAN LTD, ONE OF THE UK'S LEADING FEE-BASED IFA BUSINESSES. HOLDEN MEEHAN BRINGS TO THE GROUP GREATER PERSONAL FINANCIAL PLANNING SKILLS IN THE MID TO HIGH NET WORTH MARKET WITH A PARTICULAR FOCUS ON EXECUTIVE PENSION PLANNING, SOCIALLY RESPONSIBLE INVESTMENT AND PORTFOLIO MANAGEMENT SERVICES TO BOTH CORPORATE AND PRIVATE CLIENTS. BASED IN BRISTOL AND LONDON, HOLDEN MEEHAN CURRENTLY OPERATES WITH 25 IFAS AND ACHIEVED A TURNOVER OF £3.6M IN 2002 WITH NET ASSETS OF £56,000 AS AT DECEMBER 31ST 2002.

AS HOLDEN MEEHAN IS A REGULATED BUSINESS, UPON COMPLETION OF THE DEAL, WHICH IS SUBJECT TO REGULATORY APPROVAL, BRADFORD & BINGLEY IS RELINQUISHING ITS STATUTORY PROTECTION FROM TAKE OVER 30 MONTHS EARLY TO ALLOW THE BUSINESS TO

PURSUE ITS PLANNED GROWTH THROUGH ACQUISITION OF REGULATED COMPANIES.

NEITHER OF THE TWO TRANSACTIONS ANNOUNCED TODAY AFFECT OUR CONTINUING SHARE BUY-BACK PROGRAMME.

BEFORE TURNING TO THE FORMAL BUSINESS OF THE MEETING, I WISH TO TAKE THIS OPPORTUNITY TO PAY TRIBUTE TO TWO DIRECTORS WHO RETIRED FROM THE BOARD SINCE THE LAST AGM.

LINDSAY MACKINLAY RETIRED AS CHAIRMAN OF BRANDFORD & BINGLEY PLC IN OCTOBER 2002. IT IS RARE FOR A CHAIRMAN TO LEAD COMPANIES THROUGH CHANGES AS RADICAL AS THOSE LINDSAY EXPERIENCED AT BRADFORD & BINGLEY. LINDSAY JOINED THE BOARD IN 1990, AND WHEN HE BECAME CHAIRMAN IN 1995 BRADFORD & BINGLEY WAS STILL A MEDIUM-SIZED BUILDING SOCIETY. HE LEAVES US, SEVEN YEARS ON, AS A FTSE 100 COMPANY WITH A CLEAR, DISTINCTIVE AND SUCCESSFUL STRATEGY. THE BOARD WILL MISS HIS WISE COUNSEL AND STEWARDSHIP AND WE WISH HIM EVERY SUCCESS AND HAPPINESS IN HIS RETIREMENT.

I WOULD ALSO LIKE TO THANK KEITH GREENOUGH, WHO RETIRED FROM THE BOARD, AND FROM HIS POSITION OF MANAGING DIRECTOR FOR LEADING & SAVINGS AT THE END OF DECEMBER 2002. KEITH HAS MADE A SIGNIFICANT CONTRIBUTION TO THE BUSINESS SINCE JOINING US IN 1997

WHEN WE ACQUIRED MORTGAGE EXPRESS, AND HAS PLAYED A PIVOTAL ROLE IN DEVELOPING OUR SUCCESSFUL SPECIALIST LENDING STRATEGY. WE WISH HIM WELL IN HIS RETIREMENT.

IT IS NOW TIME TO TURN TO THE FORMAL BUSINESS OF THE MEETING.