

Bank Base Rates			
Date	Rate	Date	Rate
8.11.01	4.00%	10.4.08	5.00%
6.2.03	3.75%	8.10.08	4.50%
10.7.03	3.50%	6.11.08	3.00%
6.11.03	3.75%	4.12.08	2.00%
5.2.04	4.00%	8.1.09	1.50%
6.5.04	4.25%	5.2.09	1.00%
10.6.04	4.50%	5.3.09	0.50%
5.8.04	4.75%	4.8.16	0.25%
4.8.05	4.50%	2.11.17	0.50%
3.8.06	4.75%	2.8.18	0.75%
9.11.06	5.00%	11.3.20	0.25%
11.1.07	5.25%	19.3.20	0.10%
10.5.07	5.50%	16.12.21	0.25%
5.7.07	5.75%	3.2.22	0.50%
6.12.07	5.50%	17.3.22	0.75%
7.2.08	5.25%	5.5.22	1.00%

Source: Barclays

Mortgage Rates			
Date	Rate	Date	Rate
1.12.03	5.75%	1.12.08	5.00%
1.3.04	6.00%	1.1.09	4.75%
1.6.04	6.25%	1.2.09	4.50%
1.7.04	6.50%	1.3.09	4.00%
1.9.04	6.75%	1.4.09	3.50%
1.9.05	6.50%	4.1.11	3.99%
1.9.06	6.75%	1.10.16	3.74%
1.12.06	7.00%	1.12.17	3.99%
1.2.07	7.25%	6.8.18	4.24%
1.6.07	7.50%	16.3.20	3.74%
1.8.07	7.75%	6.4.20	3.59%
1.1.08	7.50%	20.12.21	3.74%
1.3.08	7.25%	7.2.22	3.99%
1.5.08	7.00%	21.3.22	4.24%
1.11.08	6.50%	9.5.22	4.49%

Existing Borrowers - Source: Halifax



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FTSE 100 (on last day of month) Dec 1983 = 1000			
Mar 2021	6713.6	Oct 2021	7287.9
Apr 2021	6969.8	Nov 2021	7059.4
May 2021	7022.6	Dec 2021	7384.5
June 2021	7037.5	Jan 2022	7464.4
July 2021	7032.3	Feb 2022	7458.3
Aug 2021	7119.7	Mar 2022	7515.7
Sep 2021	7086.4	Apr 2022	7544.6

Government Actuarial Tables	
Real Yield, Inflation 5%, Over 5 years (FT 19.05.22)	
18 May 2022	-1.47%
17 May 2022	-1.70%
Year ago	-2.08%

Compulsory Acquisition of Land			
Effective Date	Rate	Effective Date	Rate
31.12.07	5.00%	31.3.09	0.00%
31.3.08	4.75%	30.9.18	0.25%
30.6.08	4.50%	1.4.20	0.00%
31.12.08	1.50%	1.4.22	0.25%

Rate of interest after entry S.32 Land Compensation Act 1961

Retail Price Index (Source ONS) 13 January 1987						
	2017	2018	2019	2020	2021	2022
January	265.5	276.0	283.0	290.6	294.6	317.7
February	268.4	278.1	285.0	292.0	296.0	320.2
March	269.3	278.3	285.1	292.6	296.9	323.5
April	270.6	279.7	288.2	292.6	301.1	334.6
May	271.7	280.7	289.2	292.2	301.9	
June	272.3	281.5	289.6	292.7	304.0	
July	272.9	281.7	289.5	294.2	305.5	
August	274.7	284.2	291.7	293.3	307.4	
September	275.1	284.1	291.0	294.3	308.6	
October	275.3	284.5	290.4	294.3	312.0	
November	275.8	284.6	291.0	293.5	314.3	
December	278.1	285.6	291.9	295.4	317.7	

% Annual Inflation (Source ONS)						
	2017	2018	2019	2020	2021	2022
January	2.6%	4.0%	2.5%	2.7%	1.4%	7.8%
February	3.2%	3.6%	2.5%	2.5%	1.4%	8.2%
March	3.1%	3.3%	2.4%	2.6%	1.5%	9.0%
April	3.5%	3.4%	3.0%	1.5%	2.9%	11.1%
May	3.7%	3.3%	3.0%	1.0%	3.3%	
June	3.5%	3.4%	2.9%	1.1%	3.9%	
July	3.6%	3.2%	2.8%	1.6%	3.8%	
August	3.9%	3.5%	2.6%	0.5%	4.8%	
September	3.9%	3.3%	2.4%	1.1%	4.9%	
October	4.0%	3.3%	2.1%	1.3%	6.0%	
November	3.9%	3.2%	2.2%	0.9%	7.1%	
December	4.1%	2.7%	2.2%	1.2%	7.5%	

HM Revenue & Customs Rates						
*OFFICIAL RATE**			INTEREST ON LATE PAID INCOME TAX, CGT, STAMP DUTY AND STAMP DUTY RESERVE			
Effective Date	Rate		Effective Date	Rate		
6.4.10	4.00%		6.4.10	2.75%		
6.4.14	3.25%		6.4.15	30.3.20		
6.4.15	3.00%		6.4.17	7.4.20		
6.4.17	2.50%		6.4.20	4.1.22		
6.4.20	2.25%		6.7.94	21.2.22		
				5.4.22		

*Benefits in Kind: Loans to employees earning £8,500+ - official rate of interest.
Official rate for loans in foreign currencies: Yen: 3.90% w.e.f. 6.6.94; Swiss F: 5.50% w.e.f. 6.7.94 (previously 5.70% w.e.f. 6.6.94).

INTEREST ON UNPAID / OVERPAID INHERITANCE TAX			INTEREST ON OVERPAID INCOME TAX, CGT, STAMP DUTY AND STAMP DUTY RESERVE			
Effective Date	Rate		Effective Date	Rate		
6.1.08	2.25%		6.1.08	1.50%		
6.12.08	1.50%		6.1.09	0.75%		
6.1.09	0.75%		27.1.09	0.00%		
21.2.22	3.00%/0.50%		29.9.09	0.50%		
5.4.22	3.25%/0.50%					

Law Society Interest Rate			
Date	Rate	Date	Rate
8.1.09	5.50%	11.3.20	4.25%
5.2.09	5.00%	19.3.20	4.10%
5.3.09	4.50%	16.12.21	4.25%
4.8.16	4.25%	3.2.22	4.50%
2.11.17	4.50%	17.3.22	4.75%
2.8.18	4.75%	5.5.22	5.00%

The Law Society rate is 4.00% above Barclays Bank Base Rate - see column 1

Late Payment of Commercial Debts					
From	To	Rate	From	To	Rate
1.7.20	31.12.20	8.10%	1.7.21	31.12.21	8.10%
1.1.21	30.6.21	8.10%	1.1.22	30.6.21	8.25%

The Late Payment of Commercial Debts (Interest) Act 1998
For contracts from 1.11.98 to 6.8.02 the rate applying is the Bank of England Base Rate that was in place on the day the debt came overdue plus 8%.

Income Support Mortgage Rate		Support For Mortgage Interest Loan Rate	
Effective Date	Rate	Effective Date	Rate
6.7.15	3.12%	20.4.21	0.30%
18.6.17	2.61%	27.7.21	0.60%
20.04.21	2.09%	18.1.22	0.80%

Support for Mortgage Interest (SMI) is provided to qualifying borrowers to help meet mortgage interest costs on advances up to £200K. SMI is paid as a loan. W.e.f. 5.4.18 the loan attracts interest at the rate shown and is repaid on sale or transfer of ownership. There is a 9 month/39 weeks in a row, waiting period before a claim can be made. W.e.f. 1.10.10 the amount of SMI available is the **Income Support Mortgage Rate** set at a level equal to the BoE's published monthly average mortgage interest rate. Subsequent changes will only be made if the standard rate and the BoE's average rate differ by 0.50% or more.

ENGLISH COURTS		SCOTTISH COURTS	
Judgment Debts:	Funds in Court:	Decrees:	NORTHERN IRISH COURTS
High Court (& w.e.f. 1.7.91 County Courts) 8% w.e.f. 1.4.93 (previously 15% w.e.f. 16.4.85).	Special Rate (persons under disability) 0.1% w.e.f. 1.6.20 (previously 0.5% w.e.f. 1.7.09). Basic Rate (payment into court) 0.05% w.e.f. 1.6.20 (previously 0.1% w.e.f. 6.6.16).	Court of Session & Sheriff Courts 8% w.e.f. 1.4.93 (previously 15% w.e.f. 16.8.85).	High Court: 8% w.e.f. 19.4.93 (previously 15% w.e.f. 2.9.85). County Court 8% w.e.f. 19.4.93 (previously 15% w.e.f. 19.5.85). Interest on amounts awarded in Magistrate Courts 7% w.e.f. 3.9.84.
Interest in Personal Injury cases: Future Earnings - none. Pain & Suffering - 2%. Special Damages: same as "Special Rate" - see Funds in Court above (½ Special Rate payable from date of accident to date of judgment).	Interest Rate on Confiscation Orders in Crown & Magistrates Courts: same rate as applies to High Court Judgment Debts.	Administration of Estates: England & Wales: Interest on General Legacies: 0.05% w.e.f. 1.6.20 (previously 0.1% 1.6.20). Interest on Statutory Legacies (for deaths before 1 October 2014): 6% w.e.f. 1.10.83 (previously 7% w.e.f. 15.9.77); Interest on Fixed Net Sums (for deaths from 1 October 2014): Bank of England rate at date of death (currently 0.75%) w.e.f. 17.3.22.	

Average Weekly Earnings - Total Pay					
	2018	2019	2020	2021	2022
January	£510	£531	£549	£573	£603
February	£524	£541	£554	£577	£607
March	£572	£588	£593	£619	£684*
April	£515	£534	£529	£576	
May	£511	£532	£525	£573	
June	£517	£537	£528	£575	
July	£515	£535	£534	£572	
August	£512	£527	£538	£569	
September	£511	£531	£545	£570	
October	£517	£530	£551	£574	
November	£512	£530	£557	£576	
December	£530	£544	£574	£609	

Whole GB economy unadjusted. Figures are £ (sterling) and include bonuses and arrears. *Provisional. Source: ONS

% Change in Average Weekly Earnings					
	2018	2019	2020	2021	2022
January	2.8%	4.0%	3.4%	4.4%	5.3%
February	2.3%	3.2%	2.4%	4.2%	5.1%
March	2.6%	2.7%	0.9%	4.4%	10.5%*
April	2.6%	3.6%	-1.0%	8.9%	
May	2.5%	4.0%	-1.2%	9.1%	
June	2.0%	3.8%	-1.6%	8.8%	
July	3.3%	3.9%	-0.2%	7.2%	
August	3.5%	3.0%	2.0%	5.7%	
September	2.8%	4.0%	2.6%	4.5%	
October	4.3%	2.4%	3.9%	4.2%	
November	3.4%	3.3%	5.2%	3.4%	
December	3.3%	2.7%	5.6%	6.1%	

Whole GB economy unadjusted. Figures include bonuses and arrears. *Provisional. Source: ONS

House Price Index			
Date	Index	Date	Index
July 2020	418.5	June 2021	448.5
August 2020	423.5	July 2021	450.4
September 2020	429.6	August 2021	453.8
October 2020	430.8	September 2021	461.3
November 2020	435.0	October 2021	465.9
December 2020	433.8	November 2021	470.8
January 2021	434.9	December 2021	475.9
February 2021	432.7	January 2022	477.0
March 2021	439.1	February 2022	480.9
April 2021	445.4	March 2022	488.0
May 2021	451.2	April 2022	493.3

All Houses (recalculated September 2019). Source: Halifax

% Unemployment					
	2018	2019	2020	2021	2022
January	2.3%	2.7%	3.1%	6.5%	4.6%
February	2.3%	2.7%	3.1%	6.7%	4.4%
March	2.3%	2.8%	3.1%	6.7%	4.2%
April	2.4%	2.9%	5.2%	6.6%	4.1%*
May	2.4%	2.9%	6.6%	6.2%	
June	2.4%	3.0%	6.4%	5.7%	
July	2.4%	3.0%	6.6%	5.6%	
August	2.5%	3.1%	6.7%	5.4%	
September	2.5%	3.1%	6.6%	5.2%	
October	2.6%	3.2%	6.5%	5.0%	
November	2.6%	3.3%	6.6%	4.9%	
December	2.7%	3.3%	6.5%	4.7%	

Seasonally adjusted claimant count - UK. *Provisional. Source: ONS

Overnight SONIA				
	2019	2020	2021	2022
January	0.70%	0.71%	0.05%	0.19%
February	0.70%	0.71%	0.05%	0.20%
March	0.71%	0.71%	0.05%	0.45%
April	0.71%	0.07%	0.05%	0.69%
May	0.71%	0.07%	0.05%	0.69%
June	0.71%	0.07%	0.05%	
July	0.71%	0.06%	0.05%	
August	0.71%	0.06%	0.05%	
September	0.71%	0.06%	0.05%	
October	0.71%	0.05%	0.05%	
November	0.71%	0.05%	0.05%	
December	0.71%	0.05%	0.05%	

Overnight SONIA - closing rate on first day of month

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