

CÔNG TY CỔ PHẦN
TẬP ĐOÀN ĐỨC LONG GIA LAI
DUC LONG GIA LAI GROUP
JOINT STOCK COMPANY

CỘNG HÒA XÃ HỘI CHỦ NGHĨA VIỆT NAM
Độc lập - Tự do - Hạnh phúc
SOCIALIST REPUBLIC OF VIETNAM
Independence - Freedom - Happiness

Số: *09* /CV-DLG
No.:

Gia Lai, ngày *25* tháng 01 năm 2025
Gia Lai, January *25*, 2025

CÔNG BỐ THÔNG TIN ĐỊNH KỲ
PERIODIC INFORMATION DISCLOSURE

Kính gửi: - Ủy ban Chứng khoán Nhà nước
 - Sở Giao dịch Chứng khoán TP HCM.
To: - *State Securities Commission*
 - *Ho Chi Minh City Stock Exchange.*

1. Tên tổ chức: Công ty Cổ phần Tập đoàn Đức Long Gia Lai

Organization name: Duc Long Gia Lai Group Joint Stock Company

- Mã chứng khoán: **DLG**

Stock code: DLG

- Địa chỉ: 90 Lê Duẩn, P. Phù Đồng, TP. Pleiku, tỉnh Gia Lai

Address: 90 Le Duan, Phu Dong Ward, Pleiku City, Gia Lai province

- Điện thoại liên hệ: (84-269) 3748 367

Fax: (84-269) 3747 366

Phone: (84-269) 3748 367

Fax: (84-269) 3747 366

- E-mail: duclong@duclonggroup.com

- Website: <http://duclonggroup.com/>

2. Nội dung thông tin công bố:

Content of published information:

- Báo cáo tài chính hợp nhất quý 4 năm 2024;

Consolidated financial statements for the fourth quarter of 2024;

- Báo cáo tài chính riêng lẻ quý 4 năm 2024;

Separate financial report for the fourth quarter of 2024;

- Công văn số *08* /2025/CV-DLGL về việc giải trình liên quan BCTC quý 4 năm 2024;

Official dispatch No. 08 /2025/CV-DLGL on explanations related to financial statements of the fourth quarter of 2024;

3. Thông tin này đã được công bố trên trang thông tin điện tử của công ty vào ngày 25/01/2025 tại đường dẫn: <http://www.duclonggroup.com/cong-bo-thong-tin.html>

This information was announced on the company's website on 25/01/2025 at the link: <http://www.duclonggroup.com/cong-bo-thong-tin.html>

Chúng tôi xin cam kết các thông tin công bố trên đây là đúng sự thật và hoàn toàn chịu trách nhiệm trước pháp luật về nội dung các thông tin đã công bố.

We hereby commit that the information published above is true and take full responsibility in front of the law for the content of the published information.

CTCP TẬP ĐOÀN ĐỨC LONG GIA LAI
NGƯỜI ĐẠI DIỆN PHÁP LUẬT
TỔNG GIÁM ĐỐC
DUC LONG GIA LAI GROUP JOINT
STOCK COMPANY
LEGAL REPRESENTATIVE
GENERAL DIRECTOR



NGUYỄN TƯỜNG CỘT



**DUC LONG GIA LAI GROUP
JOIN STOCK COMPANY**

90 Le Duan, Phu Dong Ward, Pleiku City, Gia Lai
Province, Viet Nam

**CONSOLIDATED FINANCIAL
STATEMENTS FOR Q4 2024**

CONSOLIDATED BALANCE SHEET*As at 31 December 2024**Unit: VND*

| Code | ASSETS | Note | Closing balance | Opening balance |
|------|---|------|--------------------------|--------------------------|
| 100 | A. CURRENT ASSETS | | 1.820.028.823.139 | 1.131.710.306.910 |
| 110 | I. CASH AND CASH EQUIVALENTS | 5 | 95.036.752.978 | 194.659.449.343 |
| 111 | 1. Cash | | 95.036.752.978 | 194.659.449.343 |
| 120 | II. SHORT-TERM FINANCIAL INVESTMENTS | | - | 50.000.000.000 |
| 123 | 3. Held-to-maturity investments | 6 | - | 50.000.000.000 |
| 130 | III. SHORT-TERM RECEIVABLES | | 1.610.557.284.204 | 707.118.433.275 |
| 131 | 1. Short-term trade receivables | 7 | 714.755.522.455 | 797.672.854.321 |
| 132 | 2. Short-term advances to suppliers | 8 | 51.578.029.852 | 57.251.955.549 |
| 135 | 3. Short-term loan receivables | 9.a | 1.945.219.722.755 | 1.137.082.661.174 |
| 136 | 4. Other short-term receivables | 10.a | 728.283.326.553 | 667.258.906.050 |
| 137 | 5. Provisions for short-term doubtful debts | 11.a | (1.829.279.317.411) | (1.952.147.943.819) |
| 140 | IV. INVENTORIES | 12 | 112.637.140.575 | 178.445.983.349 |
| 141 | 1. Inventories | | 197.803.238.894 | 261.460.744.596 |
| 149 | 2. Provisions for devaluation of inventories (*) | | (85.166.098.319) | (83.014.761.247) |
| 150 | V. OTHER SHORT-TERM ASSETS | | 1.797.645.382 | 1.486.440.943 |
| 151 | 1. Short-term prepaid expenses | 13.a | 331.047.288 | 343.448.299 |
| 152 | 2. Value added tax deductibles | | 739.411.997 | 1.025.177.160 |
| 153 | 3. Taxes and other receivables from State budget | 23 | 727.186.097 | 117.815.484 |
| 200 | B. NON-CURRENT ASSETS | | 2.528.598.123.643 | 3.920.238.845.667 |
| 210 | I. LONG-TERM RECEIVABLES | | 81.889.479.246 | 1.125.443.978.530 |
| 215 | 1. Receivables for long-term loans | 9.b | 425.940.472.451 | 1.124.175.308.530 |
| 216 | 2. Other long-term receivables | 10.b | 1.268.670.000 | 1.268.670.000 |
| 219 | 3. Provisions for long-term bad debts (*) | 11.b | (345.319.663.205) | - |
| 220 | II. FIXED ASSETS | | 2.180.207.576.683 | 2.417.447.295.736 |
| 221 | 1. Tangible fixed assets | 14 | 2.180.207.576.683 | 2.393.232.009.409 |
| 222 | - Cost | | 3.391.926.595.044 | 4.168.937.242.457 |
| 223 | - Accumulated depreciation | | (1.211.719.018.361) | (1.775.705.233.048) |
| 227 | 2. Intangible assets | 15 | - | 24.215.286.327 |
| 228 | - Cost | | 479.336.795 | 246.586.026.423 |
| 229 | - Accumulated amortisation | | (479.336.795) | (222.370.740.096) |
| 230 | III. INVESTMENT PROPERTISE | 16 | 26.183.036.340 | 27.444.199.176 |
| 231 | - Cost | | 56.149.693.891 | 56.149.693.891 |
| 232 | - Accumulated depreciation | | (29.966.657.551) | (28.705.494.715) |
| 240 | IV. LONG-TERM ASSETS IN PROGRESS | | 47.695.357.995 | 34.957.889.850 |
| 242 | 1. Construction in progress | 17 | 47.695.357.995 | 34.957.889.850 |
| 250 | V. LONG-TERM FINANCIAL INVESTMENTS | | 7.161.485.810 | 21.974.113.112 |
| 252 | 1. Investments in joint-ventures, associates | 18.a | 7.161.485.810 | 7.109.707.330 |
| 253 | 2. Equity investments in other entities | 18.b | 480.000.000 | 42.150.308.239 |
| 254 | 3. Provision for impairment of long-term financial investment | 18.b | (480.000.000) | (27.285.902.457) |
| 260 | VI. OTHER LONG-TERM ASSETS | | 185.461.187.569 | 292.971.369.263 |
| 261 | 1. Long-term prepayments | 13.b | 78.956.818.181 | 119.075.977.074 |
| 262 | 2. Deferred tax assets | 19 | 10.003.120.068 | 10.759.849.053 |
| 269 | 3. Goodwill | 20 | 96.501.249.320 | 163.135.543.136 |
| 270 | TOTAL ASSETS (270=100+200) | | 4.348.626.946.782 | 5.051.949.152.577 |

CONSOLIDATED BALANCE SHEET (Continued)*As at 31 December 2024*

| Code | RESOURCES | Note | Closing balance | Opening balance |
|------|---|------|--------------------------|--------------------------|
| 300 | C. LIABILITIES | | 3.590.487.533.639 | 4.524.434.306.651 |
| 310 | I. CURRENT LIABILITIES | | 2.092.632.550.981 | 2.769.672.370.439 |
| 311 | 1. Short-term trade payables | 21 | 205.872.540.724 | 277.586.661.148 |
| 312 | 2. Short-term advances from customers | 22 | 1.313.631.920 | 39.761.366.136 |
| 313 | 3. Taxes and amounts payables to the State budget | 23 | 37.467.000.774 | 74.006.656.445 |
| 314 | 4. Payables to employees | | 3.117.708.247 | 24.735.087.067 |
| 315 | 5. Short-term accrued expenses | 24 | 313.723.889.789 | 509.557.976.546 |
| 318 | 6. Short-term unearned revenue | 25 | 390.797.909 | 352.582.908 |
| 319 | 7. Other short-term payables | 26.a | 664.157.393.370 | 712.829.198.275 |
| 320 | 8. Short-term borrowings and finance lease | 27.a | 864.786.892.856 | 1.128.314.061.722 |
| 322 | 9. Bonus and welfare fund | 28 | 1.802.695.392 | 2.528.780.192 |
| 330 | II. NON-CURRENT LIABILITIES | | 1.497.854.982.658 | 1.754.761.936.212 |
| 337 | 1. Other long-term payables | 26.b | 130.000.000 | 797.028.022 |
| 338 | 2. Long-term borrowings and finance lease | 27.b | 1.433.391.403.555 | 1.682.860.795.288 |
| 341 | 3. Deferred income tax liabilities | 29 | 64.333.579.103 | 71.104.112.902 |
| 400 | D. OWNER'S EQUITY | | 758.139.413.143 | 527.514.845.926 |
| 410 | I. OWNER'S EQUITY | 30 | 758.139.413.143 | 527.514.845.926 |
| 411 | 1. Contributed capital | | 2.993.097.200.000 | 2.993.097.200.000 |
| 411a | - Ordinary shares with voting rights | | 2.993.097.200.000 | 2.993.097.200.000 |
| 412 | 2. Share premium | | 50.510.908.328 | 50.510.908.328 |
| 417 | 3. Foreign exchange differences | | - | 6.703.405.604 |
| 418 | 4. Investment and development fund | | 6.196.436.959 | 6.196.436.959 |
| 421 | 5. Retained earnings | | (2.453.301.687.400) | (2.664.379.511.213) |
| | - Retained earnings accumulated till the end of the | | | |
| 421a | previous year | | (2.664.379.511.213) | (2.069.778.374.063) |
| 421b | - Retained earnings of this period | | 211.077.823.813 | (594.601.137.150) |
| 429 | 6. Non-controlling Interest | 31 | 161.636.555.256 | 135.386.406.248 |
| 430 | II. OTHER RESOURCES AND FUNDS | | - | - |
| 440 | TOTAL RESOURCES (440=300+400) | | 4.348.626.946.782 | 5.051.949.152.577 |



Nguyen Khoa Dieu Thu

Prepared by



Do Thanh Nhan

Chief of Finance and Accounting
Department cum Acting Chief
Accountant



Nguyen Tuong Cot

General Director

Gia Lai, 24 January 2025

CONSOLIDATED STATEMENT OF INCOME*As at 31 December 2024*

Unit: VND

| Code | Description | Note | Four Quarter | | Year-to-date cumulative to the end of the quarter | |
|------|---|------|-------------------|-------------------|---|-------------------------|
| | | | Current year | Prior year | Current year (Unaudited) | Prior year (Audited) |
| 01 | 1. Gross revenue from goods sold and services rendered | 32 | 216.937.742.778 | 343.322.476.817 | 1.031.982.030.467 | 1.122.336.737.017 |
| 02 | 2. Deductions | 33 | - | 1.132.773 | 1.184.370 | 2.482.687 |
| 10 | 3. Net revenue from goods sold and services rendered | | 216.937.742.778 | 343.321.344.044 | 1.031.980.846.097 | 1.122.334.254.330 |
| 11 | 4. Cost of Goods Sold | 34 | 156.588.579.060 | 267.031.810.777 | 733.149.854.447 | 899.483.792.852 |
| 20 | 5. Gross profit from goods sold and services rendered | | 60.349.163.718 | 76.289.533.267 | 298.830.991.650 | 222.850.461.478 |
| 21 | 6. Financial income | 35 | 20.275.094.782 | 61.495.146.953 | 309.444.273.067 | 237.576.994.402 |
| 22 | 7. Financial expenses | 36 | 48.911.628.797 | 79.118.334.200 | 275.003.485.162 | 353.451.871.432 |
| 23 | - In which: Interest expense | | 49.649.365.999 | 84.094.782.626 | 274.966.997.488 | 353.527.402.684 |
| 24 | 8. Share of joint ventures and associates' profit or loss | 37 | 120.024.902 | 52.491.215 | 51.778.480 | 47.555.317 |
| 25 | 9. Selling expenses | 38.a | 955.274.784 | 2.457.960.661 | 6.996.486.968 | 6.824.743.217 |
| 26 | 10. General and administration expenses | 38.b | 224.350.329.009 | 202.519.613.920 | 363.118.373.686 | 658.988.850.292 |
| 30 | 11. Operating profit | | (193.472.949.188) | (146.258.737.346) | (36.791.302.619) | (558.790.453.744) |
| 31 | 12. Other income | 39 | 315.615.138.128 | 968.822.640 | 316.951.325.656 | 9.657.959.020 |
| 32 | 13. Other expenses | 40 | 8.762.201.328 | 3.259.968.675 | 22.210.246.238 | 12.684.707.173 |
| 40 | 14. Profit from other activities | | 306.852.936.800 | (2.291.146.035) | 294.741.079.418 | (3.026.748.153) |
| 50 | 15. Accounting profit before tax | | 113.379.987.612 | (148.549.883.381) | 257.949.776.799 | (561.817.201.897) |
| 51 | 16. Current corporate income tax expense | 23 | 1.026.662.634 | 2.699.355.403 | 11.851.894.856 | 10.028.178.521 |
| 52 | 17. Deferred corporate tax (income)/expense | | (12.251.040.458) | (1.371.658.212) | (4.104.881.176) | 6.894.650.781 |
| 60 | 18. Net profit after corporate income tax | | 124.604.365.436 | (149.877.580.572) | 250.202.763.119 | (578.740.031.199) |
| 61 | 19. Profit after tax attributable to Parent Company | | 111.361.615.580 | (152.831.191.727) | 211.077.823.813 | (594.601.137.150) |
| 62 | 20. Profit after tax attributable to non-controlling shareholders | | 13.242.749.856 | 2.953.611.155 | 39.124.939.306 | 15.861.105.951 |
| 70 | 21. Basic earnings per share | 41 | 372 | (510) | 705 | (1.987) |
| 71 | 22. Diluted earnings per share | 42 | 372 | (510) | 705 | (1.987) |



Nguyen Khoa Dieu Thu
Prepared by



Do Thanh Nhan
Chief of Finance and Accounting
Department cum Acting Chief
Accountant



Nguyen Tuong Cot
General Director

Gia Lai, 24 January 2025

CONSOLIDATED CASH FLOW STATEMENT

As at 31 December 2024

| | | Unit: VND | | |
|---|---|-------------|-----------------------------|-------------------------|
| Code | Description | Note | Current year (Unaudited) | Prior year (Audited) |
| I. CASH FLOWS FROM OPERATING ACTIVITIES | | | | |
| 01 | 1. Profit before tax | | 257.949.776.799 | (561.817.201.897) |
| | 2. Adjustments for: | | 394.925.499.932 | 953.390.763.927 |
| 02 | - Depreciation and amortisation of fixed assets and investment properties | 14;15;16;20 | 279.631.342.398 | 259.800.174.737 |
| 03 | - Provisions | 11;12;18 | 197.796.471.412 | 554.745.062.171 |
| 04 | - Foreign exchange losses arising from translating foreign currency items | | 1.026.809.853 | 652.255.740 |
| 05 | - Gains, loss from investment in other entities | | (358.496.121.219) | (215.334.131.405) |
| 06 | - Interest expense | | 274.966.997.488 | 353.527.402.684 |
| 07 | - Other adjustment | | - | - |
| 08 | 3. Operating profit before movements in working capital | | 652.875.276.731 | 391.573.562.030 |
| 09 | - Increase/decrease in receivables | | 112.967.639.029 | 65.303.643.925 |
| 10 | - Increase/decrease in inventories | | 13.657.505.702 | 17.642.644.014 |
| 11 | - Increase/decrease in payables (excluding interest and income tax payable) | | (251.324.931.250) | 2.774.496.547 |
| 12 | - Increase/decrease in prepaid expenses | | (14.803.120.564) | (48.580.110.067) |
| 13 | - Increase or decrease in trading securities | | - | - |
| 14 | - Interest paid | | (469.487.236.258) | (181.248.387.330) |
| 15 | - Corporation income tax paid | 23 | (10.166.377.441) | (18.490.205.671) |
| 16 | - Receipts from other items | | - | - |
| 17 | - Expenses on other items | | (726.084.800) | (20.000.000) |
| 20 | Net cash flows from operating activities | | 32.992.671.149 | 228.955.643.448 |
| II. CASH FLOWS FROM INVESTING ACTIVITIES | | | | |
| 21 | 1. Acquisition of fixed assets and other long-term assets | | (47.878.275.922) | (31.803.648.460) |
| 22 | 2. Proceeds from sale, disposal of fixed assets and other long-term assets | | - | - |
| 23 | 3. Cash outflow for lending, buying debt instruments of other entities | | (2.571.714.128.753) | (1.091.919.845.616) |
| 24 | 4. Cash recovered from lending, selling debt instruments of other entities | | 2.511.811.903.251 | 1.087.642.296.160 |
| 25 | 5. Payments for investment in other entities | | (13.278.358.092) | (3.109.603.817) |
| 26 | 6. Recovery of investment in other entities | | 255.272.612.498 | 41.500.000.000 |
| 27 | 7. Interest earned, dividends and profits received | | 243.190.925.015 | 362.382.829 |
| 30 | Net cash flows from investing activities | | 377.404.677.997 | 2.671.581.096 |
| III. CASH FLOWS FROM FINANCING ACTIVITIES | | | | |
| 31 | 1. Receipts from capital contribution | | - | - |
| 32 | 2. Fund returned to equity owners | | - | - |
| 33 | 3. Proceeds from borrowings | 27.a | 24.409.592.018 | 27.328.562.377 |
| 34 | 4. Repayment of borrowings | 27.a; 27.b | (526.389.945.058) | (187.373.186.442) |
| 35 | 5. Payments for debt from finance leasing | | - | - |
| 36 | 6. Dividends and profits paid | | - | - |
| 40 | Net cash flows from financing activities | | (501.980.353.040) | (160.044.624.065) |
| 50 | Net cash flows in the period (50=20+30+40) | | (91.583.003.894) | 71.582.600.479 |
| 60 | Cash and cash equivalents at the beginning of the year | 5 | 194.659.449.343 | 117.984.852.556 |
| 61 | Effects of changes in foreign exchange rates | | (8.039.692.471) | 5.091.996.308 |
| 70 | Cash and cash equivalents at the end of the year (70=50+60+61) | 5 | 95.036.752.978 | 194.659.449.343 |

nk

Nguyen Khoa Dieu Thu

Prepared by

Thanh

Do Thanh Nhan

Chief of Finance and Accounting
Department cum Acting Chief
Accountant



Nguyen Tuong Cot

General Director

Gia Lai, 24 January 2025

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS

These notes are integral part of and should be read in conjunction with the accompanying consolidated financial statements

1. NATURE OF OPERATIONS**1.1. General information**

Duc Long Gia Lai Group Joint Stock Company (referred to as "the Company" or by its English trade name, Duc Long Gia Lai Group JSC) was established under Business Registration Certificate No. 5900415863 issued by the Department of Planning and Investment of Gia Lai Province on June 13, 2007 (now known as the Certificate of Business Registration). Since its establishment, the Company has amended its Certificate of Business Registration 34 times, with the most recent amendment on January 6, 2025. The Company operates as an independent accounting entity, conducting production and business activities in accordance with the Law on Enterprises, the Company's Charter, and other applicable legal regulations.

The Company's common shares were approved for listing on the Ho Chi Minh City Stock Exchange (HOSE) under Listing License No. 114/QD-SGDHCM dated June 14, 2010, with the stock symbol "DLG." The official trading date of the Company's shares was June 22, 2010.

1.2. Principal Business Activities: *The Company operates in various fields, including the production of wooden finished products, stone mining, commercial trading, construction and installation, and service activities (such as property leasing and hotel management), manufacturing of consumer electronic components, toll road collection under the BOT model, hydropower, and financial investments, among others.*

1.3. Business Scope

- Core activities: Manufacturing wooden furniture such as beds, wardrobes, tables, and chairs, as well as furniture made from other materials;
- Hospitality: Operation of hotels, villas, or apartments for short-term accommodation services; guesthouses and lodging houses for short-term stays;
- Freight transportation: Road freight transport;
- Electronics: Production and processing of electronic components;
- Financial investment: Investments in financial projects;
- Wholesale: Distribution of electronic and telecommunications equipment and components;
- Passenger transportation: City bus services and intercity bus transportation;
- Construction: Construction of road infrastructure; investment in traffic works under the BOT model;
- Leasing: Rental of machinery and equipment; office space rental.

1.4. Group Structure

This consolidated financial statement includes the financial data of the parent company and 3 subsidiaries (collectively referred to as "the Group"). All subsidiaries have been consolidated into the financial statements. There are no subsidiaries excluded from the consolidation process.

List of Consolidated Subsidiaries (3 companies)

Details of the consolidated subsidiaries are as follows:

| No | Company Name | End of the period | | | Beginning of the year | | |
|----|--------------------------------|-------------------|---------------------|-----------------------------|-----------------------|---------------------|-----------------------------|
| | | Ownership Ratio | Voting Rights Ratio | Equity Ownership Percentage | Ownership Ratio | Voting Rights Ratio | Equity Ownership Percentage |
| 1. | Duc Long Dak Nong BOT & BT JSC | 70,6% | 70,6% | 70,6% | 70,6% | 70,6% | 70,6% |
| 2. | Duc Long Gia Lai BOT & BT JSC | 73,5% | 73,5% | 73,5% | 73,5% | 73,5% | 73,5% |
| 3. | Mass Noble Investment Limited | 0% | 0% | 0% | 97,73% | 97,73% | 97,73% |

| No | Company Name | End of the period | | | Beginning of the year | | |
|----|---|-------------------|---------------------|-----------------------------|-----------------------|---------------------|-----------------------------|
| | | Ownership Ratio | Voting Rights Ratio | Equity Ownership Percentage | Ownership Ratio | Voting Rights Ratio | Equity Ownership Percentage |
| 4. | Duc Long Gia Lai Electricity Investment and Development JSC | 93,35% | 93,35% | 93,35% | 93,35% | 93,35% | 93,35% |

Associates Reflected in the Consolidated Financial Statements Using the Equity Method (1 Company):

Details of Associates:

| No | Company Name | End of the period | | | Beginning of the year | | |
|----|---|-------------------|---------------------|-----------------------------|-----------------------|---------------------|-----------------------------|
| | | Owner ship Ratio | Voting Rights Ratio | Equity Ownership Percentage | Owner ship Ratio | Voting Rights Ratio | Equity Ownership Percentage |
| 1. | Gia Lai Traffic Consulting and Construction JSC | 20,00% | 20,00% | 20,00% | 20,00% | 20,00% | 20,00% |

2. ACCOUNTING PERIOD AND CURRENCY USED IN ACCOUNTING

This consolidated financial statement is prepared for the accounting period ending on December 31, 2024 (starting from January 1 and ending on December 31).

The currency used for bookkeeping and presentation of the consolidated financial statement is the Vietnamese Dong (VND).

3. ACCOUNTING STANDARDS AND REGIMES APPLIED

The Group applies the Vietnamese Accounting Standards and Enterprise Accounting Regime issued under Circular No. 200/2014/TT-BTC dated December 22, 2014, Circular No. 53/2016/TT-BTC dated March 21, 2016, amending and supplementing certain provisions of Circular No. 200/2014/TT-BTC, Circular No. 202/2014/TT-BTC dated December 22, 2014, as well as other guiding circulars issued by the Ministry of Finance for implementing Accounting Standards in preparing the (consolidated) financial statements.

4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

4.1 Principles and Methods of Preparing Consolidated Financial Statements

4.1.1 Basis for Consolidation of Financial Statements

The consolidated financial statements of the Group include the financial statements of the Company and its subsidiaries.

A subsidiary is an entity controlled by the Group. Control exists when the Group has the ability to directly or indirectly influence the financial and operating policies of the investee to obtain benefits from its activities. The financial statements of the subsidiary are consolidated from the date the Group gains control until the date control ceases.

The financial statements of the Company and its subsidiaries used for consolidation are prepared for the same accounting period and are consistently applied with accounting policies. Adjusting journal entries are made for any differences in accounting policies to ensure consistency between companies within the Group.

When the Parent Company disposes of its interest in a subsidiary without losing control, it is accounted for as an equity transaction. If control is lost upon the disposal, any resulting gain or loss is recognized in the consolidated statement of profit or loss.

Elimination of Intercompany Transactions

Intercompany balances, transactions, and any unrealized profits or losses arising from intercompany transactions between the companies within the Group are eliminated during the preparation of the consolidated financial statements.

4.1.2 Business Combination

The assets, liabilities, and contingent liabilities of a subsidiary are recognized at their fair values on the acquisition date. Any excess of the purchase price over the fair value of the acquired assets is recognized as goodwill. Any deficiency between the purchase price and the total fair value of the acquired assets is recognized in the profit or loss for the period in which the acquisition occurs.

4.1.3 Method of Recognition of Non-controlling Interests

Non-controlling interests represent the portion of equity in a subsidiary not attributable to the Group and are presented as a separate item within equity on the consolidated balance sheet. The value of non-controlling interests in the net assets of the consolidated subsidiaries includes: The non-controlling interests at the acquisition date, determined based on the fair value of the net assets of the subsidiary at the acquisition date; The non-controlling interests in the changes in total equity from the acquisition date to the beginning of the reporting period; The non-controlling interests in the changes in total equity during the reporting period. Any losses incurred at the subsidiary are allocated to the non-controlling interest in proportion to their ownership, even if the losses exceed the non-controlling interest's share of the subsidiary's net assets..

Non-controlling interests are also recognized in the profit or loss based on the non-controlling interest's share of the subsidiary's profit or loss, determined using the non-controlling interest percentage and the subsidiary's post-tax profit. This is presented separately in the consolidated statement of profit or loss.

4.2 Foreign Exchange Differences in Accounting

Foreign currency transactions are translated into Vietnamese Dong at the exchange rate prevailing at the transaction date from the commercial bank where the Group expects to conduct the transaction.

At the end of the accounting period, monetary items in foreign currencies classified as assets are revalued using the buying exchange rate, while monetary items classified as liabilities are revalued using the selling exchange rate of the commercial bank where the Group frequently transacts. Specifically, foreign currency deposits are revalued using the buying exchange rate of the bank where the Group holds its foreign currency accounts..

Foreign exchange differences are accounted for in accordance with Vietnamese Accounting Standard No. 10, "Effects of Changes in Foreign Exchange Rates." Accordingly, any foreign exchange differences arising during the period and from the revaluation of foreign currency balances at the end of the period are reflected in the profit or loss for the period.

4.3 Cash and Cash Equivalents

Cash includes: cash on hand, demand deposits at banks, and cash in transit.

Cash equivalents are short-term investments with maturities of three months or less from the date of investment, which are readily convertible into a known amount of cash and subject to an insignificant risk of change in value at the reporting date.

4.4 Financial Investments

Trading Securities

Trading securities are securities and other financial instruments (such as bills of exchange, forward contracts, swap contracts, etc.) held by the Group for trading purposes.

Trading securities are initially recognized at cost, which includes the purchase price plus any associated purchase costs (if any) such as brokerage fees, transaction fees, information services, taxes, charges, and bank fees. Any dividends or profits received for the period before the investment date are deducted from the investment value.

After initial recognition, trading securities are measured at cost less any provision for impairment. The provision for impairment of trading securities is recognized at the end of the reporting period if the market value of the trading securities is lower than their carrying cost.

Held-to-maturity Investments

Held-to-maturity investments are time deposits (including promissory notes, certificates of deposit), bonds, preferred stocks that the issuer is required to repurchase at a specific point in the future, loans held to maturity with the purpose of receiving periodic interest, and other held-to-maturity investments.

Held-to-maturity investments are recognized at their carrying amount after being revalued. Any provision for losses is directly deducted from the carrying amount of the investment.

In cases where held-to-maturity investments are monetary items denominated in foreign currencies, they are revalued using the foreign currency buying exchange rate of the commercial bank where the Group regularly transacts at the end of the period.

Loans Receivable

Loans receivable are presented on the financial statements at cost, less provision for doubtful receivables.

Provisions for doubtful debts reflect the estimated loss value at the end of the accounting period for loans that are overdue by more than six months or loans that are not yet due but where the debtor is bankrupt, undergoing dissolution procedures, missing, or has absconded. The provision is made in accordance with Circular No. 228/2009/TT-BTC dated December 7, 2009, by the Ministry of Finance.

Investment in Associates

An associate is an entity over which the Group has significant influence. Significant influence is the power to participate in the decisions on the policies and activities of the associate, but without control or joint control over those policies. Typically, an associate relationship exists when the Group holds (directly or indirectly) between 20% and less than 50% of the voting rights in the company.

The financial statements of the associate used for consolidation are prepared for the same accounting period and consistently apply the same accounting policies. Appropriate adjustment entries are made to ensure consistency in the application of accounting policies across the companies within the Group.

Investments in associates are accounted for using the equity method in the consolidated financial statements. Under the equity method, the investment in an associate is initially recognized at cost. The carrying amount of the investment is then adjusted to reflect the Group's share of the associate's post-acquisition changes in net assets. If the Group's share of the associate's losses equals or exceeds the carrying amount of the investment, the investment is written down to zero, and further losses are not recognized unless the Group has incurred obligations to make payments on behalf of the associate. The Group's share of the associate's profit or loss is recognized in the Group's consolidated income statement. Distributions from the associate are deducted from the carrying amount of the investment.

Long-term Investments in Other Companies

Long-term investments in other companies refer to investments where the Group does not have control or joint control, nor significant influence over the investee.

Long-term investments in other companies are recorded at cost, less any provisions for impairment. Any dividends or profits, whether cash or non-cash, received before the investment date are deducted from the investment value.

Provision for Impairment

For long-term investments in other companies, provisions are made as follows:

- For investments in listed shares or where the fair value of the investment can be reliably determined, provisions are based on the market value of the shares.
- If the market value of shares cannot be determined, the provision is made based on the loss in the equity of the investee as reflected in the financial statements of the investee.

For investees required to prepare consolidated financial statements, the impairment provision is made based on the consolidated financial statements. In other cases, the provision is made based on the financial statements of the investee.

4.5 Accounts Receivable

Accounts receivable include trade receivables and other receivables:

- Trade receivables are amounts due from customers arising from sales transactions between the Group and the buyers;
- Other receivables are amounts due that are not related to trade transactions and do not have a commercial nature.

Accounts receivable are recognized at their nominal value, less provisions for doubtful debts. Provisions are made at the end of the accounting period for receivables that are overdue for more than 6 months, or for receivables that are not yet due but where the debtor is bankrupt, in the process of liquidation, missing, or absconding. Provisions are made in accordance with Circular No. 228/2009/TT-BTC dated December 7, 2009, issued by the Ministry of Finance.

4.6 Inventories

Inventories are recorded at the lower of cost and net realizable value.

The cost of inventories is calculated using the weighted average method and is accounted for under the perpetual inventory system with the following determination:

- Raw materials and supplies: Including purchase costs, processing costs, and other directly related costs incurred to bring the inventories to their present location and condition.
- Work in progress: Includes direct material costs, direct labor costs, and overhead costs directly related to the work-in-progress products or projects.
- Finished goods: Includes direct material costs, direct labor costs, and overhead costs directly related, allocated based on normal operating levels.

Net realizable value is the estimated selling price less the estimated costs to complete and sell the inventory.

A provision for inventory obsolescence is made for each item when the net realizable value of the item is less than its cost. Provisions are made in accordance with Circular No. 228/2009/TT-BTC dated December 7, 2009, issued by the Ministry of Finance.

4.7 Property, Plant, and Equipment (PPE)

Cost

Tangible fixed assets are recorded at cost less accumulated depreciation.

The cost includes the purchase price and all expenditures incurred by the Group to acquire the tangible fixed asset up to the point the asset is ready for use. Costs incurred after initial recognition are only added to the cost of the tangible fixed asset if these costs are expected to increase the future economic benefits from the use of the asset. Costs that do not meet this condition are recognized as expenses in the period incurred..

Depreciation

Property, plant, and equipment are depreciated using the straight-line method based on their estimated useful life. The depreciation periods comply with Circular No. 45/2013/TT-BTC dated April 25, 2013, issued by the Ministry of Finance. Specifically, depreciation of assets arising from BOT projects is applied according to Official Letter No. 6092/BTC-TCDN dated May 6, 2016, issued by the Ministry of Finance on "Depreciation based on a percentage of revenue for assets formed from BOT projects". The depreciation periods are as follows:

| <u>Asset Type</u> | <u>Depreciation Period (Years)</u> |
|-----------------------------|------------------------------------|
| Buildings, structures | 5 – 50 |
| Machinery and equipment | 5 – 20 |
| Vehicles | 8 - 10 |
| Management tools | 3 - 5 |
| Perennial plants | 20 |
| Other assets (BOT Projects) | Based on percentage of revenue |
| Other fixed assets | 8 - 10 |

4.8 Intangible Assets

Cost

Intangible assets are recorded at cost, less accumulated amortization.

The cost of intangible fixed assets includes all expenses incurred by the Group to acquire the intangible asset up to the point the asset is ready for use.

Land Use Rights

Intangible assets also include land use rights, which encompass:

- Land use rights granted by the state with payment for land use or the legal transfer of land use rights (including both time-limited and indefinite land use rights).
- Prepaid land rent (paid for the entire lease term or prepaid for multiple years, with at least 5 years of the lease term remaining) for land lease contracts entered into before the effective date of the 2003 Land Law and for which the competent authority has issued a land use rights certificate.

The cost of land use rights includes all expenses directly related to bringing the land into a state ready for use.

Amortization

Intangible fixed assets in the form of land use rights with no expiration date are not subject to depreciation. For land use rights with a limited term, the depreciation period is the duration for which the Group is permitted to use the land.

Other intangible assets are amortized using the straight-line method based on their estimated useful life, in accordance with Circular No. 45/2013/TT-BTC dated April 25, 2013, issued by the Ministry of Finance. Specific amortization periods are as follows:

| <u>Asset Type</u> | <u>Amortization Period (Years)</u> |
|----------------------|------------------------------------|
| Accounting software | 7 |
| Implementation costs | 4 |

4.9 Investment Property

Investment properties held for rental purposes are recorded at cost less accumulated depreciation. Investment properties held for capital appreciation and sale are recorded at their carrying amount, after deducting any impairment losses.

The depreciation policy for investment properties held for rental purposes is consistent with the depreciation policy for similar fixed assets of the Group. Accordingly, investment properties held for rental purposes are depreciated using the straight-line method based on the estimated useful life of the asset. The depreciation period is in accordance with Circular No. 45/2013/TT-BTC dated April 25, 2013, of the Ministry of Finance. Specifically:

| <u>Asset Type</u> | <u>Amortization Period (Years)</u> |
|--------------------------|------------------------------------|
| Buildings and structures | 5 – 50 |

4.10 Deferred Tax

Deferred corporate income tax is determined for temporary differences at the end of the reporting period between the tax basis of assets and liabilities and their carrying amounts for consolidated financial reporting purposes. Deferred income tax is recognized for all temporary differences, except for those arising from the initial recognition of an asset or liability in a transaction that does not affect accounting profit or taxable profit/loss at the time of the transaction.

Deferred tax liabilities are recognized for all taxable temporary differences, while deferred tax assets are only recognized when it is probable that taxable profit will be available in the future to utilize the temporary differences, tax losses, and unused tax credits. The carrying amount of deferred tax assets is reviewed at the end of the reporting period to ensure that it is probable that sufficient taxable profit will be available to allow the benefit of some or all of the deferred tax assets to be utilized. Previously unrecognized deferred tax assets are reviewed at the end of the reporting period and recognized when it is certain that sufficient taxable profit will be available to utilize these unrecognized deferred tax assets.

The value of deferred income tax is calculated based on the tax rate that is expected to apply in the period when the asset will be recovered or the liability settled, based on the tax rates enacted or substantively enacted at the end of the reporting period.

Deferred tax assets and deferred tax liabilities are offset if the taxable temporary differences and deductible temporary differences relate to the same taxpayer and are settled with the same tax authority.

4.11 Prepaid Expenses

Prepaid expenses are classified as short-term prepaid expenses and long-term prepaid expenses. These are expenses that have already been incurred but are related to the operational results of multiple periods. The main prepaid expenses at the Group include:

- Tools and supplies that are expensed on a straight-line basis over periods ranging from 1 to 3 years.
- Compensation and land clearance costs for leased land, expensed on a straight-line basis according to the land lease contract term.
- Insurance expenses, expensed over the term of the insurance contract.
- Other prepaid expenses: Based on the nature and extent of the expenses, the Group selects an appropriate method and allocation criteria over the period during which the expected economic benefits will be realized.

4.12 Accounts Payable

Accounts payable include amounts owed to suppliers and other payables:

- Accounts payable to suppliers are trade payables arising from purchasing transactions between the suppliers and the Group.
- Other payables are non-trade payables that are not related to purchase transactions and are internal in nature.

Payables are recognized at their original cost and classified as short-term or long-term liabilities based on the remaining debt maturity at the end of the reporting period.

The Group monitors payables in detail by individual items, original terms, remaining debt maturity, and in their functional currency.

4.13 Loans and Financial Lease Payables

Loans and finance lease liabilities are recorded at their original cost and classified as short-term or long-term liabilities based on the remaining debt maturity at the end of the reporting period.

The Group monitors loans and finance lease liabilities in detail by individual items, loan agreements, principal terms, remaining debt maturity, and in their functional currency.

Borrowing Costs

Borrowing costs include interest expenses and other costs directly related to the Group's borrowings. Borrowing costs are recognized as operating expenses in the period incurred, unless they meet the criteria for capitalization as prescribed by the Accounting Standard "Borrowing Costs."

Borrowing costs related to a specific loan used for investment, construction, or the creation of a specific asset of the Group are capitalized into the cost of that asset. For general borrowing, the amount of borrowing costs eligible for capitalization in the reporting period is determined based on the capitalization rate applied to the weighted average accumulated cost incurred for the investment in construction or production of that asset.

Capitalization of borrowing costs will be suspended during periods when the investment, construction, or production of the asset is interrupted, unless the interruption is necessary. The capitalization of borrowing costs ceases when the activities necessary to prepare the asset for use or sale are substantially completed.

4.14 Accrued Expenses

Payables are recognized for amounts to be paid in the future related to goods and services received, regardless of whether the Group has received an invoice from the supplier. The Group's main accrued expenses include:

- Interest expenses payable are determined based on the agreed interest rate of each loan contract, the loan term, and the principal loan amount..
- Construction costs of projects are determined based on the value of the completed work volumes confirmed with the supplier but for which the financial invoice has not yet been issued by the end of the reporting period.

4.15 Provisions

Provisions are present obligations (legal or constructive obligations) of the Group arising from past events, and the settlement of which is expected to result in an outflow of economic benefits. Provisions are recognized when the obligation can be reliably estimated.

4.16 Unearned Revenue

Unearned revenue at the Group refers to amounts received in advance for one or more accounting periods for services that have already been provided to customers, and it is allocated over the periods for which the Group has received payment in advance.

4.17 Equity

Owner's contributions reflect the actual capital contributed by shareholders.

Share Premium

Share capital surplus reflects the difference between the issue price and the nominal value, direct costs related to the issuance of shares; the difference between the reissue price and the book value, direct costs related to the reissuance of treasury shares; and the capital component of convertible bonds upon maturity.

Convertible Bond Option

The embedded option of convertible bonds is determined as the difference between the total amount raised from the issuance of convertible bonds and the debt component value of the convertible bonds that have not yet matured.

Profit Distribution

The profit after corporate income tax is allocated to funds and distributed to shareholders according to the Company's Charter or the decision of the General Meeting of Shareholders.

Dividends paid to shareholders do not exceed the undistributed profit after tax and take into account non-cash items within the undistributed profit that may affect cash flow and the ability to pay dividends.

4.18 Revenue and Other Income Recognition

- Revenue from construction contracts is recognized in two cases:
 - ✓ In cases where the construction contract stipulates that the contractor is paid based on the planned progress, when the outcome of the contract is reliably estimated, the revenue and expenses of the construction contract are recognized in proportion to the work completed.

- ✓ In cases where the construction contract specifies that the contractor is paid based on the actual work performed, when the outcome of the contract is reliably estimated, the revenue and expenses are recognized in proportion to the work completed in the period as confirmed by the customer and supported by the payment invoice.
- Revenue from sales of goods and provision of services is recognized when it is probable that economic benefits will flow to the entity and can be reliably measured, and when the following conditions are met:
 - ✓ Revenue from the sale of goods is recognized when significant risks and rewards of ownership of the goods have been transferred to the buyer, and there is no significant possibility of changes in the sales price or the ability to return the goods.
 - ✓ Revenue from the provision of services is recognized when the service is completed. If the service is performed over multiple accounting periods, the revenue for each period is determined based on the proportion of the service completed at the end of the accounting period.
- Financial income is recognized when the revenue is reliably determinable and the economic benefits are expected to flow from the transaction.
 - ✓ Interest is recognized on an accrual basis using the effective interest rate.
 - ✓ Dividends and profit distributions are recognized when the Group has the right to receive them from its investments. Stock dividends are not recognized as financial revenue. Dividends received for periods before the investment are accounted for as a reduction in the investment's value.
- Other income refers to income derived from activities outside of the Group's core operations, recognized when it can be reasonably measured and when it is probable that economic benefits will flow from the transaction.

4.19 Revenue Deductions

Revenue deductions include trade discounts, sales allowances, and sales returns.

If revenue was recognized in a prior period but revenue reductions arise after the end of the accounting period, they will be recorded as follows:

- If they occur before the financial statements are issued, they are adjusted as reductions to the revenue of the reporting period;
- If they occur after the financial statements are issued, they are recorded as revenue reductions in the subsequent period.

4.20 Cost of Goods Sold (COGS)

The cost of goods sold for products, goods, and services is recognized in the correct accounting period, adhering to the matching principle and prudence.

Costs exceeding the normal level of inventory and services provided are immediately recorded as cost of goods sold in the period and are not included in the cost of production or services provided.

4.21 Financial Expenses

Financial expenses reflect the costs or losses related to financial investment activities: interest expenses, installment purchase interest, costs and losses from the liquidation or sale of investments, provision for impairment of trading securities, provision for losses on investments in subsidiaries, losses incurred from foreign currency sales, exchange rate losses, and other investment-related expenses.

4.22 Selling Expenses and Administrative Expenses

Selling expenses represent the actual costs incurred during the sale of products, goods, or services.

Administrative expenses represent the actual costs incurred related to the overall management of the company.

4.23 Current Corporate Income Tax (CIT) Expenses and Deferred CIT Expenses

Income tax expense includes both current income tax and deferred income tax.

Current income tax is calculated based on taxable income for the period using the tax rate in effect at the end of the accounting period. Taxable income differs from accounting profit due to adjustments for temporary differences and income/expenses not subject to tax or deductible.

Deferred income tax is determined for temporary differences between the tax base of assets and liabilities and their carrying amounts for consolidated financial reporting purposes.

4.24 Financial Instruments

Initial Recognition

Financial Assets

At initial recognition, financial assets are recorded at their purchase price, including directly attributable transaction costs. The Group's financial assets include: cash, deposits, receivables, loans receivable, other receivables, and financial investments.

Financial Liabilities

At initial recognition, financial liabilities are recorded at their face value, including directly attributable transaction costs. The Group's financial liabilities include loans, payables to suppliers, accrued expenses, and other payables.

Subsequent Measurement

There are currently no regulations for re-measuring financial instruments after initial recognition..

4.25 Tax Rates and Fees Payable to the State Budget Applied by the Group

- Value-Added Tax (VAT):
 - ✓ VAT rate of 8% is applied to commercial electricity sales.
 - ✓ VAT rate of 10% is applied to construction, stone, wood trading, and similar activities.
 - ✓ Other products are subject to VAT rates as prescribed by current regulations.
- Corporate Income Tax (CIT): The parent company and subsidiaries in Vietnam apply a general CIT rate of 20%. However, specific subsidiaries and projects apply the following CIT rates:
 - CIT Policy for Duc Long Gia Lai BOT and BT JSC: For income from the project to upgrade and expand the Ho Chi Minh Highway (National Route 14A) section Pleiku (km 1610) – Bridge 110 (km 1667-570) in Gia Lai Province under the BOT format in Chu Prong, Chu Se, and Chu Puh Districts: Based on Clause 4, Article 10, Circular No. 96/2015/TT-BTC dated June 22, 2015, by the Ministry of Finance, and Official Letter No. 3770/CT-TTHT dated December 9, 2015, by the Gia Lai Tax Department: CIT rate of 20%. Exemption from CIT for 4 years from when taxable income arises. 50% reduction in payable CIT for the next 9 years. The company earned taxable income in 2017, hence it was exempt from CIT from 2017 to 2020 and received a 50% CIT reduction from 2021 to 2029.
 - CIT Policy for Duc Long Dak Nong BOT and BT JSC: For income from the project to upgrade and expand National Route 14 (km 817 to km 887): Based on Clause 1, Article 11, and Article

12, Circular No. 96/2015/TT-BTC dated June 22, 2015, by the Ministry of Finance: Preferential CIT rate of 10% for 15 years from when revenue arises. Exemption from CIT for 4 years from when taxable income arises. 50% reduction in payable CIT for the next 9 years. The company began generating taxable revenue in 2015 and taxable income in 2016. Accordingly: CIT rate of 10% was applied from 2015 to 2029. CIT exemption was applied from 2016 to 2019. 50% CIT reduction was applied from 2020 to 2028.

- CIT Policy for Duc Long Gia Lai Electricity Investment and Development JSC: For income from the Dakpoco Hydropower Project: Based on Clause 4, Article 10, and Clause 1, Article 11 of Circular No. 96/2015/TT-BTC dated June 22, 2015, by the Ministry of Finance, and Official Letter No. 3423/CT-TTHT dated November 16, 2015, by the Gia Lai Tax Department: CIT rate of 20%. Exemption from CIT for 4 years from when taxable income arises. 50% reduction in payable CIT for the next 9 years. The company began generating taxable income from the Dakpoco Hydropower Project in 2018. Accordingly: CIT exemption was applied from 2018 to 2021. 50% CIT reduction was applied from 2022 to 2030.

- Other Taxes and Fees: All other taxes and fees are paid in accordance with current regulations.

4.26 Related Parties

Parties are considered related if one party has the ability (directly or indirectly) to control or significantly influence the financial and operating policy decisions of the other party.

5. CASH AND CASH EQUIVALENTS

| | Closing balance | Opening balance |
|-----------------|-----------------------|------------------------|
| | VND | VND |
| Cash on hand | 3.045.388.397 | 6.978.902.381 |
| Demand deposits | 91.991.364.581 | 187.680.546.962 |
| Total | 95.036.752.978 | 194.659.449.343 |

6. SHORT-TERM FINANCIAL INVESTMENTS

| | Closing balance | | Opening balance | |
|--|-----------------|-----------|-----------------------|-------------------------|
| | Cost | Provision | Cost | Provision |
| | VND | VND | VND | VND |
| Short-term financial investments with related parties | - | - | - | - |
| Short-term financial investments with other parties | - | - | 50.000.000.000 | (50.000.000.000) |
| - Quang Phu Highland Farm One Member Limited Liability Company | - | - | 50.000.000.000 | (50.000.000.000) |
| Total | - | - | 50.000.000.000 | (50.000.000.000) |

7. SHORT-TERM TRADE RECEIVABLES

| | Closing balance | | Opening balance | |
|--|------------------------|--------------------------|------------------------|--------------------------|
| | Cost | Provision | Cost | Provision |
| | VND | VND | VND | VND |
| <i>Short-term trade receivables from related parties</i> | 20.296.075.256 | (14.772.845.256) | 20.887.645.256 | (16.846.509.560) |
| - Duc Long Bao Loc Public Service JSC | 16.336.045.256 | (13.422.045.256) | 18.186.045.256 | (15.902.269.560) |
| - Alpha Seven Group JSC | 3.960.030.000 | (1.350.800.000) | 2.701.600.000 | (944.240.000) |
| <i>Other short-term trade receivables</i> | 694.459.447.199 | (602.029.107.663) | 776.785.209.065 | (635.849.939.832) |
| - Mr. Ly Tran Tien | 391.021.500.000 | (391.021.500.000) | 391.021.500.000 | (391.021.500.000) |
| - Mr. Nguyen Tuan Vu | 123.580.100.002 | (123.580.100.002) | 129.695.100.000 | (129.695.100.000) |
| - Others | 179.857.847.197 | (87.427.507.661) | 256.068.609.065 | (115.133.339.832) |
| Total | 714.755.522.455 | (616.801.952.919) | 797.672.854.321 | (652.696.449.392) |

8. SHORT-TERM ADVANCES TO SUPPLIERS

| | Closing balance | | Opening balance | |
|---|-----------------------|-------------------------|-----------------------|-------------------------|
| | Cost | Provision | Cost | Provision |
| | VND | VND | VND | VND |
| <i>Short-term advances to related parties</i> | 123.909.089 | (100.000.000) | 182.818.181 | (100.000.000) |
| - Gia Lai Traffic Construction and Consulting JSC | 100.000.000 | (100.000.000) | 100.000.000 | (100.000.000) |
| - Alpha Seven Group JSC | 23.909.089 | - | 82.818.181 | - |
| <i>Short-term advances to suppliers</i> | 51.454.120.763 | (48.706.109.739) | 57.069.137.368 | (48.590.185.746) |
| - Duc Sang Gia Lai Mining and Exploration Limited Liability Company | 7.603.234.071 | (7.603.234.071) | 7.603.234.071 | (7.603.234.071) |
| - Cu Bong 1 Farm Co.,Ltd | 15.204.370.000 | (15.204.370.000) | 15.204.370.000 | (15.204.370.000) |
| - Others | 28.646.516.692 | (25.898.505.668) | 34.261.533.297 | (25.782.581.675) |
| Total | 51.578.029.852 | (48.806.109.739) | 57.251.955.549 | (48.690.185.746) |

9. LOAN RECEIVABLES**a. Short-term**

| | Closing balance | | Opening balance | |
|---|--------------------------|--------------------------|--------------------------|--------------------------|
| | Cost | Provision | Cost | Provision |
| | VND | VND | VND | VND |
| <i>Short-term loans receivable from related parties</i> | 143.020.419.820 | - | - | - |
| - Duc Long Gia Lai Construction Investment JSC | 143.020.419.820 | - | - | - |
| <i>Short-term loans receivable from other parties</i> | 1.802.199.302.935 | (626.936.270.523) | 1.135.121.287.727 | (103.998.912.014) |
| - Truong An Tay Nguyen One Member Limited Liability Company | 226.502.145.250 | - | - | - |
| - Viet Gia Phat One Member Company Limited | 236.978.000.000 | - | 109.273.986.912 | (52.492.578.159) |
| - Mrs. Pham Thi Bay | 201.792.000.000 | - | - | - |
| - Global Capital Limited Liability Company | 194.199.155.000 | - | - | - |
| - Tay Nguyen Materials and Supplies Company Limited | - | - | 248.998.555.500 | (39.685.056.500) |
| - Others | 942.728.002.685 | (626.936.270.523) | 776.848.745.315 | (11.821.277.355) |
| <i>Short-term loans receivable from other parties</i> | - | - | 1.961.373.447 | (1.961.373.447) |
| - Tay Nguyen Clean Energy Investment and Development JSC | - | - | 1.961.373.447 | (1.961.373.447) |
| Total | 1.945.219.722.755 | (626.936.270.523) | 1.137.082.661.174 | (105.960.285.461) |

b. Long-term

| | Closing balance | | Opening balance | |
|--|------------------------|--------------------------|--------------------------|--------------------------|
| | Cost | Provision | Cost | Provision |
| | VND | VND | VND | VND |
| <i>Short-term loans receivable from related parties</i> | - | - | - | - |
| <i>Short-term loans receivable from other parties</i> | 425.940.472.451 | (345.319.663.205) | 1.124.175.308.530 | (524.504.972.365) |
| - Duc Long Gia Lai Forestry and Industrial Tree Planting JSC | 334.945.984.599 | - | 377.565.000.443 | (327.315.000.443) |
| - Tay Nguyen Stone Mining and Processing Industry JSC | 935.000 | - | 313.765.000.000 | (39.685.056.500) |
| - Phu Thanh Gia Pleiku Limited Liability Company | 20.000.000.000 | - | 248.884.000.000 | (52.404.500.000) |
| - Global Capital Limited Liability Company | - | - | - | - |
| - Others | 70.993.552.852 | (345.319.663.205) | 183.961.308.087 | (105.100.415.422) |
| Total | 425.940.472.451 | (345.319.663.205) | 1.124.175.308.530 | (524.504.972.365) |

10. OTHER RECEIVABLES**a. Short-term**

| | Closing balance | | Opening balance | |
|---|------------------------|--------------------------|------------------------|--------------------------|
| | Cost | Provision | Cost | Provision |
| | VND | VND | VND | VND |
| <i>Receivables from related parties</i> | 15.227.234.053 | - | 12.663.938.863 | (12.663.938.863) |
| <i>Interest Receivables from Loans</i> | 15.227.234.053 | - | - | - |
| - Duc Long Gia Lai Construction Investment JSC | 15.227.234.053 | - | - | - |
| <i>Other Receivables</i> | - | - | 12.663.938.863 | (12.663.938.863) |
| - DLG Ansen Electronics Co., Ltd. | - | - | 12.663.938.863 | (12.663.938.863) |
| <i>Receivables from other organizations and individuals</i> | 713.056.092.500 | (536.734.984.230) | 654.594.967.187 | (557.632.111.992) |
| - Interest receivables from loans | 707.982.884.367 | - | 631.888.363.243 | (557.632.111.992) |
| - Advances to employees | 3.879.504.052 | - | 3.294.591.933 | - |
| - Short-term deposits and bets | 50.000.000 | - | 11.229.497.184 | - |
| - Other receivables | 1.143.704.081 | (536.734.984.230) | 8.182.514.827 | - |
| Total | 728.283.326.553 | (536.734.984.230) | 667.258.906.050 | (570.296.050.855) |

b. Long-term

| | Closing balance | | Opening balance | |
|---|----------------------|-----------|----------------------|-----------|
| | Cost | Provision | Cost | Provision |
| | VND | VND | VND | VND |
| <i>Receivables from related parties</i> | - | - | - | - |
| <i>Receivables from other organizations and individuals</i> | 1.268.670.000 | - | 1.268.670.000 | - |
| - Long-term deposits and wagers | 1.268.670.000 | - | 1.268.670.000 | - |
| Total | 1.268.670.000 | - | 1.268.670.000 | - |

11. PROVISION FOR DOUBTFUL DEBTS

The movement of the provision for doubtful debts is as follows:

a. Short-term

| | Current period | Previous period |
|--|----------------------------|----------------------------|
| | VND | VND |
| Opening balance | (1.620.208.742.704) | (1.363.384.303.028) |
| Provision for additional reserves | (609.036.249.738) | (196.584.986.767) |
| Reversal of provisions | 371.734.690.875 | 30.304.634.724 |
| Impact of financial statement translation | - | (30.885.911) |
| Transfer to long-term doubtful receivables provision | 28.230.984.156 | - |
| Closing balance | (1.829.279.317.411) | (1.529.695.540.982) |

b. Long-term

| | Current period | Previous period |
|--|--------------------------|-----------------|
| | VND | VND |
| Opening balance | (441.028.876.063) | - |
| Provision for additional reserves | 699.164.514 | - |
| Reversal of provisions | - | - |
| Transfer to long-term doubtful receivables provision | 95.010.048.344 | - |
| Closing balance | (345.319.663.205) | - |

12. INVENTORIES

| | Closing balance | | Opening balance | |
|-----------------------|------------------------|-------------------------|------------------------|-------------------------|
| | Cost | Provision | Cost | Provision |
| | VND | VND | VND | VND |
| - Raw materials | 9.245.220.262 | (9.245.220.262) | 25.692.500.500 | (14.061.343.157) |
| - Tools and equipment | 530.584.624 | - | - | - |
| - Work in progress | 8.199.336.030 | (8.199.336.030) | 50.886.294.199 | (18.072.456.068) |
| - Finished goods | 4.324.520.932 | (4.324.520.932) | 13.595.269.148 | (6.528.746.389) |
| - Merchandise | 175.503.577.046 | (63.397.021.095) | 171.286.680.749 | (44.352.215.633) |
| Total | 197.803.238.894 | (85.166.098.319) | 261.460.744.596 | (83.014.761.247) |

13. PREPAID EXPENSES**a. Short-term****Details**

| | Closing balance | Opening balance |
|---|--------------------|--------------------|
| | VND | VND |
| - Tools and equipment costs awaiting allocation | 32.830.560 | 22.066.779 |
| - Other short-term prepaid expenses awaiting allocation | 298.216.728 | 321.381.520 |
| Total | 331.047.288 | 343.448.299 |

Short-term Prepaid Expenses Movement:

| | Current period | Previous period |
|--------------------------------|--------------------|--------------------|
| | VND | VND |
| Opening balance | 246.198.900 | 1.017.184.022 |
| Transactions during the period | 134.735.616 | - |
| Allocations during the period | (49.887.228) | (476.917.530) |
| Closing balance | 331.047.288 | 540.266.492 |

b. Long-term

| Details | Closing balance | Opening balance |
|--|-----------------------|------------------------|
| | VND | VND |
| - Land and property rental costs abroad (*) | - | 30.312.926.889 |
| - Maintenance costs for BOT projects (**) | 63.686.015.600 | 69.898.435.555 |
| - Costs for installing reflective nails | 751.259.194 | - |
| - Emergency repair costs for fixed assets | 14.014.669.954 | 18.295.402.095 |
| - Other long-term prepaid expenses awaiting allocation | 504.873.433 | 569.212.535 |
| Total | 78.956.818.181 | 119.075.977.074 |

(*) This represents land and building lease payments in the People's Republic of China, allocated over the 50-year lease term using the straight-line method.

(**) These are periodic major maintenance costs for BOT projects under BOT contracts signed with competent state authorities. The maintenance costs and allocation periods are stipulated in the respective BOT contracts.

Long-term Prepaid Expenses Movement:

| | Current period | Previous period |
|---|-----------------------|------------------------|
| | VND | VND |
| Opening balance | 86.280.082.367 | 60.080.095.744 |
| Transactions during the period | 3.740.530.455 | 90.042.171.159 |
| Allocations during the period | (11.869.171.401) | (34.113.726.612) |
| Impact of financial statement translation | - | 1.743.877.328 |
| Impact of divestment in subsidiaries | 805.376.760 | - |
| Impact of exchange rate differences | - | 932.830.407 |
| Total | 78.956.818.181 | 118.685.248.026 |

14. TANGIBLE FIXED ASSETS

| | Buildings and structures VND | Machinery and equipment VND | Motor vehicles VND | Office equipment VND | Plantation VND | Others (BOT Projects, Other Projects) VND | Total VND |
|--|------------------------------------|-----------------------------------|-----------------------|-------------------------|-------------------|--|-------------------|
| I. COST | | | | | | | |
| Opening balance | 515.709.519.374 | 917.303.689.417 | 30.423.525.883 | 102.570.216.915 | 176.497.581.455 | 2.426.432.709.413 | 4.168.937.242.457 |
| Increase | 1.033.049.074 | 1.303.204.307 | - | 13.211.870 | - | - | 2.349.465.251 |
| - Increase from New Purchases | 1.033.049.074 | 1.303.204.307 | - | 13.211.870 | - | - | 2.349.465.251 |
| Decrease | (28.287.928.720) | (658.783.809.309) | (8.172.074.930) | (104.717.700.836) | - | - | (799.961.513.795) |
| - Disposal and Sale | - | - | - | - | - | - | - |
| - Decrease due to Divestment of Subsidiary | (28.287.928.720) | (658.783.809.309) | (8.172.074.930) | (104.717.700.836) | - | - | (799.961.513.795) |
| Difference from Financial Statement | 729.255.960 | 16.962.443.998 | 210.674.115 | 2.699.027.058 | - | - | 20.601.401.131 |
| Translation | | | | | | | |
| Closing balance | 489.183.895.688 | 276.785.528.413 | 22.462.125.068 | 564.755.007 | 176.497.581.455 | 2.426.432.709.413 | 3.391.926.595.044 |
| II. ACCUMALATED DEPRECIATION | | | | | | | |
| Opening balance | 140.804.856.456 | 694.991.063.606 | 28.075.033.045 | 101.240.008.647 | 44.662.115.013 | 765.932.156.281 | 1.775.705.233.048 |
| Increase | 17.915.864.363 | 18.917.727.901 | 647.118.898 | 22.496.359 | 8.897.087.258 | 163.626.059.862 | 210.026.354.641 |
| - Depreciation | 17.915.864.363 | 18.895.647.537 | 647.118.898 | 22.496.359 | 8.897.087.258 | 163.626.059.862 | 210.004.274.277 |
| - Other Increases | - | 22.080.364 | - | - | - | - | 22.080.364 |
| Decrease | (28.344.763.195) | (654.165.300.938) | (8.338.495.387) | (103.454.818.681) | - | - | (794.303.378.201) |
| - Disposal and Sale | - | - | - | - | - | - | - |
| - Decrease due to Divestment of Subsidiary | (28.344.763.195) | (654.165.300.938) | (8.338.495.387) | (103.454.818.681) | - | - | (794.303.378.201) |
| Difference from Financial Statement | 693.776.934 | 16.722.206.469 | 210.674.115 | 2.664.151.355 | - | - | 20.290.808.873 |
| Translation | | | | | | | |
| Closing balance | 131.069.734.558 | 76.465.697.038 | 20.594.330.671 | 471.837.680 | 53.559.202.271 | 929.558.216.143 | 1.211.719.018.361 |
| III. NET BOOK VALUE | | | | | | | |
| 1. Opening balance | 374.904.662.918 | 222.312.625.811 | 2.348.492.838 | 1.330.208.268 | 131.835.466.442 | 1.660.500.553.132 | 2.393.232.009.409 |
| 2. Closing balance | 358.114.161.130 | 200.319.831.375 | 1.867.794.397 | 92.917.327 | 122.938.379.184 | 1.496.874.493.270 | 2.180.207.576.683 |

15. INTANGIBLE ASSETS

| | Land use rights VND | Software VND | Technology licences VND | Total VND |
|---|------------------------|-----------------|----------------------------|-------------------|
| I. COST | | | | |
| Opening balance | 81.652.795 | 397.684.000 | 246.106.689.628 | 246.586.026.423 |
| Increase | - | - | 2.768.477.679 | 2.768.477.679 |
| - Increase from new purchases | - | - | 2.768.477.679 | 2.768.477.679 |
| Decrease | - | - | (258.912.287.622) | (258.912.287.622) |
| - Disposal or liquidation | - | - | - | - |
| - Decrease due to divestment in subsidiaries | - | - | (258.912.287.622) | (258.912.287.622) |
| Exchange rate differences from financial statement conversion | - | - | 10.037.120.315 | 10.037.120.315 |
| Closing ending | 81.652.795 | 397.684.000 | - | 479.336.795 |
| II. ACCUMALATED DEPRECIATION | | | | |
| Opening balance | 81.652.795 | 397.684.000 | 221.891.403.301 | 222.370.740.096 |
| Increase | - | - | 8.009.679.843 | 8.009.679.843 |
| - Depreciation during the year | - | - | 8.009.679.843 | 8.009.679.843 |
| Decrease | - | - | (238.924.779.624) | (238.924.779.624) |
| - Disposal or liquidation | - | - | - | - |
| - Decrease due to divestment in subsidiaries | - | - | (238.924.779.624) | (238.924.779.624) |
| Exchange rate differences from financial statement conversion | - | - | 9.023.696.480 | 9.023.696.480 |
| Closing ending | 81.652.795 | 397.684.000 | - | 479.336.795 |
| III. NET BOOK VALUE | | | | |
| 1. Opening balance | - | - | 24.215.286.327 | 24.215.286.327 |
| 2. Closing balance | - | - | - | - |

16. INVESTMENT PROPERTISE

| | Buildings and structures VND | Total VND |
|----------------------------------|------------------------------------|----------------|
| COST | | |
| - Opening balance | 56.149.693.891 | 56.149.693.891 |
| - Increase during the period | - | - |
| - Decrease during the period | - | - |
| Closing balance | 56.149.693.891 | 56.149.693.891 |
| ACCUMULATED DEPRECIATION | | |
| - Opening balance | 28.705.494.715 | 28.705.494.715 |
| - Depreciation during the period | 1.261.162.836 | 1.261.162.836 |
| Closing balance | 29.966.657.551 | 29.966.657.551 |
| NET BOOK VALUE | | |
| Opening balance | 27.444.199.176 | 27.444.199.176 |
| Closing balance | 26.183.036.340 | 26.183.036.340 |

17. CONSTRUCTION IN PROGRESS

| | Opening balance | Expenses incurred during the period | Other transfers | Closing balance |
|--|-----------------------|-------------------------------------|-------------------------|-----------------------|
| | VND | VND | VND | VND |
| <i>Construction in progress</i> | | | | |
| - Emergency repair costs for the National Highway 14 route | - | 1.392.675.479 | - | 1.392.675.479 |
| - Overhaul costs for the National Highway 14 route | 1.499.275.373 | 41.127.238.457 | (30.058.344.865) | 12.568.168.965 |
| - DLGL Hotel Pleiku project | 30.612.218.993 | - | - | 30.612.218.993 |
| - Other projects | 2.846.395.484 | 554.074.074 | (278.175.000) | 3.122.294.558 |
| Total | 34.957.889.850 | 43.073.988.010 | (30.336.519.865) | 47.695.357.995 |

18. LONG-TERM FINANCIAL INVESTMENTS

a. Investments in joint-ventures associates

| Name of Investment | Closing balance | | | Opening balance | | |
|--|----------------------|--|----------------------|----------------------|---|----------------------|
| | Cost | Cumulative Increase/(Decrease) in Investment Value Since Initial Investment Date | Total | Cost | Cumulative Increase/(Decrease) in Investment Value After Initial Investment | Total |
| <i>Investment in joint ventures and associates</i> | | | | | | |
| - Gia Lai Traffic Consulting and Construction JSC | 8.900.766.000 | (1.739.280.190) | 7.161.485.810 | 8.900.766.000 | (1.791.058.670) | 7.109.707.330 |
| Total | 8.900.766.000 | (1.739.280.190) | 7.161.485.810 | 8.900.766.000 | (1.791.058.670) | 7.109.707.330 |

| Name of Investment | Investment value under the equity method as of 01/01/2024 | Increase/(Decrease) in investment value corresponding to the investor's share of the associate company's profit or loss | | | | Investment value using the equity method as of 31/12/2024 |
|---|---|--|---|--|--|---|
| | | Increase/(Decrease) in investment value corresponding to the investor's share of the profit or loss of the associate company | | Increase/(Decrease) in investment value due to changes in the equity of the associate company, but not reflected in the profit or loss | | |
| | | Increase/(decrease) from the after-tax profit/(loss) for the period of the associate company | (Decrease) from dividends received during the period from the associate company | Increase/(decrease) due to asset revaluation | Increase/(decrease) due to exchange rate differences | |
| - Gia Lai Traffic Consulting and Construction JSC | 7.109.707.330 | 276.814.480 | (225.036.000) | - | - | 7.161.485.810 |
| Total | 7.109.707.330 | 276.814.480 | (225.036.000) | - | - | 7.161.485.810 |

b. Equity investments in other entities

| | Closing balance | | | Opening balance | | |
|---|--------------------|------------|----------------------|-----------------------|-----------------------|-------------------------|
| | Cost | Fair value | Provision | Cost | Fair value | Provision |
| | VND | VND | VND | VND | VND | VND |
| <i>Equity investments in other entities</i> | | | | | | |
| - Duc Long Bao LoC Public Service JSC | 480.000.000 | - | (480.000.000) | 42.150.308.239 | 14.864.405.782 | (27.285.902.457) |
| - Alpha Seven Group JSC | 480.000.000 | - | (480.000.000) | 480.000.000 | - | (480.000.000) |
| | - | - | - | 41.670.308.239 | 14.864.405.782 | (26.805.902.457) |
| | | | | (#13,613,299.00 HKD) | | |
| Total | 480.000.000 | - | (480.000.000) | 42.150.308.239 | 14.864.405.782 | (27.285.902.457) |

19. DEFERRED TAX ASSETS

| | <u>Closing balance</u> | <u>Opening balance</u> |
|--|------------------------------|------------------------------|
| | <u>VND</u> | <u>VND</u> |
| Deferred tax assets related to temporary differences that are deductible | 10.003.120.068 | 10.759.849.053 |
| Total | <u>10.003.120.068</u> | <u>10.759.849.053</u> |

20. GOODWILL

| | <u>Current period</u> | <u>Previous period</u> |
|---|------------------------------|-------------------------------|
| | <u>VND</u> | <u>VND</u> |
| Opening balance | 100.783.433.759 | 175.351.677.914 |
| Increase during the period | - | - |
| Allocations during the period | 4.282.184.439 | (12.464.849.367) |
| Other downward adjustments | (8.564.368.878) | - |
| Impact of financial statement translation | - | 248.714.589 |
| | <u>96.501.249.320</u> | <u>163.135.543.136</u> |

21. SHORT-TERM TRADE PAYABLES

| | <u>Closing balance</u> | <u>Opening balance</u> |
|--|-------------------------------|-------------------------------|
| | <u>VND</u> | <u>VND</u> |
| <i>Payables to related parties</i> | - | 2.731.657.000 |
| - Gia Lai Traffic Construction Consulting JSC | - | 2.731.657.000 |
| <i>Payables to other suppliers</i> | 205.872.540.724 | 274.855.004.148 |
| - Song Da 901 Branch - Song Da 9 JSC | 49.627.407.966 | 50.227.407.966 |
| - Zhejiang Fuchunjiang Hydropower Equipment Co., Ltd | 22.987.291.613 | 21.960.776.027 |
| - Other suppliers | 133.257.841.145 | 202.666.820.155 |
| Total | <u>205.872.540.724</u> | <u>277.586.661.148</u> |

22. SHORT-TERM ADVANCES FROM CUSTOMERS

| | <u>Closing balance</u> | <u>Opening balance</u> |
|---|-----------------------------|------------------------------|
| | <u>VND</u> | <u>VND</u> |
| <i>Prepaid amounts to related parties</i> | - | 35.361.874.670 |
| - Alpha Seven Group JSC | - | 522.200.000 |
| - Tan Thuong Energy JSC | - | 34.839.674.670 |
| <i>Prepaid amounts from other buyers</i> | 1.313.631.920 | 4.399.491.466 |
| - Others | 1.313.631.920 | 4.399.491.466 |
| Total | <u>1.313.631.920</u> | <u>39.761.366.136</u> |

23. TAXES AND AMOUNTS PAYABLES TO THE STATE BUDGET

| | Opening balance | | During the period | | Changes Due to Exchange Rate Differences | Other Adjustments | Decrease due to divestment of subsidiaries | Closing balance | |
|--------------------------|-----------------------|-----------------------|-----------------------|-------------------------|--|----------------------|--|-----------------------|-----------------------|
| | Tax payable VND | Tax receivable VND | Tax payable VND | Tax paid VND | VND | VND | VND | Tax payable VND | Tax receivable VND |
| Value-added tax | 5.666.333.054 | - | 41.140.754.464 | (43.100.384.443) | - | (109.736.065) | - | 3.596.967.010 | - |
| Corporate income tax | 58.747.876.575 | 114.150.684 | 11.851.894.856 | (10.166.377.441) | 2.205.611.829 | 8.685.605 | (52.188.901.479) | 11.065.406.426 | 720.767.165 |
| Personal income tax | 15.413.740 | 2.417.345 | 579.208.840 | (515.703.976) | - | - | - | 76.664.573 | 163.314 |
| Land tax and land rental | 4.278.447.984 | 1.247.455 | 13.084.510.888 | (4.866.688.455) | - | - | - | 12.496.270.417 | 1.247.455 |
| Natural resource tax | 351.602.752 | - | 4.697.971.239 | (4.729.802.474) | - | - | - | 319.771.517 | - |
| Business license tax | - | - | 15.000.000 | (15.000.000) | - | - | - | - | - |
| Others taxes | 4.946.982.340 | - | 8.277.820.094 | (3.317.889.766) | - | (8.685.605) | - | 9.911.920.831 | 5.008.163 |
| Total | 74.006.656.445 | 117.815.484 | 79.647.160.381 | (66.711.846.555) | 2.205.611.829 | (109.736.065) | (52.188.901.479) | 37.467.000.774 | 727.186.097 |

Value-Added Tax (VAT)

The company applies the credit-invoice method for value-added tax (VAT) payment.

| | This year VND | Prior year VND |
|--|-----------------------|-----------------------|
| Consolidated Profit Before Tax, including: | 257.949.776.799 | (561.817.201.897) |
| Adjustments to Accounting Profit to determine taxable income for Corporate Income Tax (CIT): | | |
| Add-back Adjustments: | 362.523.083.926 | 1.106.137.546.371 |
| Non-deductible expenses | 26.513.484.056 | 23.597.937.195 |
| Interest expense limited under Decree 132/ND-CP | 33.600.520.875 | 71.385.969.056 |
| Losses from taxable income of subsidiaries or parent companies | 11.792.815.246 | 122.306.439.173 |
| Depreciation during the period from unrealized profit depreciation | - | (49.794.295) |
| Provision for doubtful debts | 273.539.304.474 | 871.815.812.804 |
| Amortization of goodwill | 17.128.737.755 | 17.128.737.755 |
| Profit/loss from associates | (51.778.480) | (47.555.317) |
| Deduction Adjustments: | (508.783.094.144) | (403.499.684.869) |
| Provisions/reversals for investments | (127.155.220.480) | (370.502.456.367) |
| Elimination of depreciation during the period from unrealized profit depreciation | (3.783.644.921) | - |
| Reductions from received dividends and profits | (225.036.000) | (225.036.000) |
| Reversals of doubtful debt provisions at a consolidated level | (377.619.192.743) | (29.035.920.669) |
| Other items | - | (3.736.271.833) |
| Taxable Income | 111.689.766.581 | 140.820.659.605 |
| Estimated CIT Payable for the Current Period | 23.606.588.706 | 19.415.774.470 |
| CIT Exemptions and Reductions | (11.798.404.278) | (9.405.543.734) |
| CIT Arrears | 43.710.428 | 17.947.785 |
| Total CIT Payable for the Period | <u>11.851.894.856</u> | <u>10.028.178.521</u> |

24. SHORT-TERM ACCRUED EXPENSES

| | Closing balance VND | Opening balance VND |
|---|------------------------|------------------------|
| - Interest payable | 231.104.313.693 | 350.187.565.073 |
| - Office expenses | - | 12.865.074.119 |
| - Accrued costs for construction projects | 82.375.830.788 | 82.375.830.788 |
| - Interest payable due to project delays | - | - |
| - Others | 243.745.308 | 64.129.506.566 |
| Total | <u>313.723.889.789</u> | <u>509.557.976.546</u> |

25. SHORT-TERM UNEARNED REVENUE

| | Closing balance VND | Opening balance VND |
|--|------------------------|------------------------|
| <i>Deferred revenue related to related parties</i> | - | - |
| <i>Unearned revenue related to other organizations and individuals</i> | 390.797.909 | 352.582.908 |
| - Revenue from property and space leasing | 29.090.909 | 29.090.908 |
| - Others | 361.707.000 | 323.492.000 |
| Total | <u>390.797.909</u> | <u>352.582.908</u> |

26. OTHER PAYABLES**a. Short-term**

| | <u>Closing balance</u> VND | <u>Opening balance</u> VND |
|---|-------------------------------|-------------------------------|
| <i>Payables to related parties</i> | <i>9,564,375,501</i> | <i>2,090,808,961</i> |
| - Alpha Seven Group JSC (deposits, collateral) | 2,064,375,501 | 2,064,375,501 |
| - Alpha Seven Group JSC (dividend distribution) | 7,380,000,000 | - |
| - Duc Long Gia Lai Construction Investment JSC | - | 26,433,460 |
| - Mr. Bui Phap (dividend distribution) | 120,000,000 | - |
| <i>Payables to other parties</i> | <i>654,593,017,869</i> | <i>710,738,389,314</i> |
| - Interest expenses | 652,077,555,238 | 693,392,336,887 |
| - Convertible bond interest | 1,443,858,450 | 1,443,858,450 |
| - Short-term deposits and collateral received | - | 12,090,691,346 |
| - Other payables | 1,071,604,181 | 3,811,502,631 |
| Total | <u>664,157,393,370</u> | <u>712,829,198,275</u> |

b. Long-term

| | <u>Closing balance</u> VND | <u>Opening balance</u> VND |
|------------------------------------|-------------------------------|-------------------------------|
| <i>Payables to related parties</i> | - | - |
| <i>Payables to other parties</i> | <i>130,000,000</i> | <i>797,028,022</i> |
| - Deposits and collateral received | 130,000,000 | 130,000,000 |
| - Other long-term payables | - | 667,028,022 |
| Total | <u>130,000,000</u> | <u>797,028,022</u> |

27. BORROWINGS AND FINANCE LEASE

a. Short-term

| | Closing balance | | Opening balance | |
|---|------------------------|-------------------------------------|--------------------------|-------------------------------------|
| | Cost | Amount available for debt repayment | Cost | Amount available for debt repayment |
| | VND | VND | VND | VND |
| <i>Short-term borrowings payable to related parties</i> | - | - | 25.390.034.377 | 25.390.034.377 |
| - Duc Long Gia Lai Construction Investment JSC | - | - | 25.390.034.377 | 25.390.034.377 |
| <i>Short-term borrowings payable to other organizations</i> | 174.983.815.400 | 174.983.815.400 | 174.983.815.400 | 174.983.815.400 |
| - Vietnam Joint Stock Commercial Bank for Investment and Development - Gia Lai Branch | 174.983.815.400 | 174.983.815.400 | 174.983.815.400 | 174.983.815.400 |
| <i>Short-term borrowings from individuals</i> | 40.000.000 | 40.000.000 | 40.000.000 | 40.000.000 |
| <i>Other loans</i> | - | - | 1.650.000.000 | 1.650.000.000 |
| - Quang Phu 1 Highland Farm Co., Ltd | - | - | 1.650.000.000 | 1.650.000.000 |
| <i>Long-term borrowings due for repayment</i> | 272.489.858.000 | 272.489.858.000 | 493.976.992.489 | 493.976.992.489 |
| - Saigon Thuong Tin Commercial Joint Stock Bank - HCM City Branch | - | - | 178.012.997.289 | 178.012.997.289 |
| - Vietnam Joint Stock Commercial Bank for Investment and Development - Gia Lai Branch | 152.489.858.000 | 152.489.858.000 | 140.789.858.000 | 140.789.858.000 |
| - Vietnam Joint Stock Commercial Bank for Industry and Trade - Gia Lai Branch. | 120.000.000.000 | 120.000.000.000 | 120.000.000.000 | 120.000.000.000 |
| - Saigon Thuong Tin Commercial Joint Stock Bank - Gia Lai Branch | - | - | 55.174.137.200 | 55.174.137.200 |
| <i>Bonds Payable at Maturity</i> | 417.273.219.456 | 417.273.219.456 | 432.273.219.456 | 432.273.219.456 |
| Total | 864.786.892.856 | 864.786.892.856 | 1.128.314.061.722 | 1.128.314.061.722 |

Details of the movements in short-term loans during the period are as follows:

| | Opening balance | Loan amounts incurred during the period / reclassified from long-term borrowings | Loan repayments during the period | Impact of report conversion | Impact of divestment from subsidiaries | Closing balance |
|--|--------------------------|--|-----------------------------------|-----------------------------|--|------------------------|
| | VND | VND | VND | VND | VND | VND |
| Short-term borrowings from banks and organizations | 200.373.849.777 | 24.409.592.018 | (38.783.418.836) | 130.858.358 | (11.147.065.917) | 174.983.815.400 |
| Short-term borrowings from individuals | 40.000.000 | - | - | - | - | 40.000.000 |
| Other borrowings | 1.650.000.000 | - | (1.650.000.000) | - | - | - |
| Current portion of long-term loans | 493.976.992.489 | 149.200.000.000 | (370.687.134.489) | - | - | 272.489.858.000 |
| Bonds Payable at Maturity | 432.273.219.456 | - | (15.000.000.000) | - | - | 417.273.219.456 |
| Total | 1.128.314.061.722 | 173.609.592.018 | (426.120.553.325) | 130.858.358 | (11.147.065.917) | 864.786.892.856 |

b. Long-term

| | Closing balance | | Opening balance | |
|---|--------------------------|-------------------------------------|--------------------------|-------------------------------------|
| | Cost | Amount available for debt repayment | Cost | Amount available for debt repayment |
| | VND | VND | VND | VND |
| <i>Long-term borrowings payable to related parties</i> | - | - | - | - |
| <i>Long-term borrowings payable to other organizations</i> | 1,433,391,403,555 | 1,433,391,403,555 | 1,682,860,795,288 | 1,682,860,795,288 |
| - Vietnam Joint Stock Commercial Bank for Industry and Trade - Gia Lai Branch. | 200,281,403,555 | 200,281,403,555 | 320,281,403,555 | 320,281,403,555 |
| - Vietnam Joint Stock Commercial Bank for Investment and Development - Gia Lai Branch | 1,233,110,000,000 | 1,233,110,000,000 | 1,362,579,391,733 | 1,362,579,391,733 |
| Total | 1,433,391,403,555 | 1,433,391,403,555 | 1,682,860,795,288 | 1,682,860,795,288 |

Details of the movements in long-term loans during the period are as follows:

| | Opening balance | The amount of new loans incurred during the period | Transferred to long-term liabilities due for repayment | The amount of loan repayment during the period | Closing balance |
|---|--------------------------|--|--|--|--------------------------|
| | VND | VND | VND | VND | VND |
| Long-term borrowings payable to other organizations | 1,682,860,795,288 | - | (149,200,000,000) | (100,269,391,733) | 1,433,391,403,555 |
| Total | 1,682,860,795,288 | - | (149,200,000,000) | (100,269,391,733) | 1,433,391,403,555 |

c. Bonds issued

Details of the regular bonds are as follows:

Issuance arranger:

Vietnam Joint Stock Commercial Bank for Investment and Development - Gia Lai Branch

Bonds payable due to non-conversion

Unamortized bond issuance costs

Total**Of which:**

Long-term bonds

Long-term bonds due for repayment

| | Closing balance | Opening balance |
|--------------|------------------------|------------------------|
| | VND | VND |
| | 416,898,719,456 | 431,898,719,456 |
| | 374,500,000 | 374,500,000 |
| | - | - |
| Total | 417,273,219,456 | 432,273,219,456 |
| | - | - |
| | 417,273,219,456 | 432,273,219,456 |

| | Opening balance | Amount of new loans incurred during the period | Amount of loans repaid during the period | Closing balance |
|-----------------------------------|------------------------|--|--|------------------------|
| | VND | VND | VND | VND |
| - Long-term bonds due for payment | 432,273,219,456 | - | (15,000,000,000) | 417,273,219,456 |
| Total | 432,273,219,456 | - | (15,000,000,000) | 417,273,219,456 |

28. BONUS AND WELFARE FUND

| | Opening balance | Increase due to appropriation from profit | Fund expenditure during the period | Closing balance |
|-------------------------|----------------------|---|---------------------------------------|----------------------|
| | VND | VND | VND | VND |
| Reward and Welfare Fund | 2.528.780.192 | - | (726.084.800) | 1.802.695.392 |
| Total | 2.528.780.192 | - | (726.084.800) | 1.802.695.392 |

29. DEFERRED INCOME TAX LIABILITIES

| | Closing balance | Opening balance |
|--|-----------------------|-----------------------|
| | VND | VND |
| Deferred income tax liabilities arising from taxable temporary differences | 64.333.579.103 | 71.104.112.902 |
| Total | 64.333.579.103 | 71.104.112.902 |

30. OWNER'S EQUITY

a. Statement of Changes in Equity

| | Contributed capital | Share premium | Exchange rate differences | Investment and development fund | Retained earnings | Non-controlling interest | Total |
|---|---------------------|----------------|---------------------------|---------------------------------|---------------------|--------------------------|-------------------|
| <i>For the accounting year ending on December 31, 2023</i> | | | | | | | |
| Opening balance | 2.993.097.200.000 | 50.510.908.328 | | | | | |
| Increase | | | 786.817.114 | 6.196.436.959 | (2.069.778.374.063) | 128.207.874.176 | 1.109.020.862.514 |
| - Profit for the year | - | - | 5.916.588.490 | - | - | 15.998.532.072 | 21.915.120.562 |
| - Exchange rate difference on financial statement translation | - | - | - | - | - | 15.861.105.951 | 15.861.105.951 |
| Decrease | | | 5.916.588.490 | - | - | 137.426.121 | 6.054.014.611 |
| - Loss for the year | - | - | - | - | (594.601.137.150) | (8.820.000.000) | (603.421.137.150) |
| - Dividend distribution | - | - | - | - | (594.601.137.150) | - | (594.601.137.150) |
| Closing balance | 2.993.097.200.000 | 50.510.908.328 | 6.703.405.604 | 6.196.436.959 | (2.664.379.511.213) | 135.386.406.248 | 527.514.845.926 |
| <i>For the accounting year ending on December 31, 2024</i> | | | | | | | |
| Opening balance | 2.993.097.200.000 | 50.510.908.328 | | | | | |
| Increase | | | 6.703.405.604 | 6.196.436.959 | (2.664.379.511.213) | 135.386.406.248 | 527.514.845.926 |
| - Profit for the year | - | - | 4.006.230.535 | - | 211.077.823.813 | 39.217.993.052 | 254.302.047.400 |
| - Exchange rate difference on financial statement translation | - | - | - | - | 211.077.823.813 | 39.124.939.306 | 250.202.763.119 |
| Decrease | | | 4.006.230.535 | - | - | 93.053.746 | 4.099.284.281 |
| - Profit distribution | - | - | (10.709.636.139) | - | - | (12.967.844.044) | (23.677.480.183) |
| - Decrease from divestment at subsidiary | - | - | - | - | - | (8.820.000.000) | (8.820.000.000) |
| Closing balance | 2.993.097.200.000 | 50.510.908.328 | (10.709.636.139) | 6.196.436.959 | (2.453.301.687.400) | 161.636.555.256 | 758.139.413.143 |

b. Transactions with owners and distribution of dividends, profit sharing

| | Current period VND | Previous period VND |
|---|-----------------------|------------------------|
| - Owners' equity | | |
| + Contribution at the beginning of the period | 2.993.097.200.000 | 2.993.097.200.000 |
| + Additional contribution during the period | - | - |
| + Decrease in contribution during the period | - | - |
| + Contribution at the end of the period | 2.993.097.200.000 | 2.993.097.200.000 |
| - Dividends and profit distribution | - | - |

c. Shares

| | Closing balance VND | Opening balance VND |
|---|------------------------|------------------------|
| Number of shares registered for issuance | 299.309.720 | 299.309.720 |
| Number of shares issued/sold to the public | 299.309.720 | 299.309.720 |
| - Common shares | 299.309.720 | 299.309.720 |
| - Preferred shares (classified as Equity) | | |
| Number of shares repurchased | - | - |
| Common shares | - | - |
| - Common shares | - | - |
| - Preferred shares | - | - |
| Number of shares outstanding | 299.309.720 | 299.309.720 |
| - Common shares | 299.309.720 | 299.309.720 |
| - Preferred shares | - | - |
| Par value of outstanding shares (VND/share) | 10.000 | 10.000 |

31. NON-CONTROLLING INTEREST

| Non-controlling interests in subsidiaries | As of January 1, 2024 | Profit (Loss) for the year | Dividend distribution | Impact of exchange rate changes | Decrease due to divestment at subsidiary | As of December 31, 2024 |
|---|------------------------|----------------------------|------------------------|---------------------------------|--|-------------------------|
| Duc Long Dak Nong BOT & BT ISC | 123.830.326.921 | 24.481.833.871 | (8.820.000.000) | - | - | 139.492.160.792 |
| Duc Long Gia Lai BOT & BT ISC | 4.267.914.630 | 15.552.600.171 | | - | - | 19.820.514.801 |
| Mass Noble Investment Limited | 4.322.498.875 | (267.708.577) | | 93.053.746 | (4.147.844.044) | - |
| Duc Long Gia Lai Electricity Investment and Development ISC | 2.965.665.822 | (641.786.159) | | - | - | 2.323.879.663 |
| Total | 135.386.406.248 | 39.124.939.306 | (8.820.000.000) | 93.053.746 | (4.147.844.044) | 161.636.555.256 |

32. GROSS REVENUE FROM GOODS SOLD AND SERVICES RENDERED

Details include:

| | Current period VND | Previous period VND |
|---|------------------------|------------------------|
| Sales Revenue | 20.410.072.130 | 224.694.602.334 |
| - Revenue from the sale of electronic components | - | 190.441.697.853 |
| - Revenue from the sale of stones | 772.781.000 | 8.124.200.000 |
| - Revenue from the sale of commercial electricity | 19.637.291.130 | 26.077.478.481 |
| - Revenue from timber sales, wood products | - | 51.226.000 |
| - Other Sales Revenue | - | - |
| Service Revenue | 133.886.339.376 | 118.627.874.483 |
| - Revenue from BOT toll station services | 132.683.166.649 | 117.531.147.210 |
| - Revenue from leasing assets | 1.203.172.727 | 1.096.727.273 |
| Other revenue | 62.641.331.272 | - |
| Total | 216.937.742.778 | 343.322.476.817 |

33. DEDUCTIONS

| | Current period VND | Previous period VND |
|-----------------|-----------------------|------------------------|
| - Sales returns | - | 1.132.773 |
| Total | - | 1.132.773 |

34. COST OF GOODS SOLD*Details include:*

| | Current period VND | Previous period VND |
|---|------------------------|------------------------|
| Cost of Goods Sold | 12.039.955.384 | 191.034.045.446 |
| - Cost of electronic components | - | 169.576.939.272 |
| - Cost of goods sold for timber and wood products | - | 49.916.505 |
| - Cost of stone sales | 650.777.543 | 8.106.803.681 |
| - Cost of commercial electricity sales | 11.389.177.841 | 13.300.385.988 |
| Cost of Services Provided | 72.419.061.575 | 73.283.810.319 |
| - Cost of BOT toll station services | 71.437.416.874 | 72.703.350.827 |
| - Cost of property rental services | 981.644.701 | 580.459.492 |
| Provision for Inventory Write-down | 21.711.546.152 | 8.497.754.492 |
| Reversal of Provision for Inventory Write-down | (905.084.824) | (5.783.799.480) |
| Other Costs | 51.323.100.773 | - |
| Total | 156.588.579.060 | 267.031.810.777 |

35. FINANCIAL INCOME

| | Current period VND | Previous period VND |
|---|-----------------------|------------------------|
| - Interest income from deposits and loans | 52.172.660.253 | 60.869.033.003 |
| - Exchange rate differences | 10.792.687.737 | 626.113.950 |
| - Capital gain from the divestment of subsidiary in the previous period | (42.690.253.208) | - |
| Total | 20.275.094.782 | 61.495.146.953 |

36. FINANCIAL EXPENSES

| | Current period VND | Previous period VND |
|--|-----------------------|------------------------|
| - Interest expenses | 38.089.391.249 | 71.129.891.619 |
| - Profit distribution | - | (54.244.799) |
| - Exchange rate losses | (737.737.202) | (4.922.203.627) |
| - Reversal of provision for investment write-downs | - | - |
| - Bond interest | 11.559.974.750 | 12.964.891.007 |
| Total | 48.911.628.797 | 79.118.334.200 |

37. SHARE OF JOINT VENTURES AND ASSOCIATES' PROFIT OR LOSS

Details include:

| | <u>Current period</u> VND | <u>Previous period</u> VND |
|---|------------------------------|-------------------------------|
| Profit (+) or loss (-) from joint ventures and affiliates | 120.024.902 | 52.491.215 |
| Total | <u>120.024.902</u> | <u>52.491.215</u> |

38. SELLING EXPENSES AND GENERAL AND ADMINISTRATIVE EXPENSES**a. Selling expenses**

Details include:

| | <u>Current period</u> VND | <u>Previous period</u> VND |
|---|------------------------------|-------------------------------|
| - Employee expenses | 30.466.154 | 28.951.837 |
| - Commission expenses | - | 1.139.861.016 |
| - Transportation costs | - | 441.641.736 |
| - Outsourced service costs, other cash expenses | 924.808.630 | 847.506.072 |
| Total | <u>955.274.784</u> | <u>2.457.960.661</u> |

b. General and administrative expenses

Details include:

| | <u>Current period</u> VND | <u>Previous period</u> VND |
|--|-------------------------------|-------------------------------|
| - Management personnel expenses | 6.601.699.826 | 15.322.058.416 |
| - Raw material costs | - | 9.718.992 |
| - Reversal (-) of provision for overdue receivables that are hard to collect | (371.734.690.875) | (30.304.634.724) |
| - Depreciation of fixed assets | 2.312.412.202 | 4.971.955.935 |
| - Provision (+) for overdue receivables that are hard to collect | 578.943.643.012 | 195.939.283.207 |
| - Outsourced service expenses | 3.945.080.405 | 4.116.382.727 |
| - Amortization of goodwill | 4.282.184.439 | 12.464.849.367 |
| Total | <u>224.350.329.009</u> | <u>202.519.613.920</u> |

39. OTHER INCOME

Details include:

| | <u>Current period</u> VND | <u>Previous period</u> VND |
|----------------|-------------------------------|-------------------------------|
| - Other income | 315.615.138.128 | 968.822.640 |
| Total | <u>315.615.138.128</u> | <u>968.822.640</u> |

40. OTHER EXPENSES

Details include:

| | <u>Current period</u> VND | <u>Previous period</u> VND |
|---------------------------------------|------------------------------|-------------------------------|
| - Tax penalties | - | 2.944.161.045 |
| - Late payment fees | 1.038.847.280 | 25.194.432 |
| - Depreciation of unused fixed assets | 2.687.126.820 | - |
| - Other expenses | 5.036.227.228 | 290.613.198 |
| Total | <u>8.762.201.328</u> | <u>3.259.968.675</u> |

41. BASIC EARNINGS PER SHARE

| | <u>Current period</u> VND | <u>Previous period</u> VND |
|---|------------------------------|-------------------------------|
| Net accounting profit after corporate income tax | 111.361.615.580 | (152.831.191.727) |
| Adjustments to increase or decrease accounting profit to determine profit allocated to common stockholders: | | |
| - Provision for rewards, welfare funds, and other adjustments | - | - |
| Earnings per share (basic) | 111.361.615.580 | (152.831.191.727) |
| Weighted average number of common shares outstanding during the year (shares) | 299.309.720 | 299.309.720 |
| Basic earnings per share (VND/share) | <u>372</u> | <u>(510)</u> |

42. DILUTED EARNINGS PER SHARE

| | <u>Current period</u> VND | <u>Previous period</u> VND |
|--|------------------------------|-------------------------------|
| Profit allocated to common stockholders used to calculate diluted earnings per share | 111.361.615.580 | (152.831.191.727) |
| Adjustments to increase or decrease profit | - | - |
| Earnings used to calculate diluted earnings per share | 111.361.615.580 | (152.831.191.727) |
| Number of common shares used to calculate diluted earnings per share (shares) | 299.309.720 | 299.309.720 |
| Diluted earnings per share (VND/share) | <u>372</u> | <u>(510)</u> |

43. PRODUCTION AND BUSINESS EXPENSES BY ELEMENT

| Details include: | <u>Current period</u> VND | <u>Previous period</u> VND |
|--|-------------------------------|-------------------------------|
| - Raw materials and supplies expenses | 18.217.607.323 | 174.157.861.856 |
| - Labor costs | 8.804.454.662 | 44.571.788.885 |
| - Depreciation of fixed assets used in production and business | 47.447.392.019 | 52.010.233.440 |
| 0 | - | 12.464.849.367 |
| - Goodwill | 4.282.184.439 | 186.883.690.014 |
| - Other outsourced service expenses | 199.064.342.882 | 1.920.961.796 |
| Total | <u>277.815.981.325</u> | <u>472.009.385.358</u> |

44. INFORMATION ON RELATED PARTIES**a. Related Parties**

| Related Parties | Relationships |
|---|-------------------------------------|
| Gia Lai Traffic Consulting and Construction JSC | Affiliated Companies |
| Duc Long Bao Loc Public Service JSC | Shared Executive Leadership Members |
| Duc Long Gia Lai Construction Investment JSC | Shared Executive Leadership Members |
| Alpha Seven Group JSC | Shared Major Shareholders |
| Tan Thuong Energy JSC | Shared Leadership Members |
| Mr. Bui Phap | Chairman of the Board of Directors |
| Ms. Nguyen Thi Huong | Person Related to Mr. Bui Phap |
| Mr. Vo Mong Hung | Member of the Board of Directors |

b. Significant Transactions with Related Parties During the Period*Alpha Seven Group JSC*

| | Current period | Previous period |
|----------------------------|-----------------------|------------------------|
| | VND | VND |
| Revenue from asset leasing | 324.000.000 | 324.000.000 |
| Expense for asset leasing | 13.636.364 | 13.636.364 |
| Dividend payments | 125.000.000 | - |
| Loan repayments | 255.000.000.000 | - |

Duc Long Bao Loc Public Service JSC

| | Current period | Previous period |
|-----------------------------|-----------------------|------------------------|
| | VND | VND |
| Revenue from asset leasing | 327.272.727 | 327.272.727 |
| Proceeds from asset leasing | 80.000.000 | - |

Mr. Bui Phap

| | Current period | Previous period |
|-------------------------|-----------------------|------------------------|
| | VND | VND |
| Dividend payments | - | 480.000.000 |
| Loaning money | - | 30.997.000.000 |
| Recovering loaned money | - | 30.997.000.000 |

Mr. Vo Mong Hung

| | Current period | Previous period |
|-------------------------|-----------------------|------------------------|
| | VND | VND |
| Loaning money | 145.122.305 | 200.000.000 |
| Recovering loaned money | 145.122.305 | 200.000.000 |

Duc Long Gia Lai Construction Investment JSC

| | Current period | Previous period |
|--------------------------------|-----------------------|------------------------|
| | VND | VND |
| Borrow money | - | 25.309.034.377 |
| Interest expense on borrowings | - | 26.433.460 |
| Interest income from loans | 2.882.778.877 | - |
| Receiving interest on loans | - | 2.594.007.623 |
| Lending money | - | 998.000.000 |
| Recovering loaned money | - | 998.000.000 |

Tan Thuong Energy JSC

| | Current period | Previous period |
|-----------------|----------------|-----------------|
| | VND | VND |
| Paying advances | 24.839.674.670 | - |

Gia Lai Traffic Construction and Consulting JSC

| | Current period | Previous period |
|--------------|----------------|-----------------|
| | VND | VND |
| Settle debts | 2.731.657.000 | - |

45. SEGMENT REPORTING

Segment reporting information is presented by business sector and geographical area

Business Sectors

| This period | | | |
|----------------------------------|------------------------|------------------------|-----------------------|
| Sector: | Revenue | Cost of goods sold | Gross profit |
| | VND | VND | VND |
| - Trading electronic components | - | - | - |
| - Granite | 772.781.000 | 21.457.238.871 | (20.684.457.871) |
| - Electricity for sale | 19.637.291.130 | 11.389.177.841 | 8.248.113.289 |
| - Selling wood and wood products | - | - | - |
| - BOT toll station services | 132.683.166.649 | 71.437.416.874 | 61.245.749.775 |
| - Revenue from leasing assets | 1.203.172.727 | 981.644.701 | 221.528.026 |
| - Sales and other services | 62.641.331.272 | 51.323.100.773 | 11.318.230.499 |
| Total | 216.937.742.778 | 156.588.579.060 | 60.349.163.718 |

Previous period

| Sector: | Revenue | Cost of goods sold | Gross profit |
|----------------------------------|------------------------|------------------------|-----------------------|
| | VND | VND | VND |
| - Trading electronic components | 190.440.565.080 | 163.793.139.792 | 26.647.425.288 |
| - Granite | 8.124.200.000 | 8.106.803.681 | 17.396.319 |
| - Electricity for sale | 26.077.478.481 | 13.300.385.988 | 12.777.092.493 |
| - Selling wood and wood products | 51.226.000 | 8.547.670.997 | (8.496.444.997) |
| - BOT toll station services | 117.531.147.210 | 72.703.350.827 | 44.827.796.383 |
| - Revenue from leasing assets | 1.096.727.273 | 580.459.492 | 516.267.781 |
| - Sales and other services | - | - | - |
| Total | 343.321.344.044 | 267.031.810.777 | 76.289.533.267 |

Geographical Areas

During the period, the Group conducted business activities both within and outside the territory of Vietnam.

| This period | Operations Within Vietnam | Operations Beyond Vietnam's Territory | Total |
|---|------------------------------|--|-----------------------|
| Net revenue from goods sold and services rendered | 216.937.742.778 | - | 216.937.742.778 |
| Cost of Goods Sold | 156.588.579.060 | - | 156.588.579.060 |
| <i>Gross profit from goods sold and services rendered</i> | <i>60.349.163.718</i> | <i>-</i> | <i>60.349.163.718</i> |

| Previous period | Operations Within Vietnam | Operations Beyond Vietnam's Territory | Total |
|---|------------------------------|--|-----------------------|
| Net revenue from goods sold and services rendered | 152.880.778.964 | 190.440.565.080 | 343.321.344.044 |
| Cost of Goods Sold | 103.238.670.985 | 163.793.139.792 | 267.031.810.777 |
| <i>Gross profit from goods sold and services rendered</i> | <i>49.642.107.979</i> | <i>26.647.425.288</i> | <i>76.289.533.267</i> |

46. EVENTS AFTER THE REPORTING PERIOD

No significant events occurred after the reporting period that require adjustments or disclosures in the consolidated financial statements.

47. COMPARATIVE FIGURES

The comparative figures in the consolidated balance sheet are derived from the audited consolidated financial statements for the fiscal year ended December 31, 2023, audited by VietValues. The comparative figures for the consolidated income statement and consolidated cash flow statement are based on the consolidated financial statements for the four quarter of 2023, prepared by the Group.



Nguyen Khoa Dieu Thu
Prepared by



Do Thanh Nhan
Chief of Finance and Accounting
Department cum Acting Chief
Accountant



Nguyen Tuong Cot
General Director

Gia Lai, 24 January 2025