

No.:25/2026/CBTT/TTT

Tay Ninh, October 20, 2026

## PERIODIC DISCLOSURE OF FINANCIAL STATEMENTS

To: Hanoi Stock Exchange

In compliance with Clause 3, Article 14 of Circular No. 96/2020/TT-BTC dated November 16, 2020, issued by the Ministry of Finance on guidelines for information disclosure in the securities market, Tay Ninh Tourist - Trading Joint Stock Company hereby discloses its separate financial statements and consolidated financial statements for the third quarter of 2026 to the Hanoi Stock Exchange, as follows:

1. Company Name: Tay Ninh Tourist – Trading Joint Stock Company

- Stock Symbol: TTT
- Address: 1253 Cach Mang Thang 8 Street, Ninh Phuoc Quarter, Ninh Thanh Ward, Tay Ninh Province, Vietnam
- Tel: 02763822376
- Email:tanitour.tayninh@gmail.com Website:http://www.tanitour.com.vn/

2. Information Disclosure:

Separate financial statements and consolidated financial statements for the third quarter of 2026

☐ Separate Financial Statements (for a public company without subsidiaries and without a superior accounting entity with affiliated units);

☒ Consolidated Financial Statements (for a public company with subsidiaries);

☐ Combined Financial Statements (for a public company with affiliated accounting units that maintain separate accounting systems).

- Cases requiring explanatory notes:

+ The audit firm issues a qualified opinion on the financial statements (for reviewed/audited financial statements):

☐ Yes

☐ No

Explanatory note required if applicable:

☐ Yes

☐ No

+ Net profit after tax in the reporting period shows a difference of 5% or more before and after the audit, or a transition from loss to profit or vice versa (for the audited financial statements of 2026):

☐ Yes

☐ No

Explanatory note required if applicable:

☐ Yes

☐ No

+ Net profit after corporate income tax in the income statement for the reporting period changes by 10% or more compared to the same period of the previous year:

☐ Yes

☐ No

Explanatory note required if applicable:

☐ Yes

☐ No

+ Net profit after tax in the reporting period is negative, transitioning from a profit in the same period of the previous year to a loss in this period or vice versa:

☐ Yes

☐ No

Explanatory note required if applicable:

☐ Yes

☐ No

This information was disclosed on the company's website on October 20, 2026 at the following link:: <http://tanitour.com.vn>

3. Report on transactions with a value equal to or greater than 35% of Total assets in 2026.

In the event the listed company has such transactions, please provide a full report including the following details:

- Transaction details:.....
- Transaction value as a percentage of the company's total assets (%) *(based on the most recent financial statements)*:.....
- Transaction completion date:.....

We hereby certify that the information disclosed above is true and we take full legal responsibility for the content of this disclosure.

**Attachments:**

- Separate financial statements for Q3 2026
- Consolidated financial statements for Q3 2026
- Explanation for separate financial statements for Q3 2026 (Ref. No. 211/DLTM, dated October 20, 2026)

**Organization representative**

Legal Representative/ Authorized Person  
for Information Disclosure

(Signature, full name, position, and official seal)



**Phan Thanh Trung**

**TAY NINH TOURIST – TRADING JOINT STOCK  
COMPANY**

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**CONSOLIDATED  
FINANCIAL STATEMENTS**

**The third quarter 2026**

**CONSOLIDATED FINANCIAL STATEMENT**

*As at 30 Sep 2026*

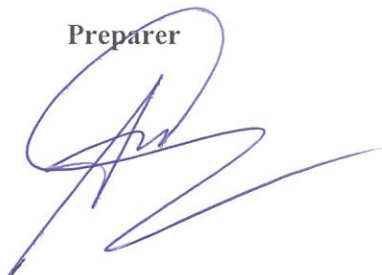
Unit: VND

| ASSETS                                           | Code       | Note   | 30/09/2026             | 01/01/2026             |
|--------------------------------------------------|------------|--------|------------------------|------------------------|
| <b>A. CURRENT ASSETS</b>                         | <b>100</b> |        | <b>537.182.311.096</b> | <b>492.240.708.739</b> |
| <b>I. Cash and cash equivalents</b>              | <b>110</b> |        | <b>8.952.797.561</b>   | <b>29.737.088.404</b>  |
| 1. Cash                                          | 111        | VII.1a | 3.952.797.561          | 9.201.602.102          |
| 2. Cash equivalents                              | 112        | VII.1b | 5.000.000.000          | 20.535.486.302         |
| <b>II. Short-term investments</b>                | <b>120</b> |        | <b>473.963.293.153</b> | <b>416.472.263.999</b> |
| 3. Held-to-maturity investments                  | 123        | VII.2  | 473.963.293.153        | 416.472.263.999        |
| <b>III. Short-term receivables</b>               | <b>130</b> |        | <b>41.472.586.827</b>  | <b>37.952.859.105</b>  |
| 1. Short-term trade receivables                  | 131        | VII.3  | 39.532.944.742         | 36.643.647.131         |
| 2. Short-term prepayments to suppliers           | 132        |        | 284.053.805            | 486.300.000            |
| 5. Other short-term receivables                  | 135        | VII.4  | 1.655.588.280          | 822.911.974            |
| <b>IV. Inventories</b>                           | <b>140</b> |        | <b>11.055.268.537</b>  | <b>7.838.443.069</b>   |
| 1. Inventories                                   | 141        | VII.5  | 11.055.268.537         | 7.838.443.069          |
| <b>V. Short-term biological assets</b>           | <b>150</b> |        |                        |                        |
| <b>VI. Other short-term assets</b>               | <b>160</b> |        | <b>1.738.365.018</b>   | <b>240.054.162</b>     |
| 1. Short-term deferred expenses                  | 161        | VII.9a | 1.496.808.876          | 240.054.162            |
| 2. Deductible VAT                                | 162        |        | 116.667.713            | -                      |
| 3. Taxes and other receivables from State budget | 163        |        | 124.888.429            | -                      |
| <b>B. NON-CURRENT ASSETS</b>                     | <b>200</b> |        | <b>14.748.804.191</b>  | <b>16.313.428.988</b>  |
| <b>I. Long-term receivables</b>                  | <b>210</b> |        | -                      | -                      |
| <b>II. Fixed assets</b>                          | <b>220</b> |        | <b>12.980.685.874</b>  | <b>13.701.762.929</b>  |
| 1. Tangible fixed assets                         | 221        | VII.6  | 12.980.685.874         | 13.701.762.929         |
| - Historical cost                                | 222        |        | 319.382.268.868        | 318.456.370.073        |
| - Accumulated depreciation (*)                   | 223        |        | (306.401.582.994)      | (304.754.607.144)      |
| 3. Intangible fixed assets                       | 227        | VII.7  | -                      | -                      |
| - Historical cost                                | 228        |        | 125.000.000            | 125.000.000            |
| - Accumulated amortization (*)                   | 229        |        | (125.000.000)          | (125.000.000)          |
| <b>III. Long-term biological assets</b>          | <b>230</b> |        | -                      | -                      |
| <b>IV. Investment properties</b>                 | <b>240</b> | VII.8  | <b>805.399.748</b>     | <b>1.018.593.799</b>   |
| - Historical costs                               | 242        |        | 4.246.520.993          | 4.246.520.993          |
| - Accumulated depreciation (*)                   | 242        |        | (3.441.121.245)        | (3.227.927.194)        |
| <b>V. Long-term assets in progress</b>           | <b>250</b> |        | -                      | <b>340.907.683</b>     |
| 2. Construction in progress                      | 252        |        | -                      | 340.907.683            |
| <b>VI. Long-term investments</b>                 | <b>260</b> |        | -                      | -                      |
| <b>VII. Other long-term assets</b>               | <b>270</b> |        | <b>962.718.569</b>     | <b>1.252.164.577</b>   |
| 1. Long-term deferred costs                      | 271        | VII.9b | 962.718.569            | 1.252.164.577          |
| <b>TOTAL ASSETS (280 = 100 + 200)</b>            | <b>280</b> |        | <b>551.931.115.287</b> | <b>508.554.137.727</b> |

| RESOURCES                                              | Code       | Note    | 30/09/2026             | 01/01/2026             |
|--------------------------------------------------------|------------|---------|------------------------|------------------------|
| <b>C. LIABILITIES</b>                                  | <b>300</b> |         | <b>33.811.792.153</b>  | <b>32.560.056.824</b>  |
| <b>I. LIABILITIES</b>                                  | <b>310</b> |         | <b>33.586.792.153</b>  | <b>32.335.056.824</b>  |
| 1. Short-term trade payables                           | 311        | VII.10  | 8.991.283.717          | 6.940.144.307          |
| 2. Short-term prepayments from customers               | 312        |         | -                      | 671.089.578            |
| 3. Dividends and profits must be paid.                 | 313        |         | 158.270.000            | 158.270.000            |
| 4. Taxes and other payables to State budget short-term | 314        | VII.11  | 15.242.493.380         | 11.564.331.065         |
| 5. Payables to employees                               | 315        |         | 1.904.477.097          | 9.026.320.519          |
| 6. Short-term accrued expenses                         | 316        |         | 1.202.581.058          | 589.360.443            |
| 9. Short-term deferred revenue                         | 319        | VII.12  | 590.459.599            | 180.409.095            |
| 10. Other short-term payables                          | 320        | VII.13a | 5.410.723.306          | 3.118.627.821          |
| 13. Bonus and welfare fund                             | 323        |         | 86.503.996             | 86.503.996             |
| <b>II. Non-current liabilities</b>                     | <b>330</b> |         | <b>225.000.000</b>     | <b>225.000.000</b>     |
| 8. Other long-term payables                            | 338        | VII.13b | 225.000.000            | 225.000.000            |
| <b>D. OWNER'S EQUITY</b>                               | <b>400</b> |         | <b>518.119.323.134</b> | <b>475.994.080.903</b> |
| <b>I. Owner's equity</b>                               | <b>410</b> | VII.14  | <b>518.119.323.134</b> | <b>475.994.080.903</b> |
| 1. Contributed capital                                 | 411        |         | 45.702.100.000         | 45.702.100.000         |
| - Ordinary shares with voting rights                   | 411a       |         | 45.702.100.000         | 45.702.100.000         |
| 4. Other capital                                       | 414        |         | 48.983.688.164         | 49.017.477.496         |
| 8. Development and investment funds                    | 418        | VII.15  | 50.761.702.190         | 50.761.702.190         |
| 11. Retained earnings                                  | 420        |         | 187.492.309.602        | 156.689.354.579        |
| - Retained earnings accumulated to previous year       | 420a       |         | 156.689.354.579        | 126.302.014.099        |
| - Retained earnings of the current year                | 420b       |         | 30.802.955.023         | 30.387.340.480         |
| 13. Non – Controlling Interests                        | 429        |         | 185.179.523.178        | 173.823.446.638        |
| <b>TOTAL CAPITAL (440 = 300 + 400)</b>                 | <b>440</b> |         | <b>551.931.115.287</b> | <b>508.554.137.727</b> |

Tay Ninh, 20 October 2026

Preparer



Le Thi Cam

Chief Accountant



Tran Thi Phuong

General Director




Tran Thi Hien

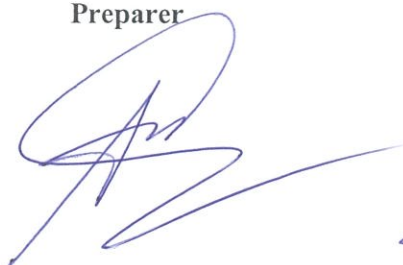
**CONSOLIDATED STATEMENT OF INCOME**  
(Full version)  
Accounting period from 01 January 2026 to 30 September 2026

Unit: VND

| ITEMS                                                                        | Code | Note   | Quarter 3 of Year 2026 |                | Accumulation from the beginning of the fiscal year to at the end of current quarter |                 |
|------------------------------------------------------------------------------|------|--------|------------------------|----------------|-------------------------------------------------------------------------------------|-----------------|
|                                                                              |      |        | Current year           | Previous year  | Current year                                                                        | Previous year   |
| 1                                                                            | 2    | 3      | 4                      | 5              | 6                                                                                   | 7               |
| 1. Revenue from sales of goods and rendering of services                     | 01   | VIII.1 | 36.208.168.662         | 32.016.086.782 | 132.651.629.630                                                                     | 127.799.349.894 |
| 2. Revenue deductions                                                        | 02   |        |                        |                | 1.282.445.160                                                                       | 1.036.863.835   |
| 3. Net revenue from sales of goods and rendering of services                 | 10   |        | 36.208.168.662         | 32.016.086.782 | 131.369.184.470                                                                     | 126.762.486.059 |
| 4. Cost of goods sold and services rendered                                  | 11   | VIII.2 | 26.714.293.594         | 23.903.677.991 | 89.842.868.305                                                                      | 88.611.002.361  |
| 5. Gross profit from sales of goods and rendering of services (20 = 10 - 11) | 20   |        | 9.493.875.068          | 8.112.408.791  | 41.526.316.165                                                                      | 38.151.483.698  |
| 6. Profit/loss from the sale and liquidation of investment properties.       | 21   |        |                        |                |                                                                                     |                 |
| 7. Financial income (*)                                                      | 22   | VIII.3 | 7.865.141.826          | 6.766.624.381  | 20.851.212.572                                                                      | 19.946.781.626  |
| 8. Financial expense                                                         | 23   |        | -                      | -              | -                                                                                   | -               |
| <i>In which: Interest expense</i>                                            | 24   |        | -                      | -              | -                                                                                   | -               |
| 9. Share of joint ventures and associates' profit or loss                    |      |        | -                      | -              | -                                                                                   | -               |
| 10. Selling expense                                                          | 25   | VIII.4 | 450.248.871            | 375.258.284    | 2.555.260.500                                                                       | 1.264.529.059   |
| 11. General and administrative expenses                                      | 26   | VIII.5 | 3.291.622.708          | 2.445.646.941  | 9.504.348.286                                                                       | 8.160.554.576   |
| 12. Net profit from operating activities ((30 = 20 + (21 - 22) - (24 + 25))  | 30   |        | 13.617.145.315         | 12.058.127.947 | 50.317.919.951                                                                      | 48.673.181.689  |
| 13. Other income                                                             | 31   |        | 34.613.154             | 1.699.610.179  | 3.635.645.851                                                                       | 5.153.503.629   |
| 14. Other expenses                                                           | 32   |        | -                      | 122.949.705    | 1.168.938.679                                                                       | 1.234.475.116   |
| 15. Other profit (40 = 31 - 32)                                              | 40   |        | 34.613.154             | 1.576.660.474  | 2.466.707.172                                                                       | 3.919.028.513   |
| 16. Total net profit before tax (50 = 30 + 40)                               | 50   |        | 13.651.758.469         | 13.634.788.421 | 52.784.627.123                                                                      | 52.592.210.202  |
| 17. Current corporate income tax expense                                     | 51   |        | 2.752.671.694          | 2.749.277.684  | 10.625.595.560                                                                      | 10.586.692.284  |
| 18. Deferred corporate income tax expense                                    | 52   |        | -                      | -              | -                                                                                   | -               |
| 19. Profit after corporate income tax (60 = 50 - 51 - 52)                    | 60   |        | 10.899.086.775         | 10.885.510.737 | 42.159.031.563                                                                      | 42.005.517.918  |
| Accounting profit after tax of the Parent Company                            | 61   |        | 7.235.817.761          | 7.959.199.696  | 30.802.955.023                                                                      | 30.239.754.032  |
| Profit after tax attributable to non-controlling interest                    | 62   |        | 3.663.269.014          | 2.926.311.041  | 11.356.076.540                                                                      | 11.765.763.886  |
| 20. Basic earnings per share                                                 | 70   | VIII.6 | 1.583                  | 1.742          | 6.740                                                                               | 6.617           |
| 21. Diluted earnings per share                                               | 71   |        | 1.583                  | 1.742          | 6.740                                                                               | 6.617           |

Tay Ninh, 20 October 2026

Preparer



Le Thi Cam

Chief Accountant



Tran Thi Phuong

General Director



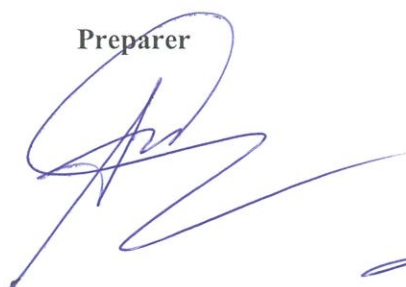
Tran Thi Hien

**CONSOLIDATED STATEMENT OF CASH FLOWS**  
(Indirect Method)  
Quarter 3 of Year 2026

Unit: VND

| ITEMS                                                                             | Code | Note | Accumulation from the beginning of the fiscal year to at the end of current quarter |                             |
|-----------------------------------------------------------------------------------|------|------|-------------------------------------------------------------------------------------|-----------------------------|
|                                                                                   |      |      | Quarter 3-2026                                                                      | Quarter 3-2025 (Re-present) |
| I. CASH FLOWS FROM OPERATING ACTIVITIES                                           |      |      |                                                                                     |                             |
| 1. Profit before tax                                                              | 01   |      | 52.784.627.123                                                                      | 52.592.210.202              |
| 2. Adjustment for:                                                                |      |      |                                                                                     |                             |
| - Depreciation and amortization of fixed assets and investment properties         | 02   |      | 1.950.683.957                                                                       | 2.107.243.525               |
| - Gains from investment activities                                                | 05   |      | (20.840.374.820)                                                                    | (19.939.875.954)            |
| 3. Operating profit before changes in working capital                             | 08   |      | 33.894.936.260                                                                      | 34.759.577.773              |
| - Increasein receivables                                                          | 09   |      | (3.822.356.469)                                                                     | (11.759.673.981)            |
| - Increase/ Decrease in inventories                                               | 10   |      | (3.216.825.468)                                                                     | 817.126.534                 |
| - Increase in payables (excluding interest payable/ corporate income tax payable) | 11   |      | 1.269.065.722                                                                       | 56.241.971                  |
| - Increase in deferred charges                                                    | 12   |      | (967.308.706)                                                                       | (1.205.159.710)             |
| - Corporate income tax paid                                                       | 15   |      | (10.833.452.668)                                                                    | (6.688.305.675)             |
| - Other payments on operating activities                                          | 17   |      | -                                                                                   | (137.176.846)               |
| Net cash flow from operating activities                                           | 20   |      | 16.324.058.671                                                                      | 15.842.630.066              |
| II. CASH FLOWS FROM INVESTING ACTIVITIES                                          |      |      |                                                                                     |                             |
| 1. Purchase or construction of fixed assets and other long-term assets            | 21   |      | (457.695.180)                                                                       | (421.307.976)               |
| 3. Loans and purchase of debt instruments from other entities                     | 23   |      | (106.039.000.000)                                                                   | (191.025.000.000)           |
| 4. Collection of loans and resale of debt instrument of other entities            | 24   |      | 66.599.000.000                                                                      | 184.480.000.000             |
| 7. Interest and dividend received                                                 | 27   |      | 2.789.345.666                                                                       | 9.941.068.022               |
| Net cash flow from investing activities                                           | 30   |      | (37.108.349.514)                                                                    | 2.974.760.046               |
| III. CASH FLOWS FROM FINANCING ACTIVITIES                                         |      |      |                                                                                     |                             |
| 1. Proceeds from issuance of shares and receipt of contributed capital            | 31   |      | -                                                                                   | -                           |
| 2. Repayment of capital contributions and repurchase of stock issued              | 32   |      | -                                                                                   | -                           |
| 3. Proceeds from borrowings                                                       | 33   |      | -                                                                                   | -                           |
| 4. Repayment of principal                                                         | 34   |      | -                                                                                   | -                           |
| 5. Repayment of financial principal                                               | 35   |      | -                                                                                   | -                           |
| 6. Dividends or profits paid to owners                                            | 36   |      | -                                                                                   | (10.773.000)                |
| Net cash flow from financing activities                                           | 40   |      | -                                                                                   | (10.773.000)                |
| Net cash flows in the period/year (50=20+30+40)                                   | 50   |      | (20.784.290.843)                                                                    | 18.806.617.112              |
| Cash and cash equivalents at the beginning of the period/year                     | 60   |      | 29.737.088.404                                                                      | 7.278.702.137               |
| Cash and cash equivalents at the end of the period/year (70=50+60+61)             | 70   |      | 8.952.797.561                                                                       | 26.085.319.249              |

Tay Ninh, 20 October 2026

|                                                                                                                             |                                                                                                                                          |                                                                                                                                         |
|-----------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------|
| <br><b>Preparer</b><br><b>Le Thi Cam</b> | <br><b>Chief Accountant</b><br><b>Tran Thi Phuong</b> | <br><b>General Director</b><br><b>Tran Thi Hien</b> |
|-----------------------------------------------------------------------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------------------------------------------------|



## **NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS**

*Quarter 3 of Year 2026*

### **I. GENERAL INFORMATION**

#### **1. Form of ownership**

Tourism Corporation - Commercial Tay Ninh was established according to Decision No. 178/QDUB dated 28/12/1982 by the People's Committee of Tay Ninh Province, Decision No. 329/QD-CT dated 13/04/2005 regarding the implementation of the equitization of Tay Ninh Tourism Company, and Decision No. 259/QDUBND dated 17/03/2006, regarding the approval of the plan and the transformation of Tay Ninh Tourist Company into Tay Ninh Tourist Trading Joint Stock Company

The company operates under Business Registration Certificate No. 3900244068, issued by the Department of Planning and Investment of Tay Ninh Province on 05/02/2007

During its operation, the company was approved the most recent amended Business Registration Certificate by the Department of Planning and Investment of Tay Ninh Province on 14/07/2023

The charter capital according to the 14th amended Business Registration Certificate of the Company is 45.702.100.000 VND, divided into 4.570.210 shares.

The par value: 10.000 VND/share

The company is headquartered at 1253 Cach Mang Thang Tam Street, Ninh Phuoc Quarter, Ninh Thanh Ward, Tay Ninh Province, VietNam

#### **Business field and main activities**

The Company's main business activities include beverage trading, electric vehicle transportation services, parking services and landscape cleaning services in and around the Ba Den Mountain area...

#### **Normal business and production cycle**

The company's typical production and business cycle is carried out within a period of no more than 12 months.

#### **Group structure**

The Group's subsidiaries

Tay Ninh Cable Car Tour Company

Headquarters: Binh Minh Ward, Tay Ninh Province.

Charter capital: 127.880.000.000 VND

Proportion of ownership and voting rights : 51%.

#### **Basis for the preparation of Consolidated Financial Statements**

The company's consolidated financial statements are prepared in accordance with the Enterprise Accounting Regime issued together with Circular No. 99/2025/TT-BCT dated 27/10/2025 of the Ministry of Finance guiding the Enterprise Accounting Regime and Circular No. 202/2014/TT-BTC on guidelines for preparing consolidated financial statements. These Circulars do not require the company to retrospectively adjust figures in the financial statements of previous periods.

### **II. ACCOUNTING PERIOD AND ACCOUNTING CURRENCY**

Annual accounting period commences from 01 January and ends as at 31 December.

The Company maintains its accounting records in Vietnam Dong (VND). Accounting Based on Historical Cost Principles in Accordance with the Regulations of Vietnam Accounting Law

### **III. STANDARDS AND APPLICABLE ACCOUNTING POLICIES**

**NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS**  
*Quarter 3 of Year 2026*

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**III. STANDARDS AND APPLICABLE ACCOUNTING POLICIES**

1. The Company applies Corporate Accounting System issued under the Circular No. 99/2025/TT-BCT dated 27/10/2025 by the Ministry of Finance.
2. Declaration of compliance with Accounting Standards and Accounting System: Financial Statements are prepared and presented in accordance with Vietnam Accounting Standards and Current Vietnam Accounting System.

#### **IV. APPLIED ACCOUNTING POLICIES**

##### **1. Rules for recording cash and cash equivalents**

Cash is a comprehensive indicator reflecting the total amount of money available at the reporting date, including cash on hand, bank deposits, and non-term deposits. It is recorded and reported in Vietnamese Dong (VND), in accordance with the regulations of the Accounting Law.

##### **2. Rules for recording inventories:**

###### **▪ Rules for recording inventories**

Inventory is recognized for at original cost, which includes the purchase price and other costs related to the purchasing process.

- **The cost of inventory is calculated using weighted average method**
- **Inventory is recorded by perpetual**

##### **3. Rules for recording depreciation of fixed assets**

###### **Principles of recording fixed assets**

Fixed assets are initially stated at the historical cost, reflected on the Balance Sheet based on historical cost, accumulated depreciation, and net carrying amount.

The recording and depreciation of fixed assets are carried out in accordance with Circular No. 45/2013/TT-BTC dated April 25, 2013, issued by the Ministry of Finance and Circular No. 147/2016/TT-BTC amending and supplementing certain articles of Circular 45/2013/TT-BTC

###### **Fixed assets must meet all 4 of the following conditions to be recognized:**

- Ensure economic benefits from the use of those fixed assets.
- The historical cost of fixed assets must be reliably determined.
- Estimated useful life of more than one year
- Value of 30.000.000 VND or more.

The historical cost of fixed assets includes the purchase price (minus trade discounts and rebates), taxes, and reasonable and valid expenses related to bringing the fixed assets into operational use in the production and business activities

Subsequent costs incurred after the initial recognition of tangible fixed assets are added to the historical cost of the fixed assets when these costs are certain to increase economic benefits during use. Costs that do not meet these conditions are recognized as operating expenses in the period incurred.

When fixed assets are liquidated or sold, the historical cost and accumulated depreciation are written off, and any gains or losses from the liquidation are included in Statement of income

###### **Method of depreciation of fixed assets**

The fixed assets are depreciation on a straight-line method basis over their estimated useful lives. Rate of depreciation of the fixed asset is applied and based on Circular No. 45/2013/TT-BTC dated 25 April 2013 of the Ministry of Finance.

| <b>Tangible assets</b>                       | <b><i>Estimate year in use (year)</i></b> |
|----------------------------------------------|-------------------------------------------|
| Buildings, structures                        | 10-15 year                                |
| Machinery and equipment                      | 10 year                                   |
| Means of transportations                     | 06-10 year                                |
| Office equipment and devices                 | 04-15 year                                |
| Accounting software, electronic ticket sales | 3 year                                    |

**4. Rules for accounting for financial investments**

Short-term financial investments are term deposits from 1 to 3 months at local banks.

Long-term financial investments are investments in purchasing shares of subsidiary companies.

**5. Rules for recording and allocating other expenses:**

Prepaid expenses allocated to operating costs during the period are expenses with an allocation period from 06 to 36 months.

**6. Unearned revenues**

Unearned revenues include prepayments from customers for one or many accounting periods relating to asset leasing. Unearned revenues is transferred to revenue based on the amount determined appropriate for each accounting period.

**7. Accrued Expenses**

Accrued expenses include payables to goods or services received from the suppliers or provided for the customers during the reporting period, but the payments for such goods or services have not been made and other payables such as: audit expenses, salary and bonuses, etc.

The recording of accrued expenses as operating expenses during the year shall be carried out under the matching principle between revenues and expenses during the year.

**8. Rules for recording owner's equity**

Owner's equity is stated at actually contributed capital of owners.

**9. Rules and methods for recording revenues:**

Revenue includes: revenue from goods, services, bank interest, dividends, and other revenues.

Revenue from goods is recognized when the company has dispatched the goods and issued an invoice to the customer.

Revenue from services is recognized when the company has provided the service and issued an invoice to the customer.

Interest income from bank deposits is recognized on a time basis and at the interest rates specified in each deposit contract, in accordance with revenue recognition conditions.

**10. Other accounting rules and methods**

Principles for Determining Accounts Receivable from Customers: Based on the signed contract and the issued sales invoice to the customer.

Principles for Determining Advances to Suppliers: Based on payment vouchers, bank documents, and the signed contract.

Principles for Determining Accounts Payable to Suppliers: Based on the receipt voucher, the seller's sales invoice, and the signed contract.

Principles for Determining Advances from Customers: Based on receipts, bank documents, and the signed contract

Principles for Determining Employee Payables: Based on the planned salary fund approved by the Board of Directors, monthly payments to employees are made according to the company's payroll scheme

Principles for Recording In-progress Construction Costs: Determined at historical cost at the time the actual expenses are incurred, based on legitimate invoices and documents.

## 11. Tax Obligations

Current corporate income tax expenses are determined based on taxable income during the period and current corporate income tax rate.

The Company applies the corporate income tax rate of 20% for the operating activities which has taxable income.

## 12. Earnings Per Share (EPS)

Basic earnings per share are calculated by dividing net profit or loss after tax for the year attributable to ordinary shareholders of the Company (after adjusting for the bonus and welfare fund and allowance for Board of Management) by the weighted average number of ordinary shares outstanding during the year.

## V. RELATED PARTIES

- The parties are regarded as related parties if that party has the ability to control or significantly influence the other party in making decisions about the financial policies and activities. The Company's related parties include
- Companies, directly or indirectly through one or more intermediaries, having control over the Company or being under the control of the Company, or being under common control with the Company, including the Company's parent, subsidiaries and associates;
- Individuals, directly or indirectly, holding voting power of the Company that have a significant influence on the Company, key management personnel including directors and employees of the Company, the close family members of these individuals;
- Enterprises that the above-mentioned individuals directly or indirectly hold an important part of the voting power or have significant influence on these enterprises.
- In considering the relationship of related parties to serve for the preparation and presentation of [Separate] Financial Statements, the Company should consider the nature of the relationship rather than the legal form of the relationship.

## VI. SEGMENT INFORMATION

The company's business activities involve the sale of goods and provision of services solely in the Nui Ba area of Tay Ninh province, so the company does not prepare segment reports by business field and geographical area.

## VII. SELECTED EXPLANATORY NOTES TO STATEMENT OF FINANCIAL POSITION

### 1. Cash and Cash Equivalents

|                                                           | 30/09/2026           | 31/12/2025<br>(Re-presented) |
|-----------------------------------------------------------|----------------------|------------------------------|
|                                                           | VND                  | VND                          |
| <b>a. Cash</b>                                            | <b>3.952.797.561</b> | <b>9.201.602.102</b>         |
| Cash on hand                                              | 649.511.662          | 864.124.201                  |
| Cash at bank                                              | 3.303.285.899        | 8.337.477.901                |
| <b>b. Cash equivalents (*)</b>                            | <b>5.000.000.000</b> | <b>20.535.486.302</b>        |
| Vietnam Industrial and Commercial Bank - Hoa Thanh Branch | 5.000.000.000        | 16.506.376.713               |
| Vietnam Investment and Development Bank - Tay Ninh Branch | -                    | 4.029.109.589                |
| <b>Total</b>                                              | <b>8.952.797.561</b> | <b>29.737.088.404</b>        |

(\*) As of 30/09/2026, cash equivalents include term deposits from 01 to 03 months held at Joint-stock Commercial Banks with an interest rate of 4,75% per year.

## 2. Investment in subsidiaries

|                                                           | 30/09/2026             | 31/12/2025             |
|-----------------------------------------------------------|------------------------|------------------------|
|                                                           | VND                    | VND                    |
| <b>Held to maturity investments</b>                       |                        | <i>(Re-presented)</i>  |
| <b>Term deposits (*)</b>                                  | <b>70.080.000.000</b>  | <b>30.640.000.000</b>  |
| Vietnam Investment and Development Bank - Tay Ninh Branch | 36.440.000.000         | 10.000.000.000         |
| Vietnam Industrial and Commercial Bank - Hoa Thanh Branch | 26.500.000.000         | 9.000.000.000          |
| Others                                                    | 7.140.000.000          | 11.640.000.000         |
| <b>Loan receivables form Corporates (**)</b>              | <b>380.000.000.000</b> | <b>380.000.000.000</b> |
| Ba Na Suoi Mo Golf Course Joint Stock Company             | 215.000.000.000        | 215.000.000.000        |
| Han River Sun Company Limited                             | 94.000.000.000         | 94.000.000.000         |
| Tan Tao Long Beach Joint Stock Company                    | 45.000.000.000         | 45.000.000.000         |
| Others                                                    | 26.000.000.000         | 26.000.000.000         |
| <b>Interest on deposits and loans</b>                     | <b>23.883.293.153</b>  | <b>5.832.263.999</b>   |
| <b>Total</b>                                              | <b>473.963.293.153</b> | <b>416.472.263.999</b> |

(\*) These are 6-month term deposits with an interest rate of 6,8- 9,2% per year.

(\*\*) Loans to corporate parties at the interest rates specified in each contract. The loan term is from 5 months to 12 months, and is intended to finance the borrower is business operation. The loan are unsecured.

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**3. Short-term trade receivables**

|                   | 30/09/2026            |           | 31/12/2025            |           |
|-------------------|-----------------------|-----------|-----------------------|-----------|
|                   | VND                   |           | VND                   |           |
|                   | Value                 | Provision | Value                 | Provision |
| Tay Ninh Sun.,JSC | 38.172.719.895        | -         | 32.088.415.600        | -         |
| Others            | 1.360.224.847         | -         | 4.555.231.531         | -         |
| <b>Total</b>      | <b>39.532.944.742</b> | <b>-</b>  | <b>36.643.647.131</b> | <b>-</b>  |

**4. Other short - term receivables**

|                             | 30/09/2026           |           | 31/12/2025         |           |
|-----------------------------|----------------------|-----------|--------------------|-----------|
|                             | VND                  |           | VND                |           |
|                             | Value                | Provision | Value              | Provision |
| Receipts and payments other | 1.558.370.000        | -         | 738.810.000        | -         |
| Others                      | 97.218.280           | -         | 84.101.974         | -         |
| <b>Total</b>                | <b>1.655.588.280</b> | <b>-</b>  | <b>822.911.974</b> | <b>-</b>  |

**5. Inventories**

|                                   | 30/09/2026            |           | 31/12/2025           |           |
|-----------------------------------|-----------------------|-----------|----------------------|-----------|
|                                   | VND                   |           | VND                  |           |
|                                   | Original cost         | Provision | Original cost        | Provision |
| Raw materials                     | 6.553.627.888         | -         | 4.204.867.223        | -         |
| Tools, supplies, work in progress | 4.229.443.352         | -         | 3.473.501.496        | -         |
| Goods                             | 272.197.297           | -         | 160.074.350          | -         |
| <b>Total</b>                      | <b>11.055.268.537</b> | <b>-</b>  | <b>7.838.443.069</b> | <b>-</b>  |

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**6. Tangible fixed assets**

|                                     | Buildings,<br>structures | Machinery,<br>equipment | Vehicles,<br>transportation<br>equipment | Management<br>Equipment and<br>Tools | Other         | Total           |
|-------------------------------------|--------------------------|-------------------------|------------------------------------------|--------------------------------------|---------------|-----------------|
| <b>I. Historical cost</b>           |                          |                         |                                          |                                      |               |                 |
| Balance as at 31/12/2025            | 77.113.068.853           | 209.762.679.605         | 15.262.030.936                           | 14.128.915.837                       | 2.189.674.842 | 318.456.370.073 |
| - Purchase in the period            | 88.137.403               | 962.064.780             | -                                        | -                                    | -             | 1.050.202.183   |
| -Assets liquidation                 | -                        | 124.303.388             | -                                        | -                                    | -             | 124.303.388     |
| Balance as at 30/09/2026            | 77.201.206.256           | 210.600.440.997         | 15.262.030.936                           | 14.128.915.837                       | 2.189.674.842 | 319.382.268.868 |
| <b>II. Accumulated depreciation</b> |                          |                         |                                          |                                      |               |                 |
| Số dư ngày 31/12/2025               | 66.839.321.114           | 209.443.333.255         | 12.756.398.620                           | 13.528.959.520                       | 2.186.594.635 | 304.754.607.144 |
| - Depreciation in the period        | 979.211.459              | 185.918.982             | 380.491.015                              | 191.868.450                          | -             | 1.737.489.906   |
| - Depreciation of Budget Assets     | -                        | 16.644.148              | 14.064.977                               |                                      | 3.080.207     | 33.789.332      |
| - Depreciation of assets disposal   | -                        | 124.303.388             | -                                        | -                                    | -             | 124.303.388     |
| Số dư ngày 30/09/2026               | 67.818.532.573           | 209.521.592.997         | 13.150.954.612                           | 13.720.827.970                       | 2.189.674.842 | 306.401.582.994 |
| <b>III. Net carrying amount</b>     |                          |                         |                                          |                                      |               |                 |
| As at 31/12/2025                    | 10.273.747.739           | 319.346.350             | 2.505.632.316                            | 599.956.317                          | 3.080.207     | 13.701.762.929  |
| As at 30/09/2026                    | 9.382.673.683            | 1.078.848.000           | 2.111.076.324                            | 408.087.867                          | -             | 12.980.685.874  |

**7. Intangible fixed assets**

As at 30/09/2026, intangible fixed assets consist of ticketing software with an original . By 30/09/2026 the intangible fixed asset has been fully depreciated but is still in use.

**8. Finance lease fixed assets**

As at 30/09/2026, Finance lease fixed asset is an office for rent on CMT8 Street, Ninh Phuoc Quarter, Ninh Thanh Ward, Tay Ninh Province



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**9. Pending costs**

|                                | 30/09/2026           | 31/12/2025           |
|--------------------------------|----------------------|----------------------|
|                                | VND                  | VND                  |
| <b>a. Short-term</b>           | <b>1.496.808.876</b> | <b>240.054.162</b>   |
| Land and property rental costs | 1.284.613.207        | -                    |
| Repairs costs for fixed assets | 123.563.302          | 189.547.378          |
| Tool and supply expenses       | 13.914.954           | 12.080.000           |
| Others                         | 74.717.413           | 38.426.784           |
| <b>b. Long-term</b>            | <b>962.718.569</b>   | <b>1.252.164.577</b> |
| Repairs costs for fixed assets | 100.750.000          | 612.197.796          |
| Tool and supply expenses       | 561.293.929          | 248.920.954          |
| Others                         | 300.674.640          | 391.045.827          |
| <b>Total</b>                   | <b>2.459.527.445</b> | <b>1.492.218.739</b> |

**10. Trade payables**

|                                             | 30/09/2026           |                      | 31/12/2025           |                      |
|---------------------------------------------|----------------------|----------------------|----------------------|----------------------|
|                                             | VND                  |                      | VND                  |                      |
|                                             | Value                | Outstanding balance  | Value                | Outstanding balance  |
| Suntory PepsiCo Vietnam Beverage JSC        | 3.899.594.240        | 3.899.594.240        | 2.803.141.990        | 2.803.141.990        |
| Phuong Nam supply Limited Liability Company | 2.515.569.881        | 2.515.569.881        | 198.826.682          | 198.826.682          |
| Others                                      | 2.576.119.596        | 2.576.119.596        | 3.938.175.635        | 3.938.175.635        |
| <b>Total</b>                                | <b>8.991.283.717</b> | <b>8.991.283.717</b> | <b>6.940.144.307</b> | <b>6.940.144.307</b> |

**11. Tax and other payables to the state budget**

|                                  | 31/12/2025          |                       | During the period      |                              | 30/09/2026          |                                      |
|----------------------------------|---------------------|-----------------------|------------------------|------------------------------|---------------------|--------------------------------------|
|                                  | VND                 |                       | VND                    |                              | VND                 |                                      |
|                                  | Openning receivable | Openning payables     | Payables in the period | Actual payment in the period | Closing receivables | Tax payable at the end of the period |
| Value-added tax                  | -                   | 325.019.237           | 5.887.917.787          | 4.133.972.498                | -                   | 2.078.964.526                        |
| Corporate income tax             | -                   | 10.832.003.039        | 10.625.595.560         | 10.833.452.668               | -                   | 10.624.145.931                       |
| Personal income tax              | -                   | 19.469.539            | 268.950.853            | 413.308.821                  | 124.888.429         | -                                    |
| Land tax and land rental         | -                   | -                     | 3.938.452.830          | 1.934.731.634                | -                   | 2.003.721.196                        |
| Fees, charges and other payables | -                   | 387.839.250           | 661.623.255            | 513.800.778                  | -                   | 535.661.727                          |
| <b>Total</b>                     | -                   | <b>11.564.331.065</b> | <b>21.382.540.285</b>  | <b>17.829.266.399</b>        | <b>124.888.429</b>  | <b>15.242.493.380</b>                |

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**12. Short-term deferred revenue**

|                                                         | 30/09/2026         | 31/12/2025         |
|---------------------------------------------------------|--------------------|--------------------|
|                                                         | VND                | VND                |
| Revenue from renting space and advertising on cable car | 590.459.599        | 180.409.095        |
| <b>Total</b>                                            | <b>590.459.599</b> | <b>180.409.095</b> |

**13. Other payables**

|                                                    | 30/09/2026           | 31/12/2025           |
|----------------------------------------------------|----------------------|----------------------|
|                                                    | VND                  | VND                  |
| <b>a. Short-term</b>                               | <b>5.410.723.306</b> | <b>3.118.627.821</b> |
| Ticket Collection Fees for Ba Den Mountain Tourist | 4.290.681.392        | 2.968.230.536        |
| Others                                             | 1.120.041.914        | 150.397.285          |
| <b>b. Long-term</b>                                | <b>225.000.000</b>   | <b>225.000.000</b>   |
| Security Deposit for Office Rental                 | 225.000.000          | 225.000.000          |
| <b>Total</b>                                       | <b>5.635.723.306</b> | <b>3.343.627.821</b> |

**14. Owner's equity**

| <b>a. Statement of Owner's Equity</b>                                  | <b>Contributed capital</b> | <b>Other equity contributions</b> | <b>Development Investment Fund</b> | <b>Retained earnings</b> | <b>Non – Controlling Interest</b> | <b>Total</b>    |
|------------------------------------------------------------------------|----------------------------|-----------------------------------|------------------------------------|--------------------------|-----------------------------------|-----------------|
| <i>Balance as at 31/12/2024</i>                                        | 45.702.100.000             | 48.915.600.000                    | 50.761.702.190                     | 135.442.434.098          | 164.463.494.183                   | 445.285.330.471 |
| - Profits in previous period                                           | -                          | -                                 | -                                  | 30.239.754.032           | 11.765.763.886                    | 42.005.517.918  |
| <i>Balance as at 30/09/2025</i>                                        | 45.702.100.000             | 48.915.600.000                    | 50.761.702.190                     | 165.682.188.130          | 176.229.258.069                   | 487.290.848.389 |
| <i>Balance as at 31/12/2025</i>                                        | 45.702.100.000             | 49.017.477.496                    | 50.761.702.190                     | 156.689.354.579          | 173.823.446.638                   | 475.994.080.903 |
| - Profits in this period                                               | -                          | -                                 | -                                  | 30.802.955.023           | 11.356.076.540                    | 42.159.031.563  |
| - Decrease during the period                                           |                            |                                   |                                    |                          |                                   |                 |
| (funding for operational activities adjusted according to Circular 99) | -                          | 33.789.332                        | -                                  | -                        | -                                 | 33.789.332      |
| <i>Balance as at 30/09/2026</i>                                        | 45.702.100.000             | 48.983.688.164                    | 50.761.702.190                     | 187.492.309.602          | 185.179.523.178                   | 518.119.323.134 |

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***b. Details of Contributed capital***

|                                                   | <b>Rate</b> | <b>30/09/2026</b>     | <b>Rate</b> | <b>31/12/2025</b>     |
|---------------------------------------------------|-------------|-----------------------|-------------|-----------------------|
|                                                   |             | <b>VND</b>            |             | <b>VND</b>            |
| <b>Contributions of Entities</b>                  |             |                       |             |                       |
| Globe Joint Stock Company                         | 24,5%       | 11.197.010.000        | 24,5%       | 11.197.010.000        |
| Olympia Company Limited                           | 24 %        | 10.968.500.000        | 24 %        | 10.968.500.000        |
| Anh Duong Construction Consulting Company Limited | 24 %        | 10.968.500.000        | 24 %        | 10.968.500.000        |
| <b>Others</b>                                     | 27,5 %      | 12.568.090.000        | 27,5 %      | 12.568.090.000        |
| <b>Total</b>                                      | <b>100%</b> | <b>45.702.100.000</b> | <b>100%</b> | <b>45.702.100.000</b> |

**Common shares**

|                                               | <b>30/09/2026</b> | <b>31/12/2025</b> |
|-----------------------------------------------|-------------------|-------------------|
|                                               | <b>VND</b>        | <b>VND</b>        |
| Quantity of outstanding shares in circulation | 4.570.210         | 4.570.210         |
| Par value per share (VND/per)                 | 10.000            | 10.000            |

**15. Details of other funds**

|                                         | <b>30/09/2026</b>     | <b>31/12/2025</b>     |
|-----------------------------------------|-----------------------|-----------------------|
|                                         | <b>VND</b>            | <b>VND</b>            |
| Science and technology development fund | 50.761.702.190        | 50.761.702.190        |
| <b>Total</b>                            | <b>50.761.702.190</b> | <b>50.761.702.190</b> |

**VIII. SELECTED EXPLANATORY NOTES TO STATEMENT OF INCOME**

**1. Revenues from sales and services rendered**

|                                                  | <b>Quarter 3/2026</b> | <b>Quarter 3/2025</b> |
|--------------------------------------------------|-----------------------|-----------------------|
|                                                  | <b>VND</b>            | <b>VND</b>            |
| Revenue from Goods                               | 13.472.414.473        | 10.893.497.670        |
| Revenue from Cleaning and Landscaping            | 5.630.861.269         | 8.081.308.902         |
| Revenue from transportation, cable cars - slides | 12.308.816.249        | 9.360.058.546         |
| Revenue from Vehicle Parking Services            | 3.291.394.444         | 2.188.068.518         |
| Others                                           | 1.504.682.227         | 1.493.153.146         |
| <b>Total</b>                                     | <b>36.208.168.662</b> | <b>32.016.086.782</b> |

**2. Costs of goods sold**

|                                             | <b>Quarter 3/2026</b> | <b>Quarter 3/2025</b> |
|---------------------------------------------|-----------------------|-----------------------|
|                                             | <b>VND</b>            | <b>VND</b>            |
| Cost from goods                             | 13.016.702.832        | 8.957.208.982         |
| Cost from cleaning and landscaping services | 5.526.992.417         | 7.097.517.488         |
| Cost of transportation, cable cars - slides | 6.180.583.329         | 5.983.000.910         |
| Cost from vehicle parking services          | 1.750.757.142         | 1.606.419.242         |
| Others                                      | 239.257.874           | 259.531.369           |
| <b>Total</b>                                | <b>26.714.293.594</b> | <b>23.903.677.991</b> |

**3. Financial income**

|                                                | <b>Quarter 3/2026</b> | <b>Quarter 3/2025</b> |
|------------------------------------------------|-----------------------|-----------------------|
|                                                | <b>VND</b>            | <b>VND</b>            |
| Interest from Bank Deposits, loans receivables | 7.865.141.826         | 6.766.624.381         |
| <b>Total</b>                                   | <b>7.865.141.826</b>  | <b>6.766.624.381</b>  |

**4. Selling expenses**

|                                  | <b>Quarter 3/2026</b> | <b>Quarter 3/2025</b> |
|----------------------------------|-----------------------|-----------------------|
|                                  | <b>VND</b>            | <b>VND</b>            |
| Labour expenses                  | 364.333.892           | 261.391.301           |
| Depreciation expenses            | 52.077.051            | 52.077.051            |
| Expenses of outsourcing services | 17.169.000            | -                     |
| Other expenses in cash           | 16.668.928            | 61.789.932            |
| <b>Total</b>                     | <b>450.248.871</b>    | <b>375.258.284</b>    |

**5. General and administrative expense**

|                                  | <b>Quarter 3/2026</b> | <b>Quarter 3/2025</b> |
|----------------------------------|-----------------------|-----------------------|
|                                  | <b>VND</b>            | <b>VND</b>            |
| Labour expenses                  | 2.796.132.663         | 2.036.104.545         |
| Depreciation expenses            | 105.002.360           | 92.422.394            |
| Expenses of outsourcing services | 200.037.922           | 207.607.677           |
| Other expenses in cash           | 190.449.763           | 109.512.325           |
| <b>Total</b>                     | <b>3.291.622.708</b>  | <b>2.445.646.941</b>  |

**6. Basic earnings per share**

|                                                                               | Quarter 3/2026<br>VND | Quarter 3/2025<br>VND |
|-------------------------------------------------------------------------------|-----------------------|-----------------------|
| Profit distributed to common shares (VND)                                     | 7.235.817.761         | 7.959.199.696         |
| Average number of outstanding common shares in circulation in the period (CP) | 4.570.210             | 4.570.210             |
| <b>Basic earnings per share (VND/CP)</b>                                      | <b>1.583</b>          | <b>1.742</b>          |

**IX. OTHER INFORMATIONS**

**TRANSACTION AND BALANCES WITH RELATED PARTIES**

During the fiscal year, the Company has the transactions and balances with related parties as follows:

**A. Information on Related Parties**

|                                                                                     | Relation      | Quarter 3/2026<br>VND | Quarter 3/2025<br>VND |
|-------------------------------------------------------------------------------------|---------------|-----------------------|-----------------------|
| <b>Sales of goods and rendering of services</b>                                     |               |                       |                       |
| Tay Ninh Sun., JSC                                                                  | Same Operator | -                     | 9.665.098.657         |
| Binh An 247 Real Estate limited liability company - Nui Ba Mountain Tay Ninh Branch | Same Operator | 1.613.612             | -                     |
| <b>Purchasing goods and services</b>                                                |               |                       |                       |
| Tay Ninh Sun., JSC                                                                  | Same Operator | -                     | 703.541.046           |
| Binh An 247 Real Estate limited liability company - Nui Ba Mountain Tay Ninh Branch | Same Operator | 189.840.000           | -                     |

The balances as of the end of the financial year with related parties are as follows:

|                                     | Relation      | 30/09/2026<br>VND | 31/12/2025<br>VND |
|-------------------------------------|---------------|-------------------|-------------------|
| <b>Short-term trade receivables</b> |               |                   |                   |
| Tay Ninh Sun., JSC                  | Same Operator | -                 | 42.028.757.353    |
| <b>Short-term trade payables</b>    |               |                   |                   |
| Tay Ninh Sun., JSC                  | Same Operator | -                 | 747.828.332       |
| <b>Other payables</b>               |               |                   |                   |
| Dividends to shareholders           | Owners        | 158.270.000       | 158.270.000       |

**B. The income of the Board of Directors, the Board of Management, and the Supervisory Board for the year is as follows**

| Related Parties                                                                                        | Quarter 3/2026     | Quarter 3/2025     |
|--------------------------------------------------------------------------------------------------------|--------------------|--------------------|
| Salaries, Bonuses, and Remuneration for the Board of Directors, Executive Board, and Supervisory Board | VND                | VND                |
| Mr. Nguyen Thanh Dong                                                                                  | 134.136.000        | 44.712.000         |
| Mr. Trinh Van Ha                                                                                       | 18.000.000         | 18.000.000         |
| Mrs. Tran Thi Hien                                                                                     | 174.000.000        | 144.000.000        |
| Mr. Vo Tran Chi Thinh                                                                                  | 15.000.000         | 15.000.000         |
| Mr. Nguyen Huy Cuong                                                                                   | 15.000.000         | 15.000.000         |
| Mr. Phan Thanh Trung                                                                                   | 12.000.000         | 12.000.000         |
| Members of the Supervisory Board                                                                       | 106.800.000        | 106.800.000        |
| <b>Total</b>                                                                                           | <b>474.936.000</b> | <b>444.936.000</b> |

Tay Ninh, 20 October 2026

**Preparer**



**Le Thi Cam**

**Chief Accountant**



**Tran Thi Phuong**

**General Director**



**Tran Thi Hien**

