

Bien Hoa, May 22, 2025

**INFORMATION DISCLOSURE ON MEETING DOCUMENT PATH
ANNUAL GENERAL MEETING OF SHAREHOLDERS YEAR 2025**

Dear:

- The State Securities Commission of Viet Nam;
- Hanoi Stock Exchange;
- Shareholders of Tin Nghia Corporation.

I. Information disclosure organization:

1. Organization name: Tin Nghia Corporation.
2. Headquarters address: No. 96, Ha Huy Giap Street, Trung Dung Ward, Bien Hoa City, Dong Nai Province.
3. Telephone: 0251.3822486 Fax: 0251.3823747

II. Information disclosure content:

Tin Nghia Corporation is pleased to announce information about the path to access documents of the Annual General Meeting of Shareholders in 2025.

Please see the information at the link: <https://tinnghiacorp.com.vn/dai-hoi-co-dong/>.

We commit that the information disclosed above is true and take full responsibility before the law for the content of the disclosed information.

Sincerely.

Recipients: 

- As above;
- BOD, Control Board (for reporting);
- Board of Directors;
- Save: Board of Directors' Document, Document Department.

**AUTHORIZED BY THE CHAIRMAN OF BOD
PERSON IN CHARGE OF INFORMATION
DISCLOSURE
DEPUTY GENERAL DIRECTOR**




Nguyen Cao Nhon



DOCUMENT LIST

GENERAL MEETING OF SHAREHOLDERS TIN NGHIA CORPORATION

| No. | Content | Note |
|-----|---|------|
| 1 | Notice of online meeting invitation of 2025 Annual General Meeting of Shareholders | |
| 2 | Agenda the 2025 Annual General Meeting of Shareholders | |
| 3 | Power of Attorney regarding Attending the 2025 Annual General Meeting of Shareholders | |
| 4 | Proposal regarding the approval of the Presiding Board, the Secretary Board, Ballot Counting Committee for voting and election. | |
| 5 | Working Regulations of Annual General Meeting of Shareholders 2025 | |
| 6 | Report of the Board of Directors of Tin Nghia Corporation regarding Business performance results for 2024 and plan for 2025 | |
| 7 | Report of the Board of Supervisors of Corporation regarding performance results for the year 2024 supervision plan for the year 2025 | |
| 8 | Proposal regarding the approval of the Audited Financial Statements for 2024 | |
| 9 | The audited consolidated financial statements and separate financial statements for 2024 | |
| 10 | Proposal regarding the profit distribution plan for the year 2024 | |
| 11 | Proposal regarding the 2025 business production and operation plan targets and expected dividend payout ratio for 2025 | |
| 12 | Proposal regarding the finalization of remuneration, salary, and bonuses for 2024 and the estimate of remuneration, salary, and bonuses for 2025 of the Board of Directors and the Board of Supervisors | |
| 13 | Proposal regarding the selection of an auditing firm for the 2025 Financial Statements | |
| 14 | Regulations on Nomination, candidacy and supplementary election of members of the Board of Directors and members of the Board of Supervisor of Tin Nghia Corporation, term II (2021 – 2026) | |

| No. | Content | Note |
|-----|--|------|
| 15 | Proposal regarding the dismissal of members of the Board of Directors and members of the Board of Supervisors Tin Nghia Corporation, term II (2021 – 2026) | |
| 16 | Notice regarding the nomination and candidacy of additional members expected to be elected Board of Directors and Board of Supervisors of Tin Nghia Corporation, term II (2021 - 2026) | |
| 17 | Draft Resolution of the 2025 Annual General Meeting of Shareholders | |



TIN NGHIA CORPORATION

Head office: No. 96 Ha Huy Giap, Trung Dung Ward, Bien Hoa City, Dong Nai Province
Phone: (0251) 3822 486 Fax: (0251) 3823747 Websit: tinnghiacorp.com.vn
Enterprise code: 3600283394.

NOTICE OF ONLINE MEETING INVITATION ANNUAL GENERAL MEETING OF SHAREHOLDERS 2025

To: Shareholders of Tin Nghia Corporation

The Board of Directors of Tin Nghia Corporation (hereinafter referred to as "Tin Nghia Corporation") respectfully invites Shareholders to attend the 2025 Annual General Meeting of Shareholders of Tin Nghia Corporation as follows:

- **Time:** At 07:30 A.M., Wednesday, 11/6/2025.
- **Location of the meeting:** Headquarters of Tin Nghia Corporation - Address: No. 96, Ha Huy Giap, Trung Dung Ward, Bien Hoa City, Dong Nai Province.
- **Meeting form:** Online Meeting (Shareholders are kindly requested to register to attend and vote online, using electronic ballots).
- **Agenda of the Meeting:** (According to the attached program).
- **Documents for the Meeting:** Documents for the Meeting are posted on the website of Tin Nghia Corporation at <https://tinnghiacorp.com.vn/dai-hoi-co-dong/> from 22/5/2025.
- **Registration for the meeting:** Shareholders are kindly requested to register for the General Meeting of Shareholders at the website: <https://ezgsm.fpts.com.vn/Login/TID250101> from 09/6/2025.
- **Authorization to attend the Meeting:** If Shareholders authorize another person to attend the Meeting, please register the authorization to attend the Meeting at the website: <https://ezgsm.fpts.com.vn/Login/TID250101> and send the Power of Attorney (according to the form from the system) or according to the provisions of Civil Law signed to the address below before 09/6/2025.

(Note: The Power of Attorney must clearly state the name of the individual or organization authorized and must include the number of shares authorized. The Power of Attorney must be the original, with a wet signature. In case of receiving authorization from an institutional shareholder, the Power of Attorney must bear the seal of the authorizing organization).

- **Voting:** Shareholders exercise their voting rights at the website: <https://ezgsm.fpts.com.vn/Login/TID250101> (The electronic voting time is specified in the Working Regulations).

- **Address for sending discussion questions and support contact:**

Contact person: Ms. Duong Thi Loan Anh – Assistant Board

Address: No. 96 Ha Huy Giap, Trung Dung Ward, Bien Hoa City, Dong Nai Province.

Email: anh.dtl@tinnghiacorp.com.vn

Phone: (0251) 3 822 486 - Ext 120

- **Login information for the online General Meeting of Shareholders system at the website:** <https://ezgsm.fpts.com.vn/Login/TID250101>

Username: Printed in the invitation letter sent to each shareholder.

Password: Printed in the invitation letter sent to each shareholder.

Sincerely, 


**ON BEHALF OF
THE BOARD OF DIRECTORS
CHAIRMAN**



Đang Thi Thanh Ha

AGENDA

THE 2025 ANNUAL GENERAL MEETING OF SHAREHOLDERS



| Time | Agenda | Presenter |
|------------------------|---|----------------------|
| 07:30 AM – 08:00 AM | I. REGISTRATION FOR ATTENDING THE GENERAL ASSEMBLY | |
| | Shareholders log in to participate online | |
| | Verify the procedures for shareholders attending the General Assembly. | Organizing Committee |
| 08:00 AM – 08:10 AM | II. RITUAL OF THE GENERAL ASSEMBLY | |
| | State the reasons and introduce the delegates. | Organizing Committee |
| | Report the results of verifying the number and percentage of shareholders present and the conditions for conducting the Annual General Meeting of Shareholders in 2025. | |
| | III. CONTENT AND AGENDA OF THE MEETING | |
| 8:10 AM – 8:25 AM | Introduce and approve of the Presiding Board, the Secretary Board, Ballot Counting Committee for voting and election. | Organizing Committee |
| | Approve of the Presiding Board, the Secretary Board, Ballot Counting Committee for voting and election. | Organizing Committee |
| | Approve the Agenda of the Meeting | Organizing Committee |
| | Approve the Working regulations of the Meeting | Organizing Committee |
| 8:25 AM – 8:30 AM | The meeting votes to approve of the Presiding Board, the Secretary Board, Ballot Counting Committee for voting and election, Agenda of the Meeting and Working regulations of the Meeting. | The Presiding Board |
| 8:30 AM – 9:05 AM | Report of the Board of Directors regarding Business performance results for 2024 and plan for 2025 of Tin Nghia Corporation. | The Presiding Board |

| Time | Agenda | Presenter |
|---------------------|--|---------------------|
| 9:05 AM – 9:20 AM | Report of the Board of Supervisors of Tin Nghia Corporation regarding performance results for the year 2024 supervision plan for the year 2025 | Ban kiểm soát |
| 9:20 AM – 9:55 AM | <p>Approve the proposals:</p> <p>1. Proposal regarding the approval of the Audited Financial Statements for 2024.</p> <p>2. Proposal regarding the profit distribution plan for the year 2024.</p> <p>3. Proposal regarding the 2025 business production and operation plan targets and expected dividend payout ratio for 2025.</p> <p>4. Proposal regarding the finalization of remuneration, salary, and bonuses for 2024 and the estimate of remuneration, salary, and bonuses for 2025 of the Board of Directors and the Board of Supervisors.</p> <p>5. Proposal regarding the selection of an auditing firm for the 2025 Financial Statements.</p> | The Presiding Board |
| 9:55 AM – 10:15 AM | The meeting discusses and votes to approve 2 reports and 5 proposals. | |
| 10:15 AM – 10:30 AM | <p>Approve the contents for the election of additional members of the Board of Directors and members of the Board of Supervisors:</p> <p>1. Regulations on the Nomination, Candidacy, and Election of additional members of the Board of Directors and the Board of Supervisors at the Annual General Meeting of Shareholders in 2025.</p> <p>2. Proposal regarding the dismissal of members of the Board of Directors and members of the Board of Supervisors Tin Nghia Corporation, term II (2021 – 2026).</p> <p>3. Notice regarding the nomination and candidacy of additional members expected to be elected Board of Directors and Board of Supervisors, term II (2021 - 2026).</p> | The Presiding Board |
| 10:30 AM – 10:40 AM | The meeting discusses and votes to approve the Regulations on the Nomination, Candidacy, and Election of additional members of the Board of Directors and the Board of Supervisors, along with 2 proposals. | |

| Time | Agenda | Presenter |
|---------------------|--|---|
| 10:40 AM – 10:50 AM | Proceed with the election of additional members of the Board of Directors and members of the Board of Supervisors. | Ballot Counting Committee for voting and election |
| 10:50 AM – 11:05 AM | Break – Counting the election votes. | |
| 11:05 AM – 11:15 AM | Announce the results of the additional election of members of the Board of Directors and members of the Board of Supervisors, term II (2021-2026). The elected members of the Board of Directors and members of the Board of Supervisors are introduced to the meeting. | Ballot Counting Committee for voting and election |
| 11:15 AM – 11:25 AM | IV. CLOSING OF THE MEETING | |
| | Approve the Minutes of the Meeting. | The Secretary Board |
| 11:25 AM – 11:35 AM | Approve the Resolution of the meeting. | The Secretary Board |
| 11:35 AM – 11:40 AM | Vote to approve the minutes and the resolution of the Annual General Meeting of Shareholders in 2025. | The Presiding Board |
| 11:40 AM – 11:50 AM | Closing of the Meeting | The Presiding Board |

SOCIALIST REPUBLIC OF VIETNAM
Independence - Freedom - Happiness

POWER OF ATTORNEY

Re: Attending the 2025 Annual General Meeting of Shareholders

To: The Board of Directors of Tin Nghia Corporation.

1. Authorizing Party:
Shareholder Name (Individual/Organization):
Legal Documents of Individual/Organization: Issued Date:/...../.....
Place of Issue:
Registered/Permanent Address:
Phone: Email:
Legal Representative of Shareholder as Organization:
Total Shares Owned:

2. Authorized Party:

2.1. Name of Individual/Organization:
Legal Documents of Individual/Organization: Issued Date:/...../.....
Place of Issue:
Registered/Permanent Address:
Phone:
Email (*):
Person authorized to attend the AGM (1):

Or:

2.2. Authorize one of the Board members ("BOD") of Tin Nghia Corporation as follows: *(Mark X in one of the following boxes)*

- ☐ Ms. **Dang Thi Thanh Ha** – Chairman of the BOD.
☐ Mr. **Tran Trung Tuan** – BOD Member – General Director.

2.3. Number of shares authorized:

- ☐ Entire ☐ Part (2):

3. Contents and scope of authorization: The authorized party is entitled to represent the authorizing party to attend the online meeting and exercise all rights and obligations of the authorizing party at the General Meeting of Shareholders corresponding to the number of shares authorized. We are fully responsible for this authorization and commit to strictly comply with the current regulations of the Law and the Charter of Tin Nghia Corporation.

The Authorized Party is only allowed to perform the tasks within the scope of authorization under this Power of Attorney and is not allowed to re-authorize to any third party. This Power of Attorney is effective from the date of signing until the end of the 2025 Annual General Meeting of Shareholders of Tin Nghia Corporation./.

....., 2025

Authorizing Party
(Signature, full name, seal (if any))

Authorized Party
(Signature, full name, seal (if any))

(1) Fill in this section only if the Authorized Party is an organization;

(2) Provide the number of shares authorized.

(*) : Required for the Authorized Representative to receive a Username and Password for online participation.

No: 87 /TTr - HĐQT

*Bien Hoa, May 22, 2025***PROPOSAL****Regarding the approval of the Presiding Board, the Secretary Board,
Ballot Counting Committee for voting and election**

To: The Annual General Meeting of Shareholders in 2025.

Pursuant to the Law on Enterprises No. 59/2020/QH14 dated June 17, 2020;

Pursuant to the Charter of Tin Nghia Corporation (hereinafter referred to as "Tin Nghia Corporation"),

The Board of Directors respectfully submits to the Annual General Meeting of Shareholders for approval the composition of the Presiding Board, the Secretary Board, and the Ballot Counting Committee for voting and election as follows:

| No. | Full name | Title | Note |
|---|-------------------------|--|-----------------------|
| I. PRESIDING BOARD | | | |
| 1 | Ms. Dang Thi Thanh Ha | Chairman of the Board of Directors | Chairman of the Board |
| 2 | Mr. Tran Trung Tuan | Member of the Board of Directors, General Director | Member |
| II. SECRETARY BOARD | | | |
| 1 | Mr. Tang Tran Tan Khai | Head of the Assistance Department | Head of Department |
| 2 | Ms. Nguyen Thi My Nga | Deputy Director of the Office of the Corporation | Member |
| III. BALLOT COUNTING COMMITTEE FOR VOTING AND ELECTION | | | |
| 1 | Ms. Nguyen Thi Thuy Van | Chief Accountant | Head of the committee |

| No. | Full name | Title | Note |
|-----|-----------------------|-----------------------------------|--------|
| 2 | Mr. Le Dinh Son | General Corporation Office | Member |
| 3 | Mrs. Nguyen Nhu Huynh | Accounting and Finance Department | Member |

Respectfully submit to the General Meeting for consideration and approval as a basis for implementation./.

Recipients:

- As above;
- Archive: Meeting Documents, BOD's Document.

**ON BEHALF OF
THE BOARD OF DIRECTORS
CHAIRMAN**



Dang Thi Thanh Ha

Bien Hoa, May 22, 2025

WORKING REGULATIONS
ANNUAL GENERAL MEETING OF SHAREHOLDERS 2025
TIN NGHIA CORPORATION

Chapter I
GENERAL PROVISIONS

Article 1. Scope and subjects of application

1. This regulation applies to the organization of the Annual General Meeting of Shareholders in 2025 (hereinafter referred to as the "Meeting") of Tin Nghia Corporation (hereinafter referred to as "Tin Nghia Corporation" or "the Corporation").

2. This regulation specifies the rights and obligations of the parties participating in the Meeting, conditions, and procedures for conducting the Meeting.

3. Shareholders and parties participating in the Meeting are responsible for implementing the regulations in this Regulation.

Chapter II
CONDITIONS FOR ATTENDING THE MEETING, RIGHTS AND
OBLIGATIONS OF SHAREHOLDERS, PARTICIPANTS IN THE MEETING

Article 2. Conditions for attending the Meeting

1. All shareholders whose names are on the list of shareholders finalized on 12/5/2025, have the right to attend the online Meeting through the Electronic Voting System or authorize their authorized representatives to attend. In case more than one authorized representative is appointed according to the law to attend, the number of shares of each representative must be specifically determined.

2. When attending online, shareholders and authorized representatives attending the Meeting should note:

a) Technical requirements: It is necessary to have an electronic device connected to the internet (e.g., computer, tablet, mobile phone, other electronic devices with internet connection).

b) Implementation method: Access the link, log in according to the information provided to attend the online Meeting and perform electronic voting.

c) Method of recording Delegates attending the online General Meeting of Shareholders: Delegates are recorded by the electronic voting system as attending the online General Meeting of Shareholders when Delegates access the system using the access information provided in the meeting invitation and have performed "Confirmation of attendance at the online General Meeting of Shareholders" on the electronic voting system.

Article 3. Rights of shareholders when attending the Meeting

1. Being publicly informed by the Meeting Organizing Committee of the contents of the Meeting agenda.

2. Being able to participate in discussions and vote on issues under the authority of the Meeting in accordance with the Law on Enterprises.

3. The voting value of the Electronic Ballot corresponds to the number of voting shares that the person owns or represents under authorization.

Article 4. Obligations of shareholders who meet the conditions to attend the Meeting

1. Shareholders and authorized representatives attending the Meeting need to have an electronic device connected to the Internet, access the link, and log in according to the information provided by the Corporation to attend the online Meeting and perform electronic voting.

2. Keep confidential the access names, passwords, and other identifiers provided by the Corporation to ensure that only shareholders have the right to vote on the system. All voting results of shareholders through the access name and password provided by the Corporation will be officially considered as the will of the shareholder. The Corporation is not responsible for any disputes (if any) between shareholders related to the re-authentication of electronic voting through the shareholder's access account. Shareholders are fully responsible before the law and before the Corporation for the electronic voting results performed through the shareholder's access account on the system.

3. Comply with the regulations in this Charter, the control of the Presiding Board, and respect the working results at the Meeting.

Article 5. The Committee for Verification of Eligibility to Convene the Meeting

1. The Committee for Verification of Eligibility to Convene the Meeting is established by the Organizing Committee of the Meeting.

2. The Committee for Verification of Eligibility to Convene the Meeting is responsible for:

a) Checking the eligibility of shareholders to attend the Meeting, determining the validity in accordance with the law and comparing it with the list of shareholders entitled to attend the meeting, which was finalized on 12/5/2025.

b) Reporting to the Meeting and being responsible for the results of checking the

eligibility for convening the General Meeting of Shareholders before the Meeting is officially conducted.

c) The Committee for Verification of Eligibility to Convene the Meeting has the right to establish a support division to complete the tasks of the Committee.

Article 6. The Vote Counting and Election Committee

1. The Vote Counting and Election Committee (hereinafter referred to as "the Vote Counting Committee") consists of 03 people nominated by the Organizing Committee and approved by the General Meeting of Shareholders.

2. The Vote Counting Committee has the following duties:

a) Preparing the vote counting record and being responsible to the Presiding Board and the General Meeting of Shareholders when performing its duties.

b) Accurately determining the voting results of shareholders on issues that need to be consulted for approval at the Meeting.

c) Organizing the vote counting for the election, preparing a record to determine the results of the election of additional members to the Board of Supervisors.

d) Reporting the vote counting results to the Meeting.

Article 7. Rights and obligations of the Presiding Board

1. The Presiding Board consists of a Chairman and a number of members approved by the Meeting through voting, and has the function of controlling the Meeting.

2. Rights and obligations of the Presiding Board:

a) Managing the activities of the Meeting according to the program approved by the Meeting. Carrying out the tasks deemed necessary to conduct the Meeting in an orderly manner, in accordance with the approved program and reflecting the wishes of the majority of attending shareholders.

b) Submitting drafts on the necessary contents for the Meeting to vote on.

c) Guiding delegates and the Meeting in discussions.

d) Answering questions raised by the Meeting or assigning people to answer.

e) The Presiding Board's decision on issues of order, procedures or events arising outside the program of the Meeting will be the highest judgment.

f) The Presiding Board may postpone the Meeting meeting to another time in accordance with the provisions of the Enterprise Law and the Charter of the Corporation if it finds that:

- Attendees obstruct, cause disorder, or risk making the meeting not conducted fairly and legally; or

- The means of communication at the meeting location do not ensure that shareholders attending the meeting can participate, discuss and vote.

Article 8. The Secretariat

1. The Secretariat consists of a Head and a number of members nominated by the Board of Directors and approved by the Meeting through voting.

2. The Secretariat performs assistance tasks as assigned by the Presiding Board:

a) Fully and truthfully recording all contents at the Meeting.

b) Assisting the Presiding Board in announcing the Minutes and Draft Resolutions of the Meeting, and notifications from the Presiding Board to shareholders when requested.

c) Receive and review the registration forms for delegates' speeches, and forward them to the Presiding Committee for decision.

Chapter III

ORDER OF CONGRESS

Article 9. Conditions for conducting the Meeting

1. The General Meeting of Shareholders shall be conducted when the number of attending shareholders and authorized representatives represents over 50% of the total number of voting shares according to the shareholder list finalized on 12/5/2025.

2. In the event that the first meeting does not meet the conditions for conducting the meeting as stipulated in Clause 1 of this Article, the notice of the second meeting shall be sent within 30 days from the date of the intended first meeting. The second General Meeting of Shareholders shall be conducted when the number of attending shareholders represents 33% or more of the total voting shares.

3. In the event that the second meeting does not meet the conditions for conducting the meeting as stipulated in Clause 2 of this Article, the notice of the third meeting must be sent within 20 days from the date of the intended second meeting. The third General Meeting of Shareholders shall be conducted regardless of the total number of voting shares of the attending shareholders.

4. The proportion of shareholders attending the General Meeting of Shareholders in online form is determined when the delegate has performed "Confirmation of attendance at the online General Meeting of Shareholders" on the electronic voting system as prescribed in point c, clause 2, Article 2 of this Regulation.

Article 10. Discussions at the Meeting

1. Principles:

a) Discussions shall only be conducted within the prescribed time and within the scope of the issues presented in the Meeting's agenda.

b) Only shareholders and authorized representatives attending the Meeting are allowed to participate in discussions.

c) Shareholders and authorized representatives attending the Meeting who wish to register discussion content shall do so in the following prescribed forms:

- Ask questions in the Discussion section of the online congress attendance interface at the link: <https://ezgsm.fpts.com.vn> or send an email (Questions are valid when sent from the email registered in the shareholder list provided by the Vietnam Securities Depository and Clearing Corporation or the email registered by the Shareholder in the Registration Form for attending the meeting or the authorization that has been sent in hard copy to the Corporation) to: anh.dtl@tinnghiacorp.com.vn (before the discussion).

- The Secretariat will arrange the content of the Delegates' questions and forward them to the Chairperson.

2. Answering opinions of shareholders and authorized representatives:

a) Based on the questions forwarded by the Secretariat, the Chairperson or a member designated by the Chairperson will answer the opinions of shareholders or authorized representatives.

b) In case of time constraints, questions not answered directly at the Meeting will be answered later by the Corporation via email or in writing.

Article 11. Electronic voting and election at the Meeting

1. Principles:

All issues in the program and content of the Meeting must be discussed and voted on publicly by the Meeting. Shareholders and authorized representatives shall vote by electronic voting at the link: <https://ezgsm.fpts.com.vn>.

2. Electronic voting:

a) Shareholders and authorized representatives select one of three voting options: "Agree", "Disagree", or "Abstain" for each issue put to a vote at the Meeting that has been set up in the electronic voting system.

b) Proceed to confirm the voting so that the electronic voting system records the results.

3. Some other regulations when conducting electronic voting:

a) In the event that shareholders or authorized representatives do not complete all voting matters according to the agenda of the General Meeting, the issues that have not been voted on are considered as shareholders or authorized representatives who did not vote on that issue.

b) In the event that issues arise outside of the agenda of the sent General Meeting, shareholders or authorized representatives may cast additional votes. If shareholders or authorized representatives do not vote on the arising issues, it is considered that the shareholders or authorized representatives did not vote on that arising issue.

c) Shareholders and authorized representatives may change their voting results (but cannot cancel the voting results), including the additional voting results on issues arising outside the agenda of the General Meeting. The online system only records the

vote counting for the final voting results at the end of the electronic voting period of each vote counting session as stipulated in Clause 4 of this Article.

d) Shareholders and authorized representatives can access the electronic voting system (as instructed in the Invitation to Meeting) and vote 24 hours a day, except in cases of system maintenance or other reasons beyond the control of the Corporation. After the voting period ends, the system will not record any additional electronic voting results from Delegates.

4. Electronic voting time:

a) The first voting contents (including the Agenda of the General Meeting; the Working Regulations at the General Meeting; approving the composition of the Presidium, the Secretariat, the Vote Counting and Election Committee): Shareholders and authorized representatives shall vote from 10:00 A.M. on 09/6/2025 until before the General Meeting approves the first voting contents.

b) The second voting contents (including the Reports of the Board of Directors, the Supervisory Board and the Submissions): Shareholders and authorized representatives shall vote from 10:00 A.M. on 09/6/2025 until before the General Meeting approves the second voting contents.

c) The third voting contents (including the Regulations on Nomination, Candidacy and Election of additional Members of the Board of Directors, Members of the Supervisory Board and 03 Submissions): Shareholders and authorized representatives shall vote from 10:00 A.M. on 09/6/2025 until before the General Meeting approves the third voting contents.

d) Election content: Delegates shall elect additional members to the Board of Directors and members to the Supervisory Board of Tin Nghia Corporation for term II from 10:00 A.M. on 09/6/2025 until before the General Meeting approves the election content.

e) The fourth voting contents (Approving the Minutes and Resolutions of the General Meeting): Shareholders and authorized representatives shall vote from 10:00 A.M. on 09/6/2025 until before the General Meeting approves the fourth voting contents.

5. Methods of election voting (as expressly stipulated in the election rules).

6. Cases of invalid ballot papers:

a) Ballot papers left blank;

b) Ballots with marks on 02 or more opinions on the issue for which opinions are to be collected;

7. Recording of voting results:

The vote counting committee will check, summarize and report to the Chairperson the vote counting results of each issue according to the agenda of the General Meeting. The vote counting results will be announced by the Chairperson immediately before the meeting adjourns.

Article 12. Approval of Minutes and Resolutions of the General Meeting of Shareholders

1. Issues approved at the General Meeting must be approved by the number of shareholders representing over 50% of the total voting shares of all attending shareholders and authorized representatives, except for the contents specified in Clause 2 of this Article.

2. For decisions on issues specified in Clause 1, Article 148 of the current Enterprise Law and Clause 1, Article 20 of the Charter of the Corporation, it is required to reach at least 65% or more of the total voting shares of all attending shareholders and authorized representatives.

Article 13. Minutes and Resolutions of the General Meeting of Shareholders

1. All contents of the General Meeting must be recorded in the meeting minutes by the Đoàn Secretary.

2. The meeting minutes and resolutions must be completed and approved before the General Meeting adjourns and kept at Tin Nghia Corporation.

Chapter IV

IMPLEMENTATION PROVISIONS

Article 14. Implementation Provisions

1. This Regulation consists of 04 Chapters and 14 Articles, officially takes effect and is immediately applied at the 2025 Annual General Meeting of Shareholders of Tin Nghia Corporation after being approved by the number of shareholders representing over 50% of the total voting shares of the attending shareholders and authorized representatives.

2. The shareholders, authorized representatives, and members of the Organizing Committee of the 2025 Annual General Meeting of Shareholders of Tin Nghia Corporation are responsible for implementing this Regulation.

**ON BEHALF OF
THE BOARD OF MANAGEMENT
CHAIRMAN**

Recipients: 

- As above;
- Archive: Meeting Documents, BOD's Document.



Dang Thi Thanh Ha

REPORT
BUSINESS PERFORMANCE RESULTS FOR 2024
AND PLAN FOR 2025

To: The 2025 Annual General Meeting of Shareholders.

I. BUSINESS PERFORMANCE RESULTS FOR 2024.

In 2024, the global commodity market was affected by the complex developments of the world's political, economic, and social situation. Strategic competition among major countries continued to be fierce and military conflicts escalated in some countries, affecting peace and stability in the world, and weakening the trade, investment, production, and consumption systems. However, after many fluctuations, the world economy is gradually stabilizing as global commodity trade improves again, inflationary pressures gradually decrease, financial conditions continue to ease, and the labor supply increases.

Domestically, the production and business activities of enterprises still face many difficulties, orders are not numerous or stable, product consumption is not favorable, etc. Business is growing, but the increase is not high; the real estate market shows signs of recovery but remains sluggish.

The Corporation's production and business activities in 2024 also faced many difficulties: The coffee export sector has many potential risks due to reduced supply (prolonged hot and dry weather) which has pushed coffee prices up and made them very volatile; domestic coffee prices are always higher than export prices, making balancing buying and selling very difficult; In the petroleum business sector, consumption output decreased due to reduced fuel use by many factories, and the volume of goods transported by transport units was also not high; The industrial park and real estate sector was affected by the global economic recession, making it difficult to exploit land, factories for lease, and real estate business... From the above practical situation, the Corporation is implementing a strategy to restructure its business operations, focusing on key and focused investment in 04 main business lines (industrial park infrastructure, petroleum, logistics, agricultural products) and divestment/transfer of assets in inefficient or low-efficiency subsidiaries/projects; at the same time, streamlining personnel, etc. to the maximum to ensure business efficiency in 2024 and the following years.

1. Business performance results for 2024.

1.1. Business results of the Corporation according to the Separate Financial Statements.

| Target | Unit | 2024 Plan | 2024 Performance | % Comparison to 2024 Performance | |
|--|-------------|-----------|------------------|----------------------------------|------------------|
| | | | | 2024 Plan | 2023 Performance |
| Total revenue | Billion VND | 6,000 | 7,675 | 127.92% | 181.73% |
| Profit after tax | Billion VND | 220 | 247 | 112.23% | 110.97% |
| Main products | | | | | |
| - Coffee | tons | 100,000 | 65,684 | 65.68% | 98.89% |
| - Industrial park infrastructure leasing | ha | 23 | 22,5 | 97.62% | 618.56% |

The business performance of the Corporation in 2024 was positive and exceeded the plan, as detailed below:

- Coffee business: The volume of coffee consumed in the year is 65,684 tons (of which 18,669 tons are exported and 47,015 tons are sold domestically), reaching only 65.68% of the plan and nearly equivalent to the same period. Revenue from coffee business is 6,975 Billion VND, accounting for 91% of total revenue. Coffee business operations are more efficient than in recent years.

- Industrial Park infrastructure leasing: In 2024, approximately 43 delegations visited and worked at the industrial parks, and land sublease contracts were signed with 10 investors for 22.45 hectares of land (at An Phuoc Industrial Park and Nhon Trach 3 Industrial Park), reaching 98% of the plan. Revenue from industrial park operations reached 370 Billion VND.

The profit after tax of the Parent Company in 2024 reached 247 billion VND, an increase of 12% compared to the plan and 11% higher than the same period last year. The profit achieved during the year includes dividends received from financial investments in subsidiaries and associates in 2023 and advance dividends in 2024 totaling 109 billion VND, as well as a reversal of provision for receivables amounting to 20.5 billion VND.

1.2. Consolidated business results of the entire Corporation according to the financial statements for the year 2024.

| Target | Unit | 2024 Plan | 2024 Performance | % Comparison to 2024 Performance | |
|---------------------------------|-------------|-----------|------------------|----------------------------------|-------------|
| | | | | Plan | Same period |
| Consolidated total revenue | Billion VND | 10,000 | 12,125 | 121.25% | 137.06% |
| <i>Of which: Parent Company</i> | Billion VND | 6,000 | 7,675 | 127.92% | 181.73% |

| Target | Unit | 2024 Plan | 2024 Performance | % Comparison to 2024 Performance | |
|---------------------------------|-------------|-----------|------------------|----------------------------------|-------------|
| | | | | Plan | Same period |
| Profit after tax | Billion VND | 250 | 425 | 169.82% | 163.51% |
| <i>Of which: Parent Company</i> | Billion VND | 220 | 247 | 112.23% | 110.97% |
| Dividend (*) | % | 10 | 11 | 110.00% | 110.00% |

(*) Dividends for the year 2024 are projected.

The consolidated business results for the year 2024 of the Corporation all exceeded the plan, specifically as follows:

- Consolidated revenue reached 12,125 Billion VND, an increase of 21% compared to the plan and 37% compared to the same period, mainly due to the coffee business having high revenue, accounting for 58% of total revenue (in 2024, coffee prices remained high, averaging 120,000 VND/kg).

- Consolidated profit after tax reached 425 Billion VND, an increase of 69% compared to the plan and 63% compared to the same period.

The production and business results of subsidiaries and affiliated companies are summarized as follows:

*** Industrial Zone sector:**

- Tin Nghia Industrial Zone Development JSC: Total revenue of 277.1 Billion VND, up 4% compared to the plan, profit after tax of 168.8 Billion VND, increased by 2% compared to the plan. Total revenue and profit reached and exceeded the plan based on the following main factors: The business operations of enterprises have begun to recover, so revenue from services increased; and the reversal of provision for investment at Olympic Coffee Joint Stock Company.

- Tin Nghia - Phuong Dong Industrial Park JSC: The land area leased during the year was 42 hectares, reaching 93% of the plan. Total revenue was 230.8 billion VND, equivalent to 51% of the target, as only 8 hectares qualified for one-time revenue recognition according to regulations. Profit after tax was 113.3 billion VND, reaching 61.6% of the plan.

- Thong Nhat JSC: Total revenue reached 85.7 billion VND, equivalent to 87% of the plan; profit after tax was 26.6 billion VND, increasing by 28% compared to the plan. Revenue did not meet the target due to the impact of the economic downturn—many businesses lacked orders and had to scale down production, leading to a decrease in revenue from clean water supply and wastewater treatment. The real estate market remained subdued, so there were no sales or leases of the service center area products during the year.

*** Production and processing sector:**

- Dong Nai Import Export Processing Agricultural Products and Foods JSC (Donafoods): During the year, the Company exported 102.6 tons of cashew kernels, sold 2.9 tons of cashew kernels domestically, and processed 665 tons of macadamia. Export turnover was 1,684,230 USD. Total revenue reached 60.2 Billion VND, equaling 92.6% of the plan and profit after tax reached 4.5 Billion VND, exceeding 125% compared to the plan. The company's business operations in 2024 were highly effective compared to previous years and mainly based on the following factors: Cashew kernel trading is entirely commercial goods, only carried out when the input and output prices are fixed and efficiency is guaranteed; Macadamia processing implemented 100 tons of commercial goods, purchased as directed by partner MWT; Utilizing the entire vacant area for lease exploitation; Minimizing operating costs.

- Tin Nghia JSC (Laos): Continuing the contract for garden assignment of coffee gardens with the assignee. The assignment has reduced losses compared to the previous period and aims to maintain and develop existing gardens while finding partners/customers to divest capital.

- Hiep Phu JSC: In 2024, the business situation in the seafood sector gradually recovered, therefore, the processing output for partners also improved, revenue compensated for costs and was effective, although not significant and better than the same period. The company's business results in 2024, although still very low, were no longer at a loss. Specifically as follows: processing 5,893 tons of aquatic feed, reaching 98% of the plan and increasing 23% compared to the same period; revenue reached 16.3 Billion VND, equal to 52% of the plan and an increase of 20% over the same period; Insignificant profit after tax.

*** Petroleum sector:**

- Tin Nghia Petroleum JSC: In 2024, the petroleum business performed better than in 2023, although the output sold did not meet the plan due to the impact of the economic recession, with many businesses, factories, and transportation units scaling down production or temporarily suspending operations. However, good remuneration resulted in after-tax profit reaching the assigned plan. Specifically: Petroleum consumption volume during the year was 171 Million liters, reaching 87% of the plan and equaling 99% of the same period; total revenue was 3,253 Billion VND, equaling 90% of the plan, and after-tax profit was 42.2 Billion VND, increased by 5% compared to the plan.

- Phu Huu Petroleum General Warehouse JSC: The main task during the year was to focus on the legal aspects of the project. Công ty đã gửi văn bản đến UBND Tỉnh báo cáo khó khăn vướng mắc khi triển khai dự án Tổng kho Xăng dầu Phú Hữu và hồ sơ đang được Phòng Kinh tế ngành – Sở Kế hoạch Đầu tư xử lý. Hoàn tất các hồ sơ về điều chỉnh quy hoạch tỷ lệ 1/500, thiết kế hệ thống kho xăng dầu, cầu cảng 40.000 DWT và đánh giá tác động môi trường (ĐTM) chờ bổ sung hồ sơ gia hạn tiến độ chủ trương đầu tư dự án và điều chỉnh quy hoạch tỷ lệ 1/500 được phê duyệt.

*** Real Estate Sector:** Focus on completing the legal procedures of the project and seeking capital funding sources.

- Nhon Trach Investment JSC: In 2024, the business performance met the set plan because customers were found and a successful capital recovery plan was

implemented at the Dong Sai Gon University project through a wide auction. The company's business results in 2024 were as follows: Total revenue of 98.6 Billion VND; after-tax profit was 2 Billion VND. The low profit was due to the company having to set aside a provision for inventory price reduction of 8.18 Billion VND and capital construction in progress costs due to project suspension of 21.87 Billion VND and setting aside a provision for investment in contributed capital in an affiliated company (Nhon Trach New Industrial City Co., Ltd.) with an amount of 10 Billion VND.

- Tin Nghia - Asia Investment JSC: In 2024, the Company continued to face some difficulties such as: lack of capital to continue investing in the project, failure to fulfill financial obligations for 20% of the social housing land fund according to Document No. 63/TTg-CN dated January 20, 2021 of the Prime Minister. In addition to the above difficulties, the Department of Planning and Investment is currently reviewing and unifying the plan to supplement the "Minimum rate of contribution to the state budget (value m)" for commercial housing projects approved for investment policies in the province after July 01, 2014 according to the conclusion of the State Audit. According to Report No. 12/BC-SKHĐT dated January 06, 2025 on the results of the review meeting, unifying the plan to calculate the value of m to handle difficulties and problems for commercial housing projects, the Company must have a written commitment to implement the state budget payment according to the minimum rate m and send it to the Department of Planning and Investment before January 15, 2025, allowing investors to continue implementing the project and handling legal procedures related to the project according to regulations.

- Phuoc Tan Trading and Construction JSC: In 2024, the Company's business operations and project implementation faced many difficulties due to common problems related to the Investment Law and Land Law. Therefore, business results in 2024 were low, total revenue was 35.2 Billion VND, reaching 24% of the plan, mainly from financial activities. After-tax profit was 16.8 Billion VND, reaching 35% of the plan.

*** Service sector:**

- ICD Bien Hoa - Tin Nghia Logistics JSC: In 2024, the Company comprehensively completed its business targets. Total revenue: 114.2 Billion VND, an increase of 14% compared to the plan; after-tax profit: 36.2 Billion VND, exceeding 57% compared to the plan. Business results exceeded the plan partly due to financial investment, maximizing the area of warehouses for rent and minimizing operating costs.

- Japanese Smes Development JS Company (JSC): The Company's business operations in 2024 were positive, specifically: Total revenue: 189.3 Billion VND, an increase of 8.6% compared to the plan; profit after tax of 42.4 Billion VND, an increase of 67.5% compared to the plan. The company maintained business efficiency thanks to revenue from factory rentals in Nhon Trach and increased ancillary service fees (ATM booth rentals and electric vehicle charging fees).

- Tin Nghia Project Management Joint Stock Company: In 2024, in the context of many difficulties in the construction and real estate market, many projects were

temporarily suspended or had no plans to resume construction, which affected the company's operating results. The company has tried and made efforts to find more customers, the realized revenue was 10.1 Billion VND, an increase of 45% compared to the plan; profit after tax was 440 Million VND, equal to 88% of the plan.

- Tin Nghia Professional Security Services Corporation: The Company's business situation in 2024 faced many fluctuations and disadvantages due to the impact of the economic recession, many customers liquidated contracts, reduced security personnel at sites to cut costs, etc., therefore, the company's business results in 2024 were lower than planned. Specifically, the total revenue was 43 Billion VND, reaching 96% of the plan; profit after tax was 601 Million VND, equal to 30% of the plan.

2. Development investment activities.

Project legal procedures have not been resolved, project investment and construction implementation face many difficulties. Specific implementation results in the year:

a) Petroleum sector:

* **Phu Huu Petroleum Depot Project:** In 2024, continue to monitor the application for extension and adjustment of the project's investment policy progress. However, so far the application has not been resolved, leading to related legal procedures such as adjustment of the 1/500 detailed plan, Environmental Impact Assessment (EIA) report, basic design appraisal, etc., which have not been implemented.

* **Development of a network of Petrol stations:** Continue to carry out legal procedures for land locations to establish petrol and oil business points. For Phuoc Binh Petrol Station (Phuoc Binh commune, Long Thanh district), the Provincial People's Committee has approved the receipt of agricultural land transfer for project implementation; The Corporation has completed submitting the application for land use purpose conversion. For Phu Tan Petrol Station (Phu Tan commune, Dinh Quan district), the application for approval of receiving the transfer of the remaining agricultural land area for the non-agricultural project has been completed, and the application is currently awaiting processing by the Department of Natural Resources and Environment.

b) Logistics and service sector:

* **Phu Huu General Port Project:** Continuing to monitor the procedures for approving the Group IV seaport plan by the Ministry of Transport and the procedures for appraising the project's investment policy decision file according to the request of the Ministry of Planning and Investment.

c) Industrial park infrastructure and real estate investment sector:

**** Infrastructure investment in Ong Keo Industrial Park:***

- Land acquisition compensation work: Coordinate with departments and districts to focus on compensating for the remaining area of Ong Keo Industrial Park, approximately 184.3 ha.

- Technical infrastructure work: Completed the appraisal of the design dossier for planned road No. 11 and approved the estimate & design for road No. 4 - Section 2 (Km2+600 to Km3+500). Completed the selection of a contractor and commenced construction of the EPC package to upgrade the Ong Keo Industrial Park wastewater treatment station from column B to A, with a capacity of 3,000 m³/day-night.

* **Tin Nghia Plaza Commercial and Service Center Project:** Completed the acceptance and handover for operation, completed the acceptance with functional authorities to meet operational and activity conditions. Completed the ownership of the project and put the project into operation. Currently, the Corporation has với một số đối tác (NCB Bank, Tai Tien Company, etc.).

* **Long Thanh Commercial Center Project:** Land prices were approved by the Provincial People's Committee in Decision No. 593/QĐ-UBND dated March 14, 2024. Completed the signing of a land lease contract to a joint stock company under Contract No. 13/HĐTD dated May 30, 2024.

* **51 ha Commercial and Service Center Area Project:** The Department of Planning and Investment has commented on the deposit for project implementation guarantee in Official Letter No. 939/SKHDT-QLN dated March 05, 2024. The Corporation has submitted a 06-month supervision report on the project to the Department of Planning and Investment as per regulations.

* **Other projects:** Implemented renovation and repair works for warehouse facilities at the Granite Stone Factory and upgraded the fire protection system for the warehouse at the Agricultural Products Factory. Completed the acceptance, handover, and put into use the renovated wastewater treatment station at Tan Bien Market.

3. Financial Activities.

In 2024, the financial department accomplished the following main tasks:

- Total outstanding bank loans as of December 31, 2024, are 3,120 Billion VND.
In particular:

+ Outstanding short-term loans: 2,986 Billion VND, increased 2.8 times compared to the beginning of the year (increased from 1,053 Billion VND to 2,986 Billion VND), mainly due to the increased demand for coffee business capital in the 2024 – 2025 crop season.

+ Outstanding long-term loans: 134 billion VND, a decrease of 45.6% compared to the beginning of the year, as the company has repaid loans related to the Tin Nghia Plaza Commercial Service Center project and the An Phuoc Industrial Park project during the year.

- Completed the payment of 2023 dividends to shareholders, amounting to 200 Billion VND.

- Regarding investment capital for the Ong Keo Industrial Park project: working with banks regarding the granting of a credit line of 200–300 billion VND for investment in the construction of infrastructure (roads and wastewater treatment stations) for the project.

- As of December 31, 2024, the debt recovery rate from customers in the Industrial Park reached over 95%. However, there are still some cases of late payment that have not been fully recovered to date. The reason for the slow recovery is that the business operations of the customers are facing many difficulties.

4. Governance work.

- Along with the financial restructuring of the enterprise, in 2024, the Corporation continued to implement restructuring, consolidate the organizational structure, and enhance the initiative and effective coordination between units in the Corporation system. The organizational structure is completed in the direction of focusing on streamlining the apparatus, improving labor productivity to create flexibility and new impetus.

- Maintain and continue to improve the strategic management, objective management, and personnel management system through expanding the implementation of Key Performance Indicators (KPI) and evaluating work performance according to the Balanced Scorecard (BSC) at member companies throughout the Corporation system; thereby, anticipating the necessary resources to implement appropriate policies, solutions, and action plans and achieve the set goals.

- Step by step deployment of the digitalization project to improve efficiency and quality in governance, contributing to promoting the common goal of simplifying and streamlining the organizational structure. In 2024, short-term training courses were organized on smart electronic document management; application of artificial intelligence AI - Chat GPT and Canva to improve the efficiency of office work.

II. ACTIVITIES OF THE GENERAL CORPORATION'S BOARD OF DIRECTORS.

In 2024, the General Corporation's Board of Directors focused on performing the tasks under its responsibilities, powers and the contents approved by the 2024 Annual General Meeting of Shareholders. Specifically, as follows:

1. Implement the contents according to the Resolution of the 2024 Annual General Meeting of Shareholders.

In addition to implementing the targets and plans for production and business in 2024 and the development orientation for the period of 2021 – 2026, over the past year, the Board of Directors has organized the implementation of tasks under Resolution No. 01/NQ-ĐHĐCĐ dated May 22, 2024 of the 2024 Annual General Meeting of Shareholders, specifically:

- Develop and direct the implementation of targets and plans for production and business in 2024 and continue to orient the development for the period of 2021 - 2026. Through the appointed Representatives at the units with contributed capital of the General Corporation, strengthen the supervision of the unit's operations; evaluate the investment capital efficiency and implement solutions to improve capital use efficiency.

- Selecting, negotiating and signing an audit service contract for the 2024 Financial Statements with AASC Auditing Firm Company Limited (AASC).

- Carrying out procedures for personnel dismissal to complete the structure of the Supervisory Board of Tin Nghia Corporation, term II (2021 - 2026).

- Deploying the payment of dividends for 2023 according to the profit distribution plan approved by the General Meeting of Shareholders.

- Deploying the development of the General Corporation's strategy for the period of 2024 – 2030, with a vision to 2035.

2. Evaluating the performance of the Board of Directors.

In 2024, the Board of Directors maintained the organization of quarterly and extraordinary meetings to meet the requirements of the General Corporation's administration in accordance with the law and the General Corporation's Charter. The Board of Directors meetings were held in accordance with the procedures and regulations in the Corporation's Charter. The Board of Directors held 04 (four) regular meetings and 44 (forty-four) times of collecting opinions from members in writing.

All members of the Board of Directors fully attended the meetings of the Board of Directors. The members all showed high responsibility, focused on discussing, evaluating, and finding specific solutions to solve key issues related to orientation, development strategy and closely directing the implementation of the production, business and investment plan for 2024. Issues arising outside of regular and extraordinary meetings were sent by the members of the Board of Directors for comments in writing.

During the year, the Board of Directors issued 104 resolutions and decisions on issues related to personnel administration and organizational structure, investment, finance, tasks related to the organization of the General Meeting of Shareholders and other tasks. The issued documents were implemented in accordance with their authority, ensuring principles, procedures, and compliance with the provisions of law and the General Corporation's Charter.

The Board of Directors has supervised, directed, and ensured that information is fully, transparently, and promptly disclosed in accordance with the regulations of the State Securities Commission and the Stock Exchange. The Board of Directors regularly inspects the situation, urges the Executive Board to implement the resolutions of the Board of Directors, and promptly takes appropriate measures to adjust business operations, rectify, supplement, and improve corporate governance, ensuring that the Corporation develops in the right direction and completes the targets approved by the General Meeting of Shareholders.

At the same time, the Board of Directors regularly supervises the executive operations of the General Director, the assisting apparatus for the General Director, and the designated representatives of the Corporation at member companies in implementing the resolutions of the Annual General Meeting of Shareholders and the Resolutions and Decisions of the Board of Directors, specifically in the following areas:

- Supervising the development of the business plan and the implementation of the 2024 business plan of the Corporation and its subsidiaries and affiliated companies.

- Supervising the activities of the General Director and management personnel as follows:

+ The Board of Directors reviews, evaluates, and approves the General Director's reports on the progress and results of production and business tasks on a quarterly, semi-annual, and annual basis, identifies difficulties and obstacles, analyzes the causes, and proposes solutions.

+ The Board of Directors always closely monitors and directs the operations of the Executive Board, promptly handles and resolves issues within the Board of Directors' authority, and supports and facilitates the operations of the Executive Board.

+ Regularly monitors the implementation and compliance of the Management and Executive apparatus with laws and internal regulations and rules for managing the Corporation, managing risks, internal control, and business ethics issues; relationships with related parties, including shareholders, employees, suppliers, and customers of the Corporation.

- Organize regular and unscheduled inspections of financial accounting work, and inspect the compliance of the Executive Board and the operation of the internal control system at the Corporation and its units in the system.

- Supervising the additional capital contribution at subsidiaries and affiliated companies, and the implementation of issuing loan guarantees for member companies at banks.

- Monitoring and urging the management of debt collection.

3. Remuneration, operating expenses, and other benefits of the Board of Directors as stipulated in Clause 3, Article 163 of the Enterprise Law and the Company's Charter.

| No. | Content | Amount (VND) | Note |
|-----|--|----------------------|------|
| 1 | Remuneration of the Board of Directors | 3.600.000.004 | |
| 2 | Other benefits | 18.000.000 | |
| | Total | 3.618.000.004 | |

Detailed information is presented in the 2024 financial statements posted on the Corporation's electronic information portal at the website link <https://tinnghiacorp.com.vn/>.

4. Report on transactions between subsidiaries, companies in which the Corporation holds control of 50% or more of the charter capital with members of the Board of Directors and related parties of those members; transactions between the Corporation and companies in which members of the Board of Directors are founding members or business managers in the 03 years prior to the transaction.

a) Report on transactions between the company, subsidiaries, companies in which the public company holds control of 50% or more of the charter capital with members of the Board of Directors and related parties of those members: This content is presented in attached Appendix 1.

b) Report on transactions between the Corporation and companies in which members of the Board of Directors are founding members or business managers in the 03 years prior to the transaction: This content is presented in attached Appendix 2.

III. 2025 OPERATING PLAN.

1. Situation assessment:

The global economy is forecast to still face many significant challenges and risks. Financial and monetary policies in general remain tight in many countries, putting pressure on borrowing costs and increasing the risk of economic recession. Geopolitical conflicts, especially the tense situation in the Middle East, threaten to disrupt supply chains and the global energy market. At the same time, the trend of market fragmentation and global technology is increasingly evident, reflected in the expansion of the BRICS bloc and US sanctions, which weaken international cooperation as well as the efficiency of global supply chains. These factors create a challenging picture of the world economy, requiring countries to have flexible and adaptive strategies to maintain sustainable growth in the new context.

Domestically, difficulties and challenges outweigh opportunities and advantages, especially in the face of major external impacts, changes in global supply chains, and fluctuations from the international market, which are creating a lot of pressure. Therefore, a comprehensive approach and long-term solutions are needed to ensure stability and sustainable development.

The general objective set by the Government in 2025 is to continue to prioritize promoting growth, maintaining macroeconomic stability, controlling inflation, ensuring major balances of the economy, and perfecting institutions and laws; develop infrastructure; improve the quality of human resources; develop science and technology, innovation; digital transformation, green transformation, and circular economy; develop culture, ensure social security, improve life; fight against corruption, negativity, and waste; consolidate and strengthen national defense and security, firmly protect independence and sovereignty; maintain political security, order, and social safety; promote foreign affairs and international integration; enhance the prestige and position of our country in the international arena.

*** At the Corporation:**

The real estate business as well as land leasing in industrial parks will face many difficulties due to cautious investors in the context of slow global economic recovery and little remaining land for lease, in which, the procedure for compensation and land acquisition at Ong Keo Industrial Park still faces many difficulties.

Prolonged political conflicts in Middle Eastern countries and the prolonged conflict between Russia and Ukraine will impact the supply and price of crude oil, which will affect the petroleum business operations of the Corporation.

World and domestic coffee prices are still highly volatile, complex and difficult to predict, which is unfavorable for coffee export business.

2. Orientation of activities in 2025:

- Regarding production and business: Continue to maintain and promote 4 main business areas including coffee exports, petroleum business, logistics and industrial park infrastructure leasing, and real estate in order to maintain the scale, position, and brand value of the Corporation.

- Regarding investment: The top priority is compensation work at Ông Kèo Industrial Park. Continue to pursue the goal of expanding the area of the Industrial Park and real estate according to the province and region's planning. Focus on completing the legal procedures for key projects and investing in projects that have been approved in principle to put them into operation soon.

- Regarding finance: Promptly meet the capital needs for business operations and capital for compensation and land acquisition for the Ông Kèo Industrial Park project. Continue to implement many measures to recover overdue and prolonged debts, and cost-saving measures.

- Regarding corporate governance: Deploy the organizational structure towards streamlining, efficiency, reducing the size of departments, and increasing authority and tasks. Continue to restructure the enterprise, improve corporate governance, and innovate the personnel team at subsidiaries and affiliated companies according to the General Corporation's regulations for employees to create flexibility and new impetus. Maintain and continue to improve the application of BSC and KPI tools, and gradually implement digitalization projects in corporate governance and business operations.

3. Key business targets:

Based on the business results of 2024, available resources, along with the assessment of objective factors affecting the General Corporation's operations and the requirements for stability and development with the above orientations, the General Corporation's production and business plan for 2025 is determined with the following general targets:

| Target | Unit | 2024 Performance | 2025 Plan | % 2025 Plan/ 2024 Performance |
|---------------------------------|-------------|------------------|---------------|----------------------------------|
| 1. Total revenue | Billion VND | 12.125 | 11.700 | 96,49% |
| <i>Of which: Parent Company</i> | Billion VND | 7.675 | 7.600 | 99,02% |
| 2. Profit after tax | Billion VND | 425 | 672 | 158,12% |
| <i>Of which: Parent Company</i> | Billion VND | 247 | 622 | 251,82% |
| 3. Main products | | | | |
| - Coffee | tons | 65.684 | 70.000 | 106,57% |

| Target | Unit | 2024 Performance | 2025 Plan | % 2025 Plan/ 2024 Performance |
|----------------------------------|----------------|------------------|-----------|----------------------------------|
| - Industrial park land for lease | ha | 64,5 | 66,5 | 103,10% |
| - Gasoline | Million liters | 171 | 186 | 108,77% |

The 2025 plan is built on the following bases:

- Coffee business: Export and domestic sales of coffee reach 70,000 tons. Revenue approximates 6,300 Billion VND. The forecast for coffee prices in 2025 will decrease to an average of 90,000 VND/kg (compared to 120,000 VND/kg in 2024).

- Industrial park sector: The leased area in industrial parks is 66.5 ha (of which the Parent Company: 18.5 ha)

- The parent company records dividends in 2025 from its subsidiaries.

- Recover and reverse provisions for overdue receivables from customers that have been provisioned in previous years, focusing on definitively recovering the remaining debt of Olympic Coffee Company.

- The above business results include income from the implementation of the restructuring plan of Tin Nghia Corporation (carrying out the Tin Nghia – A Chau project and recognizing dividends from ICD Bien Hoa - Tin Nghia Logistics Joint - Stock Company), which has been approved by the Board of Directors.

4. Key solutions:

a) Regarding coffee export business: Implement safe business methods, promote domestic and export business, of which export volume is 30,000 tons. Implement a plan to purchase raw coffee and promote the production and processing of high-quality goods (Clean, Wet Polish) for FOB export. Implement a sustainable coffee development program, combining EUDR anti-deforestation, meeting the requirements of the European Commission.

b) Regarding industrial park infrastructure business:

- + Strengthen investment promotion at home and abroad, maintain contact with customers who have inquired about information, focus on contacting and strengthening marketing efforts with new customers, cooperate closely with land lease brokerage companies in inviting and attracting investment, and actively contact the above units and other service units to work.

- + Continue to provide investor support services: legal procedures (supporting the application for investment certificates, land use right certificates, etc.), consulting and implementing environmental services, using a part of the office building to supply investors during the basic construction period at preferential prices. Regularly interact and meet with customers to listen to feedback and resolve customer complaints.

+ Continue to survey and learn about information on a number of land funds to prepare for the deployment of new industrial park investment in accordance with the planning orientation of the Province and the Government.

+ Regularly update the website and brochures with virtual reality tour images for industrial parks and offices.

c) Regarding investment activities:

Actively coordinate with competent authorities to remove procedures related to the legality of projects, as a basis for investment deployment. Specifically:

+ Oil and gas sector:

* *Regarding the development of petrol station networks:* complete the land procedures related to the Phuoc Binh Petrol Station and Phu Tan Petrol Station projects. Implement construction investment and put Phuoc Binh Petrol Station into business operation.

+ Industrial park infrastructure and real estate investment sector:

*** Ong Keo Industrial Park:**

- Land compensation and acquisition: Continue to coordinate with departments, branches, and districts to focus on compensating for the remaining area of Ong Keo Industrial Park, approximately 184.3 ha.

- Technical infrastructure work: Complete the construction of upgrading the Ong Keo Industrial Park wastewater treatment station from column B to A, with a capacity of 3,000 m³/day-night; Renovate/upgrade damaged and degraded infrastructure items; Complete the construction of route 4 phase 2 and route 11; Adjust the design and inspect routes 9, 1, 1A, 13.

* *Nhon Trach, An Phuoc, Tan Phu Industrial Parks:* Complete legal procedures for land, renovate/upgrade infrastructure.

* *51ha Commercial and Service Center Area Project:* Monitor the Department/branch's implementation of procedures to adjust the planning of competent authorities to have appropriate advice and handling in accordance with actual conditions.

*** Other projects:**

- Granite Factory Stone Factory Renovation Project: Complete the environmental permit procedure and the construction deployment procedure for renovating the Granite Stone Factory warehouse.

- Repairing the Agricultural Products Factory warehouse: Complete the construction of renovating the fire protection system of the agricultural product warehouse.

+ Logistics service sector:

* *Phu Huu General Port Project:* Continue to monitor the procedure for approving the Group IV seaport plan by the Ministry of Transport and the procedure for appraising the investment policy decision dossier of the project according to the

written request of the Ministry of Planning and Investment.

d) Regarding financial activities:

- Continue working with credit institutions on funding for business activities, ensuring sufficient limits to serve coffee business activities in the 2024/2025 crop and payment of compensation, as well as investment in technical infrastructure for the roads of the Ong Keo Industrial Park project.

- Continue financial restructuring and divestment from long-standing inefficient projects.

- Carry out procedures (valuation, auction, etc.) to transfer the contributed capital of the Corporation at subsidiaries and transfer assets of projects that have been approved by the Management Council.

- Focus on debt collection efforts, especially for overdue and difficult-to-recover debts.

e) Regarding governance activities:

- Continue to build and develop the Tin Nghia brand to become a strong brand. Regularly inspect and control the application of the Corporation's brand identity system and the regulations on trademark and brand management of Tin Nghia applied throughout the Corporation's system.

- Participate in prestigious and high-quality national and international awards to enhance the brand reputation of the Corporation at home and abroad.

- Continue to review, arrange, and restructure the personnel apparatus at the Corporation and its subsidiaries.

- Continue to update and improve the employee benefit policy to create a fair and transparent working environment, creating motivation to promote staff to contribute to the overall development of the Corporation.

- Implement the Corporation's development strategy for the period 2025-2030 and vision to 2035.

- Upgrade the information technology system and apply digitalization in governance activities at the Corporation.

5. Activities of the Board of Directors.

In 2025, the Board of Directors will continue to maintain the quarterly periodic meeting regime as prescribed and organize extraordinary meetings and/or collect opinions from members of the Board of Directors in writing to promptly implement directing and managing the Company. Continue to implement the assignment and authorization in accordance with functions and tasks to promote the capacity of the Executive Board at all levels to help the management and administration work smoothly and transparently. Promote inspection and supervision through internal audit activities, risk management, and ensure compliance to improve business performance and preserve capital.

Within the framework of implementing the 05-year development strategy (2021-2026) with the message *"The 2021 - 2026 period must prioritize rapid,*

sustainable and effective development in the main areas of operation at the Parent Company and member companies. Prioritize investment in projects associated with the main fields and occupations of the Corporation. Always put the interests of shareholders in conjunction with the investment process to expand the development scale of the Corporation. Ensure the lives of employees, pay more attention to training and improve the quality of human resources", the Board of Directors directs the key tasks to be implemented in 2025, specifically as follows:

First, implement the Resolution of the 2025 Annual General Meeting of Shareholders, in which, focus on completing the 2025 business plan and adhere to the 2021-2026 development strategy through the implementation of key solution groups throughout the system.

Second, strongly promote the role of the Parent Company throughout the system through: (1) Centrally manage and coordinate resources throughout the system in terms of finance, human resources - training, information technology, brand, and basic construction investment; (2) Maximize the existing resources of the Corporation to promote overall strength; (3) Increase the financial capacity of the Parent Company to perform well the function of investing capital in member companies in the main fields and occupations of the Corporation.

Third, focus on building a professional corporate governance system in a modern direction and a public company model with the application of advanced management methods and information technology solutions in governance, ensuring the exploitation of resources effectively, creating sustainable values in the long term and attracting investment capital into the business.

Fourth, continue to focus on implementing social security programs, supporting the community, pioneering in environmental protection, towards the implementation of a sustainable development strategy.

The above is the report of the Board of Directors of Tin Nghia Corporation on the results of operations in 2024 and the plan for 2025.

Submit to the Annual General Meeting of Shareholders for discussion, feedback, and approval.

Recipients: 

- Shareholders;
- Archive: BOD's Document, Meeting Documents

**ON BEHALF OF
THE BOARD OF DIRECTORS
CHAIRMAN**



Dang Thi Thanh Ha

APPENDIX 1

transactions between the company, subsidiaries, companies in which the public company holds control of 50% or more of the charter capital with members of the Board of Directors and related parties of those members

*(Attached is Report No. ...88.../BC-HĐQT dated 22/5/2025
of the Board of Directors of Tín Nghĩa Corporation)*

| No | Supplier/Seller of goods/Service provider/Lender/ Provider of other transactions | Buyer of goods/User of services/Borrower/ Participant in other transactions | Time of transaction between companies | Content, quantity, and total transaction value |
|----|--|---|---------------------------------------|--|
| 1 | Tín Nghĩa Petrol Joint - Stock Company | Thong Nhat Joint - Stock Company | From 01/2024 to 12/2024 | Supply of petroleum fuel. Total transaction value: 243,422,540 VND. |
| 2 | Tín Nghĩa Petrol Joint - Stock Company | ICD Bien Hoa - Tín Nghĩa Logistics Joint - Stock Company | From 01/2024 to 12/2024 | Supply of petroleum fuel. Total transaction value: 184,472,979 VND. |
| 3 | Tín Nghĩa Petrol Joint - Stock Company | Công ty CP Phát triển KCN Tín Nghĩa | From 01/2024 to 12/2024 | Supplying gasoline and diesel fuel. Total transaction value: 284,657,402 VND. |
| 4 | Công ty CP Phát triển KCN Tín Nghĩa | Tín Nghĩa Petrol Joint - Stock Company | From 01/2024 to 12/2024 | Providing environmental consulting services. Total transaction value: 312,500,000 VND |
| 5 | Tín Nghĩa Petrol Joint - Stock Company | Phuoc Tan Trading And Construction Joint - Stock Company | From 01/2024 to 12/2024 | Supply of petroleum fuel. Total transaction value: 132,700,737 VND. |
| 6 | Tín Nghĩa Petrol Joint - Stock Company | Nhon Trach Investment Joint - Stock Company | From 01/2024 to 12/2024 | Supply of petroleum fuel. Total transaction value: 182,982,291 VND. |
| 7 | Tín Nghĩa Petrol Joint - Stock Company | Tín Nghĩa - A Chau Investment Joint - Stock Company | From 01/2024 to 12/2024 | Supply of petroleum fuel. Total transaction value: 158,772,944 VND. |
| 8 | Tín Nghĩa Petrol Joint - Stock Company | Petro Vietnam Phuoc An Port Investment & Operation Joint Stock Company | From 01/2024 to 12/2024 | Supply of petroleum fuel. Total transaction value: 1,832,175,419 VND. |

| No | Supplier/Seller of goods/Service provider/Lender/ Provider of other transactions | Buyer of goods/User of services/Borrower/ Participant in other transactions | Time of transaction between companies | Content, quantity, and total transaction value |
|----|--|---|---------------------------------------|---|
| 9 | Tin Nghia Petrol Joint - Stock Company | Nhon Trach 6a Investment Construction Industrial Zone Company Limited | From 01/2024 to 12/2024 | Supply of petroleum fuel. Total transaction value: 505,413,052 VND. |
| 10 | Tin Nghia Petrol Joint - Stock Company | Tin Nghia - Phuong Dong Industrial Park Joint Stock Company | From 01/2024 to 12/2024 | Supply of petroleum fuel. Total transaction value: 237,448,848 VND. |
| 11 | Tin Nghia Petrol Joint - Stock Company | Dong Nai Import Export Processing Agricultural Products And Foods Joint Stock Company (Donafoods) | From 01/2024 to 12/2024 | Supply of petroleum fuel. Total transaction value: 123,210,052 VND. |
| 12 | ICD Bien Hoa - Tin Nghia Logistics Joint - Stock Company | Tin Nghia Petrol Joint - Stock Company | From 01/2024 to 12/2024 | Leasing of petrol station business premises. Total transaction value: 270,600,000 VND. |
| 13 | ICD Bien Hoa - Tin Nghia Logistics Joint - Stock Company | Tin Nghia Petrol Joint - Stock Company | From 01/2024 to 12/2024 | Supplying electricity for daily activities at the petrol station. Total transaction value: 94,083,500 VND. |
| 14 | ICD Bien Hoa - Tin Nghia Logistics Joint - Stock Company | Dong Nai Import Export Processing Agricultural Products And Foods Joint Stock Company (Donafoods) | From 01/2024 to 12/2024 | Provision of logistics services. Total transaction value: 709,925,500 VND. |
| 15 | ICD Bien Hoa - Tin Nghia Logistics Joint - Stock Company | Dong Nai Import Export Processing Agricultural Products And Foods Joint Stock Company (Donafoods) | From 01/2024 to 12/2024 | Providing working capital loans. Total transaction value: 19,000,000,000 VND. |
| 16 | ICD Bien Hoa - Tin Nghia Logistics Joint - Stock Company | Tin Nghia - A Chau Investment Joint - Stock Company | From 01/2024 to 12/2024 | Providing working capital loans. Total transaction value: 114,736,301 VND. |
| 17 | ICD Bien Hoa - Tin Nghia Logistics Joint - Stock Company | Tin Nghia - Phuong Dong Industrial Park Joint Stock Company | From 01/2024 to 12/2024 | Providing working capital loans. Total transaction value: 25,000,000,000 VND. |

| No | Supplier/Seller of goods/Service provider/Lender/ Provider of other transactions | Buyer of goods/User of services/Borrower/ Participant in other transactions | Time of transaction between companies | Content, quantity, and total transaction value |
|----|---|---|---------------------------------------|---|
| 18 | Dong Nai Import Export Processing Agricultural Products And Foods Joint Stock Company (Donafoods) | ICD Bien Hoa - Tin Nghia Logistics Joint - Stock Company | From 01/2024 to 12/2024 | Selling cashew nuts. Total transaction value: 11,435,926 VND. |
| 19 | Dong Nai Import Export Processing Agricultural Products And Foods Joint Stock Company (Donafoods) | Tin Nghia Petrol Joint - Stock Company | From 01/2024 to 12/2024 | Selling cashew nuts. Total transaction value: 13,888,890 VND |
| 20 | Dong Nai Import Export Processing Agricultural Products And Foods Joint Stock Company (Donafoods) | Thong Nhat Joint - Stock Company | From 01/2024 to 12/2024 | Selling cashew nuts. Total transaction value: 774,074 VND |
| 21 | Dong Nai Import Export Processing Agricultural Products And Foods Joint Stock Company (Donafoods) | Tin Nghia - A Chau Investment Joint - Stock Company | From 01/2024 to 12/2024 | Selling cashew nuts. Total transaction value: 1,886,805 VND |
| 22 | Dong Nai Import Export Processing Agricultural Products And Foods Joint Stock Company (Donafoods) | Phuoc Tan Trading And Construction Joint - Stock Company | From 01/2024 to 12/2024 | Selling cashew nuts. Total transaction value: 1,209,491 VND |
| 23 | Dong Nai Import Export Processing Agricultural Products And Foods Joint Stock Company (Donafoods) | Tin Nghia Industrial Park Development Joint Stock Company | From 01/2024 to 12/2024 | Selling cashew nuts. Total transaction value: 3,373,334 VND |
| 24 | Tin Nghia Industrial Park Development Joint Stock Company | Tin Nghia Petrol Joint - Stock Company | From 01/2024 to 12/2024 | Supplying water and wastewater treatment. Total transaction value: 11,721,655 VND. |
| 25 | Tin Nghia Industrial Park Development Joint Stock Company | Tin Nghia - A Chau Investment Joint - Stock Company | From 01/2024 to 12/2024 | Providing working capital loans. Total transaction value: 30,000,000,000 VND. |
| 26 | Tin Nghia Industrial Park Development Joint Stock Company | Nhon Trach Investment Joint - Stock Company | From 12/2024 | Providing car rental services. Total transaction value: 27,777,778 VND |

| No | Supplier/Seller of goods/Service provider/Lender/ Provider of other transactions | Buyer of goods/User of services/Borrower/ Participant in other transactions | Time of transaction between companies | Content, quantity, and total transaction value |
|-----------|---|--|--|---|
| 27 | Tin Nghia Industrial Park Development Joint_Stock Company | Tin Nghia - Phuong Dong Industrial Park Joint Stock Company | From 01/2024 to 12/2024 | Providing car rental services. Total transaction value: 52,500,000 VND |
| 28 | Tin Nghia Industrial Park Development Joint_Stock Company | Phuoc Tan Trading And Construction Joint - Stock Company | From 01/2024 to 12/2024 | Providing working capital loans. Tổng giá trị giao dịch: 16,200,000,000 VND. |
| 29 | Tin Nghia - Phuong Dong Industrial Park Joint Stock Company | Tin Nghia - A Chau Investment Joint - Stock Company | From 01/2024 to 06/2024 | Providing working capital loans. Total transaction value: 496,908,924 VND |

APPENDIX 2

Transactions between the Corporation and companies in which members of the Board of Directors are founding members or business managers in the 03 years prior to the transaction

*(Attached is Report No. ...88.../BC-HDQT dated 22./5./2025
of the Board of Directors of Tín Nghĩa Corporation)*

| No | Name of Organization/ Individual | Relation ship with the Corporation | Certificate No., Date Issued, Issuing Authority | Headquarter s Address | Transact ion Time | Resolution/ Decision No. (if any) | Content and Value of Transaction |
|----|---|---|---|--|----------------------------------|--|--|
| 1 | Tín Nghĩa Petrol Joint - Stock Company | Related Parties of the Corporation | 3601038204, issued by the Department of Planning and Investment of Dong Nai Province on 08/12/2008 | 3rd Floor, No. 96 Ha Huy Giap, Trung Dung Ward, Bien Hoa City, Dong Nai Province | From 01/2024 to 12/2024 | Resolution No. 09/NQ- HDQT dated 12/01/2024 | Gas station for rent Total value: 2,454,545,457 VND |
| 2 | Tín Nghĩa Petrol Joint - Stock Company | Related Parties of the Corporation | 3601038204, issued by the Department of Planning and Investment of Dong Nai Province on 08/12/2008 | 3rd Floor, No. 96 Ha Huy Giap, Trung Dung Ward, Bien Hoa City, Dong Nai Province | From 01/2024 to 12/2024 | Resolution No. 09/NQ- HDQT dated 12/01/2024 | Purchase of fuel, Total value: 1,227,848,677 VND |
| 3 | Tín Nghĩa Petrol Joint - Stock Company | Related Parties of the Corporation | 3601038204, issued by the Department of Planning and Investment of Dong Nai Province on 08/12/2008 | 3rd Floor, No. 96 Ha Huy Giap, Trung Dung Ward, Bien Hoa City, Dong Nai Province | From 01/2024 to 12/2024 | Resolution No. 09/NQ- HDQT dated 12/01/2024 | Office for rent, Total value: 860,999,997 VND |
| 4 | Tín Nghĩa Petrol Joint - Stock Company | Related Parties of the Corporation | 3601038204, issued by the Department of Planning and Investment of Dong Nai Province on 08/12/2008 | 3rd Floor, No. 96 Ha Huy Giap, Trung Dung Ward, Bien Hoa City, Dong Nai Province | From 01/2024 to 12/2024 | Resolution No. 09/NQ- HDQT dated 12/01/2024 | Fees for electricity, water, and wastewater treatment, Total value: 362,906,106 VND |
| 5 | Tín Nghĩa Petrol Joint - Stock Company | Related Parties of the Corporation | 3601038204, issued by the Department of Planning and Investment of Dong Nai | 3rd Floor, No. 96 Ha Huy Giap, Trung Dung Ward, Bien Hoa City, Dong Nai Province | From 01/2024 to 12/2024 | Resolution No. 09/NQ- HDQT dated 12/01/2024 | Providing advertising services on LED screens, Total value: 12,729,600 VND |

| No | Name of Organization/ Individual | Relation ship with the Corpora tion | Certificate No., Date Issued, Issuing Authority | Headquarter s Address | Transact ion Time | Resolution/ Decision No. (if any) | Content and Value of Transaction |
|----|---|-------------------------------------|--|---|-------------------------|--|---|
| | | | Province on 08/12/2008 | | | | |
| 6 | Tin Nghia Industrial Park Development Joint-Stock Company | Related Parties of the Corporati on | 3600964611, issued by the Department of Planning and Investment of Dong Nai Province on 08/11/2008 | Street 6, Tam Phuoc Industrial Park, Tam Phuoc Ward, Bien Hoa City, Dong Nai Province | From 01/2024 to 12/2024 | Resolution No. 09/NQ-HĐQT dated 12/01/2024 | Hire waste collection services, Total value: 6,295,650 VND |
| 7 | ICD Bien Hoa - Tin Nghia Logistics Joint - Stock Company | Người có liên quan của Tổng Công ty | 3601047417, issued by the Department of Planning and Investment of Dong Nai Province on 07/10/2009 | Km 1+900 National Route 51, Long Binh Tan Ward, Bien Hoa City, Dong Nai Province | From 01/2024 to 12/2024 | Resolution No. 09/NQ-HĐQT dated 12/01/2024 | Hire logistics services, Total value: 671,137,674 VND |
| 8 | ICD Bien Hoa - Tin Nghia Logistics Joint - Stock Company | Người có liên quan của Tổng Công ty | 3601047417, issued by the Department of Planning and Investment of Dong Nai Province on 07/10/2009 | Km 1+900 National Route 51, Long Binh Tan Ward, Bien Hoa City, Dong Nai Province | From 01/2024 to 12/2024 | Resolution No. 09/NQ-HĐQT dated 12/01/2024 | Management fees and infrastructure usage fees, Total value: 3,885,467,964 VND |
| 9 | ICD Bien Hoa - Tin Nghia Logistics Joint - Stock Company | Người có liên quan của Tổng Công ty | 3601047417, issued by the Department of Planning and Investment of Dong Nai Province on 07/10/2009 | Km 1+900 National Route 51, Long Binh Tan Ward, Bien Hoa City, Dong Nai Province | From 01/2024 to 12/2024 | Resolution No. 09/NQ-HĐQT dated 12/01/2024 | Providing advertising services on LED screens, Total value: 4,752,000 VND |
| 10 | Dong Nai Import Export Processing Agricultural Products And Foods Joint Stock Company | Related Parties of the Corporati on | 3600268170, issued by the Department of Planning and Investment of Dong Nai Province on 01/07/2010 | No. 647, Hanoi Highway, Long Binh Ward, Bien Hoa City, Dong Nai Province | From 01/2024 to 12/2024 | Resolution No. 09/NQ-HĐQT dated 12/01/2024 | Buy cashew nuts, Total value: 93,976,391 VND |
| 11 | Dong Nai Import Export Processing Agricultural Products And | Related Parties of the Corporati on | 3600268170, issued by the Department of Planning and Investment of | No. 647, Hanoi Highway, Long Binh Ward, Bien | From 01/2024 to 12/2024 | Resolution No. 09/NQ-HĐQT dated 12/01/2024 | Warehouse rental services, Total value: 360,000,000 VND |

| No | Name of Organization/ Individual | Relation ship with the Corpora tion | Certificate No., Date Issued, Issuing Authority | Headquarter s Address | Transact ion Time | Resolution/ Decision No. (if any) | Content and Value of Transaction |
|----|---|--|--|--|-------------------------|--|--|
| | Foods Joint Stock Company | | Dong Nai Province on 01/07/2010 | Hoa City, Dong Nai Province | | | |
| 12 | Dong Nai Import Export Processing Agricultural Products And Foods Joint Stock Company | Related Parties of the Corporati on | 3600268170, issued by the Department of Planning and Investment of Dong Nai Province on 01/07/2010 | No. 647, Hanoi Highway, Long Binh Ward, Bien Hoa City, Dong Nai Province | From 01/2024 to 12/2024 | Resolution No. 09/NQ-HĐQT dated 12/01/2024 | Hire forklifts and conveyor belts Total value: 82,000,000 VND |
| 13 | Petro Vietnam Phuoc An Port Investment & Operation Joint Stock Company | Người có liên quan của Người nội bộ Tổng Công ty | 3601010336 Sở KH và ĐT tỉnh Đồng Nai cấp ngày 14/5/2008 | Logistics Service Area at Phuoc An Port, Ba Truong Hamlet, Phuoc An Commune, Nhon Trach District, Dong Nai Province. | From 01/2024 to 12/2024 | Resolution No. 09/NQ-HĐQT dated 12/01/2024 | Container transportation fees, Total value: 4,500,000 VND, |
| 14 | Tin Nghia - A Chau Investment Joint - Stock Company | Related Parties of the Corporati on | 3602181239, issued by the Department of Planning and Investment of Dong Nai Province on 08/12/2008 | No. 2/11, Bui Huu Nghia, Tan Van Ward, Bien Hoa City, Dong Nai Province | From 01/2024 to 12/2024 | Resolution No. 09/NQ-HĐQT dated 12/01/2024 | Providing advertising services on LED screens Total value: 21,384,000 VND |
| 15 | Tin Nghia - A Chau Investment Joint - Stock Company | Related Parties of the Corporati on | 3602181239, issued by the Department of Planning and Investment of Dong Nai Province on 08/12/2008 | No. 2/11, Bui Huu Nghia, Tan Van Ward, Bien Hoa City, Dong Nai Province | 02/2024 | Resolution No. 29/NQ-HĐQT dated 06/02/2024 | Working capital lending, Total value: 70,000,000,000 VND |
| 16 | Tin Nghia - A Chau Investment Joint - Stock Company | Related Parties of the Corporati on | 3602181239, issued by the Department of Planning and Investment of Dong Nai Province on 08/12/2008 | No. 2/11, Bui Huu Nghia, Tan Van Ward, Bien Hoa City, Dong Nai Province | In 03/2023 | Resolution No. 77/NQ-HĐQT dated 29/3/2023 | Working capital lending, Total value: 11,280,273,973 VND |

| No | Name of Organization/ Individual | Relationship with the Corporation | Certificate No., Date Issued, Issuing Authority | Headquarters Address | Transaction Time | Resolution/ Decision No. (if any) | Content and Value of Transaction |
|----|---|------------------------------------|--|--|-------------------------|---|---|
| 17 | Tin Nghia - A Chau Investment Joint - Stock Company | Related Parties of the Corporation | 3602181239, issued by the Department of Planning and Investment of Dong Nai Province on 08/12/2008 | No. 2/11, Bui Huu Nghia, Tan Van Ward, Bien Hoa City, Dong Nai Province | In 07/2024 | Resolution No. 150/NQ-HĐQT dated 12/7/2024 | Extension of the working capital loan period. Total value: 81,391,780,822 VND |
| 18 | Tin Nghia - A Chau Investment Joint - Stock Company | Related Parties of the Corporation | 3602181239, issued by the Department of Planning and Investment of Dong Nai Province on 08/12/2008 | No. 2/11, Bui Huu Nghia, Tan Van Ward, Bien Hoa City, Dong Nai Province | In 11/2024 | Resolution No. 231/NQ-HĐQT dated 21/11/2024 | Extension of the working capital loan period Working capital lending, Total value: 146,591,483,513 VND |
| 19 | Thong Nhat Joint - Stock Company | Related Parties of the Corporation | 3600667859, issued by the Department of Planning and Investment of Dong Nai Province on 24/02/2004 | Street 2A, Bau Xeo Industrial Park, Trang Bom District, Dong Nai Province | From 01/2024 to 12/2024 | Resolution No. 09/NQ-HĐQT dated 12/01/2024 | Providing advertising services on LED screens, Total value: 34,918,560 VND, |
| 20 | Tin Nghia - Phuong Dong Industrial Park Joint Stock Company | Related Parties of the Corporation | 3501499635, issued by the Department of Planning and Investment of Ba Ria - Vungm Tau Province on 23/11/2009 | Dat Do I Industrial Park, Phuoc Long Tho Commune, Dat Do Town, Ba Ria - Vung Tau Province. | From 01/2024 to 12/2024 | Resolution No. 09/NQ-HĐQT dated 12/01/2024 | Providing advertising services on LED screens, Total value: 80,784,000 VND |
| 21 | Tin Nghia - Phuong Dong Industrial Park Joint Stock Company | Related Parties of the Corporation | 3501499635, issued by the Department of Planning and Investment of Ba Ria - Vungm Tau Province on 23/11/2009 | Dat Do I Industrial Park, Phuoc Long Tho Commune, Dat Do Town, Ba Ria - Vung Tau Province. | From 01/2024 to 12/2024 | Resolution No. 09/NQ-HĐQT dated 12/01/2024 | Phí kiểm định và phí cầu đường, Total value: 13,888,890 VND |
| 22 | Tin Nghia - Phuong Dong Industrial Park Joint Stock Company | Related Parties of the Corporation | 3501499635, issued by the Department of Planning and Investment of Ba Ria - | Dat Do I Industrial Park, Phuoc Long Tho Commune, Dat Do Town, | In 01/2024 | Resolution No. 10/NQ-HĐQT dated 15/01/2024 | Extension of the working capital loan period Working capital lending, |

| No | Name of Organization/ Individual | Relation ship with the Corpora tion | Certificate No., Date Issued, Issuing Authority | Headquarter s Address | Transact ion Time | Resolution/ Decision No. (if any) | Content and Value of Transaction |
|----|---|-------------------------------------|--|--|-------------------|--|--|
| | | | Vungm Tau Province on 23/11/2009 | Ba Ria - Vung Tau Province. | | | Total value: 131,500,000,000 VND,VND, |
| 23 | Tin Nghia - Phuong Dong Industrial Park Joint Stock Company | Related Parties of the Corporati on | 3501499635, issued by the Department of Planning and Investment of Ba Ria - Vungm Tau Province on 23/11/2009 | Dat Do I Industrial Park, Phuoc Long Tho Commune, Dat Do Town, Ba Ria - Vung Tau Province. | In 02/2024 | Resolution No. 33/NQ-HĐQT dated 23/02/2024 | Working capital lending, Total value: 53,000,000,000 VND,VND, |
| 24 | Tin Nghia - Phuong Dong Industrial Park Joint Stock Company | Related Parties of the Corporati on | 3501499635, issued by the Department of Planning and Investment of Ba Ria - Vungm Tau Province on 23/11/2009 | Dat Do I Industrial Park, Phuoc Long Tho Commune, Dat Do Town, Ba Ria - Vung Tau Province. | In 04/2024 | Resolution No. 91/NQ-HĐQT dated 04/4/2024 | Working capital lending, Total value: 130,000,000,000 VND, |
| 25 | Nhon Trach Investment Joint - Stock Company | Related Parties of the Corporati on | 3600694267, issued by the Department of Planning and Investment of Dong Nai Province on 14/09/2004 | Street 7, Eastern Saigon Urban Area, Long Tan Commune, Nhon Trach District, Dong Nai Province. | In 01/2024 | Resolution No. 16/NQ-HĐQT dated 16/01/2024 | Extension of the working capital loan period Working capital lending, Total value: 159,980,867,657 VND |

Bien Hoa, April 02, 2025

REPORT
PERFORMANCE RESULTS FOR THE YEAR 2024
SUPERVISION PLAN FOR THE YEAR 2025

Pursuant to the functions, duties, and powers of the Board of Supervisors as stipulated in the Charter of Tin Nghia Corporation (hereinafter referred to as the Corporation);

Pursuant to the Operating Regulations of the Board of Supervisors for the term of 2021-2026, approved by the Annual General Meeting of Shareholders on June 29, 2021;

Pursuant to the Resolution of the Annual General Meeting of Shareholders in 2024;

Pursuant to the performance results of production and business operations of the Corporation in 2024;

The Board of Supervisors reports to the Annual General Meeting of Shareholders on the results of inspection and supervision of the Corporation's operations in 2024 and the plan for 2025 as follows:

A. RESULTS OF SUPERVISORY ACTIVITIES IN 2024

I. OPERATING SITUATION

1. Information on members of the Board of Supervisors in 2024

The Board of Supervisors of Tin Nghia Corporation for term II (2021-2026) includes the following 03 members:

- ✓ Mr. Tran Tan Nhat – Head of the Board of Supervisors.
- ✓ Mr. Tang Tran Tan Khai – Member of the Board of Supervisors.
- ✓ Ms. Le Ngoc Dung – Member of the Board of Supervisors (Relieved from duty on May 22, 2024).
- ✓ Mr. Nguyen Quoc Ky – Member of the Board of Supervisors (Appointed on May 22, 2024).

2. Activities of the Board of Supervisors

Pursuant to the Corporation's Charter and the Working Regulations of the Board of Supervisors, in 2024, the Board of Supervisors performed the following tasks:

✓ Promulgated the control plan for 2024, assigned tasks to each member, and organized the implementation of the plan as prescribed.

✓ Attended meetings of the Board of Directors and other meetings of the Corporation.

✓ Inspected the 6-month and annual financial statements for 2024.

✓ Inspecting and supervising the management and administration of business operations; compliance with laws and regulations of the Corporation; monitoring the implementation of Resolutions and Decisions of the General Meeting of Shareholders and the Board of Directors; promptly detecting and recommending to the Board of Directors activities that do not comply with regulations on corporate governance.

✓ Supervised the activities of the Board of Directors and the Board of General Directors.

II. RESULTS OF SUPERVISORY ACTIVITIES IN 2024

1. Report on monitoring production and business activities in 2024

| Target | Unit | 2024 Plan | 2024 Perfor mance | 2023 Perfor mance | % Comparison | |
|---|--------------------|--------------|-------------------------|-------------------------|--------------|----------------|
| | | | | | Plan | Same period |
| 1. Total consolidated revenue (*) | Billion VND | 10,000 | 12,125 | 8,846 | 121.25% | 137.06% |
| <i>Of which, Parent Company</i> | <i>Billion VND</i> | 6,000 | 7,675 | 4,224 | 127.92% | 181.73% |
| 2. Consolidated profit after tax | Billion VND | 250 | 425 | 260 | 169.82% | 163.51% |
| <i>Of which, Parent Company</i> | <i>Billion VND</i> | 220 | 247 | 222 | 112.23% | 110.97% |
| 3. Dividend payout ratio/charter capital | % | 10% | | | | |

(*) Total revenue includes revenue from financial activities and other income

2. Evaluation of the business performance of the parent company (Separate financial statements)

2.1 Business results

Total Revenue in 2024 reached 7,675 Billion VND, reaching 127.92% compared to the plan and 181.73% compared to the same period. Profit after tax was 247 Billion VND, reaching 112.23% compared to the plan and 110.97% compared to the same period. The structure of revenue and gross profit is as follows:

| Target | Unit | 2024 Performance | 2023 Performance | % Implementation 2024/ Implementation 2023 |
|--|--------------------|---------------------|---------------------|--|
| Revenue | | 7,675 | 4,224 | 181.73% |
| Revenue from sales and service provision | Billion VND | 7,398 | 3,978 | 85.98% |
| <i>Revenue from sales of goods and finished products</i> | | <i>6,975</i> | <i>3,598</i> | <i>193.87%</i> |
| <i>Industrial park infrastructure revenue</i> | | <i>341</i> | <i>327</i> | <i>104.28%</i> |
| <i>Real estate revenue</i> | | <i>41</i> | <i>11</i> | <i>371.05%</i> |
| <i>Revenue from service provision</i> | | <i>41</i> | <i>42</i> | <i>98.05%</i> |
| Revenue from financial activities | Billion VND | 263 | 242 | 108.87% |
| Other revenue | Billion VND | 14 | 4 | 339.43% |
| Gross profit | Billion VND | 308 | 258 | 119.24% |
| <i>Activities of selling goods and finished products</i> | | <i>90</i> | <i>31</i> | <i>290.26%</i> |
| <i>Industrial park infrastructure leasing activities</i> | | <i>208</i> | <i>198</i> | <i>105.13%</i> |
| <i>Real estate business activities</i> | | <i>2</i> | <i>3</i> | <i>64.95%</i> |
| <i>Service provision activities</i> | | <i>8</i> | <i>26</i> | <i>29.02%</i> |

✓ Revenue from sales of goods and finished products accounted for 94.28% of the revenue structure.

✓ The industrial park infrastructure sector accounted for 67.66% of the Corporation's gross profit structure.

2.2 Implementation of expenses

Unit: Billion VND

| Indicator | Actual in 2024 | Actual in 2023 | % TH 2024/TH 2023 |
|--|-------------------|-------------------|-------------------------|
| Revenue from sales and service provision | 7,398 | 3,978 | 185.99% |
| <i>Cost of goods sold</i> | <i>7,091</i> | <i>3,720</i> | <i>190.61%</i> |
| Gross profit | 308 | 258 | 119.27% |
| Financial income | 263 | 242 | 109.02% |
| <i>Financial expenses</i> | <i>103</i> | <i>136</i> | <i>75.98%</i> |
| - Including loan interest expenses | 75 | 52 | 144.44% |
| <i>Selling expenses</i> | <i>34</i> | <i>30</i> | <i>110.82%</i> |
| <i>Enterprise management expenses</i> | <i>79</i> | <i>91</i> | <i>86.82%</i> |
| Net profit from business activities | 355 | 242 | 146.56% |
| Other income | 14 | 4 | 337.33% |
| <i>Other expenses</i> | <i>73</i> | <i>3</i> | <i>2,271.50%</i> |
| Other profit | -59.3 | 0.8 | - |
| Total profit before tax | 296 | 243 | 121.67% |
| Total profit after tax | 247 | 222 | 110.97% |

✓ Total expenses in 2024 were 7,379 Billion VND, equal to 185.40% compared to the same period in 2024. The increase in expenses was mainly due to the increase in the cost of goods sold due to the increase in sales revenue in the coffee business (up 90.61% compared to the same period). The rate of increase in total expenses is lower than the rate of increase in total revenue.

✓ Financial expenses decreased due to a reduction in provisions for impairment of investments during the year, and an increase in interest expenses due to increased borrowing.

✓ Enterprise management expenses decreased (by 86.82%) compared to the same period in 2023 due to reduced employee costs.

2.3 Increase/Decrease in Assets/Capital and Financial Situation

2.3.1 Increase/Decrease in Assets/Capital

Unit: Billion VND

| Indicator | 31/12/2024 | 31/12/2023 | Change | |
|-------------------|---------------|--------------|--------------|----------------|
| | | | Amount | % |
| ASSETS | 10,272 | 8,153 | 2,119 | 125.99% |
| Short-term assets | 4,442 | 2,334 | 2,108 | 190.32% |
| Long-term assets | 5,830 | 5,819 | 11 | 100.19% |
| RESOURCES | 10,272 | 8,153 | 2,119 | 125.99% |
| Liabilities | 7,340 | 5,261 | 2,079 | 139.53% |
| Owner's equity | 2,923 | 2,892 | 40 | 101.37% |

✓ The total assets and capital of the Corporation as of 31/12/2024 increased by 2,119 Billion VND compared to 31/12/2023, mainly due to an increase in short-term assets (short-term receivables from customers) and liabilities (short-term loans and financial lease liabilities).

2.3.2 Financial Situation of the Corporation through Financial Ratios

| | COEFFICIENT | YEAR 2024 | YEAR 2023 |
|----------|---|--------------|--------------|
| A | Group of payment ratios (calculated as of December 31) | | |
| | Short-term debt payment ratio | 1.35 | 1.78 |
| | Quick payment ratio | 1.31 | 1.68 |
| | Cash payment ratio | 0.04 | 0.30 |
| B | Group of capital structure ratios (calculated as of December 31) | | |
| | Debt ratio | 0.71 | 0.65 |
| | Debt ratio | 0.30 | 0.15 |
| | Debt/Equity ratio | 2.50 | 1.82 |
| C | Performance ratio (calculated for the year) | | |
| | Accounts receivable turnover | 4.60 | 6.25 |

| | COEFFICIENT | YEAR 2024 | YEAR 2023 |
|----------|--|--------------|--------------|
| | Average collection period (days) | 79.27 | 58.41 |
| | Inventory turnover | 57.32 | 46.93 |
| D | Profitability ratio (calculated for the year) | | |
| | Return on Assets (ROA) | 0.02 | 0.03 |
| | Return on Equity (ROE) | 0.12 | 0.11 |

✓ Based on the above financial ratios, the financial situation of the Corporation is relatively stable. The debt-to-equity ratio increased compared to 2023, mainly due to an increase in short-term loans used for coffee business operations.

3. Appraisal of Financial Statements

The 2024 financial statements ending on December 31, 2024 (Including separate financial statements and consolidated financial statements) have been audited by AASC Auditing Company Limited, including:

- ✓ Balance sheet
- ✓ Income statement
- ✓ Cash flow statement
- ✓ Notes to financial statements

The Board of Supervisors has appraised the audited financial statements and agreed with the audit opinion that "The financial statements fairly and reasonably reflect, in all material respects, the financial situation of the Corporation as of December 31, 2024, as well as the business results and cash flow situation for the financial year ended on the same date, in accordance with the accounting standards and regulations for enterprises."

4. Salary and remuneration payment situation of the Board of Supervisors

Based on the Resolution of the 2024 Annual General Meeting of Shareholders and the audited business results of 2024, the Board of Supervisors reports the salary and remuneration payment situation of each member of the Board of Supervisors as follows:

Unit: VND

| Full name | Position | Remuneration | Salary, bonus |
|--------------------|---------------|--------------|---------------|
| Tran Tan Nhat | Head of Board | 360,000,000 | 588,615,133 |
| Tang Tran Tan Khai | Member | 240,000,000 | 605,931,500 |

| Full name | Position | Remuneration | Salary, bonus |
|----------------|----------|--------------------|----------------------|
| Le Ngoc Dung | Member | 60,000,000 | - |
| Nguyen Quoc Ky | Member | 120,000,000 | 243,466,300 |
| Total | | 780,000,000 | 1,438,012,933 |

5. Report on the evaluation of transactions between Tin Nghia Corporation and its subsidiaries in which the public company holds controlling rights of 50% or more:

The main transactions in 2024 between the Corporation and its subsidiaries, affiliates, and related parties are mainly the activities of buying and selling goods and services; lending, repaying loans, and recovering loans. The Corporation implements contracts and transactions between Tin Nghia Corporation and related parties in accordance with the provisions of the Enterprise Law and the Corporation's Charter; and discloses information in accordance with regulations.

(Detailed list of internal transactions attached in Appendix 1)

III. SUPERVISION RESULTS OF THE BOARD OF DIRECTORS AND GENERAL MANAGEMENT

1. Results of supervision of the Board of Directors' activities

The current Board of Directors consists of 05 members, including 01 independent Board of Directors member, including:

| | |
|-------------------------|------------------------|
| ✓ Ms. Dang Thi Thanh Ha | Chairman |
| ✓ Mr. Tran Trung Tuan | Member |
| ✓ Mr. Tran Ngoc Tho | Independent BOD Member |
| ✓ Mr. Tran Hoai Nam | Member |
| ✓ Mr. Nguyen Thanh Dat | Member |

In 2024, the Board of Directors held 04 (Four) quarterly regular meetings in accordance with the law and the Corporation's Charter, 01 (One) extraordinary meeting, and 44 (Forty-four) times of collecting opinions from members in writing. The meetings were chaired by the Chairman of the Board of Directors, and discussions ensured seriousness and responsibility. The members of the Board of Directors fully participated in the meetings and had a high sense of responsibility for participating in giving opinions on the meeting contents. The meetings were recorded in the Minutes and Resolutions were issued for implementation. The documents and Resolutions were issued and managed for storage in accordance with regulations.

(Detailed list of Board of Directors' Resolutions attached in Appendix 2)

2. Results of Supervision of the General Director Board's activities

The General Director Board has assigned tasks to each individual within the General Director Board.

The General Director Board has developed a business plan and implemented it to member companies, departments/sections, and directly affiliated units.

Promptly develop internal management regulations and submit them to the Board of Directors for approval and implementation.

Proactively assess business performance, forecast the market, control costs, and implement solutions to improve business efficiency, ensuring capital for business operations.

Fully implement the Resolutions of the Board of Directors.

Report and disclose information in a timely manner as prescribed for large-scale public companies that have registered to trade shares on the Upcom market.

IV. ASSESSMENT OF COORDINATION BETWEEN THE BOARD OF SUPERVISORS WITH THE BOARD OF DIRECTORS AND THE GENERAL DIRECTOR BOARD

The Board of Supervisors, the Board of Directors, and the General Director Board of the Corporation regularly maintain working relationships, closely coordinating on the principle of the Corporation's and shareholders' interests.

The Board of Supervisors fully participates in meetings of the Board of Directors and contributes opinions in the management and administration of the Corporation.

The Board of Supervisors receives full information on the decisions of the Board of Directors.

The reports of the General Director Board of the Corporation reflect data and operating information of the Corporation publicly and transparently and are posted on the Corporation's website. Information disclosure activities comply with regulations and are timely.

In 2024, the activities of the Board of Directors, the General Director Board, and the Board of Supervisors complied with legal regulations, the Corporation's Charter, and the Resolutions of the General Meeting of Shareholders.

B. COMMENTS AND RECOMMENDATIONS

In 2024, the Board of Directors and the Executive Board of the company closely coordinated in their work, performed their management and administration roles well, and drastically implemented the tasks approved by the General Meeting of Shareholders. The activities of the Board of Directors and the Executive Board have demonstrated efforts and flexibility in directing production and business, and promoted the existing resources of the Corporation.

From the results of production and business in 2024 and the operating plan for 2025, the Board of Supervisors recommends several contents as follows:

✓ For the Industrial Park sector: Focus on completing legal procedures, compensation, and infrastructure investment for the Ong Keo Industrial Park.

✓ For the coffee business sector: continue with a cautious business plan, ensuring profitability and debt recovery.

✓ Regarding financial investment in subsidiaries and affiliated companies: have solutions to remove difficulties for companies that are still facing difficulties, are inefficient, or have low efficiency.

✓ Have solutions to recover long-term outstanding debts.

✓ Focus on resolving and overcoming difficulties for projects and land.

C. SUPERVISION PLAN FOR 2025

✓ Supervise the implementation of the Resolutions of the General Meeting of Shareholders in 2025 and the Resolutions and Decisions in the management and administration of the Corporation for the Board of Directors and the Executive Board.

✓ Conduct a review of the 6-month financial statements and an appraisal of the Corporation's annual financial statements.

✓ Inspect and supervise the compliance of the Board of Directors and the Management Board in implementing the regulations of the Corporation and the law.

✓ Attend meetings of the Board of Directors and other meetings of the Corporation.

✓ Supervise the implementation of periodic/irregular reports and information disclosure to the State Securities Commission and the Stock Exchange in accordance with the provisions of law on information disclosure in the Securities market.

✓ Exercise other powers and responsibilities of the Board of Supervisors as prescribed by law, the Corporation's Charter and the Board of Supervisors' Operating Regulations.

The above is the 2024 activity report and 2025 activity plan of the Board of Supervisors of Tin Nghia Corporation, respectfully submitted to the 2025 Annual General Meeting of Shareholders for consideration and approval.

**On behalf of the Board of Supervisors
Head of the Board**

Recipients:

- Shareholders;
- Board of Directors;
- Archive.



Tran Tan Nhat

APPENDIX 1

Transactions between the Corporation and related parties of the Corporation, or between the Corporation and major shareholders, internal persons, and related parties of internal persons

(Attached is the Report from the Board of Supervisors of Tin Nghia Corporation dated April 2, 2025)

| No. | Name of Organization / Individual | Relationship with the Corporation | Registration Number, Date of Issue, Issuing | Head Office Address | Time of transaction with the Corporation | Resolution/ Decision Number (if any) | Content and value of the transaction |
|--|--|------------------------------------|--|---|--|--|--|
| A The Corporation transaction is the Supplier of goods/services | | | | | | | |
| 1 | Tin Nghia Petrol Joint - Stock Company | Related parties of the Corporation | 3601038204 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 08/12/2008 | 3rd Floor, No. 96 Hà Huy Giáp Street, Trung Dũng Ward, Biên Hòa City, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Gas station for rent. Total value of the transaction: 2,454,545,457 VND. |
| 2 | Tin Nghia Petrol Joint - Stock Company | Related parties of the Corporation | 3601038204 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 08/12/2008 | 3rd Floor, No. 96 Hà Huy Giáp Street, Trung Dũng Ward, Biên Hòa City, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Office for rent. Total value of the transaction: 860,999,997 VND. |
| 3 | Tin Nghia Petrol Joint - Stock Company | Related parties of the Corporation | 3601038204 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 08/12/2008 | 3rd Floor, No. 96 Hà Huy Giáp Street, Trung Dũng Ward, Biên Hòa City, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Electricity, water, and wastewater treatment usage fees. Total value of the transaction: 362,906,106 VND. |

| No. | Name of Organization / Individual | Relationship with the Corporation | Registration Number, Date of Issue, Issuing Office | Head Office Address | Time of transaction with the Corporation | Resolution/ Decision Number (if any) | Content and value of the transaction |
|-----|--|---|--|--|--|--|---|
| 4 | Tin Nghia Petrol Joint - Stock Company | Related parties of the Corporation | 3601038204 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 08/12/2008 | 3rd Floor, No. 96 Hà Huy Giáp Street, Trung Dũng Ward, Biên Hòa City, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Providing advertising services on LED screens. Total value of the transaction: 12,729,600 VND. |
| 5 | Tin Nghia Transport Joint Stock Company Tin Nghia Transport Joint Stock Company | Related parties of the Corporation's internal persons | 3602738833 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 29/02/2012 | 3rd Floor, No. 96 Hà Huy Giáp Street, Trung Dũng Ward, Biên Hòa City, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Providing office rental services. Total value of the transaction: 350,909,092 VND. |
| 6 | Tin Nghia Transport Joint Stock Company | Related parties of the Corporation's internal persons | 3602738833 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 29/02/2012 | 3rd Floor, No. 96 Hà Huy Giáp Street, Trung Dũng Ward, Biên Hòa City, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Providing advertising services on LED screens. Total value of the transaction: 39,758,688 VND. |
| 7 | Tin Nghia Professional Security Services Corporation | Related parties of the Corporation | 3603272464 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 25/03/2015 | No. 60, Street 1, Tam Phước Residential Area & Resettlement Area, Tam Phước, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Providing advertising services on LED screens. Total value of the transaction: 18,273,600 VND. |

| No. | Name of Organization / Individual | Relationship with the Corporation | Registration Number, Date of Issue, Issuing Office | Head Office Address | Time of transaction with the Corporation | Resolution/ Decision Number (if any) | Content and value of the transaction |
|-----|--|-------------------------------------|--|--|--|--|--|
| 8 | Tin Nghia Professional Security Services Corporation | Related parties of the Corporation | 3603272464 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 25/03/2015 | No. 60, Street 1, Tam Phước Residential Area & Resettlement Area, Tam Phước, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Providing unloading and loading services. Total value of the transaction: 1,888,888,884 VND. |
| 9 | Tin Nghia Professional Security Services Corporation | Related parties of the Corporation | 3603272464 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 25/03/2015 | No. 60, Street 1, Tam Phước Residential Area & Resettlement Area, Tam Phước, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Rental parking space. Total value of the transaction: 89,181,813 VND. |
| 10 | Tin Nghia Professional Security Services Corporation | Related parties of the Corporation | 3603272464 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 25/03/2015 | No. 60, Street 1, Tam Phước Residential Area & Resettlement Area, Tam Phước, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Compensation management for the 560KVA transformer station asset of the rental factory. Total value of the transaction: 189,885,509 VND. |
| 11 | ICD Bien Hoa - Tin Nghia Logistics Joint Stock Company | Người có liên quan của Tổng Công ty | 3601047417 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 07/10/2009 | Km 1+900 National Highway 51, Long Bình Tân Ward, Biên Hòa City, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Management fee, infrastructure usage fee. Total value of the transaction: 3,885,467,964 VND. |

| No. | Name of Organization / Individual | Relationship with the Corporation | Registration Number, Date of Issue, Issuing Office | Head Office Address | Time of transaction with the Corporation | Resolution/ Decision Number (if any) | Content and value of the transaction |
|-----|--|---|--|--|--|--|--|
| 12 | ICD Bien Hoa - Tin Nghia Logistics Joint - Stock Company | Người có liên quan của Tổng Công ty | 3601047417 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 07/10/2009 | Km 1+900 National Highway 51, Long Binh Tân Ward, Biên Hòa City, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Providing advertising services on LED screens. Total value of the transaction: 4,752,000 VND. |
| 13 | Tuan Loc Commodities Company Limited Tuan Loc Commodities Company Limited | Related parties of the Corporation's internal persons | 3603655273 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 11/7/2019 | 1st Floor, Nhon Trach 6 Industrial Park Building, Long Thọ Commune, Nhon Trach District, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Selling coffee. Total value of the transaction: 42,068,292,931 VND. |
| 14 | Tuan Loc Commodities Company Limited | Related parties of the Corporation's internal persons | 3603655273 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 11/7/2019 | 1st Floor, Nhon Trach 6 Industrial Park Building, Long Thọ Commune, Nhon Trach District, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Providing warehouse and electricity rental services. Total value of the transaction: 3,177,665,645 VND. |
| 15 | Tuan Loc Commodities Company Limited | Related parties of the Corporation's internal persons | 3603655273 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 11/7/2019 | 1st Floor, Nhon Trach 6 Industrial Park Building, Long Thọ Commune, Nhon Trach District, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Sewage treatment fee. Total value of the transaction: 4,026,263 VND. |

| No. | Name of Organization / Individual | Relationship with the Corporation | Registration Number, Date of Issue, Issuing Office | Head Office Address | Time of transaction with the Corporation | Resolution/ Decision Number (if any) | Content and value of the transaction |
|-----|---|------------------------------------|---|---|--|--|---|
| 16 | Japanese Smes Development JS Company | Related parties of the Corporation | 3603294411 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province 30/06/2015 | Nhon Trach 3 Industrial Park - Phase 2, Hiep Phuoc Town, Nhon Trach District, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Providing advertising services on LED screens. Total value of the transaction: 43,765,530 VND. |
| 17 | Japanese Smes Development JS Company | Related parties of the Corporation | 3603294411 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province 30/06/2015 | Nhon Trach 3 Industrial Park - Phase 2, Hiep Phuoc Town, Nhon Trach District, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Providing transportation services, water supply, waste collection, and waste treatment. Total value of the transaction: 5,653,191,422 VND. |
| 18 | Tin Nghia - A Chau Investment Joint - Stock Company | Related parties of the Corporation | 3602181239 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province 08/12/2008 | 2/11 Bui Huu Nghia Street, Tan Van Ward, Bien Hoa City, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Providing advertising services on LED screens. Total value of the transaction: 21,384,000 VND. |
| 19 | Thong Nhat Joint - Stock Company | Related parties of the Corporation | 3600667859 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province 24/02/2004 | Street No. 2A, Bau Xeo Industrial Park, Trang Bom District, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Providing advertising services on LED screens. Total value of the transaction: 34,918,560 VND. |

| No. | Name of Organization / Individual | Relationship with the Corporation | Registration Number, Date of Issue, Issuing Office | Head Office Address | Time of transaction with the Corporation | Resolution/ Decision Number (if any) | Content and value of the transaction |
|---|--|---|--|---|--|--|---|
| 20 | Tin Nghia - A Chau Investment Joint - Stock Company | Related parties of the Corporation | 350149963 issued by the Business Registration Office - Department of Planning and Investment of Ba Ria - Vung Tau Province on 23/11/2009 | Dat Do I Industrial Park, Phuoc Long Tho Commune, Dat Do District, Ba Ria - Vung Tau Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Providing advertising services on LED screens. Total value of the transaction: 80,784,000 VND. |
| 21 | Thong Nhat Real Estate Joint Stock Company Thong Nhat Real Estate Joint Stock Company | Related parties of the Corporation's internal persons | 3602041707 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 17/8/2009 | L4.09-10, N5 Street, Group 14, Lap Thanh Quarter, Dau Giay Town, Thong Nhat District, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Providing advertising services on LED screens. Total value of the transaction: 42,768,000 VND. |
| B. Transactions where the Corporation is the buyer of goods/services | | | | | | | |
| 1 | Tin Nghia Petrol Joint - Stock Company | Related parties of the Corporation | 3601038204 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 08/12/2008 | No. 96 Hà Huy Giáp Street, Trung Dũng Ward, Biên Hòa City, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Purchasing fuel (gasoline and oil). Total value of the transaction: 1,227,848,677 đồng |
| 2 | Tin Nghia Industrial Park Development Joint-Stock Company | Related parties of the Corporation | 3600964611 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai | Street 6, Tam Phuoc Industrial Park, Tam Phuoc Ward, Bien Hoa City, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Waste collection service. Total value of the transaction: 6,295,650 VND. |

| No. | Name of Organization / Individual | Relationship with the Corporation | Registration Number, Date of Issue, Issuing | Head Office Address | Time of transaction with the Corporation | Resolution/ Decision Number (if any) | Content and value of the transaction |
|-----|---|------------------------------------|--|---|--|--|--|
| | | | Province on 08/11/2008 | | | | |
| 3 | Tin Nghia - A Chau Investment Joint - Stock Company | Related parties of the Corporation | 350149963 issued by the Business Registration Office - Department of Planning and Investment of Ba Ria - Vung Tau Province on 23/11/2009 | Dat Do I Industrial Park, Phuoc Long Tho Commune, Dat Do District, Ba Ria - Vung Tau Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Inspection fees and road tolls. Total value of the transaction: 13,888,890 VND. |
| 4 | Tin Nghia Industrial Park Development Joint-Stock Company | Related parties of the Corporation | 3601381549 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 10/12/2008 | No. 01, Lot C, Phan Chu Trinh Street, Quang Vinh Ward, Bien Hoa City, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Consulting services for project supervision, design consultancy, and cost estimation. Total value of the transaction: 2,937,750,801 VND. |
| 5 | Tin Nghia Project Management Joint-Stock Company | Related parties of the Corporation | 3601381549 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 10/12/2008 | No. 01, Lot C, Phan Chu Trinh Street, Quang Vinh Ward, Bien Hoa City, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Design verification consulting services. Total value of the transaction: 4,000,000 VND. |
| 6 | Tin Nghia Professional Security Services Corporation | Related parties of the Corporation | 3603272464 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai | No. 60, Street 1, Tam Phuoc Residential Area and Urban Development, Tam | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Security services. Total value of the transaction: 8,536,664,000 VND. |

| No. | Name of Organization / Individual | Relations hip with the Corporat ion | Registration Number, Date of Issue, Issuing | Head Office Address | Time of transacti on with the Corporat ion | Resolution/ Decision Number (if any) | Content and value of the transaction |
|-----|---|-------------------------------------|--|--|--|--|--|
| | | | Province on 25/03/2015 | Phuoc, Dong Nai Province | | | |
| 7 | Tin Nghia Professional Security Services Corporation | Related parties of the Corporati on | 3603272464 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 25/03/2015 | No. 60, Street 1, Tam Phước Residential Area & Resettlement Area, Tam Phước, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Loading and unloading services, import and export of goods, labor, and cleaning services. Total value of the transaction: 259,668,380 VND. |
| 8 | Tin Nghia Professional Security Services Corporation | Related parties of the Corporati on | 3603272464 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 25/03/2015 | No. 60, Street 1, Tam Phước Residential Area & Resettlement Area, Tam Phước, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Maintenance, repair, and replacement fees for damaged equipment in the fire protection system. Total value of the transaction: 199,010,000 VND. |
| 9 | ICD Bien Hoa - Tin Nghia Logistics Joint - Stock Company | Người có liên quan của Tổng Công ty | 3601047417 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 07/10/2009 | Km 1+900 National Highway 51, Long Bình Tân Ward, Biên Hòa City, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Logistics service rental. Total value of the transaction: 671,137,674 VND. |
| 10 | Dong Nai Import Export Processing Agricultural Products And Foods Joint Stock Company | Related parties of the Corporati on | 3600268170 do Sở Kế hoạch và Đầu tư tỉnh Đồng Nai cấp ngày 01/07/2010 | Số 647, Xã lộ Hà Nội, P. Long Bình, Biên Hòa, Đồng Nai. | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Purchase cashew nuts. Total value of the transaction: 93,976,391 VND. |

| No. | Name of Organization / Individual | Relationship with the Corporation | Registration Number, Date of Issue, Issuing Office | Head Office Address | Time of transaction with the Corporation | Resolution/ Decision Number (if any) | Content and value of the transaction |
|-----|---|---|--|---|--|--|---|
| 11 | Dong Nai Import Export Processing Agricultural Products And Foods Joint Stock Company | Related parties of the Corporation | 3600268170 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 01/07/2010 | No. 647, Hanoi Highway, Long Binh Ward, Bien Hoa City, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Warehouse rental service, Total value of the transaction: 360,000,000 VND. |
| 12 | Dong Nai Import Export Processing Agricultural Products And Foods Joint Stock Company | Related parties of the Corporation | 3600268170 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 01/07/2010 | No. 647, Hanoi Highway, Long Binh Ward, Bien Hoa City, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Rental of forklifts and conveyor belts. Total value of the transaction: 82,000,000 VND. |
| 13 | Nhon Trach Green Trees Corporation | Related parties of the Corporation's internal persons | 3603438670 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 10/01/2017 | Street No. 7, Dong Sai Gon Urban Area, Long Tan Commune, Nhon Trach District, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Plant care services. Total value of the transaction: 50,000,000 VND. |
| 14 | Nhon Trach Green Trees Corporation | Related parties of the Corporation's internal persons | 3603438670 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 10/01/2017 | Street No. 7, Dong Sai Gon Urban Area, Long Tan Commune, Nhon Trach District, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Tree planting contract execution services. Total value of the transaction: 184,442,400 VND. |

| No. | Name of Organization / Individual | Relations hip with the Corporat ion | Registration Number, Date of Issue, Issuing | Head Office Address | Time of transacti on with the Corporat ion | Resolution/ Decision Number (if any) | Content and value of the transaction |
|-----|--|--|--|---|--|--|--|
| 15 | Tin Nghia Transport Joint Stock Company | Người có liên quan của Người nội bộ Tổng Công ty | 3602738833 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 27/02/2012 | 3rd Floor, No. 96 Hà Huy Giáp Street, Trung Dũng Ward, Biên Hòa City, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Vehicle and driver rental services. Total value of the transaction: 88,140,000 VND. |
| 16 | Dongnai Pharmaceutical Joint- Stock Company | Related parties of the Corporati on's internal persons | 3600248086 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 23/12/2005 | No. 221B, Pham Van Thuan Street, Tan Tien Ward, Bien Hoa City, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Purchase of medical supplies. Total value of the transaction: 3,977,209 VND. |
| 17 | Thong Nhat Real Estate Joint Stock Company | Related parties of the Corporati on's internal persons | 3602041707 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 17/8/2009 | L4.09-10, N5 Street, Group 14, Lap Thanh Quarter, Dau Giay Town, Thong Nhat District, Dong Nai Province | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Inspection fees and road tolls. Total value of the transaction: 4,377,273 VND. |
| 18 | Petro Vietnam Phuoc An Port Investment & Operation Joint Stock Company | Related parties of the Corporati on's internal persons | 3601010336 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 14/5/2008 | Phuoc An Port Logistics Service Area, Ba Truong Hamlet, Phuoc An Commune, Nhon Trach District, | From 01/2024 to 12/2024 | Resolution 09/NQ-HĐQT dated 12/01/2024 | Container transportation fees. Total value of the transaction: 4,500,000 VND. |

| No. | Name of Organization / Individual | Relationship with the Corporation | Registration Number, Date of Issue, Issuing | Head Office Address | Time of transaction with the Corporation | Resolution/ Decision Number (if any) | Content and value of the transaction |
|-----------|---|------------------------------------|---|---|--|--|--|
| | | | | Dong Nai Province | | | |
| C. | Transactions of borrowing and lending | | | | | | |
| 1 | Tin Nghia - Phuong Dong Industrial Park Joint Stock Company | Related parties of the Corporation | 3501499635 issued by the Business Registration Office - Department of Planning and Investment of Ba Ria - Vung Tau Province on 23/11/2009 | Dat Do I Industrial Park, Phuoc Long Tho Commune, Dat Do District, Ba Ria - Vung Tau Province, | In 01/2024 | Resolution 10/NQ-HĐQT dated 15/01/2024 | Extension of working capital loan period. Total value: 131,500,000,000 VND. |
| 2 | Nhon Trach Investment Joint - Stock Company | Related parties of the Corporation | 3600694267 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 14/9/2004 | Street No. 7, Dong Sai Gon Urban Area, Long Tan Commune, Nhon Trach District, Dong Nai Province | In 01/2024 | Resolution 16/NQ-HĐQT dated 16/01/2024 | Extension of working capital loan period. Total value: 159,980,867,657 VND. |
| 3 | Tin Nghia - A Chau Investment Joint - Stock Company | Related parties of the Corporation | 3602181239 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 08/12/2008 | 2/11 Bui Huu Nghia Street, Tan Van Ward, Bien Hoa City, Dong Nai Province | In 02/2024 | Resolution 29/NQ-HĐQT dated 06/02/2024 | Working capital lending Total value: 70,000,000,000 VND. |

| No. | Name of Organization / Individual | Relationship with the Corporation | Registration Number, Date of Issue, Issuing Office | Head Office Address | Time of transaction with the Corporation | Resolution/ Decision Number (if any) | Content and value of the transaction |
|-----|--|------------------------------------|---|--|--|--|---|
| 4 | Tin Nghia - Phuoc Dong Industrial Park Joint Stock Company | Related parties of the Corporation | 3501499635 issued by the Business Registration Office - Department of Planning and Investment of Ba Ria - Vung Tau Province on 23/11/2009 | Dat Do I Industrial Park, Phuoc Long Tho Commune, Dat Do District, Ba Ria - Vung Tau Province, | In 02/2024 | Resolution 33/NQ-HĐQT dated 23/02/2024 | Working capital lending Total value: 53,000,000,000 VND. |
| 5 | Tin Nghia - A Chau Investment Joint - Stock Company | Related parties of the Corporation | 3602181239 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 08/12/2008 | 2/11 Bui Huu Nghia Street, Tan Van Ward, Bien Hoa City, Dong Nai Province | In 3/2024 | Resolution 77/NQ-HĐQT dated 29/3/2024 | Working capital lending Total value: 11,280,273,973 VND. |
| 6 | Tin Nghia - Phuoc Dong Industrial Park Joint Stock Company | Related parties of the Corporation | 3501499635 issued by the Business Registration Office - Department of Planning and Investment of Ba Ria - Vung Tau Province on 23/11/2009 | Dat Do I Industrial Park, Phuoc Long Tho Commune, Dat Do District, Ba Ria - Vung Tau Province, | In 4/2024 | Resolution 91/NQ-HĐQT dated 04/4/2024 | Working capital lending Total value: 130,000,000,000 VND. |
| 7 | Tin Nghia - A Chau Investment Joint - Stock Company | Related parties of the Corporation | 3602181239 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 08/12/2008 | 2/11 Bui Huu Nghia Street, Tan Van Ward, Bien Hoa City, Dong Nai Province | In 7/2024 | Resolution 150/NQ-HĐQT dated 12/7/2024 | Extension of working capital loan period. Total value: 81,391,780,822 VND. |

| No. | Name of Organization / Individual | Relationship with the Corporation | Registration Number, Date of Issue, Issuing | Head Office Address | Time of transaction with the Corporation | Resolution/ Decision Number (if any) | Content and value of the transaction |
|-----|---|------------------------------------|--|---|--|---|--|
| 8 | Tin Nghia - A Chau Investment Joint - Stock Company | Related parties of the Corporation | 3602181239 issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province on 08/12/2008 | 2/11 Bui Huu Nghia Street, Tan Van Ward, Bien Hoa City, Dong Nai Province | In 11/2024 | Resolution 231/NQ-HĐQT dated 21/11/2024 | Extension of working capital loan period. Total value: 146,591,483,513 VND. |

APPENDIX 2

Resolutions and Decisions of the Board of Directors issued in 2024

(Attached is the Report from the Board of Supervisors of Tin Nghia Corporation dated April 2, 2025)

| No. | Resolution/ Decision No. | Date | Content | Approval rate |
|-----|-----------------------------|------------|---|---------------|
| 1 | 09/NQ-HĐQT | 12/01/2024 | Approval of the policy for signing and executing contracts and transactions with parties related to the internal persons, within the authority of the Board of Directors, as expected to arise in 2024. | 100% |
| 2 | 10/NQ-HĐQT | 15/01/2024 | Approval of the policy for extending and adjusting the interest rate on loans for Tin Nghia - Phuong Dong Industrial Park Joint Stock Company. | 100% |
| 3 | 11/NQ-HĐQT | 15/01/2024 | Approval of the policy for reimbursing previously paid fees and supporting costs for customers due to land recovery from leases in the An Phuoc Industrial Park. | 100% |
| 4 | 12/NQ-HĐQT | 16/01/2024 | Approval of the policy for granting a short-term credit limit for coffee business in 2024 for Tin Nghia Corporation | 100% |
| 5 | 13/NQ-HĐQT | 16/01/2024 | Approval of the rental price for infrastructure in the Industrial Park, as well as the prices for goods and services in 2024. | 100% |
| 6 | 14/NQ-HĐQT | 16/01/2024 | Approval of the policy for receiving back the land from the Hiep Hoa Residential and Resettlement Project. | 100% |
| 7 | 15/NQ-HĐQT | 16/01/2024 | Approval of the policy for adjusting and re-issuing the Investment Registration Certificate for Tin Nghia Corporation. | 100% |
| 8 | 16/NQ-HĐQT | 16/01/2024 | Approval of the policy for extending the loan repayment period for Tin Nghia – A Chau Investment Joint - Stock Company. | 100% |
| 9 | 17/NQ-HĐQT | 16/01/2024 | Approval of the policy for financial treatment of debt cancellation for Art Dat Vang Limited Liability Company. | 100% |
| 10 | 18/NQ-HĐQT | 16/01/2024 | Approval of the policy for borrowings from BIDV - Dong Dong Nai Branch. | 100% |
| 11 | 19/NQ-HĐQT | 16/01/2024 | Approval of the report on the 2023 business performance and the operation plan for 2024 of Tin Nghia Corporation. | 100% |
| 12 | 26/NQ-HĐQT | 31/01/2024 | Approval of the policy appoint a representative to participate in voting at the Board of Directors' meeting of Phuoc Tan Trading and Construction Joint - Stock Company. | 100% |

| No. | Resolution/ Decision No. | Date | Content | Approval rate |
|-----|---|------------------------|---|---------------|
| 13 | 29/NQ-HĐQT | 06/02/2024 | Approval of the policy for providing a loan to Tin Nghia – A Chau Investment Joint Stock Company. | 100% |
| 14 | 33/NQ-HĐQT | 23/02/2024 | Approval of the policy for providing a loan to Tin Nghia - Phuong Dong Industrial Park Joint Stock Company. | 100% |
| 15 | 34/QĐ-HĐQT | 26/02/2024 | Approval of the policy for allowing Tin Nghia Petrol Joint - Stock Company to lease the fuel stations of Tin Nghia Corporation. | 100% |
| 16 | 36/NQ-HĐQT | 27/02/2024 | Approval of the policy for finalizing the list of shareholders entitled to attend the 2024 Annual General Meeting of Shareholders of Tin Nghia Corporation. | 100% |
| 17 | 38/QĐ-HĐQT | 27/02/2024 | Issuing the organizational and operational regulations of Tin Nghia Corporation. | 100% |
| 18 | 42/QĐ-HĐQT | 18/03/2024 | Amending the Investment Registration Certificate for Nhon Trach 3 Industrial Park - Phase 2. | 100% |
| 19 | 20, 45, 46, 47, 49, 51, 52, 54, 55, 60, 67, 68, 70, 71, 72, 84, 85, 95, 100, 124, 162, 165, 184, 188, 191, 193, 195, 200, 201, 217, 218, 219, 220, 237, 238, 241, 242, 245, 246, 255, 267, 275, 276 | | Appointing or removing staff that work at subsidiaries. | 100% |
| 20 | 77/NQ-HĐQT | 29/03/2024 | Approval of the policy for adjusting the interest rate on the loan for Tin Nghia - A Chau Investment Joint Stock Company. | 100% |
| 21 | 80/NQ-HĐQT | 01/04/2024 | Approval of the policy to terminate the shareholder list announcement and change the date of the 2024 Annual General Meeting of Shareholders of Tin Nghia Corporation. | 100% |
| 22 | 91/NQ-HĐQT | 04/04/2024 | Approval of the policy to provide a loan to Tin Nghia - Phuong Dong Industrial Park Joint Stock Company. | 100% |
| 23 | 102/NQ-HĐQT | 19/04/2024 | Approval of the matters to be presented at the 2024 Annual General Meeting of Shareholders of Tin Nghia Corporation. | 100% |
| 24 | 120/NQ-HĐQT 126/NQ-HĐQT | 22/5/2024 29/5/2024 | Approval of the policy for the appointed representative to participate in voting at the Board of Directors' meeting of Tin Nghia – A Chau Investment Joint Stock Company. | 80% |

| No. | Resolution/ Decision No. | Date | Content | Approval rate |
|-----|-----------------------------|------------|---|---------------|
| 25 | 122/NQ-HĐQT | 22/05/2024 | Approval of various matters to be presented at the periodical Board of Directors' meeting in Quarter 2, 2024. | 100% |
| 26 | 127/QĐ-HĐQT | 29/05/2024 | Issuing the Financial Regulations of Tin Nghia Corporation. | 100% |
| 27 | 129/QĐ-HĐQT | 04/06/2024 | Deciding on the transfer of land use rights for the Ong Keo Industrial Park infrastructure. | 100% |
| 28 | 133/NQ-HĐQT | 10/06/2024 | Approval of the policy for adding collateral assets for Tin Nghia Corporation's loan at BIDV - Dong Dong Nai Branch. | 100% |
| 29 | 134/NQ-HĐQT | 10/06/2024 | Selecting the auditing firm for the 2024 financial statements. | 100% |
| 30 | 139/NQ-HĐQT | 17/06/2024 | Implementing the dividend payment for 2023. | 100% |
| 31 | 145/NQ-HĐQT | 10/07/2024 | Approval of the actual wage fund for 2023 and the planned wage fund for 2024 of Tin Nghia Corporation. | 100% |
| 32 | 150/NQ-HĐQT | 12/07/2024 | Approval of the policy to extend the loan repayment period granted to Tin Nghia – A Chau Investment Joint Stock Company. | 100% |
| 33 | 153/QĐ-HĐQT | 16/07/2024 | Dismissing the position and terminating the labor contract of the Deputy General Director of Tin Nghia Corporation. | 100% |
| 34 | 155/NQ-HĐQT | 18/07/2024 | Approval of the report on the business performance for the first half of 2024 and the operation plan for the second half of 2024 of Tin Nghia Corporation. | 100% |
| 35 | 170/NQ-HĐQT | 09/09/2024 | Approval of the policy for short-term loan for coffee business at Agribank - Dong Nai Branch. | 100% |
| 36 | 172/NQ-HĐQT | 11/09/2024 | Approval of the policy for some matters related to The Tan Van Islet Residential, Service, and Tourism Project (Centria Island) of Tin Nghia – A Chau Investment Joint Stock Company. | 100% |
| 37 | 174/NQ-HĐQT | 01/10/2024 | Approval of the policy for short-term loan for coffee business of Tin Nghia Corporation at CCB Bank - Ho Chi Minh City Branch. | 100% |
| 38 | 175/NQ-HĐQT | 01/10/2024 | Approval of the policy for extending the loan guarantee term for Tin Nghia - Phuong Dong Industrial Park Joint Stock Company at PG Bank - Dong Nai Branch. | 100% |

| No. | Resolution/ Decision No. | Date | Content | Approval rate |
|-----|-----------------------------|--------------------------|--|---------------|
| 39 | 179/NQ-HĐQT | 08/10/2024 | Approval of the policy for paying costs to ICD Bien Hoa - Tin Nghia Logistics Joint - Stock Company for the land area of 7,1 hectares at Nhon Trach 3 Industrial Park - Phase 2. | 100% |
| 40 | 182/QĐ-HĐQT | 15/10/2024 | Leasing out 2,9 hectares of land at An Phuoc Industrial Park to Binh Minh Do Real Estate Company Limited. | 100% |
| 41 | 185/NQ-HĐQT | 18/10/2024 | Approval of the report on the business performance for the first 9 months and the plan for the last 3 months of 2024 of Tin Nghia Corporation. | 100% |
| 42 | 186/NQ-HĐQT | 18/10/2024 | Approval of the short-term credit limit for bank loans for the Corporation's coffee business operations in 2025. | 100% |
| 43 | 187/NQ-HĐQT | 18/10/2024 | Recovering the capital used to purchase 23 land plots for the Dong Sai Gon University project of Nhon Trach Investment Joint - Stock Company. | 100% |
| 44 | 203/NQ-HĐQT | 07/11/2024 | Approval of the infrastructure usage fee for the Nhon Trach 3&4 Power Plant project by PetroVietnam Power Corporation (PV Power) at Ong Keo Industrial Park. | 100% |
| 45 | 207/NQ-HĐQT | 12/11/2024 | Approval of the one-time payment unit price for infrastructure usage fees for the 29.157 m ² land leased for Hung Ta Company Limited at Nhon Trach 3 Industrial Park - Phase 1. | 100% |
| 46 | 209/QĐ-HĐQT | 14/11/2024 | Adjustment of the Investment Registration Certificate for the Infrastructure Development and Business Project of Ong Keo Industrial Park. | 100% |
| 47 | 213, 226, 227/NQ-HĐQT | 14/11/2024 18/11/2024 | Approval of the written authorization by a Board of Directors member of Tin Nghia Corporation. | 100% |
| 48 | 222/QĐ-HĐQT | 18/11/2024 | Dismissing the position and terminating the labor contract of the Deputy General Director of Tin Nghia Corporation. | 100% |
| 49 | 228/NQ-HĐQT | 19/11/2024 | Obtaining financing from from BIDV - Dong Dong Nai Branch. | 100% |
| 50 | 231/NQ-HĐQT | 21/11/2024 | Approval of the policy for extending the loan repayment period for Tin Nghia – A Chau Investment Joint - Stock Company | 100% |
| 51 | 233/NQ-HĐQT | 21/11/2024 | Approval of the organizational restructuring plan for the departments and functional divisions of the parent company - Tin Nghia Corporation. | 100% |

| No. | Resolution/ Decision No. | Date | Content | Approval rate |
|-----|-----------------------------|------------|--|---------------|
| 52 | 234/NQ-HĐQT | 21/11/2024 | Approval of the additional policy to resolve difficulties in the real estate project at Tin Nghia – A Chau Investment Joint Stock Company. | 100% |
| 53 | 235/NQ-HĐQT | 21/11/2024 | Approval of the policy for ICD Bien Hoa-Tin Nghia Logistics Joint Stock Company to transfer assets on land and lease the land with the associated assets at Nhon Trach 3 Industrial Park, as well as to invest in building a modern warehouse system at Phuoc An Port. | 100% |
| 54 | 252/QĐ-HĐQT | 09/12/2024 | Adjusting the timeline for the Phuoc Binh fuel station project in Phuoc Binh Commune, Long Thanh District, Dong Nai Province. | 100% |
| 55 | 253/NQ-HĐQT | 11/12/2024 | Approval of the restructuring plan for Tin Nghia Corporation. | 100% |
| 56 | 259/NQ-HĐQT | 18/12/2024 | Approval of the selling price for the D7 property at Quang Vinh Residential Area. | 100% |
| 57 | 262/NQ-HĐQT | 19/12/2024 | Approval of the starting price for the transfer of Tin Nghia Corporation's stake in Tin Nghia – A Chau Investment Joint Stock Company. | 80% |
| 58 | 264/QĐ-HĐQT | 23/12/2024 | Issuing the organizational and operational regulations for Tin Nghia Corporation. | 100% |
| 59 | 272/NQ-HĐQT | 30/12/2024 | Approval of the starting price for the transfer of Tin Nghia Corporation's stake in Tin Nghia Joint Stock Company (Laos). | 80% |
| 60 | 274/NQ-HĐQT | 30/12/2024 | Approval of the decision to halt the implementation of the Long Khanh Shopping Mall project | 100% |

No: 89/TTr - HDQT

Bien Hoa, May 22, 2025

PROPOSAL

Regarding the approval of the Audited Financial Statements for 2024

To: The Annual General Meeting of Shareholders 2025

Pursuant to the Law on Enterprises No. 59/2020/QH14 dated June 17, 2020;

Pursuant to the Law on Securities No. 54/2019/QH14 dated November 26, 2019;

Pursuant to the Charter of Tin Nghia Corporation,

The Board of Directors respectfully submits to the Annual General Meeting of Shareholders for approval the Audited Financial Statements for 2024 as follows:

The financial statements of Tin Nghia Corporation (hereinafter referred to as “Tin Nghia Corporation” or “the Corporation”) for the fiscal year ended December 31, 2024 (including the consolidated financial statements and separate financial statements) have been audited and certified by AASC Limited, and inspected by the Corporation's Board of Supervisors. The audited financial statements for 2024 include the following:

- (1) Report of the General Director Board.
- (2) Report of the Independent Auditor.
- (3) Balance sheet as of December 31, 2024.
- (4) Report on Business Performance Results for 2024.
- (5) Report on Cash Flow for 2024.
- (6) Explanation of the Financial Statements for 2024.

AASC Limited has confirmed the consolidated financial statements and separate financial statements as follows: “In our opinion, the consolidated financial statements (and separate financial statements) have fairly and reasonably reflected, in all material respects, the consolidated financial situation of the Group (and of the Corporation) as of December 31, 2024, as well as the consolidated business performance results (and separate business performance results) and the consolidated cash flow situation (and separate cash flow situation) for the fiscal year ended on the same date, in accordance with the Accounting Standards, the Vietnamese Enterprise Accounting System and the legal regulations related to the preparation and presentation of financial statements”.

The detailed report is attached and published on the website of Tin Nghia Corporation.

Respectfully submit to the Congress for consideration and approval./.

Recipients: 

- As above;
- Archive: Meeting Documents, BOD's Document.

**ON BEHALF OF
THE BOARD OF DIRECTORS
CHAIRMAN**



Dang Thi Thanh Ha

CONSOLIDATED FINANCIAL STATEMENTS

TIN NGHIA CORPORATION

For the fiscal year ended as at 31/12/2024

(Audited)



Tin Nghia Corporation

96 Ha Huy Giap street, Trung Dung ward, Bien Hoa city, Dong Nai province

CONTENTS

| | Page |
|--|-------------|
| Report of the Board of Management | 02 - 03 |
| Independent Auditors' Report | 04 - 05 |
| Audited Consolidated Financial Statements | 06 - 72 |
| Consolidated Statement of Financial Position | 06 - 09 |
| Consolidated Statement of Income | 10 |
| Consolidated Statement of Cash Flows | 11 - 12 |
| Notes to the Consolidated Financial Statements | 13 - 72 |

REPORT OF THE BOARD OF MANAGEMENT

The Board of Management of Tin Nghia Corporation ("the Corporation") presents its report and the Corporation's Consolidated Financial Statements for the fiscal year ended as at 31/12/2024.

THE CORPORATION

Tin Nghia Corporation which was established and operating activities under Enterprise Registration Certificate joint stock company No. 3600283394 issued by Dong Nai Department of Investment and Planning for the first time on 03 November 2004, 25th re-registered on 21 November 2024.

The Corporation's head office is located at: 96 Ha Huy Giap street, Trung Dung ward, Bien Hoa city, Dong Nai province.

BOARD OF DIRECTORS, BOARD OF MANAGEMENT AND BOARD OF SUPERVISION

The members of the Board of Directors during the year and to the reporting date are:

| | |
|------------------------|------------|
| Mrs. Dang Thi Thanh Ha | Chairwoman |
| Mr. Tran Hoai Nam | Member |
| Mr. Tran Trung Tuan | Member |
| Mr. Nguyen Thanh Dat | Member |
| Mr. Tran Ngoc Tho | Member |

The members of the Board of Management during the year and to the reporting date are:

| | | |
|---------------------|-------------------------|------------------------|
| Mr. Tran Trung Tuan | General Director | |
| Mr. Nguyen Cao Nhon | Deputy General Director | |
| Mr. Hoang Sy Quyet | Deputy General Director | Resigned on 18/11/2024 |
| Mr. Nguyen Hieu Loc | Deputy General Director | Resigned on 20/07/2024 |
| Mr. Le Van Danh | Deputy General Director | Resigned on 01/01/2024 |

The members of the Board of Supervision are:

| | | |
|------------------------|----------------------------------|-------------------------|
| Mr. Tran Tan Nhat | Head of the Board of Supervision | |
| Mr. Tang Tran Tan Khai | Member | |
| Mr. Nguyen Quoc Ky | Member | Appointed on 22/05/2024 |
| Mrs. Le Ngoc Dung | Member | Resigned on 22/05/2024 |

LEGAL REPRESENTATIVE

The legal representatives of the Corporation during the year and until the preparation of these Consolidated Financial Statements are Mrs. Dang Thi Thanh Ha - Chairwoman of the Board of Directors and Mr. Tran Trung Tuan – General Director.

AUDITORS

The auditors of the AASC Auditing Firm Company Limited have taken the audit of the Consolidated Financial Statements for the Corporation.

STATEMENT OF THE BOARD OF MANAGEMENT'S RESPONSIBILITY IN RESPECT OF THE CONSOLIDATED FINANCIAL STATEMENTS

The Board of Management is responsible for the Consolidated Financial Statements which give a true and fair view of the financial position of the Corporation, its operating results and its cash flows for the year. In preparing those Consolidated Financial Statements, the Board of Management is required to:

- Establish and maintain an internal control system which is determined necessary by the Board of Management and Board of Directors to ensure the preparation and presentation of the Consolidated Financial Statements do not contain any material misstatement caused by errors or frauds;
- Select suitable accounting policies and then apply them consistently;
- Make judgments and estimates that are reasonable and prudent;
- State whether applicable accounting standards have been followed, subject to any material departures disclosed and explained in the Consolidated Financial Statements;
- Prepare and present the Consolidated Financial Statements on the basis of compliance with Vietnamese Accounting Standards, Vietnamese Corporate Accounting System and the statutory requirements relevant to preparation and presentation of the Financial Statements;
- Prepare the Consolidated Financial Statements on the going concern basis unless it is inappropriate to presume that the Corporation will continue in business.

The Board of Management is responsible for ensuring that accounting records are kept to reflect the financial position of the Corporation, with reasonable accuracy at any time and to ensure that the Consolidated Financial Statements comply with the current State's regulations. It is responsible for safeguarding the assets of the Corporation and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

The Board of Management confirms that the Consolidated Financial Statements give a true and fair view of the financial position as at 31/12/2024, its operating results and cash flows for the fiscal year then ended of the Corporation in accordance with the Vietnamese Accounting Standards, Vietnamese Corporate Accounting System and the statutory requirements relevant to the preparation and presentation of Consolidated Financial Statements.

Other commitments

The Board of Management pledges that the Corporation complies with the Decree No. 155/2020/ND-CP dated 31 December 2020 on detailing and guiding the implementation of a number of articles of the Law on Securities and the Corporation does not violate the obligations of information disclosure in accordance with the regulations of the Circular No. 96/2020/TT-BTC dated 16 November 2020 issued by the Ministry of Finance guiding the disclosure of information on Securities Market and the Circular No. 68/2024/TT-BTC dated 18 September 2024 issued by the Ministry of Finance amending and supplementing some articles of the Circular No. 96/2020/TT-BTC.

On behalf of the Board of Management



Tran Trung Tuan

General Director

Bien Hoa City, 28 March 2025



No. 280325.008/BCTC.HCM

INDEPENDENT AUDITORS' REPORT

To: Shareholders, the Board of Directors and the Board of Management
Tin Nghia Corporation

We have audited the Consolidated Financial Statements of Tin Nghia Corporation prepared on 28 March 2025, as set out on pages 06 to 72, including: Consolidated Statement of Financial Position as at 31 December 2024, Consolidated Statement of Income, Consolidated Statement of Cash Flows for the fiscal year then ended and Notes to Consolidated Financial Statements.

The Board of Management's responsibility

The Board of Management is responsible for the preparation and presentation of the Consolidated Financial Statements that give a true and fair view in accordance with Vietnamese Accounting Standards, Vietnamese Corporate Accounting System and the statutory requirements relevant to the preparation and presentation of the Financial Statements and for such internal control as the Board of Management determines is necessary to enable the preparation and presentation of the Consolidated Financial Statements that are free from material misstatement, whether due to fraud or error.

Auditors' responsibility

Our responsibility is to express an opinion on these Consolidated Financial Statements based on our audit. We conducted our audit in accordance with Vietnamese Standards on Auditing. Those standards require that we comply with standards and ethical requirements; plan and perform the audit to obtain reasonable assurance about whether the Consolidated Financial Statements are free from material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the Consolidated Financial Statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the Consolidated Financial Statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the entity's preparation and presentation of the Consolidated Financial Statements that give a true and fair view in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of accounting estimates made by the Board of Management, as well as evaluating the overall presentation of the Consolidated Financial Statements.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

Auditors' opinion

In our opinion, the Consolidated Financial Statements give a true and fair view, in all material respects, of the financial position of Tin Nghia Corporation as at 31 December 2024, its operating results and its cash flows for the fiscal year then ended in accordance with the Vietnamese Accounting Standards, Vietnamese Corporate Accounting System and the statutory requirements relevant to the preparation and presentation of the Financial Statements.

Emphasis of matter

We draw readers' attention to Note No. 41 of the Notes to the Consolidated Financial Statements, which discloses that Nhon Trach Investment Joint Stock Company ("NIC"), a subsidiary of the Corporation, and its key managers are currently under prosecution in connection with a case that occurred at NIC and as at the date of preparation of these Consolidated Financial Statements, no legally effective court judgment has been issued. The Board of Management of the Corporation will continue to update the information upon receipt of a legally effective court judgment from the competent authorities and will fully reflect any related impacts in the Consolidated Financial Statements of subsequent periods.

Our opinion is not modified in respect of this matter.

AASC Auditing Firm Company Limited



Ngô Minh Quý

Deputy General Director

Certificate of registration to audit practice

No. 2434-2023-002-1

Ho Chi Minh City, 28 March 2025

Phạm Văn Sang

Auditor

Certificate of registration to audit practice

No. 3864-2025-002-1



CONSOLIDATED STATEMENT OF FINANCIAL POSITION

As at 31 December 2024

| Code | ASSETS | Note | 31/12/2024 VND | 01/01/2024 VND |
|------|--|------|---------------------------|---------------------------|
| 100 | A. CURRENT ASSETS | | 5,067,166,778,242 | 3,681,160,122,681 |
| 110 | I. Cash and cash equivalents | 3 | 536,544,589,313 | 602,122,958,828 |
| 111 | 1. Cash | | 279,633,871,956 | 487,281,710,055 |
| 112 | 2. Cash equivalents | | 256,910,717,357 | 114,841,248,773 |
| 120 | II. Short-term financial investments | 4 | 563,306,076,601 | 218,553,248,963 |
| 121 | 1. Trading securities | | 6,616,661,800 | 6,616,661,800 |
| 122 | 2. Provision for diminution in value of trading securities | | - | (573,714,800) |
| 123 | 3. Held-to-maturity investments | | 556,689,414,801 | 212,510,301,963 |
| 130 | III. Short-term receivables | | 3,589,887,007,733 | 2,442,966,264,572 |
| 131 | 1. Short-term trade receivables | 5 | 2,550,934,547,283 | 1,145,897,353,271 |
| 132 | 2. Short-term prepayments to suppliers | 6 | 762,790,423,176 | 19,579,057,920 |
| 135 | 3. Short-term lending receivables | 7 | 312,954,805,041 | 310,030,009,270 |
| 136 | 4. Other short-term receivables | 8 | 242,950,575,652 | 1,264,206,967,464 |
| 137 | 5. Provision for short-term doubtful debts | | (279,770,606,911) | (296,825,842,081) |
| 139 | 6. Shortage of assets awaiting resolution | | 27,263,492 | 78,718,728 |
| 140 | IV. Inventories | 10 | 311,613,753,279 | 335,813,611,687 |
| 141 | 1. Inventories | | 319,931,601,076 | 336,087,796,414 |
| 149 | 2. Provision for devaluation of inventories | | (8,317,847,797) | (274,184,727) |
| 150 | V. Other short-term assets | | 65,815,351,316 | 81,704,038,631 |
| 151 | 1. Short-term prepaid expenses | 15 | 6,327,880,854 | 9,938,553,412 |
| 152 | 2. Deductible VAT | | 40,276,040,832 | 59,969,686,334 |
| 153 | 3. Taxes and other receivables from State budget | 20 | 19,211,429,630 | 11,795,798,885 |
| 200 | B. NON-CURRENT ASSETS | | 13,014,274,131,028 | 11,896,150,469,356 |
| 210 | I. Long-term receivables | | 1,043,019,280,498 | 51,945,222,466 |
| 216 | 1. Long-term other receivables | 8 | 1,043,019,280,498 | 51,945,222,466 |

CONSOLIDATED STATEMENT OF FINANCIAL POSITION

As at 31 December 2024
(continued)

| Code | ASSETS | Note | 31/12/2024 VND | 01/01/2024 VND |
|------|---|------|---------------------|---------------------|
| 220 | II. Fixed assets | | 504,315,380,339 | 535,538,408,979 |
| 221 | 1. Tangible fixed assets | 12 | 425,724,758,849 | 455,920,455,237 |
| 222 | - Historical cost | | 1,109,760,307,726 | 1,118,222,369,037 |
| 223 | - Accumulated depreciation | | (684,035,548,877) | (662,301,913,800) |
| 227 | 2. Intangible fixed assets | 13 | 78,590,621,490 | 79,617,953,742 |
| 228 | - Historical cost | | 91,301,689,163 | 92,658,122,743 |
| 229 | - Accumulated amortization | | (12,711,067,673) | (13,040,169,001) |
| 230 | III. Investment properties | 14 | 2,058,204,368,003 | 1,924,438,064,814 |
| 231 | - Historical cost | | 3,245,986,712,398 | 2,993,170,692,950 |
| 232 | - Accumulated depreciation | | (1,187,782,344,395) | (1,068,732,628,136) |
| 240 | IV. Long-term assets in progress | 11 | 8,333,386,636,363 | 8,276,792,343,742 |
| 241 | 1. Long-term work in progress | | 5,492,966,979,185 | 5,401,007,915,910 |
| 242 | 2. Construction in progress | | 2,840,419,657,178 | 2,875,784,427,832 |
| 250 | V. Long-term financial investments | 4 | 266,625,757,612 | 277,722,268,611 |
| 252 | 1. Investments in joint ventures and associates | | 134,205,184,190 | 147,744,202,808 |
| 253 | 2. Equity investments in other entities | | 137,315,605,065 | 137,315,605,065 |
| 254 | 3. Provision for devaluation of long-term investments | | (4,895,031,643) | (7,337,539,262) |
| 260 | VI. Other long-term assets | | 808,722,708,213 | 829,714,160,744 |
| 261 | 1. Long-term prepaid expenses | 15 | 808,236,403,231 | 828,255,245,794 |
| 269 | 2. Goodwill | 16 | 486,304,982 | 1,458,914,950 |
| 270 | TOTAL ASSETS | | 18,081,440,909,270 | 15,577,310,592,037 |

CONSOLIDATED STATEMENT OF FINANCIAL POSITION

As at 31 December 2024
(continued)

| Code | CAPITAL | Note | 31/12/2024 VND | 01/01/2024 VND |
|------|--|------|---------------------------|---------------------------|
| 300 | C. LIABILITIES | | 13,864,569,721,098 | 11,481,359,062,143 |
| 310 | I. Short-term liabilities | | 5,149,560,624,621 | 2,988,219,646,565 |
| 311 | 1. Short-term trade payables | 18 | 182,266,594,928 | 115,710,567,998 |
| 312 | 2. Short-term prepayments from customers | 19 | 371,512,871,331 | 312,374,721,855 |
| 313 | 3. Taxes and other payables to State budget | 20 | 68,748,438,599 | 68,624,598,621 |
| 314 | 4. Payables to employees | | 14,867,421,484 | 18,589,617,246 |
| 315 | 5. Short-term accrued expenses | 21 | 229,912,250,973 | 222,319,458,868 |
| 318 | 6. Short-term unearned revenue | 22 | 140,675,792,245 | 164,726,135,965 |
| 319 | 7. Other short-term payables | 23 | 494,053,240,392 | 282,694,248,035 |
| 320 | 8. Short-term borrowings and finance lease liabilities | 17 | 3,614,891,829,277 | 1,765,900,066,906 |
| 322 | 9. Bonus and welfare funds | | 32,632,185,392 | 37,280,231,071 |
| 330 | II. Non-current liabilities | | 8,715,009,096,477 | 8,493,139,415,578 |
| 332 | 1. Long-term prepayments from customers | 19 | 252,487,200,195 | 172,404,244,101 |
| 333 | 2. Long-term accrued expenses | 21 | 590,744,908,414 | 590,744,908,414 |
| 336 | 3. Long-term unearned revenue | 22 | 4,958,776,147,099 | 4,753,351,087,746 |
| 337 | 4. Other long-term payables | 23 | 262,949,393,685 | 116,690,246,022 |
| 338 | 5. Long-term borrowings and finance lease liabilities | 17 | 2,601,232,870,614 | 2,771,808,754,750 |
| 341 | 6. Deferred income tax liabilities | 37 | 43,610,926,490 | 82,012,555,785 |
| 342 | 7. Provisions for long-term payables | 24 | 5,207,649,980 | 6,127,618,760 |

CONSOLIDATED STATEMENT OF FINANCIAL POSITION

As at 31 December 2024
(continued)

| Code | CAPITAL | Note | 31/12/2024 VND | 01/01/2024 VND |
|------|--|------|---------------------------|---------------------------|
| 400 | D. OWNER'S EQUITY | | 4,216,871,188,172 | 4,095,951,529,894 |
| 410 | I. Owner's equity | 25 | 4,216,791,879,035 | 4,095,872,220,757 |
| 411 | 1. Contributed capital | | 2,000,000,000,000 | 2,000,000,000,000 |
| 411a | - Ordinary shares with voting rights | | 2,000,000,000,000 | 2,000,000,000,000 |
| 412 | 2. Share premium | | 5,634,952,321 | 5,634,952,321 |
| 414 | 3. Other capital | | 83,029,718,628 | 83,029,718,628 |
| 416 | 4. Differences upon asset revaluation | | (216,747,758,176) | (216,747,758,176) |
| 417 | 5. Exchange rate differences | | (11,217,792,404) | (11,875,303,367) |
| 418 | 6. Development and investment fund | | 174,005,490,476 | 153,057,398,020 |
| 420 | 7. Other reserves | | 1,058,573,962 | 1,177,626,926 |
| 421 | 8. Retained earnings | | 288,645,871,647 | 229,663,596,160 |
| 421a | - Retained earnings accumulated to previous year | | (21,843,556,233) | (9,695,671,677) |
| 421b | - Retained earnings of the current year | | 310,489,427,880 | 239,359,267,837 |
| 429 | 9. Non - Controlling interest | | 1,892,382,822,581 | 1,851,931,990,245 |
| 430 | II. Non-business funds and other funds | | 79,309,137 | 79,309,137 |
| 431 | 1. Non-business fund | | 79,309,137 | 79,309,137 |
| 440 | TOTAL CAPITAL | | <u>18,081,440,909,270</u> | <u>15,577,310,592,037</u> |

Duong Thi Minh Hong
Preparer

Nguyen Thi Thuy Van
Chief Accountant

Tran Trung Tuan
General Director
Bien Hoa City, 28 March 2025



CONSOLIDATED STATEMENT OF INCOME

For the fiscal year ended as at 31/12/2024

| Code ITEMS | Note | Year 2024 | Year 2023 |
|--|------|--------------------|-------------------|
| | | VND | VND |
| 01 1. Revenue from sales of goods and rendering of services | 27 | 11,737,055,057,707 | 8,596,981,526,958 |
| 02 2. Revenue deductions | 28 | 3,372,680,233 | 1,988,974,398 |
| 10 3. Net revenue from sales of goods and rendering of services | | 11,733,682,377,474 | 8,594,992,552,560 |
| 11 4. Cost of goods sold | 29 | 10,945,508,563,195 | 7,892,492,657,112 |
| 20 5. Gross profit from sales of goods and rendering of services | | 788,173,814,279 | 702,499,895,448 |
| 21 6. Financial income | 30 | 272,219,449,565 | 221,708,345,696 |
| 22 7. Financial expenses | 31 | 172,115,475,935 | 151,084,403,854 |
| 23 In which: Interest expense | | 143,673,919,758 | 119,712,317,108 |
| 24 8. Share of joint ventures and associates' profit or loss | | 2,336,920,882 | (1,162,156,503) |
| 25 9. Selling expenses | 32 | 136,926,510,342 | 129,690,991,785 |
| 26 10. General administrative expenses | 33 | 231,148,312,318 | 241,213,852,126 |
| 30 11. Net profits from operating activities | | 522,539,886,131 | 401,056,836,876 |
| 31 12. Other income | 34 | 118,712,114,574 | 29,206,793,647 |
| 32 13. Other expenses | 35 | 122,896,886,598 | 14,703,903,609 |
| 40 14. Other profit | | (4,184,772,024) | 14,502,890,038 |
| 50 15. Total net profit before tax | | 518,355,114,107 | 415,559,726,914 |
| 51 16. Current corporate income tax expense | 36 | 132,201,785,520 | 105,531,110,553 |
| 52 17. Deferred corporate income tax expense | 37 | (38,401,629,295) | 50,370,994,913 |
| 60 18. Profit after corporate income tax | | 424,554,957,882 | 259,657,621,448 |
| 61 19. Profit after tax attributable to owners of the Parent Company | | 310,489,427,880 | 239,359,267,837 |
| 62 20. Profit after tax attributable to non-controlling interest | | 114,065,530,002 | 20,298,353,611 |
| 70 21. Basic earnings per share | 38 | 1,552 | 1,157 |

Duong Thi Minh Hong
Preparer

Nguyen Thi Thuy Van
Chief Accountant

Tran Trung Tuan
General Director
Bien Hoa City, 28 March 2025



CONSOLIDATED STATEMENT OF CASH FLOWS

For the fiscal year ended as at 31/12/2024
(Indirect method)

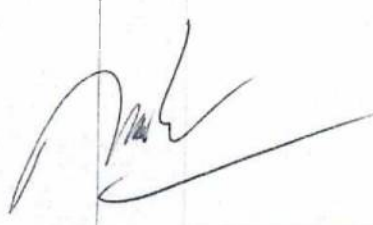
| Code | ITEMS | Note | Year 2024 | Year 2023 |
|------|---|------|---------------------|-------------------|
| | | | VND | VND |
| | I. CASH FLOWS FROM OPERATING ACTIVITIES | | | |
| 01 | 1. Profit before tax | | 518,355,114,107 | 415,559,726,914 |
| | 2. Adjustments for | | | |
| 02 | 1. Depreciation and amortization of fixed assets and investment properties | | 166,060,907,521 | 166,080,174,479 |
| 03 | 2. Provisions | | (12,947,763,299) | (22,423,071,307) |
| 04 | 3. Exchange gains / losses from retranslation of monetary items denominated in foreign currency | | 2,164,740,085 | (6,107,457,324) |
| 05 | 4. Gains / losses from investment activities | | (196,349,800,675) | (45,511,686,940) |
| 06 | 5. Interest expense | | 143,673,919,758 | 119,712,317,108 |
| 08 | 3. Operating profit before changes in working capital | | 620,957,117,497 | 627,310,002,930 |
| 09 | 1. Increase, decrease in receivables | | (1,910,561,731,946) | (643,368,109,712) |
| 10 | 2. Increase, decrease in inventories | | (75,802,867,937) | (135,950,017,665) |
| 11 | 3. Increase, decrease in payables (excluding interest payable, corporate income tax payables) | | 579,492,849,765 | 125,778,916,676 |
| 12 | 4. Increase, decrease in prepaid expenses | | 23,629,515,121 | 21,129,409,661 |
| 13 | 5. Increase, decrease in trading securities | | - | 6,000,000,000 |
| 14 | 6. Interest paid | | (97,643,249,434) | (41,106,501,253) |
| 15 | 7. Corporate income tax paid | | (123,310,015,772) | (76,464,239,753) |
| 17 | 8. Other payments on operating activities | | (43,338,798,382) | (24,355,526,892) |
| 20 | Net cash flow from operating activities | | (1,026,577,181,088) | (141,026,066,008) |
| | II. CASH FLOWS FROM INVESTING ACTIVITIES | | | |
| 21 | 1. Purchase or construction of fixed assets and other long-term assets | | (302,333,753,058) | (272,440,702,703) |
| 22 | 2. Proceeds from disposals of fixed assets and other long-term assets | | 8,038,823,075 | 7,729,855,986 |
| 23 | 3. Lendings and purchase of debt instruments from other entities | | (571,878,908,609) | (22,949,672,987) |
| 24 | 4. Collection of lendings and resale of debt instrument of other entities | | 224,775,000,000 | 8,790,000,000 |
| 26 | 5. Proceeds from equity investment in other entities | | - | 30,000,000,000 |
| 27 | 6. Interest and dividend received | | 162,182,298,292 | 57,352,941,094 |
| 30 | Net cash flow from investing activities | | (479,216,540,300) | (191,517,578,610) |

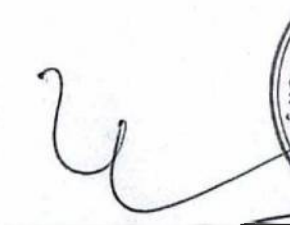
Tin Nghia Corporation
96 Ha Huy Giap street, Trung Dung ward,
Bien Hoa city, Dong Nai province


Consolidated Financial Statements
for the fiscal year ended as at 31/12/2024

CONSOLIDATED STATEMENT OF CASH FLOWS
For the fiscal year ended as at 31/12/2024
(Indirect method)

| Code ITEMS | Note | Year 2024 | Year 2023 |
|---|--|---------------------|---------------------|
| | | VND | VND |
| III. CASH FLOWS FROM FINANCING ACTIVITIES | | | |
| 33 1. | Proceeds from borrowings | 9,444,329,632,166 | 7,856,530,476,775 |
| 34 2. | Repayment of principal | (7,765,913,753,931) | (7,231,553,327,750) |
| 36 3. | Dividends or profits paid to owners | (236,252,799,427) | (169,972,071,690) |
| 40 | Net cash flow from financing activities | 1,442,163,078,808 | 455,005,077,335 |
| 50 | Net cash flows in the year | (63,630,642,580) | 122,461,432,717 |
| 60 | Cash and cash equivalents at the beginning of the year | 602,122,958,828 | 474,219,810,273 |
| 61 | Effect of exchange rate fluctuations | (1,947,726,935) | 5,441,715,838 |
| 70 | Cash and cash equivalents at the end of the year | 3 536,544,589,313 | 602,122,958,828 |


Duong Thi Minh Hong
Preparer


Nguyen Thi Thuy Van
Chief Accountant

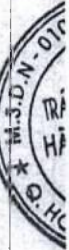

Tran Trung Tuan
General Director
Bien Hoa City, 28 March 2025



SEPARATE FINANCIAL STATEMENTS

TIN NGHIA CORPORATION

For the fiscal year ended as at 31/12/2024
(audited)



Tin Nghia Corporation

96 Ha Huy Giap street, Trung Dung ward, Bien Hoa city, Dong Nai province

CONTENTS

| | Pages |
|--|--------------|
| Report of the Board of Management | 02 - 03 |
| Independent Auditors' Report | 04 |
| Audited Separate Financial Statements | 05 - 62 |
| Separate Statement of Financial Position | 05 - 07 |
| Separate Statement of Income | 08 |
| Separate Statement of Cash Flows | 09 - 10 |
| Notes to the Separate Financial Statements | 11 - 62 |

REPORT OF THE BOARD OF MANAGEMENT

The Board of Management of Tin Nghia Corporation ("the Corporation") presents its report and the Corporation's Separate Financial Statements for the fiscal year ended as at 31/12/2024.

THE CORPORATION

Tin Nghia Corporation which was established and operating activities under Enterprise Registration Certificate joint stock company No. 3600283394 issued by Dong Nai Department of Investment and Planning for the first time on 03 November 2004, 25th re-registered on 21 November 2024.

The Corporation's head office is located at: 96 Ha Huy Giap street, Trung Dung ward, Bien Hoa city, Dong Nai province

BOARD OF DIRECTORS, BOARD OF MANAGEMENT AND BOARD OF SUPERVISION

The members of the Board of Directors during the year and to the reporting date are:

| | |
|------------------------|------------|
| Mrs. Dang Thi Thanh Ha | Chairwoman |
| Mr. Tran Hoai Nam | Member |
| Mr. Tran Trung Tuan | Member |
| Mr. Nguyen Thanh Dat | Member |
| Mr. Tran Ngoc Tho | Member |

The members of the Board of Management during the year and to the reporting date are:

| | | |
|---------------------|-------------------------|--------------------------|
| Mr. Tran Trung Tuan | General Director | |
| Mr. Nguyen Cao Nhon | Deputy General Director | |
| Mr. Hoang Sy Quyet | Deputy General Director | (Resigned on 18/11/2024) |
| Mr. Nguyen Hieu Loc | Deputy General Director | (Resigned on 20/07/2024) |
| Mr. Le Van Danh | Deputy General Director | (Resigned on 01/01/2024) |

The members of the Board of Supervision are:

| | | |
|------------------------|----------------------------------|---------------------------|
| Mr. Tran Tan Nhat | Head of the Board of Supervision | |
| Mr. Tang Tran Tan Khai | Member | |
| Mr. Nguyen Quoc Ky | Member | (Appointed on 22/05/2024) |
| Mrs. Le Ngoc Dung | Member | (Resigned on 22/05/2024) |

LEGAL REPRESENTATIVE

The legal representatives of the Corporation during the year and until the preparation of these Separate Financial Statements are Mrs. Dang Thi Thanh Ha - Chairwoman of the Board of Directors and Mr. Tran Trung Tuan – General Director.

AUDITORS

The auditors of the AASC Auditing Firm Company Limited have taken the audit of the Separate Financial Statements for the Corporation.

STATEMENT OF THE BOARD OF MANAGEMENT'S RESPONSIBILITY IN RESPECT OF THE SEPARATE FINANCIAL STATEMENTS

The Board of Management is responsible for the Separate Financial Statements which give a true and fair view of the financial position of the Corporation, its operating results and its cash flows for the year. In preparing those Separate Financial Statements, the Board of Management is required to:

- Establish and maintain an internal control system which is determined necessary by the Board of Management and Board of Directors to ensure the preparation and presentation of the Separate Financial Statements do not contain any material misstatement caused by errors or frauds;
- Select suitable accounting policies and then apply them consistently;
- Make judgments and estimates that are reasonable and prudent;
- State whether applicable accounting standards have been followed, subject to any material departures disclosed and explained in the Separate Financial Statements;
- Prepare and present the Separate Financial Statements on the basis of compliance with Vietnamese Accounting Standards, Vietnamese Corporate Accounting System and the statutory requirements relevant to preparation and presentation of the Financial Statements;
- Prepare the Separate Financial Statements on the going concern basis unless it is inappropriate to presume that the Corporation will continue in business.

The Board of Management is responsible for ensuring that accounting records are kept to reflect the financial position of the Corporation, with reasonable accuracy at any time and to ensure that the Separate Financial Statements comply with the current State's regulations. It is responsible for safeguarding the assets of the Corporation and hence for taking reasonable steps for the prevention and detection of fraud and other irregularities.

The Board of Management confirms that the Separate Financial Statements give a true and fair view of the financial position as at 31/12/2024, its operation results and cash flows for the fiscal year then ended of the Corporation in accordance with the Vietnamese Accounting Standards, Vietnamese Corporate Accounting System and the statutory requirements relevant to the preparation and presentation of the Financial Statements.

Other commitments

The Board of Management pledges that the Corporation complies with Decree No. 155/2020/ND-CP dated 31/12/2020 on detailing and guiding the implementation of a number of articles of the Law on Securities and the Corporation does not violate the obligations of information disclosure in accordance with the regulations of the Circular No. 96/2020/TT-BTC dated 16/11/2020 issued by the Ministry of Finance guiding the disclosure of information on Securities Market and the Circular No. 68/2024/TT-BTC dated 18/09/2024 issued by Ministry of Finance.



On behalf of the Board of Management

Trần Trung Tuan

General Director

Dong Nai, 28 March 2025



No. 280325.007/BCTC.HCM

INDEPENDENT AUDITORS' REPORT

To: Shareholders, the Board of Directors and the Board of Management
Tin Nghia Corporation

We have audited the Separate Financial Statements of Tin Nghia Corporation prepared on 28 March 2025, as set out on pages 05 to 62, including: Separate Statement of Financial Position as at 31 December 2024, Separate Statement of Income, Separate Statement of Cash Flows for the fiscal year then ended and Notes to the Separate Financial Statements.

The Board of Management's responsibility

The Board of Management is responsible for the preparation and presentation of the Separate Financial Statements that give a true and fair view in accordance with Vietnamese Accounting Standards, Vietnamese Corporate Accounting System and the statutory requirements relevant to the preparation and presentation of the Financial Statements and for such internal control as the Board of Management determines is necessary to enable the preparation and presentation of the Separate Financial Statements that are free from material misstatement, whether due to fraud or error.

Auditors' responsibility

Our responsibility is to express an opinion on these Separate Financial Statements based on our audit. We conducted our audit in accordance with Vietnamese Standards on Auditing. Those standards require that we comply with standards and ethical requirements; plan and perform the audit to obtain reasonable assurance about whether the Separate Financial Statements are free from material misstatement.

An audit involves performing procedures to obtain audit evidence about the amounts and disclosures in the Separate Financial Statements. The procedures selected depend on the auditor's judgment, including the assessment of the risks of material misstatement of the Separate Financial Statements, whether due to fraud or error. In making those risk assessments, the auditor considers internal control relevant to the entity's preparation and presentation of the Separate Financial Statements that give a true and fair view in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the entity's internal control. An audit also includes evaluating the appropriateness of accounting policies used and the reasonableness of accounting estimates made by the Board of Management, as well as evaluating the overall presentation of the Separate Financial Statements.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our audit opinion.

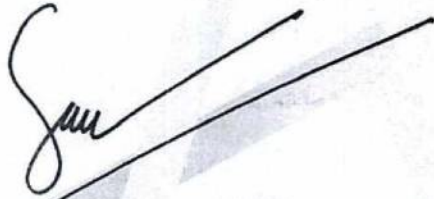
Auditors' opinion

In our opinion, the Separate Financial Statements give a true and fair view, in all material respects, of the financial position of Tin Nghia Corporation as at 31 December 2024, its operating results and its cash flows for the fiscal year then ended in accordance with the Vietnamese Accounting Standards, Vietnamese Corporate Accounting System and the statutory requirements relevant to the preparation and presentation of Financial Statements.

AASC Auditing Firm Company Limited



Ngô Minh Quý
Deputy General Director
Certificate of registration to audit practice
No. 2434-2023-002-1
Ho Chi Minh City, 28 March 2025


Phạm Văn Sang
Auditor
Certificate of registration to audit practice
No. 3864-2025-002-1

T: (84) 24 3824 1990 | F: (84) 24 3825 3973 | 1 Le Phung Hieu, Hanoi, Vietnam

A member of  HIB International

SEPARATE STATEMENT OF FINANCIAL POSITION

As at 31 December 2024

| Code | ASSETS | Note | 31/12/2024 VND | 01/01/2024 VND |
|------|--|------|--------------------------|--------------------------|
| 100 | A. CURRENT ASSETS | | 4,441,976,550,506 | 2,333,989,051,123 |
| 110 | I. Cash and cash equivalents | | 134,146,425,483 | 391,864,647,067 |
| 111 | 1. Cash | 03 | 134,146,425,483 | 391,864,647,067 |
| 120 | II. Short-term financial investments | 04 | 433,583,366,242 | 125,235,867,274 |
| 121 | 1. Trading securities | | 6,616,661,800 | 6,616,661,800 |
| 122 | 2. Provision for diminution in value of trading securities | | - | (573,714,800) |
| 123 | 3. Held-to-maturity investments | | 426,966,704,442 | 119,192,920,274 |
| 130 | III. Short-term receivables | | 3,745,659,829,553 | 1,686,051,707,768 |
| 131 | 1. Short-term trade receivables | 05 | 2,233,551,146,132 | 980,099,798,426 |
| 132 | 2. Short-term prepayments to suppliers | 06 | 740,080,908,239 | 17,599,931,180 |
| 135 | 3. Short-term lending receivables | 07 | 606,939,894,599 | 573,613,504,034 |
| 136 | 4. Other short-term receivables | 08 | 431,134,010,539 | 401,282,079,521 |
| 137 | 5. Provision for short-term doubtful debts | 09 | (266,046,129,956) | (286,543,605,393) |
| 140 | IV. Inventories | 10 | 118,649,924,559 | 128,773,982,668 |
| 141 | 1. Inventories | | 118,649,924,559 | 128,773,982,668 |
| 150 | V. Other short-term assets | | 9,937,004,669 | 2,062,846,346 |
| 151 | 1. Short-term prepaid expenses | 15 | 1,782,585,478 | 1,127,109,419 |
| 152 | 2. Deductible VAT | | 446,651,903 | 927,946,875 |
| 153 | 3. Taxes and other receivables from State budget | 18 | 7,707,767,288 | 7,790,052 |

SEPARATE STATEMENT OF FINANCIAL POSITION

As at 31 December 2024

(continued)

| Code | ASSETS (continued) | Note | 31/12/2024 VND | 01/01/2024 VND |
|------|---|------|---------------------------|--------------------------|
| 200 | B. NON-CURRENT ASSETS | | 5,829,994,858,047 | 5,818,798,152,479 |
| 210 | I. Long-term receivables | | 27,010,467,576 | 27,015,101,576 |
| 216 | 1. Other long-term receivables | 08 | 75,579,360,967 | 75,583,994,967 |
| 219 | 2. Provision for long-term doubtful debts | 09 | (48,568,893,391) | (48,568,893,391) |
| 220 | II. Fixed assets | | 312,210,810,927 | 321,201,261,957 |
| 221 | 1. Tangible fixed assets | 12 | 263,690,517,204 | 271,964,996,147 |
| 222 | - Historical cost | | 469,683,343,297 | 461,531,060,791 |
| 223 | - Accumulated depreciation | | (205,992,826,093) | (189,566,064,644) |
| 227 | 2. Intangible fixed assets | 13 | 48,520,293,723 | 49,236,265,810 |
| 228 | - Historical cost | | 52,473,077,066 | 53,987,246,904 |
| 229 | - Accumulated amortization | | (3,952,783,343) | (4,750,981,094) |
| 230 | III. Investment properties | 14 | 1,040,026,267,445 | 880,265,618,217 |
| 231 | - Historical cost | | 1,808,177,035,633 | 1,579,112,354,300 |
| 232 | - Accumulated depreciation | | (768,150,768,188) | (698,846,736,083) |
| 240 | IV. Long-term assets in progress | 11 | 1,235,272,266,808 | 1,356,573,042,256 |
| 242 | 1. Construction in progress | | 1,235,272,266,808 | 1,356,573,042,256 |
| 250 | V. Long-term investments | 04 | 2,814,665,423,094 | 2,822,188,367,021 |
| 251 | 1. Investments in subsidiaries | | 3,066,293,895,702 | 3,066,293,895,702 |
| 252 | 2. Investments in joint ventures and associates | | 35,529,209,727 | 35,529,209,727 |
| 254 | 3. Provision for devaluation of long-term investments | | (287,157,682,335) | (279,634,738,408) |
| 260 | VI. Other long-term assets | | 400,809,622,197 | 411,554,761,452 |
| 261 | 1. Long-term prepaid expenses | 15 | 400,809,622,197 | 411,554,761,452 |
| 270 | TOTAL ASSETS | | 10,271,971,408,553 | 8,152,787,203,602 |

SEPARATE STATEMENT OF FINANCIAL POSITION

As at 31 December 2024
(continued)

| Code | CAPITAL | Note | 31/12/2024 VND | 01/01/2024 VND |
|------|--|------|--------------------|-------------------|
| 300 | C LIABILITIES | | 7,340,093,072,546 | 5,260,611,343,731 |
| 310 | I. Current liabilities | | 3,404,861,787,374 | 1,423,442,910,230 |
| 311 | 1. Short-term trade payables | 16 | 33,698,142,401 | 18,034,505,332 |
| 312 | 2. Short-term prepayments from customers | 17 | 44,479,461,509 | 91,228,095,702 |
| 313 | 3. Taxes and other payables to State budget | 18 | 29,075,208,405 | 26,432,625,934 |
| 314 | 4. Payables to employees | | 3,324,589,100 | 7,000,000,000 |
| 315 | 5. Short-term accrued expenses | 19 | 74,530,894,287 | 59,284,503,455 |
| 318 | 6. Short-term unearned revenue | 21 | 118,818,899,445 | 113,730,168,929 |
| 319 | 7. Other short-term payments | 20 | 108,148,121,893 | 42,435,308,760 |
| 320 | 8. Short-term borrowings and finance lease liabilities | 22 | 2,985,706,872,852 | 1,053,452,538,536 |
| 322 | 9. Bonus and welfare funds | | 7,079,597,482 | 11,845,163,582 |
| 330 | II. Non-current liabilities | | 3,935,231,285,172 | 3,837,168,433,501 |
| 332 | 1. Long-term prepayments from customers | 17 | 80,000,000,000 | - |
| 336 | 2. Long-term unearned revenue | 21 | 3,635,730,912,191 | 3,568,667,067,391 |
| 337 | 3. Other long-term payables | 20 | 41,433,826,374 | 41,573,330,161 |
| 338 | 4. Long-term borrowings and finance lease liabilities | 22 | 134,099,436,365 | 179,622,272,729 |
| 341 | 5. Deferred income tax liabilities | 34a | 38,759,460,262 | 41,178,144,460 |
| 342 | 6. Long-term provisions for payables | | 5,207,649,980 | 6,127,618,760 |
| 400 | D. OWNER'S EQUITY | | 2,931,878,336,007 | 2,892,175,859,871 |
| 410 | I. Owner's equity | 23 | 2,931,878,336,007 | 2,892,175,859,871 |
| 411 | 1. Contributed capital | | 2,000,000,000,000 | 2,000,000,000,000 |
| 411a | Ordinary shares with voting rights | | 2,000,000,000,000 | 2,000,000,000,000 |
| 412 | 2. Share premium | | 5,634,952,321 | 5,634,952,321 |
| 418 | 3. Development and investment fund | | 128,018,554,241 | 116,894,247,579 |
| 421 | 4. Retained earnings | | 798,224,829,445 | 769,646,659,971 |
| 421a | Retained earnings accumulated to the previous year | | 551,322,353,309 | 547,160,526,730 |
| 421b | Retained earnings of the current year | | 246,902,476,136 | 222,486,133,241 |
| 440 | TOTAL CAPITAL | | 10,271,971,408,553 | 8,152,787,203,602 |

Nguyen Nhu Huynh
Preparer

Nguyen Thi Thuy Van
Chief Accountant

Tran Trung Tuan
General Director
Dong Nai, 28 March 2025



SEPARATE STATEMENT OF INCOME

For the fiscal year ended as at 31/12/2024

| Code | ITEMS | Note | Year 2024 | Year 2023 |
|------|---|------|-------------------|-------------------|
| | | | VND | VND |
| 01 | 1. Revenue from sales of goods and rendering of services | 25 | 7,398,336,565,224 | 3,977,865,753,216 |
| 02 | 2. Revenue deductions | | - | - |
| 10 | 3. Net revenue from sales of goods and rendering of services | | 7,398,336,565,224 | 3,977,865,753,216 |
| 11 | 4. Cost of goods sold | 26 | 7,090,709,321,065 | 3,719,946,130,321 |
| 20 | 5. Gross profit from sales of goods and rendering of services | | 307,627,244,159 | 257,919,622,895 |
| 21 | 6. Financial income | 27 | 263,455,209,065 | 241,661,692,099 |
| 22 | 7. Financial expenses | 28 | 103,237,224,531 | 135,877,273,454 |
| 23 | In which: Interest expense | | 75,410,323,560 | 52,209,282,155 |
| 25 | 8. Selling expenses | 29 | 33,512,698,435 | 30,239,535,139 |
| 26 | 9. General administrative expenses | 30 | 79,048,122,389 | 91,051,199,929 |
| 30 | 10. Net profit from operating activities | | 355,284,407,869 | 242,413,306,472 |
| 31 | 11. Other income | 31 | 13,577,077,715 | 4,024,867,350 |
| 32 | 12. Other expenses | 32 | 72,926,001,784 | 3,210,484,412 |
| 40 | 13. Other profit | | (59,348,924,069) | 814,382,938 |
| 50 | 14. Total profit before tax | | 295,935,483,800 | 243,227,689,410 |
| 51 | 15. Current corporate income tax expense | 33 | 51,451,691,862 | 34,663,099,651 |
| 52 | 16. Deferred corporate income tax expense | 34b | (2,418,684,198) | (13,921,543,482) |
| 60 | 17. Profit after corporate income tax | | 246,902,476,136 | 222,486,133,241 |

Nguyễn Nhu Huynh
Preparer

Nguyễn Thị Thủy Vân
Chief Accountant

Tran Trung Tuan
General Director
Dong Nai, 28 March 2025




SEPARATE STATEMENT OF CASH FLOWS*For the fiscal year ended as at 31/12/2024
(Under indirect method)*


| Code | ITEMS | Note | Year 2024 | Year 2023 |
|------|--|------|---------------------|-------------------|
| | | | VND | VND |
| | I. CASH FLOWS FROM OPERATING ACTIVITIES | | | |
| 01 | 1. Profit before tax | | 295,935,483,800 | 243,227,689,410 |
| | 2. Adjustments for | | | |
| 02 | - Depreciation and amortization of fixed assets and investment properties | | 88,435,420,928 | 86,067,777,801 |
| 03 | - Provisions | | (14,468,215,090) | 66,068,341,095 |
| 04 | - Exchange gains / losses from retranslation of monetary items denominated in foreign currency | | (378,414,532) | 884,050,808 |
| 05 | - Gains / losses from investment activities | | (186,144,615,435) | (212,137,852,337) |
| 06 | - Interest expense | | 75,410,323,560 | 52,209,282,155 |
| 08 | 3. Operating profit before changes in working capital | | 258,789,983,231 | 236,319,288,932 |
| 09 | - Increase, decrease in receivables | | (1,819,596,982,428) | (755,492,848,329) |
| 10 | - Increase, decrease in inventories | | 10,124,058,109 | (99,000,266,271) |
| 11 | - Increase, decrease in payables (excluding interest payable, corporate income tax payables) | | 180,961,342,836 | 200,758,942,484 |
| 12 | - Increase, decrease in prepaid expenses | | 10,089,663,196 | 1,329,115,259 |
| 14 | - Interest paid | | (73,934,700,891) | (51,025,888,854) |
| 15 | - Corporate income tax paid | | (52,178,532,285) | (7,714,358,594) |
| 16 | - Other receipts from operating activities | | 8,117,409,079 | 76,865,000 |
| 17 | - Other payments on operating activities | | (20,081,092,201) | (10,582,842,876) |
| 20 | Net cash flow from operating activities | | (1,497,708,851,354) | (485,331,993,249) |
| | II. CASH FLOWS FROM INVESTING ACTIVITIES | | | |
| 21 | 1. Purchase or construction of fixed assets and other long-term assets | | (252,176,883,013) | (81,709,681,353) |
| 22 | 2. Proceeds from disposals of fixed assets and other long-term assets | | 29,862,913 | 48,636,364 |
| 23 | 3. Lendings and purchase of debt instruments from other entities | | (518,465,592,462) | (259,983,890,061) |
| 24 | 4. Collection of lendings and resale of debt instrument of other entities | | 249,324,237,393 | 297,674,277,023 |
| 26 | 5. Proceeds from equity investment in other entities | | - | 30,000,000,000 |
| 27 | 6. Interest and dividend received | | 74,460,550,068 | 243,983,545,715 |
| 30 | Net cash flow from investing activities | | (446,827,825,101) | 230,012,887,688 |


SEPARATE STATEMENT OF CASH FLOWS

For the fiscal year ended as at 31/12/2024
(Under indirect method)

| Code | ITEMS | Note | Year 2024 | Year 2023 |
|---|--|------|---------------------|---------------------|
| | | | VND | VND |
| III. CASH FLOWS FROM FINANCING ACTIVITIES | | | | |
| 33 | 1. Proceeds from borrowings | | 6,906,039,791,412 | 3,681,451,025,155 |
| 34 | 2. Repayment of principal | | (5,019,308,293,460) | (3,172,753,074,703) |
| 36 | 3. Dividends or profits paid to owners | | (199,941,397,000) | (99,950,878,500) |
| 40 | Net cash flow from financing activities | | 1,686,790,100,952 | 408,747,071,952 |
| 50 | Net cash flows in the year | | (257,746,575,503) | 153,427,966,391 |
| 60 | Cash and cash equivalents at the beginning of the year | | 391,864,647,067 | 238,429,714,217 |
| 61 | Effect of exchange rate fluctuations | | 28,353,919 | 6,966,459 |
| 70 | Cash and cash equivalents at the end of the year | 03 | 134,146,425,483 | 391,864,647,067 |


Nguyen Nhu Huynh
Preparer


Nguyen Thi Thuy Van
Chief Accountant


Tran Trung Tuan
General Director
Dong Nai, 28 March 2025



REPORT**On the profit distribution plan for the year 2024**

To: The Annual General Meeting of Shareholders in 2025.

Pursuant to the Enterprise Law No. 59/2020/QH14 dated June 17, 2020;

Pursuant to the Securities Law No. 54/2019/QH14 dated November 26, 2019;

Pursuant to the Charter of Tin Nghia Corporation,

As stipulated in point d, clause 1, article 74 of Circular No. 200/2014/IT-BTC dated December 22, 2014, of the Ministry of Finance guiding the Enterprise Accounting Regime, which stipulates "**The parent company is allowed to distribute profits to owners (shareholders) not exceeding the undistributed after-tax profit on the Consolidated Financial Statements**".

The Board of Directors respectfully submits to the Annual General Meeting of Shareholders the profit distribution plan for 2024 as follows:

Unit: VND

| No. | Explanation | Amount of money |
|-----|--|-----------------|
| 1 | After-tax profit on the consolidated financial statements in 2024 | 424,554,957,882 |
| 2 | After-tax profit on the separate financial statements in 2024 | 246,902,476,136 |
| 3 | Profit distribution in 2024 | 238,345,123,807 |
| 3.1 | Appropriation for the investment and development fund (5% of after-tax profit) | 12,345,123,807 |
| 3.2 | Appropriation for the reward and welfare fund (2 months' salary) | 6,000,000,000 |
| 3.3 | Dividend payment in 2024 (11% of charter capital) | 220,000,000,000 |
| 4 | Remaining after-tax profit in 2024 (4=2-3) | 8,557,352,329 |

Respectfully submit to the General Meeting for consideration and approval the profit distribution plan as above, including the level of appropriation for the funds and the dividend rate for 2024 is 11%.

Recipients: 

- As above;
- Archive: Meeting Documents, BOD's Document.

**ON BEHALF OF
THE BOARD OF DIRECTORS
CHAIRMAN**



Dang Thi Thanh Ha

No: 94 /TTr - HĐQT

Bien Hoa, May 22, 2025

PROPOSAL**Regarding the 2025 business production and operation plan targets
and expected dividend payout ratio for 2025**

To: The 2025 Annual General Meeting of Shareholders.

Pursuant to the Law on Enterprises No. 59/2020/QH14 dated June 17, 2020;

Pursuant to the Law on Securities No. 54/2019/QH14 dated November 26, 2019;

Pursuant to the Charter of Tin Nghia Corporation,

The Board of Directors respectfully submits to the Annual General Meeting of Shareholders for approval the targets of the 2025 business production and operation plan and the expected dividend payout ratio for 2025 as follows:

Unit of calculation: Billion VND

| No. | Indicator | Implementation year 2024 | Plan year 2025 |
|-----|--|-----------------------------|-------------------|
| 1 | Total consolidated revenue | 12,125 | 11,700 |
| | <i>Of which: Parent Company</i> | 7,675 | 7,600 |
| 2 | Consolidated profit after tax | 425 | 672 |
| | <i>Of which: Parent Company</i> | 247 | 622 |
| 3 | Dividend payout ratio/charter capital (minimum) | 11% | 12% |

Respectfully submit to the General Meeting for consideration and approval of the targets for the 2025 business production and operation plan and the expected dividend payout ratio for 2025./.

Recipients: 

- As above;
- Archive: Meeting Documents, BOD's Document.

**ON BEHALF OF
THE BOARD OF DIRECTORS
CHAIRMAN**


Dang Thi Thanh Ha

No: 92/TTr - HĐQT

Bien Hoa, May 22, 2025

PROPOSAL**On the finalization of remuneration, salary, and bonuses for 2024 and the estimate of remuneration, salary, and bonuses for 2025 of the Board of Directors and the Board of Supervisors**

To: The 2025 Annual General Meeting of Shareholders

Pursuant to the Law on Enterprises No. 59/2020/QH14 dated June 17, 2020;

Pursuant to the Law on Securities No. 54/2019/QH14 dated November 26, 2019;

Pursuant to the Charter of Tin Nghia Corporation (hereinafter referred to as "Tin Nghia Corporation" or "the Corporation");

Pursuant to the Resolution of the Annual General Meeting of Shareholders of Tin Nghia Corporation passed on May 22, 2024, regarding remuneration, salary, and bonus expenses of the Board of Directors and the Board of Supervisors in 2024,

The Board of Directors respectfully submits to the Annual General Meeting of Shareholders for consideration and approval of the following contents:

1. Remuneration, salary, and bonus expenses of the Board of Directors and Board of Supervisors in 2024*Unit of calculation: VND*

| No. | Content | Resolution of the AGM 2024 | Amount disbursed | Disbursed |
|-----|-----------------------------|---|----------------------|----------------------|
| 1 | Remuneration of BOD and BOS | 5.200.000.000 | 5,200,000,000 | 4,466,666,673 |
| 2 | Bonus of BOD and BOS | 5% of profit after tax exceeding the plan | 1,345,123,807 | - |
| | Total | | 6,545,123,807 | 4,466,666,673 |

Note: Salaries of full-time members of the Board of Directors and full-time Board of Supervisors are paid from the Corporation's salary fund.

The Board of Directors respectfully requests the Annual General Meeting of Shareholders to approve the finalization of remuneration of the Board of Directors and the Board of Supervisors paid in 2024, which is 4,466,666,673 VND and the bonus of 5% of profit after tax exceeding the plan is 1,345,123,807 VND.

2. Plan for remuneration, salary, and bonus expenses of the Board of Directors and Board of Supervisors in 2025

Based on the production and business tasks for 2025 of Tin Nghia Corporation and to implement the Resolution of the Annual General Meeting of Shareholders, with the aim of ensuring efficiency and savings, the Board of Directors respectfully submits to the Annual General Meeting of Shareholders for approval the estimated level of remuneration, salary, and bonus expenses for the Board of Directors and the Board of Supervisors in 2025 as follows:

a) Remuneration for members of the Board of Directors and members of the Board of Supervisors.

The total remuneration for members of the Board of Directors and members of the Board of Supervisors in 2025 is 864,000,000 VND (The total remuneration of the BOD and the BOS is after personal income tax).

b) Salaries of full-time members of the Board of Directors and full-time members of the Board of Supervisors: Paid from the Corporation's Salary Fund.

c) Bonuses for members of the Board of Directors and members of the Board of Supervisors:

The bonus amount for members of the Board of Directors and members of the Board of Supervisors in 2025 is capped at 5% calculated on the after-tax profit exceeding the plan for 2025.

d) Authorize the Board of Directors to decide the specific levels of remuneration, salary, and bonuses for each member of the Board of Directors and member of the Board of Supervisors and be responsible for public disclosure and transparency in accordance with regulations.

Respectfully submitted to the General Meeting for consideration and approval as a basis for implementation.

Recipients: 

- As above;
- Archive: Meeting Documents, BOD's Document.

**ON BEHALF OF
THE BOARD OF DIRECTORS
CHAIRMAN**




Dang Thi Thanh Ha

No: 01 /TTr - BKS

*Bien Hoa, May 22, 2025***PROPOSAL****Regarding the selection of an auditing firm for the 2025 Financial Statements**

To: The Annual General Meeting of Shareholders 2025.

Pursuant to the Law on Enterprises No. 59/2020/QH14 dated June 17, 2020;

Pursuant to the Law on Securities No. 54/2019/QH14 dated November 26, 2019;

Pursuant to the Charter of Tin Nghia Corporation (hereinafter referred to as "Tin Nghia Corporation" or "the Corporation"),

In order to comply with regulations and ensure transparency in the business operations of Tin Nghia Corporation as required by the State Securities Commission, the Board of Supervisors respectfully submits to the Annual General Meeting of Shareholders for approval the list of independent auditing firms to audit the 2025 Financial Statements of Tin Nghia Corporation as follows:

| No. | Name of Auditing Firm |
|-----|---------------------------------------|
| 1 | PwC (Vietnam) Limited |
| 2 | Ernst & Young Vietnam Co., Ltd. (E&Y) |
| 3 | AASC Auditing Firm Co., Ltd. (AASC) |
| 4 | A&C Auditing and Consulting Co., Ltd. |

The above auditing firms operate legally in Vietnam and are on the list approved by the State Securities Commission as fully qualified to audit public companies and listed companies.

We respectfully request the Annual General Meeting of Shareholders to authorize the Board of Directors to select one of the 04 (four) auditing firms from the above list to audit the 2025 Financial Statements of Tin Nghia Corporation.

In the event that an agreement cannot be reached with the above 04 (four) auditing firms, the 2025 Annual General Meeting of Shareholders authorizes the Board of Directors of Tin Nghia Corporation to select 01 (one) other auditing firm from the list approved by the State Securities Commission as fully qualified to audit

public companies and listed companies to audit the 2025 Financial Statements of Tin Nghia Corporation.

We respectfully submit this for the Assembly's consideration and approval as a basis for implementation./.

Recipients:

- As above;
- Archive: Meeting Documents, BOD's Document.

**ON BEHALF OF
THE BOARD OF SUPERVISORS
HEAD OF THE BOARD**

A handwritten signature in black ink, consisting of a stylized 'A' followed by a horizontal line extending to the right.

Tran Tan Nhat

Bien Hoa, May 22, 2025

REGULATIONS
ON NOMINATION, CANDIDACY AND SUPPLEMENTARY ELECTION OF
MEMBERS OF THE BOARD OF DIRECTORS AND MEMBERS OF THE
BOARD OF SUPERVISOR OF TIN NGHIA CORPORATION,
TERM II (2021 – 2026)

Chapter I
GENERAL PROVISIONS

Article 1. Purpose, Scope and Subjects of Application

1. This regulation is used for the nomination, candidacy, and supplementary election of members of the Board of Directors and members of the Board of Supervisor of Tin Nghia Corporation (hereinafter referred to as “Tin Nghia Corporation” or “the Corporation”), term II (2021 - 2026) at the Annual General Meeting of Shareholders in 2025, ensuring compliance with the Enterprise Law and current legal regulations.

2. Subjects of application: Shareholders owning voting shares and authorized representatives of shareholders owning voting shares (according to the Company's shareholder list closed on **12/5/2025**), members of the Voting and Election Ballot Counting Board and units related to the organization of the Annual General Meeting of Shareholders in 2025.

Article 2. Voting and Election Ballot Counting Board

As regulated in the Working Regulations at the Annual General Meeting of Shareholders in 2025.

Chapter II
REGULATIONS ON NOMINATION, CANDIDACY AND
SUPPLEMENTARY ELECTION MEMBERS OF THE BOARD OF
DIRECTORS AND MEMBERS OF THE BOARD OF SUPERVISOR

Article 3. Number, criteria for nomination, candidates for supplementary election to the Board of Directors

1. Number of members to be additionally elected to the Board of Directors of the Corporation for term II (2021 - 2026): **01 (one)** member.

2. The standards and conditions of persons nominated or running for the position of member of the Board of Directors are as follows:



2. The standards and conditions of persons nominated or running for the position of member of the Board of Directors are as follows:

- a) Must fully meet the provisions of Clause 1, Article 155 of the Enterprise Law;
- b) Have full civil act capacity, not be subject to the cases of being prohibited from managing enterprises as prescribed in Clause 2, Article 17 of the Enterprise Law;
- c) Have professional qualifications and experience in business administration or in the field, industry, or profession of the Corporation and are not necessarily shareholders of the Corporation;
- d) Have good health, moral qualities, honesty, integrity, objectivity, and a sense of compliance with the law.

3. Nomination of candidates for supplementary election to the Board of Directors:

a) Shareholders holding common shares have the right to combine the number of voting rights to nominate candidates for the Board of Directors. Shareholders or groups of shareholders holding:

- From 5% to less than 10% are entitled to nominate 01 (one) candidate;
- From 10% to less than 30% are entitled to nominate a maximum of 02 (two) candidates;
- From 30% to less than 40% are entitled to nominate a maximum of 03 (three) candidates;
- From 40% to less than 50% are entitled to nominate a maximum of 04 (four) candidates;
- From 50% to less than 60% are entitled to nominate a maximum of 05 (five) candidates;
- From 60% to less than 70% are entitled to nominate a maximum of 06 (six) candidates;
- From 70% to 80% are entitled to nominate a maximum of 07 (seven) candidates;
- And from 80% to less than 90% are entitled to nominate a maximum of 08 (eight) candidates.

b) In case the number of candidates through nomination and candidacy is still not enough, the incumbent Board of Directors will nominate additional candidates or organize nomination according to the mechanism specified by the Corporation.

Article 4. Number, criteria for nomination, candidates for additional election to the Board of Supervisors

1. Number of additional members to be elected to the Board of Supervisors of the Corporation for term II (2021 - 2026): **02 (two) members.**

2. Criteria and conditions for a person to be nominated or apply for the title of member of the Board of Supervisors are as follows:

- a) Fully meet the regulations in Article 169 of the Law on Enterprises and not fall under the following cases:
 - Not subject to the provisions of Clause 2, Article 17 of the Law on Enterprises;

- Not working in the accounting or finance department of the Corporation;
- Not being a member or employee of an audit organization approved to audit the financial statements of the Corporation in the previous 03 consecutive years.

b) Being trained in one of the majors of economics, finance, accounting, auditing, law, business administration or a major suitable to the business operations of the Corporation; it is not required to be a shareholder or employee of the Corporation

3. Nomination of candidates for additional election to the Board of Supervisors:

a) Shareholders holding common shares have the right to combine the number of voting rights to nominate candidates for the Board of Supervisors. Shareholders or groups of shareholders holding:

- From 5% to less than 10% are entitled to nominate 01 (one) candidate;
- From 10% to less than 30% are entitled to nominate a maximum of 02 (two) candidates;
- From 30% to less than 40% are entitled to nominate a maximum of 03 (three) candidates;
- From 40% to less than 50% are entitled to nominate a maximum of 04 (four) candidates;
- From 50% to less than 60% are entitled to nominate a maximum of 05 (five) candidates;
- From 60% to less than 70% are entitled to nominate a maximum of 06 (six) candidates;
- From 70% to 80% are entitled to nominate a maximum of 07 (seven) candidates;
- And from 80% to less than 90% are entitled to nominate a maximum of 08 (eight) candidates.

b) If the number of candidates through nomination and application is still not enough, the current Board of Supervisors will nominate additional candidates or organize nominations according to the mechanism prescribed by the Corporation in the Internal Regulations on Corporate Governance and the Operating Regulations of the Board of Supervisors.

Article 5. Selection of candidates

Based on the applications for candidacy and nominations of shareholders or individuals representing shareholders, groups of shareholders and accompanying documents of candidates for the Board of Supervisors of Tin Nghia Corporation, the Board of Directors will compile a list of candidates who meet the prescribed criteria and conditions to be included in the list of candidates to participate in the election of members of the Board of Supervisors and will approve the list at the Meeting.

Chapter III

ELECTION OF MEMBERS OF THE BOARD OF DIRECTORS AND MEMBERS OF THE BOARD OF SUPERVISORS

Article 6. Election method

1. The voting on the election of members of the Board of Directors and members of the Board of Supervisors shall be carried out by cumulative voting as prescribed in Clause 3, Article 148 of the Law on Enterprises.

2. Each shareholder has a total number of votes equal to the total number of shares owned multiplied by the number of members to be elected to the Board of Directors and the Board of Supervisors as approved by the General Meeting of Shareholders. Shareholders have the right to concentrate all or part of their total votes for one or several candidates.

Article 7. Electronic voting for election at the Meeting

1. Principle:

a) Shareholders and authorized representatives shall cast their votes electronically at the following link: <https://ezgsm.fpts.com.vn> according to the timeframe stipulated in the Meeting's Working Regulations.

b) The vote counting procedure shall be conducted immediately after the electronic voting concludes.

c) The vote counting results shall be documented and announced to the Meeting by the Head of the Vote Counting Committee.

2. Ballot:

a) The ballot is an online ballot.

b) Ballots are invalid in the following cases:

(i) The ballot leaves the feedback section blank for the issue requiring feedback;

(ii) The ballot has a total number of votes cast for the shareholder's candidates exceeding the total number of voting rights held by that shareholder (including ownership and authorization).

3. Conducting the election and determining the results:

a) How to fill out the ballot:

- Shareholders or their authorized representatives shall vote for a number of candidates up to the number of members to be elected.

- If allocating all votes to one candidate or evenly distributing all votes to the candidates, the representative shall mark the "Allocate votes evenly" box for the corresponding candidates.

- If allocating an unequal number of votes to each candidate, the representative shall clearly indicate the number of votes in the " Unequally split voting " box for the corresponding candidates.

b) In case of errors, shareholders may change the election results but cannot cancel the election results. The online system only records vote counting for the final election results at the time of the electronic voting deadline for each round of vote counting as stipulated in the Meeting's Working Regulations.

Article 8. Principles for determining the winning candidates for the Board of Directors and the Board of Supervisor

1. The winning candidates for the Board of Directors and the Board of Supervisor shall be determined based on the number of votes, from highest to lowest, starting from the candidate with the highest number of votes until the required number of additional members is reached.

2. In the event that the final winning member cannot be selected because two (02) or more candidates have an equal number of votes, the Meeting will conduct a re-election among the candidates with an equal number of votes.

3. If the results of the first (01) election do not meet the required number, the General Meeting of Shareholders shall decide whether to continue the election until the required number of members is elected.

Article 9. Regulations on complaints

Complaints regarding the election and vote counting of members of the Board of Directors and members of the Board of Supervisor shall be resolved by the Presiding Board of the General Meeting of Shareholders immediately at the Meeting and recorded in the minutes of the General Meeting of Shareholders.

Chapter IV

IMPLEMENTATION PROVISIONS

Article 10. Organization of implementation

1. This Regulation consists of 4 Chapters and 10 Articles, officially takes effect and is applied immediately at the 2025 Annual General Meeting of Shareholders of Tin Nghia Corporation after being approved by the number of shareholders representing over 50% of the total voting shares of the attending shareholders and authorized representatives.

2. The shareholders, authorized representatives, and members of the Organizing Committee of the 2025 Annual General Meeting of Shareholders of Tin Nghia Corporation are responsible for the implementation./.

**ON BEHALF OF
THE BOARD OF DIRECTORS
CHAIRMAN**

Recipients: 

- As above;
- Archive: Meeting Documents, BOD's Document.



Dang Thi Thanh Ha

No: 93/TTr - HĐQT

Bien Hoa, May 22, 2025

PROPOSAL

On the dismissal of members of the Board of Directors and members of the Board of Supervisors of Tin Nghia Corporation, term II (2021 – 2026)

To: Annual General Meeting of Shareholders in 2025.

Pursuant to the Law on Enterprises No. 59/2020/QH14 dated June 17, 2020;

Pursuant to the Charter of Tin Nghia Corporation (hereinafter referred to as “Tin Nghia Corporation” or “Corporation”);

Pursuant to the duties and powers of the Board of Directors of Tin Nghia Corporation as stipulated in the Corporation's Charter on May 22, 2024;

Pursuant to the resignation letters from the position of member of the Board of Directors by Mr. Tran Hoai Nam, Mr. Nguyen Thanh Dat, Mr. Tran Ngoc Tho; and from the position of member of the Supervisory Board by Mr. Tran Tan Nhat, Mr. Nguyen Quoc Ky,

The Board of Directors respectfully submits to the General Meeting of Shareholders for consideration and approval the dismissal of members of the Board of Directors and members of the Board of Supervisors of Tin Nghia Corporation, term II (2021 - 2026) for the following individuals:

I. Approving the dismissal of members of the Board of Directors of Tin Nghia Corporation, term II (2021 - 2026) for the following individuals:

- 1) Mr. **Tran Hoai Nam** – Member of the Board of Directors.
- 2) Mr. **Nguyen Thanh Dat** – Member of the Board of Directors.
- 3) Mr. **Tran Ngoc Tho** – Independent Member of the Board of Directors.

II. Approving the dismissal of members of the Board of Supervisors of Tin Nghia Corporation, term II (2021 - 2026) for the following individuals:

- 1) Mr. **Tran Tan Nhat** – Head of the Board of Supervisors.
- 2) Mr. **Nguyen Quoc Ky** – Member of the Board of Supervisors.

The dismissal period shall be effective from the date of approval by the Annual General Meeting of Shareholders in 2025 as prescribed.

Reason: There are resignation letters (as stipulated in point b, clause 1, Article 160, point b, clause 1, Article 174 of the Law on Enterprises and point h, clause 2, Article 14 of the Corporation's Charter).

Respectfully submit to the General Meeting for consideration and approval./.

Recipients: 

- As above;
- Archive: Meeting Documents, BOD's Document.

**ON BEHALF OF
THE BOARD OF DIRECTORS
CHAIRMAN**



Dang Thi Thanh Ha

No: 94 /TB-HĐQT

Bien Hoa, May 22, 2025

NOTICE

Regarding the nomination and candidacy of additional members expected to be elected Board of Directors and Board of Supervisors, term II (2021 - 2026)

To: Shareholders of Tin Nghia Corporation.

Pursuant to the Law on Enterprises No. 59/2020/QH14 dated June 17, 2020;

Pursuant to the Law on Securities No. 54/2019/QH14 dated November 26, 2019;

Pursuant to the Charter of Tin Nghia Corporation (hereinafter referred to as “Tin Nghia Corporation” or “Tong Cong Ty”);

Pursuant to the resignation letters of Mr. Tran Hoai Nam, Mr. Nguyen Thanh Dat, Mr. Tran Ngoc Tho – Members of the Board of Directors and Mr. Tran Tan Nhat, Mr. Nguyen Quoc Ky - Members of the Board of Supervisors of Tin Nghia Corporation;

Pursuant to the need to elect additional members to the Board of Directors and members to the Board of Supervisors of Tin Nghia Corporation;

In order to proceed with the preparation steps for the election, the Board of Directors of the Corporation respectfully announces to the Esteemed Shareholders regarding the nomination and candidacy of personnel expected to be elected to the Board of Directors and the Board of Supervisors, term II (2021 - 2026) as follows:

I. Quantity:

1. Number of additional members to be elected to the Board of Directors: 01 (One) member.
2. Number of additional members to be elected to the Board of Supervisors: 02 (Two) members.

II. Standards and conditions of candidates:

1. Title of member of the Board of Directors:
 - a) Must fully meet the regulations in Clause 1, Article 155 of the Law on Enterprises;
 - b) Have full legal capacity, not be subject to the cases prohibited from managing enterprises as prescribed in Clause 2, Article 17 of the Law on Enterprises;
 - c) Have professional qualifications and experience in business administration or in the field, industry, or profession of the Corporation and do not necessarily have to be shareholders of the Corporation;
 - d) Have good health, moral qualities, honesty, integrity, objectivity, and a sense of compliance with the law.
2. Title of member of the Board of Supervisors:
 - a) Fully meet the regulations in Article 169 of the Law on Enterprises and not fall into the following cases:

- Not be subject to the provisions of Clause 2, Article 17 of the Law on Enterprises;
- Not be working in the accounting or finance department of the Corporation;
- Not be a member or employee of an audit organization approved to audit the financial statements of the Corporation in the 03 consecutive years prior to that.

b) Be trained in one of the majors in economics, finance, accounting, auditing, law, business administration or a major suitable for the business operations of the Corporation; it is not necessary to be a shareholder or employee of the Corporation.

III. Instructions on procedures and documents for nomination and candidacy:

1. Nomination and candidacy documents include 02 (two) copies according to the form, including:

- a) Application for candidacy/nomination, Minutes of the nomination group meeting (if any) to elect to the Board of Directors, Board of Supervisors (according to the form);
- b) Curriculum vitae (according to the form);
- c) Copies of the following documents: ID card/Passport;
- d) Copies of diplomas, certificates, certificates of cultural level and professional qualifications (if any).

2. Deadline for receiving nomination and candidacy documents: No later than 15:00 P.M. on 29/5/2025. After this time, if the number of candidates through nomination and candidacy is still not enough, the incumbent Board of Directors will nominate additional candidates or organize nominations according to the mechanism prescribed by the Corporation.

3. Place for submitting nomination and application documents: Tin Nghia Corporation.

- Address: No. 96, Ha Huy Giap, Trung Dung Ward, Bien Hoa City, Dong Nai Province.

- Contact person: Duong Thi Loan Anh – Assistant Board.

- Email: anh.dtl@tinnghiacorp.com.vn

- Phone: (0251) 3 822 486 – Ext.: 120; Fax: (0251) 3823 747.

Candidates nominated or applying to be additional candidates for election to the Board of Directors and the Board of Supervisors of Tin Nghia Corporation, term II (2021 - 2026), must be responsible before the law and the General Meeting of Shareholders for the accuracy and truthfulness of the contents of their nomination and application documents.

Sincerely./.

Recipient: 

- As above;
- Archive: Meeting Documents, BOD's Document.

**ON BEHALF OF
THE BOARD OF DIRECTORS
CHAIRMAN**



Đặng Thị Thanh Hà

MINUTES OF GROUP MEETING

CANDIDATE NOMINATION FOR THE BOARD OF DIRECTORS / THE BOARD OF SUPERVISORS TIN NGHIA CORPORATION, TERM II (2021 – 2026)

Pursuant to the Charter of Tin Nghia Corporation.
Pursuant to the Regulation on nomination, candidacy and election of additional members of the Board of Directors/ the Board of Supervisors of Tin Nghia Corporation for Term II (2021 – 2026).

Today, on/...../2025, at....., we are shareholders of Tin Nghia Corporation, jointly holding..... shares (in words: shares), accounting for.....% of the voting shares of the Company, whose names are on the list below:

| No. | Shareholder Name | ID CARD/PASSPORT/BRC | Address | Number of shares owned as of 12/5/2025 | Signature and full name |
|-----|------------------|----------------------|---------|--|-------------------------|
| 1 | | | | | |
| 2 | | | | | |
| 3 | | | | | |
| | Total | | | | |

We unanimously nominate:

Mr./Ms.:.....
ID card/Passport No.:..... Date of issue:..... Place of issue:.....
Permanent address:.....

As a group representative to carry out the nomination procedures for the Board of Directors/ the Board of Supervisors of Tin Nghia Corporation for Term II (2021 – 2026).

And unanimously nominate the following candidates to participate in the Board of Directors/ the Board of Supervisors:

1. Mr./Ms.:.....
ID card/Passport No.:..... Date of issue:..... Place of issue:.....
Permanent address:.....
Education level:..... Major:.....
Currently owning:..... TID shares
Corresponding to the total value at par value:..... VND

** Next candidate (if any): record similarly to the first candidate.*

This record is made at..... hours, on..... /.../..... at.....

.....

Group representative

(Signature, full name and seal, if any)

**NOMINATION PROPOSAL FORM FOR MEMBER OF
THE BOARD OF DIRECTORS/ THE BOARD OF SUPERVISORS
TERM II (2021 – 2026)**



(Applicable to individual/organizational shareholders)

To: Board of Directors of Tin Nghia Corporation

Shareholder's full name:.....

ID card/Passport/ Business Registration Certificate No.:..... Date of issue:.....

Place of issue:.....

Legal representative (if any):.....

Number of TID shares owned (As of 12/5/2025):.....

Corresponding to the total value at par:..... VND

We would like to propose to Tin Nghia Corporation:

1. Mr./Ms.:.....

ID card/Passport No.:..... Date of issue:..... Place of issue:.....

Permanent address:.....

Education level:..... Major:.....

Currently owning:..... TID shares

Corresponding to the total value at par:..... VND

To be a candidate to participate in the Board of Directors/ the Board of Supervisors of Tin Nghia Corporation for term II (2021 – 2026)

2. Mr./Ms.:.....

** Next candidate (if any): record similarly to the first candidate.*

To be a candidate to participate in the Board of Directors/ the Board of Supervisors of Tin Nghia Corporation for term II (2021 – 2026).

Sincerely thank you.

Attached documents:

a) Curriculum vitae (according to the form);

b) Copies of the following documents: ID card/Passport;

c) Diplomas, certificates, and certifications of cultural and professional qualifications (if any).

.....,,

Nominator

(Signature, full name and seal, if any)

SOCIALIST REPUBLIC OF VIETNAM
Independence - Freedom - Happiness

**NOMINATION PROPOSAL FORM FOR MEMBER OF
THE BOARD OF DIRECTORS/ THE BOARD OF SUPERVISORS
TERM II (2021 – 2026)**



(Applicable to group shareholders)

To: Board of Directors of Tin Nghia Corporation

Representative of the group of shareholders:.....

ID card/Passport/Business Registration Certificate No.:.....Date of issue:.....

Place of issue:..... (attached is the list of the group of shareholders)

Number of TID shares owned (As of 12/5/2025) by the group of shareholders:

.....

Corresponding to the total value at par:..... VND

We would like to propose to Tin Nghia Corporation:

1. **Mr./Ms.:**.....

ID card/Passport No.:..... Date of issue:..... Place of issue:.....

Permanent address:.....

Education level:.....Major:.....

Currently owning:..... TID shares

Corresponding to the total value at par:..... VND

To be a candidate to participate in the Board of Directors/ the Board of Supervisors of Tin Nghia Corporation for term II (2021 – 2026).

2. **Mr./Ms.:**.....

** Next candidate (if any): record similarly to the first candidate.*

To be a candidate to participate in the Board of Directors/ the Board of Supervisors of Tin Nghia Corporation for term II (2021 – 2026).

Sincerely thank you.

Attached documents:

a) Curriculum vitae (according to the form);

b) Copies of the following documents: ID card/Passport;

c) Diplomas, certificates, and certifications of cultural and professional qualifications (if any).

.....

**Representative of the group of
shareholders**

(Signature, full name and seal, if any)

LIST OF SHAREHOLDER GROUPS
ATTACHED TO THE PROPOSAL FOR NOMINATION OF THE
GROUP OF SHAREHOLDERS

(as per the form)



| No. | Full name | ID/Passport/BRC | Permanent address | Number of shares owned (as of 12/5/2025) | Shareholder's signature/signature, seal if organization |
|-------|-----------|-----------------|-------------------|--|---|
| 1 | | | | | |
| 2 | | | | | |
| 3 | | | | | |
| | | | | | |
| | | | | | |
| | | | | | |
| | | | | | |
| Total | | | | | |

SOCIALIST REPUBLIC OF VIETNAM
Independence – Freedom – Happiness

APPLICATION FORM FOR CANDIDACY TO
THE BOARD OF DIRECTORS/ THE BOARD OF SUPERVISORS
TERM II (2021 – 2026)



(Applicable to individual shareholders)

To: Board of Directors of Tin Nghia Corporation

My name is:.....

ID card/Passport No.:..... Date of issue:.....Place of issue:.....

Number of TID shares owned (As of 12/5/2025):.....

Corresponding to the total value at par:..... VND

I would like Tin Nghia Corporation to allow me to run for the Board of Directors/ the Board of Supervisors of Tin Nghia Corporation for Term II (2021 – 2026). If I am trusted by the shareholders to be elected as a member of the Board of Directors/ the Board of Supervisors, I would like to dedicate all my abilities and enthusiasm to contribute to the development of Tin Nghia Corporation.

Sincerely thank you.

Attached documents:

- a) Curriculum vitae (according to the form);*
- b) Copies of the following documents: ID card/Passport;*
- c) Diplomas, certificates, certifications of cultural and professional qualifications (if any).*

.....

Candidate

(Signature and full name)

SOCIALIST REPUBLIC OF VIETNAM

Independence – Freedom – Happiness

-----oOo-----

PERSONAL HISTORY

(For candidates for the Board of Directors/ the Board of Supervisors)

Full name **TÔNG**

Candidate : **Member of the Board of Directors/ the Board of Supervisors**

| | |
|--|---|
| Full name: | |
| Gender: | |
| Date of birth: | |
| Place of birth: | |
| Citizen identification card: | No. ..., date of issue:, place of issue: |
| Nationality: | |
| Permanent address: | |
| Contact phone number: | |
| Professional qualifications: | |
| Work experience: | |
| + From to..... | |
| + From to..... | |
| + From to..... | |
| + From to..... | |
| Current positions at the Corporation: | |
| Current positions held in other organizations: | |
| Interests related to the Corporation (if any): | |
| Number of TID shares held (as of 12/5/2025): | shares, accounting for ... % of the charter capital |
| + Ownership representative: | shares, accounting for ... % of the charter capital |
| + Individual ownership: | shares, accounting for ... % of the charter capital |
| Commitment to holding shares (if any) | |
| Related persons holding shares of the Corporation: | 1. Relationship:, Name of individual/organization: holding: ... shares, accounting for ...% of charter capital. |
| | 2. Relationship:, Name of individual/organization: holding: ... shares, accounting for ...% of charter capital. |

I warrant that the above statements are entirely true. If they are incorrect, I will be fully responsible before the law and commit to performing my duties honestly if elected as a member of the Board of Supervisors.

.....
Declarant signs, clearly stating full name

No: /NQ-DHĐCĐ

Bien Hoa, June 11, 2025

DRAFT

RESOLUTION
ANNUAL GENERAL MEETING OF SHAREHOLDERS 2025

GENERAL MEETING OF SHAREHOLDERS
TIN NGHIA CORPORATION

Pursuant to the Law on Enterprises No. 59/2020/QH14 dated June 17, 2020;

Pursuant to the Business Registration Certificate No. 3600283394, issued by the Business Registration Office - Department of Planning and Investment of Dong Nai Province;

Pursuant to the Charter of Tin Nghia Corporation (hereinafter referred to as "Tin Nghia Corporation" or "the Corporation");

Pursuant to the rights and obligations of the General Meeting of Shareholders of Tin Nghia Corporation as stipulated in the Corporation's Charter;

Pursuant to the Minutes of the 2025 Annual General Meeting of Shareholders of Tin Nghia Corporation dated June 11, 2025,

RESOLVES:

Article 1. Approving the Report of the Board of Directors of Tin Nghia Corporation on the business results of 2024 and the plan for 2025 (*Attached Report*) with some key indicators as follows:

| Target | Unit | 2024 Plan | 2024 Implementation | % Comparison of 2024 Implementation | |
|---------------------------------|-------------|-----------|---------------------|-------------------------------------|-------------|
| | | | | Plan | Same period |
| Total consolidated revenue | Billion VND | 10,000 | 12,125 | 121.25% | 137.06% |
| <i>Of which: Parent Company</i> | Billion VND | 6,000 | 7,675 | 127.92% | 181.73% |
| Profit after tax | Billion VND | 250 | 425 | 169.82% | 163.51% |

| Target | Unit | 2024 Plan | 2024 Implementation | % Comparison of 2024 Implementation | |
|---------------------------------|-------------|-----------|---------------------|-------------------------------------|-------------|
| | | | | Plan | Same period |
| <i>Of which: Parent Company</i> | Billion VND | 220 | 247 | 112.23% | 110.97% |
| Dividends (*) | % | 10 | 11 | 110.00% | 110.00% |

Article 2. Approving the Report of the Board of Supervisors of Tin Nghia Corporation on the performance results of 2024 and the control plan for 2025 (*Attached Report*).

Article 3. Approving the financial statements of Tin Nghia Corporation for the fiscal year ended December 31, 2024 (including consolidated financial statements and separate financial statements) audited and certified by AASC Auditing Company Limited (AASC), and inspected by the Board of Supervisors of the Corporation (*Attached Report*).

Article 4. Approving the profit distribution plan of Tin Nghia Corporation for 2024 with some key indicators as follows:

Unit: VND

| No. | Explanation | Amount |
|----------|---|------------------------|
| 1 | Profit after tax on the consolidated financial statements for 2024 | 424,554,957,882 |
| 2 | Profit after tax on the separate financial statements for 2024 | 246,902,476,136 |
| 3 | Profit distribution for 2024 | 238,345,123,807 |
| 3.1 | Appropriation for the Investment and Development Fund (5% of PAT) | 12,345,123,807 |
| 3.2 | Appropriation for the Reward and Welfare Fund (2 months' salary) | 6,000,000,000 |
| 3.3 | Dividend payout for 2024 (11% of charter capital) | 220,000,000,000 |
| 4 | Remaining profit after tax for 2024 (4=2-3) | 8,557,352,329 |

Based on the actual profit of 2024 and undistributed after-tax profit according to the parent company's financial statements as of December 31, 2024, approving the rate of setting up the funds as mentioned above and agreeing to pay dividends for 2024 at the rate of 11%/par value of shares in cash.

Article 5. Approving the production and business plan targets for 2025 and the expected dividend payout ratio for 2025 with the following key indicators:

1. Total consolidated revenue: 11,700 Billion VND.
Of which, the Parent Company: 7,600 Billion VND.
2. Consolidated profit after tax: 672 Billion VND.
Of which, the Parent Company: 622 Billion VND.
3. Dividend payout ratio/charter capital (minimum) in cash: 12%.

Article 6. Finalizing remuneration, salaries, bonuses for 2024 and estimating remuneration, salaries, bonuses for 2025 of the Board of Directors, Board of Supervisors of Tin Nghia Corporation.

1. Approval of the final settlement of remuneration expenses for the Board of Directors and the Board of Supervisors to be paid in 2024 is 4,466,666,673 VND, and a bonus equivalent to 5% of profit after tax exceeding the plan is 1,345,123,807 VND.

2. Approving the estimate of remuneration, salaries, bonuses of the Board of Directors, Board of Supervisors in 2025 as follows:

a) Remuneration for members of the Board of Directors and members of the Board of Supervisors: The total remuneration for members of the Board of Directors and members of the Board of Supervisors in 2025 is 864,000,000 VND (*The total remuneration for the Board of Directors and the Board of Supervisors is after personal income tax*).

b) Salaries of full-time members of the Board of Directors and full-time members of the Board of Supervisors: Paid from the Corporation's Salary Fund.

c) Bonuses for members of the Board of Directors and members of the Board of Supervisors: The bonus amount for members of the Board of Directors and members of the Board of Supervisors in 2025 is capped at 5% based on the after-tax profit exceeding the 2025 plan.

d) Authorize the Board of Directors of the Corporation to decide on the specific remuneration, salaries, and bonuses for each member of the Board of Directors and member of the Board of Supervisors, and be responsible for public disclosure and transparency in accordance with regulations.

Article 7. On the selection of an audit firm for the 2025 Financial Statements.

1. Approve the list of independent audit firms to be selected to audit the 2025 Financial Statements of Tin Nghia Corporation as follows:

| No. | Auditing Company Name |
|-----|---|
| 1 | PwC (Vietnam) Limited |
| 2 | Ernst & Young Vietnam Co., Ltd. (E&Y) |
| 3 | AASC Auditing Firm Limited (AASC) |
| 4 | A&C Auditing and Consulting Company Limited |

2. Authorize the Board of Directors of the Corporation to select one of the 04 (four) audit firms from the above list to audit the 2025 Financial Statements of Tin Nghia Corporation.

3. In the event that an agreement cannot be reached with the aforementioned 04 (four) audit firms, the 2025 Annual General Meeting of Shareholders authorizes the Board of Directors to select 01 (one) other audit firm from the list approved by the State Securities Commission as eligible to audit public companies and listed companies to audit the 2025 Financial Statements of Tin Nghia Corporation.

Article 8. Approving the dismissal of positions of members of the Board of Directors and members of the Board of Supervisors of Tin Nghia Corporation, term II (2021 - 2026) for the following individuals:

1. Dismissal of Mr. Tran Hoai Nam from the position of member of the Board of Directors of Tin Nghia Corporation, term II (2021 - 2026) from June 11, 2025, according to the resignation letter dated May 14, 2025.

2. Dismissal of Mr. Nguyen Thanh Dat from the position of member of the Board of Directors of Tin Nghia Corporation, term II (2021 - 2026) from June 11, 2025, according to the resignation letter dated May 14, 2025.

3. Dismissal of Mr. Tran Ngoc Tho from the position of independent member of the Board of Directors of Tin Nghia Corporation, term II (2021 - 2026) from June 11, 2025, according to the resignation letter dated May 14, 2025.

4. Dismissal of Mr. Tran Tan Nhat from the position of Head of the Board of Supervisors of Tin Nghia Corporation, term II (2021 - 2026) from June 11, 2025, according to the resignation letter dated May 14, 2025.

5. Dismissal of Mr. Nguyen Quoc Ky from the position of member of the Board of Supervisors of Tin Nghia Corporation, term II (2021 - 2026) from June 11, 2025, according to the resignation letter dated May 14, 2025.

Article 9. Approving the number and list of candidates who won the election to supplement members of the Board of Directors of Tin Nghia Corporation, term II (2021 - 2026):

1. Approving the number of members of the Board of Directors to be additionally elected: 01 member.

2. Approving the list and results of the additional election to the Board of Directors of Tin Nghia Corporation, term II (2021 - 2026), including the following individuals:

| No. | Full name | Year of birth | Gender | ID number | Professional qualifications | Current position | Form of candidacy/ nomination |
|-----|-----------|---------------|--------|-----------|-----------------------------|------------------|-------------------------------|
| 1 | | | | | | | |

(Detailed curriculum vitae attached)

Article 10. Approving the number and list of candidates who won the election to supplement members of the Board of Supervisors of Tin Nghia Corporation, term II (2021 - 2026):

1. Approving the number of members of the Board of Supervisors to be additionally elected: 02 members.

2. Approving the list and results of the additional election to the Board of Supervisors of Tin Nghia Corporation, term II (2021 - 2026), including the following individuals:

| No. | Full name | Year of birth | Gender | ID number | Professional qualifications | Current position | Form of candidacy/nomination |
|-----|-----------|---------------|--------|-----------|-----------------------------|------------------|------------------------------|
| 1 | | | | | | | |
| 2 | | | | | | | |

(Detailed curriculum vitae attached)

Article 11. Terms of enforcement.

1. Assigning the Board of Directors of the Corporation to be responsible for:

a) Directing and organizing the implementation of the contents mentioned in this Resolution in accordance with the provisions of law and the Corporation's Charter.

b) Reporting on the situation and results of the implementation of this Resolution in the next General Meeting of Shareholders.

2. Assigning the Board of Supervisors of the Corporation to be responsible for inspecting and supervising the implementation of this Resolution in accordance with the provisions of law and the Corporation's Charter.

3. This Resolution was approved by the Annual General Meeting of Shareholders of Tin Nghia Corporation in 2025 in accordance with the provisions of law and the Corporation's Charter; it is posted on the electronic information page of Tin Nghia Corporation at: www.tinnghiacorp.com.vn within 24 hours, from the time of the end of the Congress.

4. This Resolution takes effect from the date of signing./.

**ON BEHALF OF THE GENERAL MEETING
OF SHAREHOLDERS**

Recipients:

- As per Article 12;
- Board of Directors;
- Archive: Meeting Documents,
BOD's Document.

CHAIRMAN

Dang Thi Thanh Ha