

**THAI NGUYEN BOOK DISTRIBUTION JOINT STOCK
COMPANY**

FINANCIAL STATEMENTS

For the fiscal year ending December 31, 2024, audited by

NHAN TAM VIET AUDITING COMPANY LIMITED

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REPORT OF THE BOARD OF DIRECTORS

The Board of General Directors of Thai Nguyen Book Distribution Joint Stock Company presents its report along with the audited Financial Statements for the fiscal year ending on December 31, 2024.

Business Highlights

Thai Nguyen Book Distribution Joint Stock Company was established and operates under the Joint Stock Company Registration Certificate No. 4600346889 dated January 2, 2004, issued by the Department of Planning and Investment of Thai Nguyen Province.

During its operations, the Company has been issued 11 times by the Department of Planning and Investment of Thai Nguyen Province with supplementary Business Registration Certificates regarding the addition of business activities, changes in charter capital, and changes in legal representatives. The 11th amendment of the Business Registration Certificate was issued by the Department of Planning and Investment of Thai Nguyen Province on June 9, 2023.

The charter capital according to the 11th Business Registration Certificate is 195,000,000,000 VND

Head office

Address : 65 Hoang Van Thu, Phan Dinh Phung Ward, Thai Nguyen City, Thai Nguyen Province
Taxcode : 4 6 0 0 3 4 6 8 8 9

Financial Situation and Business Operations

The financial situation as of December 31, 2024, along with the business performance and cash flows for the fiscal year ending on the same date, is presented in the Financial Statements attached to this report (from page 07 to page 45).

Significant events occurring after the end of the financial year

The Company's Executive Board confirms that no events have occurred after December 31, 2024, up to the date of this report that have not been considered for adjustment or disclosure in the financial statements.

The Board of Directors and the Executive Board manage

The members of the Board of Directors and the Executive Board during the year and as of the date of this report are as follows:

Board of Directors

<u>Full name</u>	<u>Position</u>	
Mr Nguyen Nam Tien	Chairman	Appointed on April 24, 2024
Mr Nguyen Quoc Thai	Chairman	Dismissed on April 24, 2024
Mrs Nguyen Thi Quy	Member	Dismissed on April 24, 2024
Mrs Nguyen Thi Vinh	Member	Dismissed on April 24, 2024
Mrs La Thi Mai Lien	Member	
Mrs Le Thi Hoai Anh	Member	
Mr Nguyen Quang Giang	Member	Appointed on April 24, 2024
Mr Nguyen Van Tuan	Member	Appointed on April 24, 2024

THAI NGUYEN BOOK DISTRIBUTION JOINT STOCK COMPANY
REPORT OF THE BOARD OF DIRECTORS (Cont)

Supervisory Board

<u>Full name</u>	<u>Position</u>	
Mrs Nguyen Thi Minh	Head of the Board	Appointed on 8/5/2024
Mrs Nguyen Thi Lan Huong	Member	Dismissed on 8/5/2024
Mrs Nguyen Thi Nhu Thuy	Member	

Board of General Directors

<u>Full name</u>	<u>Position</u>	
Mrs Nguyen Thi Quy	General Director	
Mrs La Thi Mai Lien	Deputy General Director	
Mr Nguyen Quang Giang	Deputy General Director	Appointed on June 1, 2024

Chief Accountant

<u>Full name</u>	<u>Position</u>
Mrs Phung Thi Ha	Chief Accountant

Auditor

Nhan Tam Viet Auditing Co., Ltd. has audited the Financial Statements for the fiscal year ending December 31, 2024.

Statement of Responsibility of the Executive Board for the Financial Statements

The Company's Executive Board is responsible for preparing the Financial Statements that fairly and accurately reflect the Company's financial position, business performance, and cash flows for the year. During the preparation of the Financial Statements, the Company's Executive Board commits to complying with the following requirements:

- Establishing and maintaining internal controls as determined necessary by the Executive Board and the Board of Directors to ensure that the preparation and presentation of the Financial Statements are free from material misstatements due to fraud or error;
- Selecting appropriate accounting policies and applying them consistently;
- Making reasonable and prudent assessments and estimates;
- Stating whether the applied accounting standards have been complied with and disclosing any material deviations that require explanation in the Financial Statements;
- Preparing and presenting the Financial Statements in compliance with the Accounting Standards, the Vietnamese Corporate Accounting System, and relevant legal regulations governing financial reporting;
- Preparing the Financial Statements on a going concern basis unless it is inappropriate to assume that the Company will continue its operations.

The Company's Executive Board ensures that accounting records are maintained to accurately and fairly reflect the Company's financial position at any given time and that the Financial Statements comply with the prevailing regulations of the State. Additionally, the Executive Board is responsible for safeguarding the Company's assets and implementing appropriate measures to prevent and detect fraud and other violations.

The Company's Executive Board commits that the Financial Statements fairly and accurately reflect the Company's financial position as of December 31, 2024, as well as its business performance and cash flows for the fiscal year ending on the same date, in accordance with Accounting Standards, the Vietnamese Corporate Accounting System, and relevant legal regulations governing financial reporting.

THAI NGUYEN BOOK DISTRIBUTION JOINT STOCK COMPANY

REPORT OF THE BOARD OF DIRECTORS (Cont)

Other commitments

The Board of General Directors affirms that the Company complies with Decree No. 155/2020/ND-CP dated December 31, 2020, guiding corporate governance applicable to public companies, and the Company has not violated the information disclosure obligations as stipulated in Circular No. 96/2020/TT-BTC dated November 16, 2020, by the Ministry of Finance, guiding information disclosure on the Stock Market.

Thai Nguyen, March 25, 2025

On behalf of the Board of General Directors

Deputy General Director



La Thi Mai Lien

According to Power of Attorney No. 01/2025/UQ-PHS dated January 1, 2025.

No : 2105.02.02/2024/BCTC-NTV2

SEPARATE AUDITOR'S REPORT
Regarding the financial statements for the year 2024

Dear : **Board of Members and Board of General Directors**
Thai Nguyen Book Distribution Joint Stock Company

We have audited the accompanying Financial Statements of Thai Nguyen Book Distribution Joint Stock Company, prepared on March 25, 2025, from page 07 to page 45, which include: the Balance Sheet as of December 31, 2024, the Income Statement, the Cash Flow Statement for the fiscal year ending on the same date, and the Notes to the Financial Statements.

Responsibility of the Board of Director

The Executive Board is responsible for the preparation and fair presentation of the parent entity's financial statements in accordance with accounting standards, the Vietnamese Enterprise Accounting System, and relevant legal regulations concerning the preparation and presentation of the parent entity's financial statements. The Executive Board is also responsible for internal controls that it determines are necessary to ensure that the preparation and presentation of the parent entity's financial statements are free from material misstatement due to fraud or error.

Responsibility of the Auditor

Our responsibility is to express our opinions on these separate financial statements on the basis of our audit. Our audit is conducted in accordance with the Vietnamese Independent Auditing Regulations and Standards. These standards require that we comply with the standards and professional ethical requirements, plan and perform the audit procedures to obtain a reasonable assurance that the financial statements are free from material mistakes.

The audit fieldwork includes the implementation of procedures to obtain audit evidence supporting the amounts and the disclosures in the separate financial statements. The audit procedures are selected on the basis of the auditor's judgment, including the assessments of risks of material mistakes in the financial statements due to errors or fraud. When assessing these risks, the auditor had considered whether the internal control system of the Company related to the preparation and presentation of the separate financial statements is true and fair to design audit procedures that are appropriate with actual situation, however, not provide the opinion on the effectiveness of the internal control system of the Company. The audit also includes our assessment on the appropriateness of the accounting policies applied, the accounting estimates of the Company's Director as well as our evaluation on the overall presentation of the separate financial statements.

We believe that audit evidence we have obtained is sufficient and appropriate for our audit opinion.

Trụ Sở Chính:

Tầng 2, tòa nhà Platinum Residences, số 6 Nguyễn Công Hoan,
Phường Ngọc Khánh, Quận Ba Đình, Thành phố Hà Nội, Việt Nam

[T] (84-24) 3761 3399
[W] www/vpaudit.vn

[F] (84-24) 3761 5599
[E] vpa@ntva.vn

Chi nhánh tại Hà Nội:

Số 12 Phố Mễ Trì Hạ, P. Mễ Trì, Q. Nam Từ Liêm, TP. Hà Nội

Chi nhánh tại TP. Hồ Chí Minh:

98 Vũ Tông Phan, P. An Phú, Q. 2, TP. Hồ Chí Minh

Auditor's Opinion

In our opinion, the Financial Statements present fairly and reasonably, in all material respects, the financial position of Thai Nguyen Book Distribution Joint Stock Company as of December 31, 2024, as well as the results of operations and cash flows for the fiscal year ending on the same date, in accordance with the Accounting Standards, the Vietnamese Corporate Accounting System, and the relevant legal regulations on the preparation and presentation of financial statements.

Hanoi, March 25, 2025

NHAN TAM VIET AUDITING CO.,LTD

Deputy General Director

Auditor



Nguyen Thi Hanh

Certificate of Auditing Registration No:
1690-2023-124-1

Pham Van Tuan

Certificate of Auditing Registration No:
4497-2023-124-1

THAI NGUYEN BOOK DISTRIBUTION JOINT STOCK COMPANY

Address: 65 Hoang Van Thu, Phan Dinh Phung Ward, Thai Nguyen City, Thai Nguyen Province

FINANCIAL STATEMENTS

For the fiscal year ending December 31, 2024

BALANCE SHEET

As of December 31, 2024

Unit: VND

ASSET	Cod e	Explana tion	Year-end Balance	Beginning Balance
A - SHORT-TERM ASSETS	100		174,351,472,424	173,381,550,677
I. Cash and cash equivalents	110	V.1	6,790,013,283	2,617,572,188
1. Cash	111		6,727,013,283	2,617,572,188
2. Cash equivalents	112		63,000,000	-
II. Short-term financial investment	120		9,831,182,400	11,647,385,000
1. Trading securities	121	V.2	10,029,062,198	13,014,842,463
2. Provision for impairment of trading securities	122	V.2	(197,879,798)	(1,367,457,463)
3. Held to maturity investment	123		-	-
III. Short-term receivables	130		140,838,786,375	144,862,914,386
1. Short-term trade receivables	131	V.3	712,747,201	1,355,422,296
2. Short-term vendor advance	132	V.4	190,876,138	39,924,001
3. Short-term internal receivables	133		-	-
4. Receivable according to construction contract progre	134		-	-
5. Short-term loan receivable	135	V.5a	-	1,800,000,000
6. Other short-term receivables	136	V.6	139,935,163,036	141,667,568,089
7. Provision for doubtful short-term receivables	137		-	-
8. Assets missing pending resolution	139		-	-
IV. Inventory	140		16,527,643,958	13,918,360,877
1. Inventory	141	V.7	16,527,643,958	13,918,360,877
2. Provision for inventory write-down	149		-	-
V. Other short-term assets	150		363,846,408	335,318,226
1. Short-term prepaid expenses	151	V.8a	29,372,938	95,318,226
2. Deductible value added tax	152		94,473,470	-
3. Taxes and other amounts receivable from the State	153	V.16	240,000,000	240,000,000
4. Government bond repurchase transaction	154		-	-
5. Other short-term assets	155		-	-

THAI NGUYEN BOOK DISTRIBUTION JOINT STOCK COMPANY

Address: 65 Hoang Van Thu, Phan Dinh Phung Ward, Thai Nguyen City, Thai Nguyen Province

FINANCIAL STATEMENTS

For the fiscal year ending December 31, 2024

Balance Sheet (continued)

ASSET	Cod e	Explanat ion	Year-end Balance	Beginning Balance
B - LONG-TERM ASSETS	200		39,503,030,706	38,321,811,159
I. Long-term receivables	210		3,650,000,000	-
1. Long-term receivables from customers	211		-	-
2. Long-term prepayment to seller	212		-	-
3. Working capital in affiliated units	213		-	-
4. Long-term internal receivables	214		-	-
5. Long-term loan receivable	215	V.5b	3,650,000,000	-
6. Other long-term receivables	216		-	-
7. Provision for doubtful long-term receivables	219		-	-
II. Fixed assets	220		11,395,200,826	12,781,380,185
1. Tangible fixed assets	221	V.9	10,883,580,674	12,179,485,029
<i>Original price</i>	222		21,282,058,400	21,977,947,381
<i>Accumulated depreciation</i>	223		(10,398,477,726)	(9,798,462,352)
2. Financial lease fixed assets	224		-	-
<i>Original price</i>	225		-	-
<i>Accumulated depreciation</i>	226		-	-
3. Intangible fixed assets	227	V.10	511,620,152	601,895,156
<i>Original price</i>	228		832,250,000	832,250,000
<i>Accumulated depreciation</i>	229		(320,629,848)	(230,354,844)
III. Investment real estate	230		-	-
<i>Original price</i>	231		-	-
<i>Accumulated depreciation</i>	232		-	-
IV. Long-term unfinished assets	240		3,632,317,123	3,632,317,123
1. Long-term unfinished production and business costs	241	V.11	3,429,258,923	3,429,258,923
2. Cost of unfinished basic construction	242	V.12	203,058,200	203,058,200
V. Long-term financial investment	250	V.13	20,020,700,000	20,020,700,000
1. Investment in subsidiaries	251		-	-
2. Investment in joint ventures and associates	252		-	-
3. Investing in other entities	253		20,020,700,000	20,020,700,000
4. Long-term financial investment reserve	254		-	-
5. Held to maturity investment	255		-	-
VI. Other long-term assets	260		804,812,757	1,887,413,851
1. Long-term prepaid expenses	261	V.8b	804,812,757	1,887,413,851
2. Deferred income tax assets	262		-	-
3. Long-term replacement equipment, supplies and spare parts	263		-	-
4. Other long-term assets	268		-	-
TOTAL ASSET	270		213,854,503,130	211,703,361,836

THAI NGUYEN BOOK DISTRIBUTION JOINT STOCK COMPANY

Address: 65 Hoang Van Thu, Phan Dinh Phung Ward, Thai Nguyen City, Thai Nguyen Province

FINANCIAL STATEMENTS

For the fiscal year ending December 31, 2024

Balance Sheet (continued)

CAPITAL SOURCE	Cod e	Explan a tion	Year-end Balance	Beginning Balance
C - LIABILITIES PAYABLE	300		14,673,139,130	13,801,868,047
I. Short-term debt	310		14,587,639,130	13,736,368,047
1. Short-term trade payables	311	V.14	1,436,899,117	1,935,258,430
2. Short-term advance payment buyer	312	V.15	340,282,003	82,148,002
3. Taxes and other payments to the State	313	V.16	-	66,188,113
4. Payable to workers	314		446,793,063	748,265,096
5. Short-term payable expenses	315	V.17	166,312,330	1,106,579,178
6. Short-term internal payables	316		-	-
7. Payable according to construction contract progress	317		-	-
8. Short-term unearned revenue	318	V.18	283,454,550	228,909,082
9. Other short-term payables	319	V.19a	273,016,432	201,692,087
10. Short-term loans and finance leases	320	V.20	11,564,529,135	9,290,975,559
11. Provision for short-term payables	321		-	-
12. Bonus and welfare fund	322	V.21	76,352,500	76,352,500
13. Price stabilization fund	323		-	-
14. Government bond repurchase transaction	324		-	-
II. Long-term debt	330		85,500,000	65,500,000
1. Long-term trade payables	331		-	-
2. Long term prepayment buyer	332		-	-
3. Long-term payable expenses	333		-	-
4. Internal payable on working capital	334		-	-
5. Long-term internal payables	335		-	-
6. Long-term unrealized revenue	336		-	-
7. Other long-term payables	337	V.19b	85,500,000	65,500,000
8. Long-term loans and financial leases	338		-	-
9. Convertible bonds	339		-	-
10. Preferred stock	340		-	-
11. Deferred income tax payable	341		-	-
12. Long-term payables provision	342		-	-
13. Science and Technology Development Fund	343		-	-

THAI NGUYEN BOOK DISTRIBUTION JOINT STOCK COMPANY

Address: 65 Hoang Van Thu, Phan Dinh Phung Ward, Thai Nguyen City, Thai Nguyen Province

FINANCIAL STATEMENTS

For the fiscal year ending December 31, 2024

Balance Sheet (continued)

CAPITAL SOURCE	Cod e	Explanat ion	Year-end Balance	Beginning Balance
D - OWNER'S EQUITY	400		198,904,193,000	197,901,493,789
I. Equity	410	V.22	198,904,193,000	197,901,493,789
1. Owner's equity	411		195,000,000,000	195,000,000,000
- Common shares with voting rights	411a		195,000,000,000	195,000,000,000
- Preferred stock	411b		-	-
2. Capital surplus	412		29,736,000	29,736,000
3. Bond conversion option	413		-	-
4. Other owners' equity	414		205,199,847	205,199,847
5. Treasury stock	415		-	-
6. Asset revaluation difference	416		-	-
7. Exchange rate difference	417		-	-
8. Development investment fund	418		464,211,628	464,211,628
9. Enterprise Reorganization Support Fund	419		-	-
10. Other equity funds	420		-	-
11. Undistributed profit after tax	421		3,205,045,525	2,202,346,314
- Undistributed profit after tax accumulated to the en	421a		2,202,346,314	418,467,105
- Undistributed profit this period	421b		1,002,699,211	1,783,879,209
12. Source of capital for basic construction investment	422		-	-
II. Other funding sources and funds	430		-	-
1. Funding sources	431		-	-
2. Funds for forming fixed assets	432		-	-
TOTAL CAPITAL	440		213,854,503,130	211,703,361,836

Prepared by



Nguyen Xuan Quynh

Chief Accountant



Phung Thi Ha

Prepared on 25 March, 2025

Deputy General Director



La Thi Mai Lien

THAI NGUYEN BOOK DISTRIBUTION JOINT STOCK COMPANY

Address: 65 Hoang Van Thu, Phan Dinh Phung Ward, Thai Nguyen City, Thai Nguyen Province

FINANCIAL STATEMENTS

For the fiscal year ending December 31, 2024

BUSINESS PERFORMANCE REPORT

2024

Unit: VND

INDICATORS	Code	Explanation	This year	Last year
1. Sales and service revenue	01	VI.1	27,334,111,010	25,732,827,327
2. Revenue deductions	02		-	-
3. Net revenue from sales and services	10		27,334,111,010	25,732,827,327
4. Cost of goods sold	11	VI.2	19,985,524,737	15,916,898,978
5. Gross profit from sales and service provision	20		7,348,586,273	9,815,928,349
6. Financial revenue	21	VI.3	2,527,114,818	5,210,918,614
7. Financial costs	22	VI.4	(365,865,935)	1,110,037,499
Including: interest expense	23		518,969,732	604,855,604
8. Cost of sales	25	VI.5	4,829,390,356	5,849,456,029
9. Business management costs	26	VI.6	4,943,081,066	5,952,138,816
10. Net operating profit	30		469,095,604	2,115,214,619
11. Other income	31	VI.7	537,344,418	75,527,768
12. Other costs	32	VI.8	3,740,811	406,863,178
13. Other profits	40		533,603,607	(331,335,410)
14. Total accounting profit before tax	50		1,002,699,211	1,783,879,209
15. Current corporate income tax expense	51	VI.9	-	-
16. Deferred corporate income tax expense	52		-	-
17. Profit after corporate income tax	60		<u>1,002,699,211</u>	<u>1,783,879,209</u>
18. Basic earnings per share	70	VI.11	<u>51</u>	<u>91</u>
19. Diluted earnings per share	71	VI.11	<u>51</u>	<u>91</u>

Prepared by



Nguyen Xuan Quynh

Chief Accountant



Phung Thi Ha

Prepared on 25 March, 2025

Deputy General Director



La Thi Mai Lien

THAI NGUYEN BOOK DISTRIBUTION JOINT STOCK COMPANY

Address: 65 Hoang Van Thu, Phan Dinh Phung Ward, Thai Nguyen City, Thai Nguyen Province

FINANCIAL STATEMENTS

For the fiscal year ending December 31, 2024

CASH FLOW STATEMENT

(By indirect method)

2024

Unit: VND

INDICATORS	Cod e	Explan ation	This year	Last year
I. Cash flow from operating activities				
1. Profit before tax	01		1,279,870,211	1,783,879,209
2. Adjustments for the following items:				
- Depreciation of fixed assets and investment real estate	02		1,359,771,923	1,482,079,147
- Provisions	03		(1,169,577,665)	(3,071,033,166)
- Exchange rate gains and losses due to revaluation foreign currency monetary items	04		-	-
- Profit and loss from investment activities	05		(689,217,941)	(4,588,266,094)
- Interest expense	06		518,969,732	604,855,604
- Other adjustments	07		-	-
3. Profit from operations before changes in working capital	08		1,299,816,260	(3,788,485,300)
- Increase, decrease receivables	09		1,973,821,867	6,059,269,811
- Increase, decrease inventory	10		(2,609,283,081)	(4,519,475,685)
- Increase, decrease payables	11		(1,513,975,645)	1,293,698,031
- Increase, decrease prepaid expenses	12		1,148,546,382	1,499,429,932
- Increase, decrease trading securities	13		2,985,780,265	(13,014,842,463)
- Interest paid	14		(407,276,580)	(550,236,426)
- Corporate income tax paid	15		-	-
- Other income from operating activities	16		-	-
- Other expenses for business activities	17		-	-
Net cash flow from operating activities	20		2,877,429,468	(13,020,642,100)
II. Cash flow from investing activities				
1. Money spent on purchasing and constructing fixed assets and other long-term assets	21		-	(392,750,000)
2. Proceeds from liquidation and sale of fixed assets and other long-term assets	22		550,000,000	150,000,000
3. Money spent on lending, buying debt instruments other units	23		(3,650,000,000)	(1,800,000,000)
4. Proceeds from loan recovery, resale of debt instruments other units	24		1,800,000,000	10,044,000,000
5. Money spent on investment in other entities	25		-	-
6. Proceeds from capital investment in other entities	26		-	-
7. Interest income, dividends and profits	27		321,458,051	680,566,995
Net cash flow from investing activities	30		(978,541,949)	8,681,816,995

THAI NGUYEN BOOK DISTRIBUTION JOINT STOCK COMPANY

Address: 65 Hoang Van Thu, Phan Dinh Phung Ward, Thai Nguyen City, Thai Nguyen Province

FINANCIAL STATEMENTS

For the fiscal year ending December 31, 2024

Cash Flow Statement (continued)

INDICATORS	Cod e	Explan ation	This year	Last year
III. Cash flow from financing activities				
1. Proceeds from issuing shares, receiving capital contributions owner	31		-	-
2. Money returned to owners, buyback issued company shares	32		-	-
3. Proceeds from borrowing	33		22,288,492,667	17,437,617,529
4. Loan principal repayment	34		(20,014,939,091)	(14,907,870,185)
5. Lease principal repayment	35		-	-
6. Dividends, profits paid to owners	36		-	-
<i>Net cash flow from financing activities</i>	40		<u>2,273,553,576</u>	<u>2,529,747,344</u>
Net cash flow during the year	50		4,172,441,095	(1,809,077,761)
Cash and cash equivalents at the beginning of the year:	60	V.1	2,617,572,188	4,426,649,949
Impact of Foreign Exchange Rate Fluctuations on Current	61		-	-
Cash and cash equivalents at the end of the year	70	V.1	<u>6,790,013,283</u>	<u>2,617,572,188</u>

Prepared by



Nguyen Xuan Quynh

Chief Accountant



Phung Thi Ha

Prepared on 25 March, 2025

Deputy General Director



La Thi Mai Lien

THAI NGUYEN BOOK DISTRIBUTION JOINT STOCK COMPANY

Address: 65 Hoang Van Thu, Phan Dinh Phung Ward, Thai Nguyen City, Thai Nguyen Province

FINANCIAL STATEMENTS

For the fiscal year ending December 31, 2024

NOTES TO THE FINANCIAL STATEMENTS 2024

I. OPERATION FEATURES

1. Business Highlights

Thai Nguyen Book Distribution Joint Stock Company was established and operates under the Joint Stock Company Registration Certificate No. 4600346889 dated January 2, 2004, issued by the Department of Planning and Investment of Thai Nguyen Province.

During its operations, the Company has been issued 11 times by the Department of Planning and Investment of Thai Nguyen Province with supplementary Business Registration Certificates regarding the addition of business activities, changes in charter capital, and changes in legal representatives. The 11th amendment of the Business Registration Certificate was issued by the Department of Planning and Investment of Thai Nguyen Province on June 9, 2023.

The charter capital according to the 11th Business Registration Certificate is 195,000,000,000 VND

Head office

Address : 65 Hoang Van Thu, Phan Dinh Phung Ward, Thai Nguyen City, Thai Nguyen Province

Tax code : 4 6 0 0 3 4 6 8 8 9

2. **Ownership form** : Joint Stok Company

3. **Business Sector** : Commercial business

4. **Business Activities** :

The main business activities of the Company in the year include:

- Wholesale of suitcases, bags, purses, wallets, leather and synthetic leather goods, perfumes, cosmetics and sanitary products, ceramics, porcelain, glassware; household electrical appliances, lamps and lighting fixtures; books, newspapers, magazines, stationery; sports equipment; other household items;
- Retail of audio and video tapes and discs; games, toys; books, newspapers, magazines, stationery; beverages; sports equipment and other items in specialized stores.
- Leasing of premises./.

5. **Usual Production and Business Cycle:** Within 12 months.

6. **Statement on Comparability of Financial Statements:**

The financial statement data for 2024 is entirely consistent and ensures comparability with the financial statement data for 2023.

7. **Employees**

As of the end of the fiscal year, the company has 40 employees working (the number at the beginning of the year was 45 employees).

THAI NGUYEN BOOK DISTRIBUTION JOINT STOCK COMPANY

Address: 65 Hoang Van Thu, Phan Dinh Phung Ward, Thai Nguyen City, Thai Nguyen Province

FINANCIAL STATEMENTS

For the fiscal year ending December 31, 2024

Note to the financial statements (cont)

II. FISCAL YEAR AND STANDARD CURRENCY UNIT USED IN ACCOUNTING

1. Fiscal year

Fiscal year of the Company is from 1 January to 31 December annually.

2. Standard currency unit used in accounting

The currency used in accounting is the Vietnamese Dong (VND).

III. ACCOUNTING STANDARDS AND SYSTEM APPLIED

1. Accounting System Applied

The Company applies the Vietnamese Enterprise Accounting System issued under Circular No. 200/2014/TT-BTC dated December 22, 2014, Circular No. 53/2016/TT-BTC of 2016 amending and supplementing Circular No. 200/2014/TT-BTC, and other guiding circulars for the implementation of the accounting standards and system issued by the Ministry of Finance.

2. Statement of Compliance with Accounting Standards and Accounting System

The Management assures that the requirements of the Vietnamese Accounting Standards, the Vietnamese Enterprise Accounting System issued under Circular No. 200/2014/TT-BTC dated December 22, 2014, Circular No. 53/2016/TT-BTC of 2016 amending and supplementing Circular No. 200/2014/TT-BTC, as well as the guiding circulars for the implementation of the accounting standards issued by the Ministry of Finance, have been fully complied with in the preparation of the Financial Statements.

IV. ACCOUNTING POLICIES

1. Basis of preparing financial statements

The financial statements are prepared on an accrual basis (except for information related to cash flows).

2. Cash and cash equivalents

Cash includes cash on hand, demand deposits at banks, and monetary gold used as a store of value, excluding gold classified as inventory for use as raw materials in production or goods for sale.

Cash equivalents are short-term investments with a recovery or maturity period of no more than three months from the purchase date, easily convertible into a known amount of cash, and carrying minimal risk of value fluctuation upon conversion.

3. Financial investments

Held-to-maturity investments

An investment is classified as held-to-maturity when the Company has both the intention and the ability to hold it until maturity. Held-to-maturity investments include term bank deposits (including treasury bills and promissory notes), bonds, preferred shares that the issuer is obligated to repurchase at a specific future date, and loans held to maturity for the purpose of earning periodic interest, as well as other held-to-maturity investments.

Held-to-maturity investments are initially recognized at cost, including the purchase price and any related transaction costs. After initial recognition, these investments are recorded at their recoverable value. Interest income from held-to-maturity investments after the purchase date is

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Note to the financial statements (cont)

recognized in the Income Statement on an accrual basis. Interest earned before the Company acquires the investment is deducted from the initial cost at the time of purchase.

When there is conclusive evidence that a portion or the entire investment may not be recoverable, and the loss can be reliably measured, the loss is recognized as a financial expense for the year and directly deducted from the investment's value.

Loans receivable

Loans receivable are recognized at cost, net of allowances for doubtful debts. The allowance for doubtful debts is established based on the estimated potential loss

Investment in the capital tools of another entity

Carrying value: Investments in other entities are recognized at cost.

Basis for establishing provisions for investment losses in other entities:

- For investments in listed shares or investments with reliable fair value: The provision is made based on the market value of the shares (similar to the provision for impairment of trading securities).
- For investments with undeterminable fair value at the reporting date: The basis for provisioning is the financial statements of the investee. In the case where the investee is the parent company, the basis for provisioning is the consolidated financial statements of the parent company. Any increase or decrease in the provision balance is recognized in the financial expenses of the period.

Trading securities:

Trading securities must be recorded in accounting at cost. The cost of trading securities is determined based on the fair value of the payments at the time the transaction occurs. The recognition of trading securities is at the point when the investor acquires ownership, as specified below:

- Listed securities are recognized at the time of order matching (T+0);
- Unlisted securities are recognized at the time when the legal ownership rights are officially obtained in accordance with the law.

At the end of the accounting period, if the market value of trading securities decreases below their cost, an impairment provision should be made.

The provision for impairment of investment securities is calculated according to the following formula:

The provision for impairment of investment securities = The value of the investment securities recorded in the company's accounting books at the time of preparing the annual financial statements - The number of securities the company holds at the time of preparing the annual financial statements X The actual market price of the securities.

For shares registered for trading on the market of unlisted public companies and state-owned enterprises undergoing equitization through public securities offerings (Upcom), the actual market price of the securities is determined as the average reference price for the last 30 consecutive trading days before the preparation date of the annual financial statements, as announced by the Stock Exchange. In the case where shares of a joint-stock company registered for trading on the Upcom market have no transactions within the 30 days preceding the preparation date of the annual

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financial statements, the company shall determine the provision for each securities investment in accordance with the provisions of point b, clause 2 of this article.

The company must fully and promptly record income from trading securities investments. Dividends received for the period prior to the investment date should be deducted from the investment value.

When an investor receives additional shares without paying any money due to the joint-stock company using its share premium, equity funds, and undistributed after-tax profits (stock dividend) to issue more shares, the investor should only monitor the increased number of shares in the notes to the financial statements. The value of the received shares should not be recognized, nor should financial income be recognized, or the increase in the value of the investment in the joint-stock company.

Upon liquidation or sale of trading securities (calculated by each type of security), the cost is determined using the moving average method (weighted average cost per purchase).

4. Trade Receivables and Other Receivables

Receivables are presented at their carrying value, less any provision for doubtful debts.

The classification of receivables into receivables from customers, internal receivables, and other receivables is carried out according to the following principles:

- Receivables from customers reflect trade receivables arising from buy-sell transactions between the company and independent buyers from the parent company, including receivables for export sales entrusted to other entities.
- Other receivables reflect non-commercial receivables that are not related to buy-sell transactions.

Provision for doubtful debts is established for each receivable based on the aging of overdue debts or the estimated level of potential losses, as follows:

- For overdue receivables:
 - For receivables overdue from 6 months to less than 1 year: a provision is made at a rate of 30%.
 - For receivables overdue from 1 year to less than 2 years: a provision is made at a rate of 50%.
 - For receivables overdue from 2 years to less than 3 years: a provision is made at a rate of 70%.
 - For receivables overdue for more than 3 years: a provision is made at a rate of 100%.
- For receivables that are not yet overdue but are unlikely to be recovered: a provision is made based on the estimated level of potential losses.

Increase or decrease in the provision for doubtful receivables that needs to be established at the end of the financial year is recognized as administrative expenses.

5. Inventory

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

The cost of inventories is determined as follows:

- Raw materials, goods: include purchase costs and other directly attributable costs incurred to bring the inventory to its current location and condition.
- Finished goods include the cost of raw materials, direct labor, and related manufacturing overhead allocated based on normal operating capacity, as well as land use right costs, direct

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Note to the financial statements (cont)

costs, and related overhead incurred during the investment and construction of real estate finished goods.

- Work-in-progress production costs: only include the cost of main raw materials (or other relevant cost elements as appropriate).

Net realizable value is the estimated selling price of inventory in the normal course of production and business operations, minus the estimated costs of completion and the estimated costs necessary to sell them.

The value of inventory is determined using the weighted average method and is accounted for using the perpetual inventory system.

6. Recognition and depreciation principles for tangible fixed assets

Tangible fixed assets are presented at cost less accumulated depreciation. The cost of tangible fixed assets includes all expenses incurred by the company to acquire the asset and bring it into a condition ready for use. Costs incurred after initial recognition are only added to the cost of tangible fixed assets if these costs are expected to result in future economic benefits from the use of the asset. Costs that do not meet this condition are immediately recognized as expenses.

When tangible fixed assets are sold or disposed of, the cost and accumulated depreciation are removed, and any resulting gain or loss from the disposal is recognized as income or expense in the year.

Tangible fixed assets are depreciated using the straight-line method based on the estimated useful life.

The depreciation periods for various types of tangible fixed assets are as follows:

Type of fixed assets	Number of years
Buildings and structures	10 – 25
Machinery and equipment	5 – 10
Transportation vehicles and transmission equipment	6 – 10

7. Recognition and depreciation principles for intangible fixed assets

Intangible assets are presented at their cost less accumulated amortization.

The cost of an intangible asset includes all expenses incurred by the Company to acquire the asset until it is ready for use. Expenses related to intangible assets incurred after initial recognition are recognized as production or business expenses for the period, unless these costs are directly associated with a specific intangible asset and enhance its economic benefits.

When an intangible asset is sold or disposed of, its cost and accumulated amortization are removed from the books, and any resulting gain or loss from the disposal is recognized as income or expense in the year.

8. Accounting principles for prepaid expenses

Prepaid expenses are recorded as actual expenses that have been incurred but are related to the results of business operations over multiple accounting periods. The transfer of these expenses into production costs of future accounting periods is done accordingly.

Tools and equipments

Tools and equipment that have been put into use are allocated to expenses using the straight-line method, with an allocation period not exceeding 36 months.

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Other prepaid expenses

Other prepaid expenses are amortized over a period not exceeding 3 years using the straight-line method.

9. Business Cooperation Contracts

Jointly controlled assets

The company recognizes the following in its financial statements for Business Cooperation Contracts under jointly controlled assets:

- The company's share of jointly controlled assets is classified based on the nature of the asset.
- Liabilities arising specifically from the company.
- The portion of liabilities arising jointly that must be shared with other joint venture partners from the joint venture's activities.
- Income from the sale or use of the portion of products/services distributed from the joint venture, along with the portion of costs incurred and allocated from the joint venture's activities.
- The company's expenses arising in relation to the joint venture capital contribution.

Fixed assets and investment properties contributed to a business cooperation contract, without transferring ownership to joint ownership by the joint venture parties, shall not be recorded as a reduction in assets. In cases where the company receives assets as a joint venture contribution, these assets will be recorded as assets held in custody, without increasing assets or business capital.

Fixed assets and investment properties contributed to a business cooperation contract with the transfer of ownership and under construction as jointly controlled assets shall be recorded as a reduction in assets on the accounting books and the asset value shall be recognized as construction in progress. After the jointly controlled asset is completed, handed over, and put into use, the company shall recognize an increase in its assets based on the allocated asset value, in accordance with its intended use.

Jointly controlled business operations

The company recognizes in the financial statements the following contents of business cooperation contracts under the form of jointly controlled business operations:

- The value of assets currently owned by the company.
- The liabilities that the company is obligated to bear.
- Revenue allocated from the sale of goods or provision of services by the joint venture.
- The expenses to be borne.

10. Construction in progress costs

Construction in progress costs reflect direct expenses (including relevant borrowing costs in accordance with the company's accounting policy) related to assets under construction, machinery, and equipment being installed for production, leasing, and management purposes, as well as costs associated with ongoing fixed asset repairs. These assets are recorded at historical cost and are not subject to depreciation.

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11. Accounting principles for payables and accrued expenses

Payables and accrued expenses are recognized for amounts owed in the future related to goods and services that have been received. Accrued expenses are recognized based on reasonable estimates of the amounts payable.

The classification of payables as trade payables, accrued expenses, and other payables is carried out according to the following principles:

- Accounts payable to suppliers reflect commercial payables arising from transactions involving the purchase of goods, services, and assets, with the supplier being an independent entity, including payables arising from imports through an agent.
- Accrued expenses reflect amounts owed for goods and services received from the supplier or provided to the buyer but not yet paid due to the absence of invoices or incomplete accounting documentation, as well as amounts owed to employees for wages, vacation pay, and accrued production and business expenses.
- Other payables reflect non-commercial payables not related to the purchase, sale, or provision of goods and services.

12. Owners' Equity

Owner's Contributed Capital

The owner's contributed capital is recognized based on the actual amount contributed by shareholders

Other equity of the shareholders

Other equity is formed from additions from business operations, asset revaluation, and the remaining value between the fair value of donated, gifted, or funded assets after deducting any related taxes payable (if applicable).

Share premium

Share premium is recognized as the difference between the issue price and the par value of shares when issued for the first time, in additional issuances, the difference between the reissue price and the book value of treasury shares, and the equity component of convertible bonds upon maturity. Direct costs related to the issuance of additional shares and the reissue of treasury shares are deducted from the share premium.

13. Profit distribution

The net profit after corporate income tax is distributed to shareholders after setting aside funds in accordance with the resolutions of the company's general meeting of shareholders and the regulations of the law.

The distribution of profits to shareholders takes into account non-cash items within the undistributed after-tax profit that may affect cash flow and the ability to pay dividends, such as gains from revaluation of assets contributed as capital, gains from revaluation of monetary items, financial instruments, and other non-cash items.

Dividends are recognized as a liability when approved by the General Meeting of Shareholders.

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14. Recognition of revenue and income

Revenue from the sale of goods and finished products

Revenue from the sale of goods and finished products is recognized when the following conditions are simultaneously met:

- The enterprise has transferred most of the risks and rewards associated with the ownership of the product or goods to the buyer.
- The enterprise no longer retains control over the goods as the owner or has control over the goods.
- The revenue is determined to be reasonably certain. When the contract stipulates that the buyer has the right to return the purchased products or goods under specific conditions, revenue is only recognized when those specific conditions no longer exist, and the buyer no longer has the right to return the products or goods (except in cases where the customer has the right to return goods in exchange for other goods or services).
- The enterprise has received or will receive economic benefits from the sales transaction.
- The costs related to the sales transaction can be reliably estimated.

Revenue from service provision

The revenue from a service provision transaction is recognized when the outcome of the transaction can be reliably determined. In cases where the service is performed over multiple periods, the revenue is recognized in the period based on the extent of work completed as of the end of the accounting period. The outcome of the service provision transaction is determined when all of the following conditions are met:

- The revenue is determined to be reasonably certain. When the contract specifies that the buyer has the right to return the purchased service under certain conditions, revenue is only recognized when those specific conditions no longer exist, and the buyer no longer has the right to return the provided service.
- There is a possibility of obtaining economic benefits from the service provision transaction.
- The portion of work completed as of the end of the financial year can be determined.
- The costs incurred for the transaction and the costs to complete the service provision transaction can be determined.

Interest

Interest is recognized on an accrual basis and is determined based on the balance of deposit accounts and the actual interest rate for each period.

Dividends and profit distribution

Dividends and profit distribution are recognized when the company has the right to receive dividends or profits from its capital contribution. Dividends received in the form of shares are only tracked by the increase in the number of shares, without recognizing the value of the received shares, or recognized at par value.

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15. Cost of Goods Sold.

The cost of goods sold for the year is recognized in accordance with the revenue generated during the period and ensures compliance with the prudence principle.

For direct material costs that exceed normal consumption, labor costs, and fixed production overheads that are not allocated to the value of goods in inventory, accounting must immediately include them in the cost of goods sold (after deducting any compensation, if applicable), even when the products or goods have not been recognized as sold.

The provision for inventory obsolescence is included in the cost of goods sold based on the inventory quantity and the difference between the net realizable value and the cost of inventory. When determining the volume of inventory that needs a provision for obsolescence, accounting should exclude the inventory volume for which sales contracts have been signed (with a net realizable value not lower than the carrying amount) but not yet transferred to customers, if there is sufficient evidence that the customer will not abandon the contract.

16. Borrowing costs

Borrowing costs include interest on loans and other costs directly related to the borrowing.

Borrowing costs are recognized as expenses when incurred. In cases where borrowing costs are directly related to the construction or production of assets under construction that require a sufficiently long period (over 12 months) to be ready for use as intended or for sale, these borrowing costs are capitalized. For loans specifically used for constructing fixed assets or investment properties, interest expenses are capitalized even if the construction period is less than 12 months. Any income generated from the temporary investment of loan funds is deducted from the cost of the related assets.

For general borrowings that are used for the purpose of constructing or producing assets under construction, the capitalized borrowing costs are determined based on the capitalization rate applied to the weighted average accumulated costs incurred for the construction or production of that asset. The capitalization rate is calculated based on the weighted average interest rate of the borrowings outstanding during the year, excluding any specific borrowings used to finance the construction of a particular asset.

17. Selling expenses and administrative expenses

Selling expenses reflect the actual costs incurred during the process of selling products, goods, or providing services, including costs for offering, product promotion, advertising, sales commissions, product warranty costs (excluding construction activities), storage, packaging, and transportation costs...

Administrative expenses reflect the general management costs of the company, including expenses for the salaries of company management staff (wages, salaries, allowances, etc.); social insurance, health insurance, trade union funds, and unemployment insurance for the company's management staff; office materials, labor tools, and depreciation of fixed assets used for company management; land rent, business license tax; provisions for doubtful accounts receivable; outsourced services (electricity, water, telephone, fax, property insurance, fire insurance, etc.); and other cash expenses (entertainment, client meetings, etc...).

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Note to the financial statements (cont)

18. Corporate Income Tax

Current income tax expenses

Corporate income tax expense is the current income tax, calculated based on taxable income. The taxable income differs from accounting profit due to adjustments for temporary differences between tax and accounting, non-deductible expenses, as well as adjustments for tax-exempt income and carryforward losses.

The company has an obligation to pay corporate income tax at a rate of 20%.

19. Financial Instruments

Financial assets

Classification of Financial Assets

The company classifies financial assets into the following categories: financial assets measured at fair value through profit or loss, held-to-maturity investments, loans and receivables, and available-for-sale financial assets. The classification of these financial assets depends on the nature and purpose of the financial asset and is determined at the time of initial recognition.

Financial assets are recognized at fair value through the income statement

Financial assets are classified as measured at fair value through profit or loss if they are held for trading or are designated as fair value through profit or loss at initial recognition.

Financial assets are classified as held-for-trading securities if:

- Purchased or created primarily for the purpose of selling in the short term;
- The company intends to hold them for the purpose of short-term profit;
- Derivative financial instruments (except for derivative financial instruments designated as a financial guarantee contract or an effective hedging instrument).

Held-to-maturity investments

Held-to-maturity investments are non-derivative financial assets with fixed or determinable payments and a fixed maturity date that the company intends and has the ability to hold until maturity.

Loans and receivables

Loans and receivables are non-derivative financial assets with fixed or determinable payments that are not listed on the market.

Available-for-sale financial assets

Available-for-sale financial assets are non-derivative financial assets that are designated as available for sale or are not classified as financial assets measured at fair value through profit or loss, held-to-maturity investments, or loans and receivables.

The initial carrying amount of a financial asset

Financial assets are recognized on the purchase date and derecognized on the sale date. At the initial recognition, the financial asset is determined at the purchase price/issuance cost plus any other costs directly attributable to the acquisition or issuance of the financial asset.

Financial liabilities

The company classifies financial liabilities into the following categories: financial liabilities measured at fair value through profit or loss, and financial liabilities measured at amortized cost.

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The classification of financial liabilities depends on the nature and purpose of the liability and is determined at the time of initial recognition.

Financial liabilities measured at fair value through the income statement

Financial liabilities are classified as measured at fair value through profit or loss if they are held for trading or are designated as fair value through profit or loss at initial recognition.

Financial liabilities are classified as held-for-trading securities if:

- Issued or created primarily for the purpose of repurchasing in the short term;
- The company intends to hold them for the purpose of short-term profit;
- Derivative financial instruments (except for derivative financial instruments designated as a financial guarantee contract or an effective hedging instrument).

Financial liabilities measured at amortized cost

Financial liabilities measured at amortized cost are determined by the initial carrying amount of the financial liability, less any principal repayments, plus or minus the cumulative amortization of the difference between the initial carrying amount and the maturity value, calculated using the effective interest method, less any impairments (either directly or through the use of a provision account) due to a decrease in value or non-recovery.

The effective interest method is the method used to calculate the amortized cost of a financial liability or group of financial liabilities and allocate interest income or expense over the relevant period. The effective interest rate is the rate that discounts the estimated future cash flows that will be paid or received throughout the expected life of the financial instrument, or shorter if necessary, to the net present value of the financial liability.

The initial carrying amount of a financial liability

At initial recognition, financial liabilities are determined at the issue price plus any directly attributable costs incurred in issuing the financial liability.

Equity instruments

Equity instruments are contracts that represent a residual interest in the assets of the company after deducting all liabilities.

20. Related parties

Parties are considered related if one party has the ability to control or has significant influence over the other party in making decisions regarding financial and operating policies.

Transactions with related parties during the year are presented in Note VIII.1

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Note to the financial statements (cont)**V. SUPPLEMENTARY INFORMATION FOR ITEMS PRESENTED IN THE BALANCE SHEET****1. Cash and cash equivalents**

	Ending Balance	Beginning Balance
Cash	2,653,500,580	2,151,629,113
Non-term bank deposits	4,073,512,703	465,943,075
Cash equivalents	63,000,000	-
- Bank deposits with original maturities of no more than 3 months	63,000,000	-
Total	6,790,013,283	2,617,572,188

2. Trading securities

	Ending Balance			Beginning Balance		
	Quantity	Original Cost	Provision	Quantity	Original Cost	Provision
<i>Trading stocks</i>						
DHM – Duong Hieu Trading and Mineral Mining Joint Stock Company	1,012,880	8,760,524,805	(171,302,405)	1,542,700	13,014,842,463	(1,367,457,463)
TIS – Thai Nguyen Iron and Steel Joint Stock Company	203,600	1,268,537,393	(26,577,393)	-	-	-
Total	1,216,480	10,029,062,198	(197,879,798)	1,542,700	13,014,842,463	(1,367,457,463)

The situation of fluctuations in the provision for the decline in trading securities is as follows:

	This year	Previous year
Beginning Balance	1,367,457,463	-
Supplementary provision	197,879,798	1,367,457,463
Reversal of provision	(1,367,457,463)	-
Ending Balance	197,879,798	1,367,457,463

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Note to the financial statements (cont)**3. Short-term receivables from customers**

	<u>Ending Balance</u>	<u>Beginning Balance</u>
<i>Receivables from related parties</i>	<i>71,010,240</i>	<i>987,570,610</i>
Thai Hung Trading Joint Stock Company	71,010,240	987,570,610
<i>Receivables from other customers</i>	<i>641,736,961</i>	<i>367,851,686</i>
Trong Dong Thang Long Limited Liability Company	275,918,875	-
Steel Hospital	55,227,000	100,704,998
Other customers	310,591,086	267,146,688
Total	712,747,201	1,355,422,296

4. Short-term prepayments to suppliers

	<u>Ending Balance</u>	<u>Beginning Balance</u>
Hao Dat Tea Cooperative	150,000,000	-
Other suppliers	40,876,138	39,924,001
Total	190,876,138	39,924,001

5. Loan receivables**a) Short-term**

	<u>Ending Balance</u>	<u>Beginning Balance</u>
Lending to Mrs. Luong Thi Van at an interest rate of 7% per year	-	600,000,000
Lending to Mrs. Duong Thi Lien at an interest rate of 7% per year	-	600,000,000
Lending to Mrs. Nguyen Thi Phuong Thao at an interest rate of 7% per year	-	600,000,000
Total	-	1,800,000,000

b) Long-term

(*) These are loans under lending agency contracts with Tan Cuong People's Credit Fund, with an agency term of 24 months, an agency interest rate of 8% per year, and an agency fee of 3% per year.

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Note to the financial statements (cont)**6. Other short-term receivables**

	Ending Balance		Beginning Balance	
	Value	Provision	Value	Provision
Receivables from related parties	138,727,293,000	-	139,903,293,000	-
Thai Hung Trading Joint Stock Company (*)	135,400,000,000	-	135,400,000,000	-
Mrs. Nguyen Thi Quy - Advance (**)	3,327,293,000	-	4,503,293,000	-
Receivables from other organizations and individuals	1,207,870,036	-	1,764,275,089	-
Loan interest, interest on deposits	-	-	105,832,674	-
Advance	973,628,000	-	1,630,958,000	-
Other short-term receivables	234,242,036	-	27,484,415	-
Total	139,935,163,036	-	141,667,568,089	-

(*) This is a business cooperation agreement with the related party, Thai Hung Trading Joint Stock Company, as per the business cooperation contract No. 01/HDHTKD/TH-PHS signed on March 3, 2019, and its annexes No. 01 dated February 3, 2020, and No. 02 dated April 15, 2020. According to this agreement, Thai Nguyen Book Publishing Joint Stock Company and Thai Hung Trading Joint Stock Company will jointly contribute capital to build, operate, and exploit the project: "IRIS International Kindergarten and IRIS Primary, Secondary, and High School". The cooperation period for this project is 5 years.

The resolution of the Annual General Meeting of Shareholders No. 01/2022/STH/NQ-DHĐCĐ dated June 16, 2022, of Thai Nguyen Book Publishing Joint Stock Company, and the agreement minutes No. 2606/BBTT.2022/TH-STH dated June 26, 2022, with Thai Hung Trading Joint Stock Company, approved the plan to recover the investment in the above project. As of December 31, 2024, the company had recovered an investment amount of 45,000,000,000 VND.

On January 1, 2023, both parties signed Memorandum No. 01/BBGN/TH-STH, agreeing on the use of the remaining unrecovered capital of 135.4 billion VND as follows: Investment and implementation of related works for the construction of the Thai Hung Complex Tower financial, commercial, service, and hotel project. The construction site is located at No. 65, Group 2, Hoang Van Thu Street, Hoang Van Thu Ward, Thai Nguyen City.

(**) Advance payment to carry out related tasks for the construction of the Thai Hung Complex Tower project at No. 65 Hoang Van Thu Street, Thai Nguyen City.

7. Inventory

	Ending Balance		Beginning Balance	
	Value	Provision	Value	Provision
Tools and equipment	198,218,182	-	-	-
Merchandise	16,329,425,776	-	13,918,360,877	-
Total	16,527,643,958	-	13,918,360,877	-

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Note to the financial statements (cont)**8. Prepaid expenses****a, Short-term prepaid expenses**

	Ending Balance	Beginning Balance
Business location rental costs	-	90,150,210
Other short-term prepaid expenses	29,372,938	5,168,016
Total	29,372,938	95,318,226

b, Long-term prepaid expenses

	Ending Balance	Beginning Balance
Tools and equipment	374,284,491	1,593,436,441
Repair costs	430,528,266	293,977,410
Total	804,812,757	1,887,413,851

9. Increase, decrease in tangible fixed assets

	Buildings and structures	Transportation and transmission means	Management equipment and tools	Total
Original Cost				
Beginning Balance	20,134,502,001	259,037,400	1,584,407,980	21,977,947,381
Reduction during the year due to liquidation	-	-	(695,888,981)	(695,888,981)
Ending Balance	20,134,502,001	259,037,400	888,518,999	21,282,058,400
<i>Including:</i>				-
Fully depreciated but still in use	938,935,330	179,970,582	338,519,000	1,457,424,912
Accumulated depreciation				
Beginning Balance	8,399,056,632	214,491,005	1,184,914,715	9,798,462,352
Depreciation during the year	1,090,055,463	26,355,612	153,085,844	1,269,496,919
Reduction due to liquidation			(669,481,545)	(669,481,545)
Year-end Balance	9,489,112,095	240,846,617	668,519,014	10,398,477,726
Remaining value				
Beginning Balance	11,735,445,369	44,546,395	399,493,265	12,179,485,029
Year-end Balance	10,645,389,906	18,190,783	219,999,985	10,883,580,674

The fixed assets, which are the "office and sales buildings" of the Company, have an original value of VND 8,380,906,239 and a remaining value of VND 3,515,256,791. These assets are currently pledged as collateral for a loan at Woori Vietnam Bank - Thai Nguyen Branch.

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Note to the financial statements (cont)**10. Increase, decrease in intangible fixed assets**

Intangible fixed assets consist of computer software. The details of the transactions during the year are as follows:

	Original Cost	Cumulative depreciation	Remaining value
Beginning Balance	832,250,000	(230,354,844)	601,895,156
Depreciation during the year	-	(90,275,004)	(90,275,004)
Ending Balance	832,250,000	(320,629,848)	511,620,152

Of which, the original cost of assets that have been fully depreciated but are still in use is VND 168,000,000.

11. Long-term unfinished production and business expenses

	Ending Balance		Beginning Balance	
	Original Cost	Provision	Original Cost	Provision
Unfinished production and business expenses	3,429,258,923	-	3,429,258,923	-
Total	3,429,258,923	-	3,429,258,923	-

12. Unfinished construction in progress

	Beginning Balance	Costs incurred during the year	Transferred to fixed assets during the year	Year-end Balance
Unfinished construction in progress	203,058,200	-	-	203,058,200
<i>Construction in progress Thai Hung Complex Tower</i>	203,058,200	-	-	203,058,200
Total	203,058,200	-	-	203,058,200

13. Long-term financial investments

	Ending Balance		Beginning Balance	
	Original Cost	Provision	Original Cost	Provision
<i>Investment in capital contributions to other entities</i>	<i>20,020,700,000</i>	<i>-</i>	<i>20,020,700,000</i>	<i>-</i>
Vietnam Joint Stock Commercial Bank for Industry and Trade (*)	20,020,700,000	-	20,020,700,000	-
Total	20,020,700,000	-	20,020,700,000	-

(*) In 2022, the company successfully acquired 2,002,070 shares of Vietnam Joint Stock Commercial Bank for Industry and Trade (VietinBank) from the related party, Thai Hung Trading Joint Stock Company, at a transfer price of VND 20,020,700,000.

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Note to the financial statements (cont)**14. Short-term payables to suppliers**

	Ending Balance		Beginning Balance	
	Value	Amount available for debt repayment	Value	Amount available for debt repayment
<i>Payables to related parties</i>	<i>200,000</i>	<i>200,000</i>	<i>1,154,923</i>	<i>1,154,923</i>
IMUS Investment and Development Joint Stock Company	200,000	200,000	1,154,923	1,154,923
<i>Payables to other suppliers</i>	<i>1,436,699,117</i>	<i>1,436,699,117</i>	<i>1,934,103,507</i>	<i>1,934,103,507</i>
Ngoc Dang Green Tree Joint Stock Company	200,043,092	200,043,092	563,915,832	563,915,832
Hop Thanh Phat Thai Nguyen Company Limited	-	-	249,724,931	249,724,931
Thai Nguyen Stationery Company Limited	149,048,875	149,048,875	194,929,702	194,929,702
2T Books Trading Joint Stock Company	68,650,649	68,650,649	153,468,741	153,468,741
Thai Minh Thanh Company Limited	231,590,504	231,590,504	101,760,463	101,760,463
Cao Duong Phat Joint Stock Company	392,226,000	392,226,000		
Other suppliers	395,139,997	395,139,997	670,303,838	670,303,838
Total	1,436,899,117	1,436,899,117	1,935,258,430	1,935,258,430

15. Short-term advances from customers

	Ending Balance	Beginning Balance
Cao Duong Phat Joint Stock Company	315,562,000	-
Hanoi CAPITAL Services Company Limited	24,720,000	82,148,000
Other Customers	3	2
Total	340,282,003	82,148,002

16. taxes and amounts payable to the State

	Beginning Balance		Incurred Amount		Ending Balance	
	Payable	Overpaid tax amount	Amount payable	Amount paid	Payable	Overpaid tax amount
VAT on domestic sales	66,188,113	-	364,532,162	(430,720,275)	-	-
Corporate income tax	-	240,000,000	-	-	-	240,000,000
Land lease payments	-	-	200,389,082	(200,389,082)	-	-
Other type of taxes	-	-	4,000,000	(4,000,000)	-	-
Total	66,188,113	240,000,000	568,921,244	(635,109,357)	-	240,000,000

The company's tax settlement will be subject to inspection by the tax authorities. Due to the application of laws and regulations on taxes for various types of transactions, which can be interpreted in different ways, the tax amount presented in the financial statements may change based on the tax authorities' decision.

Value Added Tax

The company pays value-added tax using the deduction method.

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Note to the financial statements (cont)**Corporate income tax**

Details of corporate income tax payable for the year are presented in Note VI.10

Other type of taxes

Other taxes, which the company declares and pays according to regulations.

17. Short-term accrued expenses

	Ending Balance	Beginning Balance
Accrued office rental expenses	-	1,051,960,000
Accrued loan interest payable	166,312,330	54,619,178
Total	166,312,330	1,106,579,178

18. Short-term unearned revenue

	Ending Balance	Beginning Balance
SAVANI International Fashion Company Limited	200,000,000	145,454,538
FPT Digital Retail Joint Stock Company – Hanoi Branch	83,454,550	83,454,544
Total	283,454,550	228,909,082

19. Other payables**a, Short-term**

	Ending Balance	Beginning Balance
Payables to related parties	191,360,000	199,680,000
Remuneration payable to the Board of Directors and Supervisory Board	191,360,000	199,680,000
Payables to other entities and individuals	81,656,432	2,012,087
Trade union funding	81,656,432	-
Other short-term payables	-	2,012,087
Total	273,016,432	201,692,087

b, Long-term

	Ending Balance	Beginning Balance
Pledge, deposit, and escrow	85,500,000	65,500,000
Total	85,500,000	65,500,000

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Note to the financial statements (cont)**20. Short-term borrowings and finance lease liabilities**

	Ending Balance		Beginning Balance	
	Value	Amount available for debt repayment	Value	Amount available for debt repayment
<i>Short-term borrowings and finance lease liabilities payable to related parties</i>	<i>3,065,985,079</i>	<i>3,065,985,079</i>	<i>3,615,985,079</i>	<i>3,615,985,079</i>
Loan from Thai Hung Trading Joint Stock Company (1)	3,065,985,079	3,065,985,079	3,615,985,079	3,615,985,079
<i>Short-term borrowings and finance lease liabilities payable to other organizations and individuals</i>	<i>8,498,544,056</i>	<i>8,498,544,056</i>	<i>5,674,990,480</i>	<i>5,674,990,480</i>
Woori Vietnam Bank Ltd. - Thai Nguyen Branch (2)	8,498,544,056	8,498,544,056	5,257,733,797	5,257,733,797
Vietnam Investment and Development Bank Securities Joint Stock Company - Margin loan	-	-	417,256,683	417,256,683
Total	11,564,529,135	11,564,529,135	9,290,975,559	9,290,975,559

(1) These are loans from Thai Hung Trading Joint Stock Company according to the following contracts:

- The credit agreements incurred in 2021, with a total loan value of 35,445,285,079 VND; an interest rate of 7.5% per annum. The purpose of the loan is to support the company's business activities. The loan term is 36 months from the first withdrawal date. Contract appendices dated January 13, 2024 and January 14, 2024 extend the loan term to January 13, 2025 and January 14, 2025. The outstanding loan amount to be repaid as of December 31, 2024, is 1,665,985,079 VND.
- Loan agreement number VA24.0033.1 dated July 7, 2023, with a loan amount of 1,400,000,000 VND, a loan term of 12 months, and an interest rate of 8% per annum. Contract Appendix 01 dated July 7, 2024, extending the loan term to July 7, 2025.

The loans are secured by the entire legal assets of the company, except for the property rights to the residential land and assets attached to the land at Phan Dinh Phung Street, Thai Nguyen City, as stated in the Land Use Rights Certificate, House Ownership Rights, and Other Assets Attached to the Land, number AC588455.

(2) This is a loan from Woori Bank Vietnam Ltd. – Thai Nguyen Branch under the Credit Limit Agreement number VN120003476/WBVN301 dated June 14, 2024. The loan limit is 9,750,000,000 VND, with the purpose of supplementing working capital. The loan term is 6 months for each promissory note, and the credit limit is valid until June 26, 2025. The interest rate during the term is the average interest rate of 3-month deposits at state-owned banks + a margin of 2.75% per annum. The loan is secured by the residential property and assets attached to the land at Phan Dinh Phung Street, Thai Nguyen City, as stated in the Land Use Rights Certificate, House Ownership Rights, and Other Assets Attached to the Land, number AC588455, issued on August 15, 2008, and number BG553733, issued on September 13, 2011, by the People's Committee of Thai Nguyen Province.

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Note to the financial statements (cont)

The details of the changes in short-term borrowings and finance lease liabilities are as follows:

	Beginning Balance	Loan amount incurred during the year	Loan amount repaid during the year	Transfer from long- term borrowings	Ending Balance
Short-term borrowings from related parties	3,615,985,079	-	(550,000,000)	-	3,065,985,079
Short-term bank loans	5,257,733,797	14,782,429,604	(11,541,619,345)	-	8,498,544,056
Margin Loans	417,256,683	7,506,063,063	(7,923,319,746)	-	-
Total	9,290,975,559	22,288,492,667	(20,014,939,091)	-	11,564,529,135

21. Welfare and bonus fund

	Ending Balance	Beginning Balance
Bonus fund	38,176,250	38,176,250
Welfare fund	38,176,250	38,176,250
Total	76,352,500	76,352,500

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Note to the financial statements (cont)

22. Owner's equity

a) Statement of changes in owner's equity

	Owner's investment capital	Share premium	Other equity of the owner	Development investment fund	Undistributed profit	Total
Beginning balance of this year	195,000,000,000	29,736,000	205,199,847	464,211,628	418,467,105	196,117,614,580
Profit in the previous year	-	-	-	-	1,783,879,209	1,783,879,209
Ending balance of last year	195,000,000,000	29,736,000	205,199,847	464,211,628	2,202,346,314	197,901,493,789
Beginning balance of this year	195,000,000,000	29,736,000	205,199,847	464,211,628	2,202,346,314	197,901,493,789
Profit in the current year	-	-	-	-	1,002,699,211	1,002,699,211
Ending balance of this year	195,000,000,000	29,736,000	205,199,847	464,211,628	3,482,216,525	199,181,364,000

Details of the owner's investment capital

	Ending Balance	Rate	Beginning Balance	Rate
Thai Hung Trading Joint Stock Company	36,000,000,000	18.46%	36,000,000,000	18.46%
Mrs Nguyen Thi Vinh	21,550,200,000	11.05%	21,550,200,000	11.05%
Mrs Nguyen Thi Quy	26,216,200,000	13.44%	26,216,200,000	13.44%
Mrs Bach Phuong Vinh	21,546,000,000	11.05%	21,546,000,000	11.05%
Other shareholders	89,687,600,000	46.00%	89,687,600,000	46.00%
Total	195,000,000,000	100.00%	195,000,000,000	100.00%

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Note to the financial statements (cont)**b) Stocks**

	<u>Ending Balance</u>	<u>Beginning Balance</u>
Number of shares registered for issuance	19,500,000	19,500,000
Number of shares issued	19,500,000	19,500,000
- Common stock	19,500,000	19,500,000
- Preferred stock	-	-
Number of shares repurchased	-	-
- Common stock	-	-
- Preferred stock	-	-
Number of outstanding shares	19,500,000	19,500,000
- Common stock	19,500,000	19,500,000
- Preferred stock	-	-

Par value of outstanding shares: 10,000 VND per share.

VI. ADDITIONAL INFORMATION ON ITEMS PRESENTED IN THE INCOME STATEMENT**1. Revenue from sales of goods and provision of services**

	<u>This year</u>	<u>Previous year</u>
Revenue from the sale of goods	24,511,324,194	20,222,818,308
Revenue from provision of services	2,822,786,816	5,510,009,019
Total	27,334,111,010	25,732,827,327

Revenue from sales of goods and provision of services to related parties:

	<u>This year</u>	<u>Previous year</u>
Thai Hung Trading Joint Stock Company		
Revenue from the sale of finished products	5,707,136,581	7,449,974,647
Revenue from provision of services	635,985,315	130,909,090

2. Cost of goods sold

	<u>This year</u>	<u>Previous year</u>
Cost of goods sold	19,651,890,537	15,089,259,121
Cost of services rendered	278,200,000	827,639,857
Total	19,930,090,537	15,916,898,978

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Note to the financial statements (cont)**3. Financial income**

	<u>This year</u>	<u>Previous year</u>
Interest income from deposits and loans	215,625,377	454,533,107
Interest from the sale of subsidiaries	-	4,675,000,000
Interest from securities business	2,311,489,441	81,385,507
Total	2,527,114,818	5,210,918,614

4. Financial expenses

	<u>This year</u>	<u>Previous year</u>
Interest expenses	518,969,732	604,855,604
Reversal of provision for impairment of investment in subsidiary	-	(4,413,235,129)
Provision for decline in value of trading securities	(1,169,577,665)	1,367,457,463
Loss from securities business	284,741,998	3,550,959,561
Total	(365,865,935)	1,110,037,499

5. Selling expenses

	<u>This year</u>	<u>Previous year</u>
Employee expenses	3,419,226,278	3,826,711,028
Material and packaging costs	-	2,624,000
Depreciation expenses of fixed assets	299,457,195	320,577,120
Outsourced service expenses	46,394,189	1,032,307,413
Other expenses	898,010,094	667,236,468
Total	4,663,087,756	5,849,456,029

6. Administrative expenses

	<u>This year</u>	<u>Previous year</u>
Employee expenses	1,403,589,651	1,663,010,400
Depreciation expenses of fixed assets	1,060,314,728	994,718,132
Taxes, fees, and charges	204,389,082	408,099,817
Provision/(Reversal) for doubtful accounts receivable	-	(25,255,500)
Outsourced service expenses	78,496,296	14,805,246
Other expenses	2,140,857,109	2,896,760,721
Total	4,887,646,866	5,952,138,816

7. Other income

	<u>This year</u>	<u>Previous year</u>
Proceeds from the disposal of fixed assets	473,592,564	-
Other income	63,751,854	75,527,768
Total	537,344,418	75,527,768

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Note to the financial statements (cont)**8. Other expenses**

	This year	Previous year
Administrative penalties and late tax payment fines	-	8,675,972
Loss on disposal of fixed assets	-	390,132,014
Other expenses	3,740,811	8,055,192
Total	3,740,811	406,863,178

9. Current corporate income tax expense

The corporate income tax payable for the year is estimated as follows:

	This year	Previous year
Total accounting profit before tax	1,279,870,211	1,783,879,209
Adjustments to increase or decrease accounting profit to determine the taxable corporate income tax profit:		
- Increase adjustment	195,100,811	216,411,164
<i>Remuneration for the Board of Directors and the Supervisory Board not involved in management</i>	191,360,000	199,680,000
<i>Non-deductible expenses</i>	3,740,811	16,731,164
- Decrease adjustment	-	-
Taxable income	1,474,971,022	2,000,290,373
Losses from previous years carried forward	(1,474,971,022)	(2,000,290,373)
Taxable income	-	-
Corporate income tax rate	20%	20%
Total current corporate income tax	-	-

10. Production and business costs by category

	This year	This year
Cost of raw materials and supplies	-	2,624,000
Labor costs	4,822,815,929	5,489,721,428
Depreciation expense of fixed assets	1,359,771,923	1,482,079,147
Outsourced service costs	403,090,485	1,047,112,659
Other expenses	3,243,256,285	4,217,197,468
Total	9,828,934,622	12,238,734,702

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Note to the financial statements (cont)**11. Basic/diluted earnings per share**

	<u>This year</u>	<u>Previous year</u>
After-tax accounting profit	1,279,870,211	1,783,879,209
Adjustments to increase or decrease accounting profit to determine the profit allocated to common shareholders:	-	-
Profit for basic/diluted earnings per share calculation	1,279,870,211	1,783,879,209
Weighted average number of common shares outstanding during the year	19,500,000	19,500,000
Basic/Diluted Earnings per Share	66	91

The weighted average number of common shares outstanding during the year is calculated as follows:

	<u>This year</u>	<u>Previous year</u>
Common shares outstanding at the beginning of the year	19,500,000	19,500,000
Weighted average common shares outstanding during the year	19,500,000	19,500,000

VII. ADDITIONAL INFORMATION FOR THE ITEMS PRESENTED IN THE CASH FLOW STATEMENT**1. Non-cash transactions**

	<u>This year</u>	<u>Previous year</u>
Offsetting of receivables from share transfer and payables from loans	-	36,079,300,000
Offsetting of receivables from share transfer and payables	-	20,020,700,000

VIII. OTHER INFORMATIONS**1. Transactions with related parties*****Transactions with key management personnel and related individuals***

Key management personnel include: members of the Board of Directors and members of the Executive Board (General Director, Chief Accountant). Related individuals to key management personnel are close family members of the key management personnel.

Transactions with key management personnel and individuals related to key management personnel

	<u>This year</u>	<u>Previous year</u>
<i>Mrs Nguyen Thi Quy</i>		
<i>Receipt of advance payment</i>	7,110,000,000	24,784,000,000
<i>Refund of advance payment</i>	8,286,000,000	25,487,057,000
<i>Mrs La Thi Mai Lien</i>		
<i>Advance</i>	-	-
<i>Refund of advance payment</i>	-	300,000,000

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Note to the financial statements (cont)

Receivables and payables with key management personnel and individuals related to key management personnel are presented in the disclosures in Section V.6a.

Income of key management personnel:

The salary and allowance income of key management personnel for the year is as follows:

<i>Full name</i>	<i>Position</i>	<i>This year</i>	<i>Previous year</i>
Mr Nguyen Quoc Thai	Chairman of the Board of Directors (Terminated from April 24, 2024)	16,640,000	49,920,000
Mr Nguyen Nam Tien	Chairman of the Board of Directors (Appointed from April 24, 2024)	33,280,000	-
Mrs Nguyen Thi Quy	Board Member (Terminated from April 24, 2024)	8,320,000	24,960,000
Mrs Nguyen Thi Vinh	Board Member (Resigned from April 24, 2024)	8,320,000	24,960,000
Mrs Le Thi Hoai Anh	Board Member	24,960,000	24,960,000
Mrs La Thi Mai Lien	Deputy General Director	206,412,000	210,266,000
Mr Nguyen Quang Giang	Deputy General Director	104,345,000	-
Mr Nguyen Van Tuan	Board Member (Appointed from April 24, 2024)	16,640,000	-
Mr Kieu Van Hau	Deputy General Director (Terminated from June 1, 2024)	-	189,579,000
Mrs Phung Thi Ha	Chief Accountant	168,167,000	109,834,000
Mrs Nguyen Thi Lan Huong	Member of the Supervisory Board	8,320,000	24,960,000
Mrs Nguyen Thi Minh	Chairman of the Supervisory Board	97,879,000	61,643,000
Mrs Nguyen Thi Nhu Thuy	Member of the Supervisory Board	81,960,000	102,311,000

Transactions with other related parties

The related parties of the company include:

<i>Related parties</i>	<i>Relationship</i>
Thai Hung Trading Joint Stock Company	Major shareholder
IMUS Investment Development Joint Stock Company	Mr. Nguyen Thuong Nguyen, son of Mr. Nguyen Quoc Thai – Chairman of the Board of Directors, is the legal representative.

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Note to the financial statements (cont)

The main transactions that occurred during the year between the Company and other related parties are as follows:

	<u>This year</u>	<u>Previous year</u>
Thai Hung Trading Joint Stock Company		
Receivables from goods sales and service provision	6,786,309,018	8,167,336,375
Cash receipts from sales of goods and provision of services	7,702,869,388	11,453,371,351
Repayment of loans	550,000,000	-
Receivables from share transfer	-	56,100,000,000
Offsetting of receivables and loan payables	-	36,079,300,000
Offsetting of receivables and payables	-	20,020,700,000
Receipt of loan	-	1,400,000,000
IMUS Investment Development Joint Stock Company		
Payables for goods purchase	200,165,800	2,614,539,200
Payment for goods purchase	201,120,723	2,613,384,277

Receivables are unsecured and will be settled in cash. No provision for doubtful debts has been made for receivables from related parties.

As of the end of the fiscal year, payables to related parties are presented in the disclosures in Sections V.3, V.6, V.14, V.15, and V.20.

2. Information about segments

Segment information is presented based on business sectors and geographical areas. The primary segment report is by business sector, based on the Company's organizational structure and internal management system, as the Company's business activities are organized and managed according to the nature of the products and services provided. Each segment is a business unit offering different products and serving different markets, as the Company's risks and profitability are primarily influenced by the differences in the products and services it provides.

A, Information about business segments

The company has the following main business sectors:

Trade sector

Asset leasing and other services sector

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Note to the financial statements (cont)

Information about business results, fixed assets, other long-term assets, and the value of significant non-cash expenses of the segments by business sector of the Company is as follows:

	Trade sector	Asset leasing and other services sector	Total
Net revenue from sales of goods and provision of services to external parties	24,511,324,194	2,822,786,816	27,334,111,010
<i>Total net revenue from sales of goods and provision of services</i>	<i>24,511,324,194</i>	<i>2,822,786,816</i>	<i>27,334,111,010</i>
Segment expenses	19,707,324,737	278,200,000	19,985,524,537
Segment operating results	4,803,999,457	2,544,586,816	7,348,586,473
Unallocated segment expenses			9,772,471,622
Profit from operating activities			(2,423,885,149)
Financial income			2,527,114,818
Financial expenses			(365,865,935)
Other income			537,344,418
Other expenses			3,740,811
Current income tax expenses			-
<i>Net profit after income tax</i>			<i>1,279,870,211</i>
<i>Total expenses incurred for the purchase of fixed assets and other long-term assets</i>	<i>235,894,772</i>	<i>-</i>	<i>235,894,772</i>
<i>Total depreciation and amortization of long-term prepaid expenses</i>	<i>2,349,164,345</i>	<i>329,103,444</i>	<i>2,678,267,789</i>

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Assets and liabilities of the segments by business sector of the Company are as follows:

	Trade sector	Asset leasing and other services sector	Total
Ending Balance			
Direct assets of the segment	29,653,918,915	3,639,052,026	33,292,970,941
Assets allocated to the segment	-	-	-
Unallocated assets by segment			180,561,532,189
Total assets			213,854,503,130
Direct liabilities of the segment	1,777,181,120	283,454,550	2,060,635,670
Liabilities allocated to the segment	-	-	-
Unallocated liabilities by segment			12,889,674,460
Total liabilities			14,673,310,130

B, Geographical segment information

The company operates only in Thai Nguyen City, Thai Nguyen Province, and therefore does not prepare reports by geographical segment.

3. Fair value of financial assets and liabilities

	Year-end Balance		Beginning Balance	
	Ending Balance	Beginning Balance	Ending Balance	Beginning Balance
Financial Assets				
Cash and cash equivalents	6,727,013,283	2,617,572,188	6,727,013,283	2,617,572,188
Chứng khoán kinh doanh	9,831,182,400	11,647,385,000	9,831,182,400	11,647,385,000
Accounts receivable from customers	712,747,201	1,355,422,295	712,747,201	1,355,422,295
Loans receivable	3,650,000,000	1,800,000,000	3,650,000,000	1,800,000,000
Other receivables	139,935,163,036	141,667,568,089	139,935,163,036	141,667,568,089
Financial assets held for sale	20,020,700,000	20,020,700,000	20,020,700,000	20,020,700,000
Total	180,939,805,920	179,108,647,572	180,939,805,920	179,108,647,572
Financial liabilities				
Loans and debts	11,564,529,135	9,290,975,559	11,564,529,135	9,290,975,559
Accounts payable to suppliers	1,436,899,117	1,935,258,430	1,436,899,117	1,935,258,430
Other payables	971,621,825	2,122,036,361	971,621,825	2,122,036,361
Total	13,973,050,077	13,348,270,350	13,973,050,077	13,348,270,350

The fair value of financial assets and financial liabilities is reflected at the value at which the financial instruments could be exchanged in a current transaction between knowledgeable and willing parties.

The company uses the following methods and assumptions to estimate the fair value:

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- The fair value of cash and cash equivalents, accounts receivable from customers, loans receivable, other receivables, borrowings, accounts payable to suppliers, and other short-term payables is approximately equal to their book value (net of allowances for estimated uncollectible amounts) due to their short-term nature.
- The fair value of long-term loans, accounts receivable from customers, other receivables, borrowings, accounts payable to suppliers, and other long-term payables, as well as investments held to maturity that are not listed on the stock market and do not have quoted prices, is estimated by discounting the cash flows using the interest rate applicable to debts with similar characteristics and remaining maturity periods.

4. Credit risk

Credit risk is the risk that one party involved in the contract will be unable to fulfill its obligations, resulting in financial losses for the company.

The company faces credit risks from business activities (primarily related to accounts receivable from customers) and financial activities (bank deposits, loans, and other financial instruments).

Accounts receivable from customers

The company minimizes credit risk by only conducting transactions with financially sound entities, requiring the opening of letters of credit for first-time or unknown clients regarding their financial capabilities, and accounting staff regularly monitors receivables to ensure timely collection. Based on this approach, and as the company's receivables are from various customers, credit risk is not concentrated with any particular customer.

Bank deposits

The majority of the company's bank deposits are held at large, reputable banks in Vietnam. The company perceives the level of credit risk concentration for bank deposits to be low.

5. Liquidity risk

Liquidity risk is the risk that the company faces difficulties in fulfilling its financial obligations due to a lack of cash.

The Board of General Directors is ultimately responsible for managing liquidity risk. The company's liquidity risk mainly arises from the mismatch in the maturity dates of financial assets and financial liabilities.

The company manages liquidity risk by maintaining an appropriate amount of cash and cash equivalents, as well as borrowings at a level that the Board of General Directors deems sufficient to meet the company's operational needs, in order to minimize the impact of cash flow fluctuations.

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The payment terms of financial liabilities are based on the expected contractual payments, which have not been discounted, as follows:

	1 Year or Less	Over 1 Year to 5 Years	Over 5 years	Total
Year-end Balance				
Loans and Debts	11,564,529,135	-		11,564,529,135
Payables to Suppliers	1,436,899,117			1,436,899,117
Other Payables	886,121,825	85,500,000		971,621,825
Total	13,887,550,077	85,500,000	-	13,973,050,077
Beginning Balance				
Loans and Debts	9,290,975,559	-		9,290,975,559
Payables to Suppliers	1,935,258,430			1,935,258,430
Other Payables	2,056,536,361	65,500,000		2,122,036,361
Total	13,282,770,350	65,500,000	-	13,348,270,350

6. Market Risk

Market risk is the risk that the fair value or future cash flows of a financial instrument will fluctuate due to changes in market prices. Market risk includes three types: foreign exchange risk, interest rate risk, and other price risks.

The sensitivity analysis presented below is based on the value of net debt, with the ratio between fixed-interest debt and floating-interest debt remaining unchanged.

Foreign exchange risk

Foreign exchange risk is the risk that the fair value or future cash flows of a financial instrument will fluctuate due to changes in exchange rates.

Interest rate risk

Interest rate risk is the risk that the fair value or future cash flows of a financial instrument will fluctuate due to changes in market interest rates.

The Company's interest rate risk is primarily related to its borrowings.

The company manages interest rate risk by analyzing market conditions to secure the most favorable interest rates while staying within its risk management limits.

Other price risk

Other price risk is the risk that the fair value or future cash flows of a financial instrument will fluctuate due to changes in market prices, other than changes in interest rates and exchange rates.

7. Events occurring after the balance sheet date for the preparation of the financial statements

The Company's Board of Directors confirms that there have been no events arising after December 31, 2024, up to the date of this report that have not been considered for adjustment or disclosed in the financial statements.

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8. Comparative information

The comparative figures are from the 2023 financial statements, which have been audited by Nhan Tam Viet Auditing Co., Ltd.

Prepared on March 25, 2025

Prepared by



Nguyen Xuan Quynh

Chief Accountant



Phung Thi Ha

**Deputy General
Director**



La Thi Mai Lien