

INVESTMENT JOINT STOCK COMPANY

DAKLAK RUBBER



DRI

CONSOLIDATED FINANCIAL STATEMENTS

Q1 - 2026

DakLak, April 2026

DAKLAK RUBBER INVESTMENT JOINT STOCK COMPANY

Address: No. 59 Cao Thang - Tan An Ward - DakLak Province

CONSOLIDATED FINANCIAL STATEMENTS

For the period from 1 January 2026 to 31 March 2026

INTERIM CONSOLIDATED STATEMENT OF FINANCIAL POSITION**As at 31/03/2026**

Unit: VND

VND/LAK: 0,8305

ITEMS		Code	Notes	31/12/2025	01/01/2025
A	CURRENT ASSETS	100		430.341.010.878	408.223.214.466
I	Cash and cash equivalents	110		92.596.673.379	93.074.794.505
1	Cash	111	5.1	92.596.673.379	93.074.794.505
2	Cash Equivalents	112		-	-
II	Short-term financial investments	120		226.850.689.261	102.249.938.688
1	Trading securities	121		-	-
2	Provision for diminution in the value of trading securities (*)	122		-	-
3	Held to maturity investment	123	5.2	226.850.689.261	102.249.938.688
III	Short-term receivables	130		23.962.757.973	34.695.994.518
1	Short-term trade receivables	131	5.3	12.871.287.968	29.441.062.164
2	Short-term prepayments to suppliers	132	5.4	7.577.128.768	2.527.617.833
3	Short-term inter-company receivables	133		-	-
4	Receivable according to the progress of construction contract	134		-	-
5	Other short-term receivables	135		3.514.341.237	2.727.314.521
6	Allowance for short-term doubtful debts	136	0	-	-
7	Deficit assets for treatment	137		-	-
IV	Inventories	140		80.885.061.079	176.051.460.861
1	Inventories	141	5.6	80.885.061.079	176.051.460.861
2	Provision for decline inventories	142		-	-
V	Current biological assets	150		-	-
V	Other current assets	160		6.045.829.186	2.151.025.894
1	Short-term deferred expenses	161	5.7	5.141.250.858	786.183.776
2	Value added tax deductibles	162		720.150.165	1.180.413.955
3	Taxes receivable	163	5.16	184.428.163	184.428.163
4	Trading Government bonds	164		-	-
B	NON-CURRENT ASSETS	200		538.878.383.670	544.405.271.023
I	Long-term receivables	210		-	-
II	Fixed assets	220		374.367.640.261	380.757.564.918
1	Tangible fixed assets	221	5.8	368.971.339.416	375.361.264.073
	- Historical costs	222		833.814.091.973	832.510.377.395
	- Accumulated depreciation	223		(464.842.752.557)	(457.149.113.322)
2	Financial leasing fixed assets	224		-	-
3	Intangible fixed assets	227	5.9	5.396.300.845	5.396.300.845
	- Historical costs	228		5.928.203.301	5.929.992.551
	- Accumulated depreciation	229		(531.902.456)	(533.691.706)
III	Non-current biological assets	230		-	-
IV	Investment property	240		-	-
V	Long-term asset in progress	250		58.031.233.811	58.945.723.966
1	Long-term work in progress	251		-	-
2	Construction in progress	252	5.10	58.031.233.811	58.945.723.966
VI	Long-term financial Investments	260		83.000.000.000	83.000.000.000
1	Investments in subsidiaries	261		-	-
2	Investments in joint ventures and associates	262		-	-
3	Investments in other entities	263	5.11	3.000.000.000	3.000.000.000
4	Allowance for impairment of long-term investments in other ent	264		-	-
5	Long-term held-to-maturity investments	265	5.12	80.000.000.000	80.000.000.000
VII	Other non-current assets	270		23.479.509.598	21.701.982.139
1	Long-term deferred expenses	271	5.13	22.306.521.259	20.285.449.964
2	Deferred income tax assets	272		1.172.988.339	1.416.532.175
	TOTAL ASSETS	280		969.219.394.548	952.628.485.489

DAKLAK RUBBER INVESTMENT JOINT STOCK COMPANY

Address: No. 59 Cao Thang - Tan An Ward - DakLak Province

CONSOLIDATED FINANCIAL STATEMENTS

For the period from 1 January 2026 to 31 March 2026

	ITEMS	Code	Notes	31/12/2025	01/01/2025
C	LIABILITIES	300		185.668.649.452	245.751.955.684
I	Current liabilities	310		159.824.314.714	224.707.108.793
1	Short-term trade payables	311	5.14	9.708.132.903	11.155.917.250
2	Short-term advances from customers	312	5.15	2.401.464.581	18.358.732.547
3	Dividends payable	313		1.256.620.501	-
4	Taxes and other obligations to the State Budget	314	5.16	32.929.479.284	29.822.904.287
5	Payables to employees	315	5.17	12.330.022.544	67.581.931.723
6	Short-term accrued expenses	316		-	1.615.092.099
7	Short-term inter-company payables	317		-	-
8	Payable according to the progress of construction contracts	318		-	-
9	Short-term deferred revenue	319		-	-
10	Other short-term payables	320	5.19	1.351.740.361	2.673.956.541
11	Short-term borrowings and financial leases	321	5.20	94.949.023.753	83.799.363.791
12	Provisions for short-term payables	322		-	-
13	Bonus and welfare funds	323	5.21	4.897.830.787	9.699.210.555
II	Non-current liabilities	330		25.844.334.738	21.044.846.891
1	Long-term trade payables	331		-	-
2	Long-term advances from customers	332		-	-
3	Long-term taxes and other payables	333		-	-
4	Long-term accrued expenses	334		-	-
5	Inter-company payables for working capital	335		-	-
6	Long-term inter-company payables	336		-	-
7	Long-term deferred revenue	337		-	-
8	Other long-term payables	338		-	-
9	Long-term borrowings and financial leases	339		25.844.334.738	20.906.107.610
10	Convertible bonds	340		-	-
11	Preferred shares	341		-	-
12	Deferred income tax liability	342		-	138.739.281
D	OWNER'S EQUITY	410		783.550.745.096	706.876.529.805
1	Capital	411		732.000.000.000	732.000.000.000
	- Ordinary shares with voting rights	411a	5.22	732.000.000.000	732.000.000.000
	- Preferred stock	411b		-	-
2	Share premiums	412		-	-
3	Bond conversion options	413		-	-
4	Other sources of capital	414		-	-
5	Treasury shares	415		-	-
6	Differences on asset revaluation	416		-	-
7	Foreign exchange differences	417	5.22	(336.472.900.842)	(334.967.137.807)
8	Investment and development fund	418	5.22	61.794.639.878	61.939.185.581
9	Other funds	419		-	-
10	Retained earnings	420	5.22	320.590.668.596	242.170.891.066
	Retained earnings being accumulated to the end of the prior year	420a		242.170.891.066	84.774.615.416
	Retained earnings of the current period	420b		78.419.777.530	157.396.275.650
11	Non-controlling interest	429	5.22	5.638.337.464	5.733.590.965
	TOTAL EQUITY	440		969.219.394.548	952.628.485.489



Nguyen Thi Thu Ha
Preparer



Le Thanh Cuong
Chief Accountant



Nguyen Do
General Director
Approved on 20 April 2026

CONSOLIDATED FINANCIAL STATEMENTS

For the period from 1 January 2026 to 31 March 2026

INTERIM CONSOLIDATED STATEMENT OF PROFIT OR LOSS

Unit: VND

VND/LAK: 0,8248

ITEMS	Code	Notes	Q4-2025	Q4-2024	Cumulative from 01/01/2025 to 31/12/2025	Cumulative from 01/01/2024 to 31/12/2024
1. Revenue from sales of goods and services rendered	1	6.1	279.771.060.400	205.091.384.946	279.771.060.400	205.091.384.946
2. Less deductions	2		-	-	-	-
3. Net revenue (10 = 01 - 02)	10		279.771.060.400	205.091.384.946	279.771.060.400	205.091.384.946
4. Cost of goods sold	11	6.2	169.665.872.135	124.087.148.776	169.665.872.135	124.087.148.776
5. Gross profit (20 = 10 - 11)	20		110.105.188.265	81.004.236.170	110.105.188.265	81.004.236.170
6. Lãi/lỗ của hoạt động bán, thanh lý bất động sản đầu tư	21		-	-	-	-
7. Financial income	21	6.3	12.148.075.787	4.095.844.643	12.148.075.787	4.095.844.643
8. Financial expenses	22	6.4	4.177.686.011	1.217.094.305	4.177.686.011	1.217.094.305
- In which: Borrowing costs	23		2.485.392.973	302.686.892	2.485.392.973	302.686.892
9. Selling expenses	25	6.5	8.018.131.527	7.457.461.646	8.018.131.527	7.457.461.646
10. General & administration expenses	26	6.6	11.651.991.921	7.786.232.067	11.651.991.921	7.786.232.067
11. Share of profit or loss of joint ventures and associates			-	-	-	-
12. Net operating profit/(loss) (30 = 20+(21-22)-25-26)	30		98.405.454.593	68.639.292.795	98.405.454.593	68.639.292.795
13. Other income	31		-	-	-	-
14. Other expenses	32	6.7	58.241.643	1.711.693.812	58.241.643	1.711.693.812
15. Profit from other activities (40 = 31 - 32)	40		(58.241.643)	(1.711.693.812)	(58.241.643)	(1.711.693.812)
16. Accounting profit before tax (50 = 30+40)	50		98.347.212.950	66.927.598.983	98.347.212.950	66.927.598.983
17. Current corporate income tax expenses	51	5.16	19.917.884.366	11.073.277.383	19.917.884.366	11.073.277.383
18. Deferred corporate income tax expenses	52		104.804.555	-	104.804.555	-
19. Net profit after tax (60 = 50 - 51 - 52)	60		78.324.524.029	55.854.321.600	78.324.524.029	55.854.321.600
20 Profit after tax of shareholders of parent company	61	6.8	78.419.777.530	55.948.715.102	78.419.777.530	55.948.715.102
21 Profit after tax of non-controlling shareholders	62		(95.253.501)	(94.393.502)	(95.253.501)	(94.393.502)
22. Earning per share (*)	70	6.8	1.071	764	1.071	764
23. Diluted earnings per share (*)	71				-	-

Lead

Nguyen Thi Thu Ha
Preparer



Le Thanh Cuong
Chief Accountant



Nguyen Do
General Director

Approved on 20 April 2026

DAKLAK RUBBER INVESTMENT JOINT STOCK COMPANY

Address: No. 59 Cao Thang - Tan An Ward - DakLak Province

CONSOLIDATED FINANCIAL STATEMENTS

For the period from 1 January 2026 to 31 March 2026

**INTERIM CONSOLIDATED STATEMENT OF CASH FLOWS
INDIRECT METHOD**

Unit: VND

ITEMS		Code	Notes	From 01/01/2025 to 31/12/2025	From 01/01/2024 to 31/12/2024
I.	CASH FLOWS FROM OPERATING ACTIVITIES				
1.	Profit before tax	01		98.347.212.950	66.927.598.983
2.	Adjustments for:			-	-
-	Depreciation of fixed assets and investment properties	02		13.024.112.926	26.504.723.070
-	Provisions and allowances	03		-	-
-	Exchange gain/ (loss) due to revaluation of monetary items in foreign currencies	04		(7.223.189.437)	-
-	Gain/ (loss) from investing activities	05		(3.328.143.086)	(853.022.368)
-	Interest expenses	06		2.640.136.475	804.834.634
-	Others	07		-	-
3.	Operating profit/(loss) before changes of working capital	08		103.460.129.828	93.384.134.319
-	Increase/ (decrease) of receivables	09		11.193.500.335	(5.632.718.922)
-	Increase/ (decrease) of inventories	10		95.166.399.782	44.771.685.706
-	Increase/ (decrease) of payables	11		(76.139.863.098)	(58.805.782.526)
-	Increase/ (decrease) of prepaid expenses	12		(6.376.138.377)	(1.286.828.623)
-	Increase/ (decrease) of trading securities	13		-	-
-	Interests paid	14		(2.640.136.475)	(969.593.101)
-	Corporate income tax paid	15		(16.083.726.274)	(18.701.510.349)
-	Other cash inflows	16		9.273.290.215	-
-	Other cash outflows	17		(7.389.026.531)	(705.427.786)
	Net cash flows from operating activities	20		110.464.429.405	52.053.958.718
II.	CASH FLOWS FROM INVESTING ACTIVITIES				
1.	Purchases and construction of fixed assets and other non-current assets	21		(6.445.824.966)	(9.543.400.027)
2.	Proceeds from disposals of fixed assets and other non-current assets	22		1.273.035.887	1.837.822.710
3.	Cash outflow for lending, buying debt instruments of other entities	23		(177.955.380.009)	-
4.	Cash recovered from lending, selling debt instruments of other entities	24		52.275.278.134	-
5.	Investments into other entities	25		-	-
6.	Withdrawals of investments in other entities	26		-	-
7.	Interest earned, dividends and profits received	27		2.793.427.567	5.188.168.561
	Net cash flows from investing activities			(128.059.463.387)	(2.517.408.756)

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CONSOLIDATED FINANCIAL STATEMENTS

For the period from 1 January 2026 to 31 March 2026

ITEMS		Code	Notes	From 01/01/2025 to 31/12/2025	From 01/01/2024 to 31/12/2024
III. CASH FLOWS FROM FINANCING ACTIVITIES					
1.	Proceeds from issuing stocks and capital contributions from owners	31		-	-
2.	Repayment for capital contributions and re-purchases of stocks already issued	32		-	-
3.	Proceeds from borrowings	33		35.361.494.402	21.399.450.201
4.	Repayment for loan principal	34		(18.514.358.632)	(47.994.710.247)
5.	Payments for financial leased assets	35		-	-
6.	Dividends and profit paid to the owners	36		(21.591.030)	(555.782.955)
	Net cash flows from financing activities	40		16.825.544.740	(27.151.043.001)
	Net cash flows during the year	50		(769.489.242)	22.385.506.961
	Beginning cash and cash equivalents	60	5.1	93.074.794.505	81.129.688.423
	Effects of fluctuations in foreign exchange rates	61		291.368.116	-
	Ending cash and cash equivalents	70	5.1	92.596.673.379	103.515.195.384



Nguyen Thi Thu Ha
Preparer



Le Thanh Cuong
Chief Accountant



Nguyen Do
General Director

Approved on 20 April 2026

DAKLAK RUBBER INVESTMENT JOINT STOCK COMPANY

Address: 59 Cao Thang Street, Tan An Ward, Daklak Province

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS

For the period from 1 January 2026 to 31 March 2026

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

1. GENERAL INFORMATION**1.1. Ownership**

Daklak Rubber Investment Joint Stock Company (Parent Company) is a joint stock company.

The Parent Company's shares are traded on the UCom market exchange with the stock code DRI and the first trading day is 23 May 2017.

1.2. Scope of operating activities

The Group (including parent company and subsidiaries) operates in the field of industrial crop cultivation and processing.

1.3. Line of business

Invest in developing projects to plant, care for, exploit and process rubber latex, rubber wood, cashew, banana and durian products for domestic consumption and export.

1.4. Business cycle

Business cycle of the Company is not exceeding 12 months.

1.5. Structure of the Company

The Group includes the Parent Company and 2 subsidiaries:

Company name	Head office Totalress	Proportion benefit	Voting rights ratio
Dak Lak Rubber Company Limited	Tha Luong Village, Pakse District, Champasak Province, Laos	100%	100%
DRI High-Tech Agriculture Company Limited	59 Cao Thang Street, Tan An Ward, Daklak Province	83.87%	83.87%

1.6. Statement of comparability of information in the Financial Statements

The figures presented in the Consolidated Financial Statements for period ended 31 March 2026 are comparable to the corresponding figures for the previous year.

1.7. The number of employees

The number of employees of the Group at as 31 March 2026 was 2.428 people (as at 31 March 2025 was 2.706 People).

2. ACCOUNTING PERIOD AND ACCOUNTING CURRENCY**2.1. Fiscal year**

The financial year of the Group is from January 01 to December 31 annually.

2.2. Accounting currency

The Company maintains its accounting records in Vietnamese Dong (VND) due to the revenues and expenditures are made primarily by currency VND.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS

For the period from 1 January 2026 to 31 March 2026

3. APPLICABLE ACCOUNTING STANDARDS AND REGIME

3.1. Applicable Accounting Standards and Regimes

The consolidated financial statements are prepared and presented in accordance with the Enterprise Accounting Regime issued under Circular No. No. 99/2025/TT-BTC dated 27 October 2025 of the Ministry of Finance, Circular No. 202/2014/TT-BTC dated 22 December 2014 of the Ministry of Finance guiding the method of preparing and presenting consolidated financial statements and Vietnamese Accounting Standards.

The Group applies the Vietnamese enterprise accounting regime issued under Circular No. No. 99/2025/TT-BTC and Circular No. 202/2014/TT-BTC. These circulars are effective for fiscal years beginning on or after 01 January 2026. The Group applies the accounting standards, these circulars and other circulars guiding the implementation of accounting standards of the Ministry of Finance in the preparation and presentation of the Consolidated Financial Statements.

3.2. Comply with the Vietnamese Accounting Standards and Vietnamese Accounting Regime

The Board of General Directors ensures that it has complied with the requirements of accounting standards, the Vietnamese Enterprise Accounting Regime issued under Circular No. 99/2025/TT-BTC, Circular No. 202/2014/TT-BTC as well as circulars guiding the implementation of accounting standards of the Ministry of Finance in preparing the consolidated financial statements .

4. SUMMARY OF SIGNIFICANT ACCOUNTING POLICIES

4.1. Basis for preparing the financial statements

The consolidated financial statements are prepared on the accrual basis of accounting (except for information relating to cash flows).

4.2. Basis of financial statement consolidation

The consolidated financial statements include the financial statements of the parent company and its subsidiaries. A subsidiary is an entity that is controlled by the parent company. Control exists when the parent company has the power, directly or indirectly, to govern the financial and operating policies of a subsidiary so as to obtain benefits from its activities. In assessing control, potential voting rights that are currently exercisable or convertible are taken into account.

The results of operations of subsidiaries acquired or sold during the year are presented in the consolidated statement of income from the date of acquisition or up to the date of sale of the investment in that subsidiary.

In case the accounting policy of a subsidiary is different from the accounting policy applied consistently in the Group, the Financial Statements of the subsidiary will be appropriately adjusted before being used for preparing the consolidated financial statements.

Balances of accounts on the Balance Sheet between companies in the same Group, intra-group transactions, unrealized intra-group profits arising from these transactions are eliminated when preparing the consolidated financial statements. Unrealized losses arising from intra-group transactions are also eliminated unless the costs creating such losses are unrecoverable.

The non-controlling interest in the net assets of a consolidated subsidiary is identified as an item in the equity section of the consolidated balance sheet. The non-controlling interest consists of the amount of the non-controlling interests at the date of the original business combination and the non-controlling interest in changes in equity since the date of the business combination. Losses arising at the subsidiary must be allocated in proportion to the non-controlling interest, even if such losses are greater than the non-controlling interest in the net assets of the subsidiary .

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS

For the period from 1 January 2026 to 31 March 2026

Business combination

The assets, liabilities and contingent liabilities of a subsidiary are measured at their fair values at the date of acquisition. Any Totalitional difference between the purchase price and the fair value of the assets acquired is recognised as goodwill. Any negative difference between the purchase price and the fair value of the assets acquired is recognised in the income statement for the year in which the subsidiary is acquired.

Non-controlling interests at the date of the initial business combination are measured based on the non-controlling interest's share of the fair value of the assets, liabilities and contingent liabilities recognised.

4.3. Accounting estimates

The preparation of consolidated financial statements in accordance with Vietnamese Accounting Standards, Accounting Systems for enterprises and legal regulations related to the preparation and presentation of consolidated financial statements requires the Board of General Directors to make estimates and assumptions that affect the reported figures on liabilities, assets and the presentation of contingent liabilities and assets at the date of the consolidated financial statements as well as the reported figures on revenues and expenses during the period. Although the accounting estimates are made with all the knowledge of the Board of General Directors, the actual figures may differ from the estimates and assumptions made.

4.4. Foreign currency transactions

Transactions denominated in foreign currencies are translated at the actual exchange rates at the transaction dates or the book exchange rates at the dates of the transactions. Monetary items denominated in foreign currencies at the end of the financial period are translated at the exchange rates prevailing at that date.

- The actual exchange rate at the transaction date is the average transfer buying and selling rate of the commercial bank where the Company regularly conducts transactions.

- The book exchange rate includes specific identification rates or weighted average rates:

- + Specific identification exchange rate is the rate determined upon collection of receivables, other assets, or settlement of payables in foreign currencies, based on the actual exchange rate at each transaction date (if no revaluation has been performed) or the revalued rate at the end of the previous period for each item (if revaluation has been performed).

- + Weighted average exchange rate is determined based on the average of the translated values in the accounting currency at actual transaction exchange rates for debit entries of cash, receivables, and other assets, or credit entries of payables, divided by the foreign currency balances at the beginning of the period and increases during the period for each item. The weighted average exchange rate may be determined at the end of the period or at each settlement date.

Exchange differences arising during the period from foreign currency transactions are recognized in financial income or financial expenses. Exchange differences arising from the revaluation of monetary items denominated in foreign currencies at the end of the financial year, after offsetting gains and losses, are recognized in financial income or financial expenses.

The actual exchange rates applied to foreign currency transactions are determined as follows:

- For purchases and sales of foreign currencies (spot, forward, futures, options, and swap contracts), the exchange rate is the rate agreed upon in the contracts between the Company and the commercial bank.

- Where the contract does not specify the settlement exchange rate, the actual exchange rate shall be applied in the following cases:

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS

For the period from 1 January 2026 to 31 March 2026

+ For accounts reflecting revenue and other income. In cases where goods are sold, services are rendered, or income relates to advance receipts from customers, the revenue corresponding to the advance received is translated at the exchange rate at the date of receipt (not at the rate at the revenue recognition date).

+ For accounts reflecting production and business costs and other expenses. In cases where prepaid expenses are allocated to expenses during the period, such expenses are recognized at the exchange rate at the prepayment date (not at the rate at the allocation date).

+ For accounts reflecting assets. Where assets are acquired in relation to advance payments to suppliers, the asset value corresponding to the advance is translated at the exchange rate at the prepayment date (not at the rate at the asset recognition date).

+ Debit side of cash and other asset accounts; debit side of receivable accounts; debit side of payable accounts when advance payments are made to suppliers.

+ Credit side of payable accounts; credit side of receivable accounts when advances are received from customers.

+ Equity accounts.

Exchange rate used for conversion at the time of date: 31/03/2025: 0,8490 LAK/VND

31/12/2025: 0,8252 VND/LAK for the BS

0,8544 VND/LAK for the P&L,CFS

31/03/2026: 0,8305 VND/LAK for the BS

0,8248 VND/LAK for the P&L,CFS

4.5. Cash and cash equivalents

Cash includes cash, cash in banks. Cash equivalents are short-term investments with a maturity of no more than 3 months from the date of investment, which are easily convertible to a known amount of cash and are subject to an insignificant risk of change in value at the reporting date.

4.6. Accounts Receivable

Accounts receivable are stated at carrying amount less allowance for doubtful debts.

The classification of receivables as trade receivables and other receivables is carried out according to the following principles :

- Trade receivables reflect commercial receivables arising from purchase-sale transactions between the Company and buyers who are independent entities of the Company , including receivables for export sales entrusted to other entities.
- Other receivables reflect non-commercial receivables not related to purchase and sale transactions.

The allowance for doubtful debts represents the estimated loss due to non-payment of receivables arising on the receivables balance at the balance sheet date .

Increases and decreases in the balance of the provision for doubtful debts that must be set up at the end of the fiscal year are recorded in business administration expenses.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTSFor the period from 1 January 2026 to 31 March 2026

4.7. Inventory

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

The cost of inventories is determined as follows:

- Raw materials and goods: include purchase costs and other directly related costs incurred in bringing inventories to their present location and condition.
- Finished goods: include the cost of raw materials, direct labor and directly related general manufacturing costs allocated based on normal levels of activity .
- Work in progress costs: only include the cost of main raw materials.

Net realizable value is the estimated selling price of inventories in the ordinary course of business, less the estimated costs of completion and the estimated costs necessary to make the sale.

Inventories are valued using the weighted average method and accounted for using the perpetual inventory method.

Provision for inventory decline is made for each inventory item whose cost is greater than its net realizable value.

Provision for inventories is created for the estimated loss due to the impairment of inventories of materials, finished goods, and merchandise owned by the Group that may arise (reduction in value, deterioration in quality, obsolescence, etc.) based on appropriate evidence of impairment at the end of the financial year. Increases or decreases in this provision are recorded in the cost of goods sold in the consolidated income statement.

4.8. Tangible fixed assets

Tangible fixed assets are stated at cost less accumulated depreciation. The cost of tangible fixed assets includes all costs incurred to acquire the fixed assets up to the date when the assets are ready for use. Expenditures incurred after initial recognition are only recorded as an increase in the cost of fixed assets if it is certain that these costs will increase future economic benefits from the use of the assets. Expenditures that do not satisfy the above conditions are recorded immediately as expenses.

When tangible fixed assets are sold or disposed of, their cost and accumulated depreciation are eliminated from the accounts and any gain or loss resulting from their disposal is included in income or expenses for the period.

Tangible fixed assets are depreciated using the straight-line method over their estimated useful lives. The depreciation years for various types of tangible fixed assets are as follows:

Type of fixed asset	Year
Houses, buildings	20 years
Machinery and equipment	05 – 10 years
Means of transport, transmission	08 – 10 years
Management equipment and tools	06 – 08 years
Perennial garden	According to mining output

4.9. Intangible fixed assets

Intangible fixed assets are stated at cost less accumulated depreciation. The Group's intangible fixed assets include:

Land use rights

Land use rights are all actual costs that the Group has spent directly related to the land used, including: money spent to obtain land use rights, costs for compensation, site clearance, site leveling, registration fees, etc.

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The land use rights of the Group are legally transferred, the land use rights have indefinite term so they are not depreciated.

Computer software

The cost of computer software that is not an integral part of related hardware is capitalized. The cost of computer software is all costs incurred up to the date the software is put into use. Computer software is amortized on a straight-line basis over 05 years.

ISO Certificate

ISO certification includes costs directly related to building the system and obtaining ISO certification. This cost is amortized over 10 years.

4.10. Long-term prepaid expenses

Tools, instruments

Tools and equipment put into use are allocated to expenses using the straight-line method with an allocation period of no more than 03 years.

4.11. Accounts Payable and Accrued Expenses

Liabilities and accruals are recognized for amounts to be paid in the future for goods and services received. Accruals are recognized based on reasonable estimates of the amounts to be paid.

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

- Trade payables reflect commercial payables arising from transactions of purchasing goods, services, assets and the seller is an independent entity of the Group, including payables when importing through consignees.
- Payable expenses reflect amounts payable for goods and services received from sellers or provided to buyers but not yet paid due to lack of invoices or insufficient accounting records and documents, and amounts payable to employees for leave wages, production and business expenses that must be accrued in advance.
- Other payables reflect non-commercial payables not related to the purchase, sale or provision of goods and services.

4.12. Equity

Owner's equity

Owner's equity is recorded according to the actual capital contributed by shareholders.

Capital surplus

Share capital surplus is recorded as the difference between the issue price and the par value of shares when first issued, Totalitional issued, the difference between the reissue price and the book value of treasury shares and the equity component of convertible bonds at maturity. Direct costs related to the Totalitional issuance of shares and reissue of treasury shares are recorded as a decrease in share capital surplus.

Other owners' equity

Other capital is formed by supplementing from business results, revaluation of assets and the remaining value between the fair value of donated, presented, and sponsored assets after deducting taxes payable (if any) related to these assets.

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Treasury stock

When shares issued by the Parent Company are repurchased, the amount paid, including transaction-related expenses, is recorded as treasury shares and reflected as a deduction in equity. When reissued, the difference between the reissue price and the book value of treasury shares is recorded in the item "Share premium".

4.13. Profit distribution

Profit after corporate income tax is distributed to shareholders after setting aside funds according to the Parent Company's Charter as well as legal regulations and approved by the General Meeting of Shareholders.

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

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

4.14. Revenue and income recognition

Revenue from sales of goods and finished products

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

- The Group has transferred to the buyer the significant risks and rewards of ownership of the products or goods.
- The Group no longer holds the right to manage the goods as the owner of the goods or the right to control the goods.
- Revenue is determined with relative certainty. 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 is not entitled to return the products or goods (except in cases where the customer has the right to return the goods in exchange for other goods or services);
- It is probable that the economic benefits associated with the transaction will flow to the Group.
- Identify the costs associated with a sales transaction.

Service revenue

Revenue from a service transaction is recognised when the outcome of the transaction can be measured reliably. In cases where the service is performed over several periods, revenue is recognised in each period based on the results of the work completed at the end of the accounting period. The outcome of a service transaction is recognised when all of the following conditions are met:

- Revenue is measured reliably. When a contract provides that the buyer has the right to return the services purchased under specific conditions, revenue is recognized only when the specific conditions no longer exist and the buyer is not entitled to return the services provided.
- It is possible to obtain economic benefits from the transaction of providing that service.
- Determine the portion of work completed as at the end of the fiscal year.
- Identify the costs incurred for the transaction and the costs to complete the transaction to provide that service.

Interest

Interest is recognized on an accrual basis, determined on the deposit account balance and the actual interest rate for each period.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS

For the period from 1 January 2026 to 31 March 2026

Dividends and profits distributed

Dividends and profits received are recognized when the Group is entitled to receive dividends or profits from capital contributions. Dividends received in shares are only tracked by the number of shares increased, not the value of shares received.

4.15. Borrowing costs

Borrowing costs include interest and other costs incurred in connection with borrowing.

Borrowing costs are recognized as expenses when incurred. Where borrowing costs are directly attributable to the construction or production of an asset that takes a substantial period of time (over 12 months) to get ready for its intended use or sale, these borrowing costs are included in the cost of that asset. For loans specifically used to construct fixed assets or investment properties, interest is capitalized even if the construction period is less than 12 months. Income from temporary investment of loans is recorded as a reduction in the cost of the relevant asset.

For general borrowings used for the purpose of investment in construction or production of unfinished assets, the capitalized borrowing costs are determined according to the capitalization rate for the weighted average cumulative costs incurred for investment in basic construction or production of that asset. The capitalization rate is calculated according to the weighted average interest rate of the

outstanding borrowings during the year, except for separate borrowings serving the purpose of forming a specific asset.

4.16. Operating lease

A lease is classified as an operating lease when the lessor retains a majority of the rewards and is subject to the risks of ownership of the asset.

Operating lease costs are recognized in the income statement over the lease term on a straight-line basis over the term of the lease.

4.17. Corporate income tax

Corporate income tax expense includes current income tax and deferred income tax.

Current income tax

Current income tax is the tax that is calculated on taxable income. Taxable income differs from accounting profit due to adjustments for temporary differences between tax and accounting, non-deductible expenses as well as adjustments for non-taxable income and losses carried forward.

Deferred income tax

Deferred income tax is the income tax payable or recoverable in respect of temporary differences between the carrying amount of assets and liabilities for financial reporting purposes and their taxable amounts. Deferred income tax liabilities are recognized for all taxable temporary differences. Deferred income tax assets are recognized only when it is probable that future taxable profits will be available against which the deductible temporary differences can be utilized.

The carrying amount of deferred tax assets is reviewed at the end of each financial year and reduced to the extent that it is no longer probable that sufficient taxable profit will be available to allow all or part of the deferred tax asset to be utilised. Previously unrecognised deferred tax assets are reviewed at the end of each financial year and recognised to the extent that it is probable that sufficient taxable profit will be available to utilise the unrecognised deferred tax assets.

NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS

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Deferred tax assets and liabilities are measured at the tax rates that are expected to apply to the year when the asset is realised or the liability settled, based on tax rates that have been enacted at the balance sheet date. Deferred tax is recognised in the income statement except to the extent that it relates to items recognised directly in equity, in which case it is recognised in equity.

The Company's tax reports will be examined by the tax authorities. Due to the application of tax laws to each type of business and the interpretation, understanding and acceptance in many different ways, the figures in the financial statements may differ from the figures of the tax authorities.

4.18. Report by department

Segment is a distinguishable component that is engaged in providing products or services and that is subject to risks and returns that are different from those of other business segments.

A geographical segment is a distinguishable component that is engaged in providing products or services within a particular economic environment and that is subject to risks and returns that are different from those of components operating in other economic environments.

4.19. Financial instruments

Financial assets

The classification of these financial assets depends on the nature and purpose of the financial assets and is determined at the time of initial recognition. The Group's financial assets include cash and cash equivalents, trade receivables and other receivables.

At initial recognition, financial assets are recorded at cost plus transaction costs that are directly attributable to the acquisition of the financial asset.

Financial liabilities

The classification of financial liabilities depends on the nature and purpose of the financial liability and is determined at the time of initial recognition. The Group's financial liabilities include trade payables, loans and borrowings, and other payables.

At the time of initial recognition, except for liabilities related to financial leases and convertible bonds which are recorded at amortized cost, other financial liabilities are initially recorded at cost less transaction costs directly related to such financial liabilities.

The amortised cost is determined as the amount at which the financial liability is initially recognised minus principal repayments, plus or minus the cumulative amortisation using the effective interest method of any difference between that initial amount and the maturity amount, minus any reduction (directly or through the use of an allowance account) for impairment or uncollectibility.

Equity instruments

An equity instrument is a contract that evidences a residual interest in the assets of the Group after deducting all of its liabilities.

Offsetting of financial instruments

Financial assets and financial liabilities are offset against each other and presented at net value in the Balance Sheet when and only when the Group :

- Has a legal right to set off the amount recorded; and
- Intend to settle on a net basis or to realise the asset and settle the liability simultaneously.

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4.20. Related parties

Parties are considered to be related if one party has the ability to control the other party or exercise significant influence over the other party in making financial and operating decisions. Parties are also considered to be related if they are subject to common control or common significant influence.

In considering any related party relationship, attention is directed more to the substance of the relationship than to the legal form.

The following companies/entities are considered related parties:

Company / subject	Relationship
Dak Lak Rubber Joint Stock Company	Major shareholder
The Board of Administrators, the Board of Supervisors, the Board of General Directors	Key members

5. ADDITIONAL INFORMATION TO ITEMS IN CONSOLIDATED STATEMENT OF FINANCIAL POSITION**5.1. Cash and cash equivalents**

	31/03/2026 VND	01/01/2026 VND
Cash on hand	6.307.379.449	15.867.923.445
Cash in banks	85.032.238.130	77.206.871.060
	1.257.055.800	
	92.596.673.379	93.074.794.505

5.2. Held-to-maturity investment

	31/03/2026		01/01/2026	
	Value VND	Provison VND	Cost VND	Provison VND
Term deposit VietinBank (1)	132.871.763.997		26.025.206.011	
Term deposit Lao-VietBank (2)	26.978.925.264		26.224.732.677	
Term deposit Dakrufund (3)	62.000.000.000	-	50.000.000.000	-
Term deposit AgriBank (4)	5.000.000.000			
	226.850.689.261	-	102.249.938.688	-

(1) Term deposit at VietinBank Laos: Deposit amount of USD 5,000,000; term of 3 months from 03/2026 to 06/2026; deposit interest rate of 3%/year.

(2) Term deposit at Lao-Viet Joint Venture Bank: Deposit amount of USD 1,015,224.17; term of 3 months from 31/03/2026 to 30/06/2026; deposit interest rate of 3%/year.

(3) Term deposits at Dak Lak Rubber People's Credit Fund with a term of 6 months; interest rates ranging from 6% to 7% per annum.

(4) Term deposits at the Bank for Agriculture and Rural Development of Vietnam (Agribank) with a term of 6 months; interest rate of 7.2% per annum.

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5.3. Short-term trade receivables

	31/03/2026	01/01/2026
	VND	VND
UKKO CORPORATION	6.653.898.608	1.879.718.400
CORRIE MACCOLL EUROPE B.V.	-	3.044.793.640
CORRIE MACCOLL NORTH AMERICA, INC	6.217.389.360	
MALAYA INTERNATIONAL COMPANY PTE.LTD	-	1.742.712.580
R1 INTERNATIONAL PTE.LTD	-	1.039.066.560
WEBER AND SCHAEER GMBH & CO.KG	-	1.021.309.520
CHINA-BASE PETROCHEMICAL CORPORATION	-	20.713.461.464
Other customers	-	
	12.871.287.968	29.441.062.164

5.4. Advances to suppliers

	31/03/2026	01/01/2026
	VND	VND
Dai Phat Tay Nguyen Co., Ltd	542.805.539	546.291.808
Workit JSC	380.448.525	382.892.026
Construction contractor – Le Van Yen	1.600.240.819	599.820.843
Vietravel JSC – Dak Lak Branch	527.520.000	
Duc Dat Mechanical Co., Ltd	1.581.050.529	
Construction contractor – Nguyen Binh	842.865.744	
Other suppliers	2.102.197.612	998.613.156
	7.577.128.768	2.527.617.833

5.5. Other short-term receivables

	31/03/2026		01/01/2026	
	Value	Provison	Cost	Provison
	VND	VND	VND	VND
Receivable from related parties				
DakLak Rubber JSC -Loan interest	1.627.520.548	-	1.481.547.946	-
Receivables from other organizations and individuals	-		-	
Interest accrued on deposit contracts	938.522.000	-	492.740.000	-
Employee Advances	362.321.895	-	135.233.310	-
Other short-term receivables	585.976.794	-	617.793.265	-
	3.514.341.237	-	2.727.314.521	-

5.6. Inventory

	31/03/2026		01/01/2026	
	Cost	Provison	Cost	Provison
	VND	VND	VND	VND
Raw materials	20.982.587.248	-	16.612.878.544	-
Cost of production and unfinished business	7.937.354.624	-	6.261.691.899	-
Finished product	51.965.119.207	-	153.176.890.418	-
	80.885.061.079	-	176.051.460.861	-

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5.7. Short-term deferred expenses

	31/03/2026 VND	01/01/2026 VND
Prepay for transportation costs of year-end rubber inventory	68.045.600	786.183.776
Production of organic bio-fertilizers	5.073.205.258	-
	5.141.250.858	786.183.776

5.8. Increase, decrease tangible fixed assets

	Building, structures VND	Machinery and equipment VND	Transportation VND	Office equipment VND	Long-term plantations VND	Tổng
Cost						
As at 01/01/2026	147.142.131.498	46.734.355.377	37.322.318.705	156.181.005	601.155.390.810	832.510.377.395
New purchase	-	-	-	53.576.640	-	53.576.640
Transferring from CIP	2.309.288.807	-	3.692.691.339	-	3.963.174.007	9.965.154.153
Liquidation	-	-	-	-	(3.662.248.321)	(3.662.248.321)
Exchange rate difference (*)	(836.731.386)	(298.244.532)	(234.131.327)	(499.995)	(3.683.160.654)	(5.052.767.894)
As at 31/03/2026	148.614.688.919	46.436.110.845	40.780.878.717	209.257.650	597.773.155.842	833.814.091.973
Accumulated depreciation						
As at 01/01/2026	82.040.169.540	38.347.261.981	24.599.534.302	103.380.832	312.058.766.667	457.149.113.322
Depreciation in year	2.358.160.281	625.319.263	1.087.994.828	7.357.863	8.945.280.691	13.024.112.926
Liquidation	-	-	-	-	(2.446.701.325)	(2.446.701.325)
Exchange rate difference (*)	(470.893.731)	(249.012.412)	(140.270.823)	(354.703)	(2.023.240.697)	(2.883.772.366)
As at 31/03/2026	83.927.436.090	38.723.568.832	25.547.258.307	110.383.992	316.534.105.336	464.842.752.557
Residual value						
As at 01/01/2026	65.101.961.958	8.387.093.396	12.722.784.403	52.800.173	289.096.624.143	375.361.264.073
As at 31/03/2026	64.687.252.829	7.712.542.013	15.233.620.410	98.873.658	281.239.050.506	368.971.339.416

(*) Exchange rate differences arising from the conversion of financial statements of foreign subsidiaries.

5.9. Increase, decrease intangible fixed assets

	Rights land use VND	ISO Certificate VND	Total VND
Cost			
As at 01/01/2026	5.649.620.520	280.372.031	5.929.992.551
Exchange rate difference (*)	-	(1.789.250)	(1.789.250)
As at 31/03/2026	5.649.620.520	278.582.781	5.928.203.301
Accumulated depreciation			
As at 01/01/2026	253.319.675	280.372.031	533.691.706
Depreciation in year	-	-	-
Exchange rate difference (*)	-	(1.789.250)	(1.789.250)
As at 31/03/2026	253.319.675	278.582.781	531.902.456
Residual value			
As at 01/01/2026	5.396.300.845	-	5.396.300.845
As at 31/03/2026	5.396.300.845	-	5.396.300.845

(*) Exchange rate differences arising from the conversion of financial statements of foreign subsidiaries.

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5.10. Cost of unfinished construction

	31/03/2026 VND	01/01/2026 VND
Construction in progress – durian plantation	32.798.505.925	30.038.721.807
Construction in progress – rubber plantation	24.325.316.368	27.088.595.780
Other projects	907.411.518	1.818.406.379
	58.031.233.811	58.945.723.966

5.11. Investments in Other Entities

This represents the capital contribution to the DakLak Rubber People's Credit Fund

5.12. Long-term held-to-maturity investments

	31/03/2026 VND	01/01/2026 VND
Receivable from related party		
Dak Lak Rubber Joint Stock Company (*)	80.000.000.000	80.000.000.000
	80.000.000.000	80.000.000.000

(*) Loan to Dak Lak Rubber Joint Stock Company includes:

- Contract No. 01/2023/HDVV dated 22 May 2023, loan amount of VND 40,000,000,000, interest rate of 9%/year, loan term of 24 months, extendable for 60 months. Loan collateral is 6,000,000 DRI shares issued by Dak Lak Rubber Investment Joint Stock Company owned by Dak Lak Rubber Joint Stock Company, currently deposited at Vietnam Development Investment Bank Securities Joint Stock Company.
- Contract No. 01/2024/HDVV dated 22 November 2024, with the following basic contents: maximum loan amount of VND 40,000,000,000, interest rate of 9.5%/year, loan term of 36 months. The loan collateral is 5,000,000 DRI shares issued by Dak Lak Rubber Investment Joint Stock Company owned by Dak Lak Rubber Joint Stock Company, currently deposited at Vietnam Development Investment Bank Securities Joint Stock Company.

5.13. Long-term prepaid expenses

	31/03/2026 VND	01/01/2026 VND
Tools and equipment of the Parent Company	381.764.132	274.299.499
Headquarters		
Land rent for banana planting project	3.721.361.768	3.265.258.767
Company Office in Laos	2.915.170.844	2.106.108.669
Farm 1	2.499.714.426	2.470.139.525
Farm 2	2.576.559.854	2.065.716.728
Farm 3	3.968.038.807	4.260.636.960
Farm 4	5.140.537.138	4.562.928.305
Farm Durian	614.442.253	683.914.424
Processing factory	488.932.037	596.447.087
	22.306.521.259	20.285.449.964

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5.14. Short-term trade payables

	31/03/2026		01/01/2026	
	Value VND	Amount repayment capacity VND	Value VND	Amount repayment capacity VND
Thirachay Laobandit	363.267.948	363.267.948	5.026.652.788	5.026.652.788
I LIN Trading-Service-Import Export Co., Ltd	12.522.577	12.522.577	1.046.821.875	1.046.821.875
Agricultural Printing Trading JSC	-	-	266.333.010	266.333.010
Quang Giang Transport Co.,Ltd	-	-	1.271.006.423	1.271.006.423
Thavysok Trading Private Enterprise	-	-	752.937.349	752.937.349
Truong An Mechanical and Electrical Machinery Co.,Ltd	561.092.210	561.092.210	821.896.499	821.896.499
Champa Ceramics Co., Ltd	2.996.663.095	2.996.663.095		
H&K MTS Co., Ltd	3.485.361.461	3.485.361.461	58.490.826	58.490.826
Dak Lak Branch of Song Gianh Corporation (JSC)	799.903.672	799.903.672		
Other suppliers	1.489.321.940	1.489.321.940	1.911.778.480	1.911.778.480
	9.708.132.903	9.708.132.903	11.155.917.250	11.155.917.250

5.15. Short-term advances from customers

	31/03/2026 VND	01/01/2026 VND
Quang Giang Transport Co.,Ltd	575.360.146	18.358.732.547
Nexfin Co.,Ltd	1.025.261.890	-
TAN TRIEU RUBBER CO.,LTD	786.140.879	-
Other customers	14.701.666	-
	2.401.464.581	18.358.732.547

5.16. Taxes and amounts payables to the State Budget

	01/01/2026		Incurring During the Year			31/03/2026	
	Payables VND	Receivables VND	Payables VND	Receivables VND	FX diff (*) VND	Payables VND	Receivables VND
VAT on domestic goods	-	-	115.730.535	-	(794.297)	114.936.237	-
VAT on imports	85.333.079	-	718.797.467	658.783.589	(956.465)	144.390.492	-
Import tax	-	-	40.349.782	40.349.782	-	-	-
Corporate income tax	25.128.968.506	184.428.163	19.917.884.366	16.083.726.274	(181.989.768)	28.781.136.830	184.428.163
Personal income tax	2.768.946.535	-	5.128.661.634	4.570.855.342	(20.518.171)	3.306.234.657	-
Land rental fee	-	-	2.341.999.896	2.341.999.896	-	-	-
Profit Transfer Tax	-	-	-	-	-	-	-
Other taxes	1.839.656.167	-	405.245.917	1.658.985.723	(3.135.293)	582.781.068	-
	29.822.904.287	184.428.163	28.668.669.596	25.354.700.605	(207.393.994)	32.929.479.284	184.428.163

Value Added Tax

- The parent company pays value Added tax by the deduction method.
- The subsidiary has not registered, declared and paid VAT under the deduction method. All input VAT is recorded in the value of purchased goods and services or expenses incurred during the period. The output VAT rate for exported goods is 0%, for domestically consumed goods is 10%.

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Corporate income tax

- Parent company must pay corporate income tax on taxable income at a rate of 20% .
- For Dak Lak Rubber Company Limited, according to the Minutes of Agreement dated 19 November 2004 on the Rubber Tree Development Project in 4 Southern Provinces of the Lao People's Democratic Republic, the Subsidiary is exempted from corporate income tax after 02 years of latex tapping, then must pay corporate income tax at a rate of 20%. Other industrial crops must pay tax according to regulations from the date of product availability.
- DRI High-Tech Agriculture Company Limited operates in the field of agricultural production (crop cultivation) and is eligible for corporate income tax exemption in accordance with current regulations.

Land rent

Dak Lak Rubber Company Limited must pay land rent at the rate of 6 USD/ha/year. The subsidiary is exempted from land rent for the first 07 years of project development from the date of signing the land lease contract with relevant departments of the Government of the Lao People's Democratic Republic. 2012 is the first year the subsidiary is obliged to pay land rent.

Other taxes

Companies in the Group declare and pay according to regulations.

5.17. Payables to employees

This represents salaries for March 2026 and outstanding salaries for 2025 payable to employees.

	31/03/2026	01/01/2026
	VND	VND
Dak Lak Rubber Investment JSC	936.567.969	1.843.087.448
DRI High-Tech Agriculture Co,Ltd	541.915.257	1.384.601.158
Dak Lak Rubber Co,Ltd	10.851.539.318	64.354.243.117
	12.330.022.544	67.581.931.723

5.18. Short-term payable expenses

	31/03/2026	01/01/2026
	VND	VND
<i>Payable to organizations and individuals</i>		
Electricity bill for December		583.984.489
Other utility costs		1.031.107.610
		1.615.092.099

5.19. Other payables

	31/03/2026	01/01/2026
	VND	VND
<i>Payable to organizations and individuals</i>		
Social insurance	9.762.191	178.785.143
Payables to capital contributors	64.842.198	64.842.198
Dividends, profits payable		1.278.211.531
"Good Future" Fund	602.470.903	192.250.228
Other short-term payables	674.665.069	959.867.441
	1.351.740.361	2.673.956.541

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5.20. Loans and financial leases**5.20.1 Short-term loans and finance leases**

	31/03/2026		01/01/2026	
	Value VND	Number of debtors VND	Value VND	Number of debtors VND
Short term bank loans				
Lao-VietBank (i)	39.799.137.869	39.799.137.869	38.904.826.709	38.904.826.709
VietinBank Laos (ii)	51.568.895.846	51.568.895.846	44.894.537.082	44.894.537.082
VietinBank - Dak Lak Branch (iii)	3.580.990.038	3.580.990.038	-	-
	94.949.023.753	94.949.023.753	83.799.363.791	83.799.363.791

- (i) 25 January 2024 Company Dak Lak Rubber Company Limited signed credit contract No. 14/HD - LVB/2024, credit limit of 50,000,000,000 LAK to supplement working capital. Capital disbursement term of 24 months, loan term is 12 months, interest rate according to LaoVietBank's applicable interest rate in each period, shown in the specific withdrawal statement for each time. This loan is secured by mortgaging the Land Use Rights under the Land Use Rights Certificate No. 603 issued by the Champasak Land Management Department on 5 August 2010 and assets attached to the land, the Land Use Rights under the Land Use Rights Certificate No. 291 and 293 issued by the Champasak Land Management Department on 31 March 2009 together with assets attached to the land, the Land Use Rights and assets attached to the land under the State Land Use Rights License No.03/2009 issued by the Champasak Provincial Land Management Agency on 24 August 2009 and some assets being rubber processing machinery and equipment according to the Valuation Record No. 93 /BBĐG - LVB.CPS dated 22 May 2018.
- (ii) Dak Lak Rubber Company Limited signed a loan contract with a limit of 40 billion LAK with Vietnam Joint Stock Commercial Bank for Industry and Trade - Laos Branch under credit contract No. 61/2025-HĐCVHM/CPS dated 26 August 2025 to supplement working capital with an initial interest rate of 11% / year for the debt in LAK and 6.1% / year for the debt in USD (the interest rate will be adjusted periodically according to the Bank's notice). Capital disbursement term of 12 months, the loan term shall not exceed 6 months. This loan is secured by mortgaging assets such as lease rights, land exploitation rights and fixed assets on land at Farm 2 (including the entire rubber and coffee plantation, infrastructure system and related works with an area of 2,104.64 ha), part of Farm 4 (1,878 ha), part of Farm 1 (2,192 ha) and part of Farm 3 (966 ha).
- (iii) DRI High-Tech Agriculture signed a digital limit loan contract No. 26.85.0109/2026-HĐCV/NHCT502- DRI dated 26 January 2026 with Vietnam Joint Stock Commercial Bank For Industry And Trade; credit limit: VND 10,000,000,000; the duration of maintaining the limit is 12 months; loan term: 9 months; loan interest rate: 9%/year; purpose of use: supplementing working capital for banana planting, production and trading activities; Mortgaged assets: Mortgage of land use rights and assets attached to land formed in the future No. 20.38.0012/2020HDBD/NHCT502 dated 8 June 2020 and document amending and supplementing the mortgage contract of land use rights and assets attached to land formed in the future No. 20.38.0056/HDTC-VBSĐBS01/NHCT502-CNC DRI dated 10 November 2020.

Details of short-term loans and debts:

	Lao-VietBank VND	VietinBank Laos VND	VietinBank – Dak Lak Branch VND	Total VND
As at 01/01/2026	38.904.826.709	44.894.537.082	-	83.799.363.791
Loan Amount Incurred	18.290.111.542	7.292.526.673	3.580.990.038	29.163.628.253
Loan amount paid	(17.139.625.364)	(1.374.733.269)		(18.514.358.633)
Exchange rate difference (*)	(256.175.018)	756.565.360	-	500.390.342
As at 31/03/2026	39.799.137.869	51.568.895.846	3.580.990.038	94.949.023.753

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NOTES TO THE CONSOLIDATED FINANCIAL STATEMENTS

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(*) Exchange rate differences arising from the conversion of Financial Statements of Foreign Subsidiaries.

5.20.2 Long-term loans and finance leases

	31/03/2026		01/01/2026	
	Value	Number of	Value	Number of
	VND	debtors	VND	debtors
		VND		VND
Long-term bank loans				
VietinBank Laos (iv)	25.844.334.738	25.844.334.738	25.311.730.490	25.311.730.490
Current portion of long-term loans	-	-	(4.405.622.880)	(4.405.622.880)
	25.844.334.738	25.844.334.738	20.906.107.610	20.906.107.610

- (iv) Dak Lak Rubber Company Limited signed a long-term loan contract of LAK 35 billion with Vietnam Joint Stock Commercial Bank for Industry and Trade – Laos Branch under Credit Agreement No. 65/2025-HĐCVDADT/CPS dated August 26, 2025, to supplement investment capital for construction projects and immature rubber plantations. The initial interest rate is 12.6% per annum (subject to periodic adjustments according to the Bank's announcements). The loan disbursement period is until June 30, 2026, with a loan term of 72 months. This loan is secured by mortgaging assets such as lease rights, land exploitation rights and fixed assets on land at Farm 2 (including the entire rubber and coffee plantation, infrastructure system and related works with an area of 2,104.64 ha), part of Farm 4 (1,878 ha), part of Farm 1 (2,192 ha) and part of Farm 3 (966 ha).

Details of short-term loans and debts:

	VietinBank Laos (ii)	Total
	VND	VND
As at 01/01/2026	20.906.107.610	20.906.107.610
Loan Amount Incurred	6.197.866.149	6.197.866.149
Loan amount paid	-	-
Exchange rate difference (*)	(1.259.639.021)	(1.259.639.021)
As at 31/03/2026	25.844.334.738	25.844.334.738

(*) Exchange rate differences arising from the conversion of Financial Statements of Foreign Subsidiaries.

5.20.3 Overdue and unpaid financial lease loans and debts

The Group has no overdue loans and financial lease liabilities.

5.21. Bonus and welfare reward fund

	Q1-2026	Q1-2025
	VND	VND
As at 01/01/2026	9.699.210.555	7.849.156.165
Increase due to provision from profit		
Other increases/decreases	(4.777.008.010)	(872.427.208)
Exchange differences due to translation of financial statements of foreign subsidiaries	(24.371.758)	349.982.177
As at 31/03/2026	4.897.830.787	7.326.711.134

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5.22. Owners' equity**5.22.1 The table of equity fluctuation**

	Owner's equity	Exchange rate difference	Development investment fund	Retained earnings	Non-controlling interest	Total
	VND	VND	VND	VND	VND	VND
As at 01/01/2025	732.000.000.000	(350.539.300.582)	50.211.220.807	152.881.999.866	6.040.678.230	590.594.598.321
-Profit for the Q1-2025	-			55.948.715.102	(94.393.502)	55.854.321.600
-Dividend distribution 2024	-			(2.600.000.000)	(500.000.000)	(3.100.000.000)
-Exchange rate differences due to translation of Financial Statements of Foreign Subsidiaries	-	31.538.755.440	562.506.536			32.101.261.976
As at 31/03/2025	732.000.000.000	(319.000.545.142)	50.773.727.343	206.230.714.968	5.446.284.728	675.450.181.897
As at 01/04/2025	732.000.000.000	(319.000.545.142)	50.773.727.343	206.230.714.968	5.446.284.728	675.450.181.897
-Profit for the last nine months of 2025	-			101.447.560.548	862.341.801	102.309.902.349
-Provision for funds	-		10.999.070.293	(22.478.398.650)	(75.035.564)	(11.554.363.921)
-Dividend distribution 2024	-			(34.000.000.000)	(500.000.000)	(34.500.000.000)
-Profit Remittance Tax				(9.028.985.800)		(9.028.985.800)
-Exchange rate differences due to translation of Financial Statements of Foreign Subsidiaries	-	(15.966.592.665)	166.387.945			(15.800.204.720)
As at 31/12/2025	732.000.000.000	(334.967.137.807)	61.939.185.581	242.170.891.066	5.733.590.965	706.876.529.805
As at 01/01/2026	732.000.000.000	(334.967.137.807)	61.939.185.581	242.170.891.066	5.733.590.965	706.876.529.805
-Profit for the Q1-2026	-			78.419.777.530	(95.253.501)	78.324.524.029
-Exchange rate differences due to translation of Financial Statements of Foreign Subsidiaries	-	(1.505.763.035)	(144.545.703)			(1.650.308.738)
As at 31/03/2026	732.000.000.000	(336.472.900.842)	61.794.639.878	320.590.668.596	5.638.337.464	783.550.745.096

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5.22.2 Details of shareholders' capital contribution

Shareholders	31/03/2026		01/01/2026	
	Value (VND)	Rate (%)	Value (VND)	Rate (%)
Dak Lak Rubber Joint Stock Company	329.400.000.000	45,00	445.375.000.000	60,84
Other shareholders	402.600.000.000	55,00	286.625.000.000	39,16
	732.000.000.000	100,00	732.000.000.000	100,00

5.22.3 Shares

	31/03/2026	01/01/2026
Registered number of issued shares	73,200,000	73,200,000
Number of shares sold to the public	73,200,000	73,200,000
- Ordinary shares	73,200,000	73,200,000
- Preferred shares	-	-
Number of repurchased shares	-	-
- Ordinary shares	-	-
- Preferred shares	-	-
Number of shares in circulation	73,200,000	73,200,000
- Ordinary shares	73,200,000	73,200,000
- Preferred shares	-	-

Par value of shares in circulation is VND 10.000/shares.

6. ADDITIONAL INFORMATION FOR ITEMS IN THE INCOME STATEMENT**6.1. Gross sales of merchandise and services****6.1.1 Revenue**

	Q1-2026 VND	Q1-2025 VND
Revenue from finished rubber products	279.771.060.400	204.693.021.667
Revenue from sales of cashew nuts	-	398.363.279
	279.771.060.400	205.091.384.946
Revenue deductions	-	-
Net revenue	279.771.060.400	205.091.384.946

6.1.2 Revenue from sales and provision of services to related parties

The Group does not generate sales transactions and provide services to related parties.

6.2. Cost of goods sold

	Q1-2026 VND	Q1-2025 VND
Cost of finished rubber products	169.665.872.135	123.913.132.617
Cost of cashew nuts	-	174.016.159
	169.665.872.135	124.087.148.776

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6.3. Financial income

	Q1-2026	Q1-2025
	VND	VND
Interest on deposits	1.276.727.195	160.853.166
Interest on loans	1.824.657.534	1.824.657.534
Dividends and profit distributions	285.000.000	285.780.822
Foreign exchange gains	8.761.691.058	1.824.553.121
	12.148.075.787	4.095.844.643

6.4. Financial expenses

	Q1-2026	Q1-2025
	VND	VND
Interest expense	2.578.413.966	478.741.687
Other financial expenses	61.722.508	326.092.947
Exchange rate difference loss incurred	1.537.549.537	412.259.671
	4.177.686.011	1.217.094.305

6.5. Selling expenses

	Q1-2026	Q1-2025
	VND	VND
Employee costs	804.672.329	580.136.048
Materials and packaging expense	1.538.988.415	781.254.889
Depreciation expense	69.385.457	66.857.781
Shipping costs for goods sold	4.977.325.095	5.391.411.057
Other expense	627.760.231	637.801.871
	8.018.131.527	7.457.461.646

6.6. Business management costs

	Q1-2026	Q1-2025
	VND	VND
Employee expense	6.214.194.434	4.008.230.013
Office supplies expense	315.717.328	400.754.250
Depreciation expense	441.701.710	421.908.393
Plantation insurance expenses	582.820.840	615.246.890
Outsourcing service expense	216.838.870	120.567.727
Other expense	3.880.718.739	2.219.524.794
	11.651.991.921	7.786.232.067

6.7. Other expenses

	Q1-2026	Q1-2025
	VND	VND
Loss on disposal or sales of fixed assets	58.241.643	1.711.693.812
Other costs	-	-
	58.241.643	1.711.693.812

DAKLAK RUBBER INVESTMENT JOINT STOCK COMPANY

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6.8. Basic earnings per share

	Q1-2026	Q1-2025
Accounting profit after corporate income tax (VND)	78.324.524.029	55.854.321.600
Adjustments to increase or decrease accounting profit to determine profit attributable to common stockholders:	(95.253.501)	(94.393.502)
Profit attributable to common stockholders (VND)	78.419.777.530	55.948.715.102
Average outstanding common shares of parent company during the year (shares) (*)	73.200.000	73.200.000
Basic Earnings Per Share (VND/Share)	1.071	764

(*) Average outstanding common shares during the year are calculated as follows:

	Q1-2026	Q1-2025
Common shares outstanding at the beginning of the year	73,200,000	73,200,000
Effect of common stock issued during the year	-	-
Average common shares outstanding during the year	73,200,000	73,200,000

7. OTHER INFORMATION**7.1 Transactions and balances with related parties**

Transactions during the period between the Group and related parties are as follows:

	Q1-2026 VND	Q1-2025 VND
<i>DakLak Rubber Joint Stock Company</i>		
Interest on loans	1.824.657.534	1.824.657.534

The balances receivable and payable to related parties are as follows:

	31/03/2026 VND	01/01/2026 VND
Dak Lak Rubber Joint Stock Company		
Loan receivable	80.000.000.000	80.000.000.000
Interest receivable	1.627.520.548	1.481.547.946
Total receivables	81.627.520.548	81.481.547.946

7.2 The income of key management members and related individuals in year is as follows:

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		Q1-2026 VND	Q1-2025 VND
The Board of Management			
Nguyen Viet Tuong	Chairman	28.421.053	31.153.846
Nguyen Minh	Member	18.947.368	20.769.231
Le Dinh Huyen	Member	18.947.368	20.769.231
Ta Quang Tong	Member	18.947.368	20.769.231
Nguyen Tran Giang	Member	18.947.368	20.769.231
Tran Ngoc Duyen	Member	6.315.789	
Nguyen Thi Hai	Corporate Governance	9.473.684	10.384.615
Bui Thi Tuyet Nhung	Secretary	9.473.684	10.384.615
Board of Executive			
Le Thanh Can	Former CEO		122.362.596
Nguyen Do	CEO	105.905.733	
Nguyen Thi Hai	Vice CEO	93.852.105	107.719.482
Le Thanh Cuong	Chief Accountant	83.124.377	91.015.217
Board of Supervisors			
Nguyen Thac Hoanh	Supervisory Board	24.631.579	27.000.000
Phan Thanh Tan	Member	15.157.895	16.615.385
Tran Van Tinh	Member	9.473.684	10.384.615
		461.619.056	510.097.296

7.3 Subsequent events after the balance sheet dated

There are no subsequent events occurring after the balance sheet date that require adjustment to or disclosure in the consolidated financial statements.


NGUYEN THI THU HA
 Preparer


LE THANH CUONG
 Chief Accountant


NGUYEN DO
 General Director

DakLak, 20 April 2026