

*Ho Chi Minh City, day 22 month 05 year 2025*

Code	
Number of shared held	

**LETTER OF INVITATION**  
**2025 ANNUAL GENERAL MEETING OF SHAREHOLDERS**

**Attn.: Shareholders of Real Estate 11 Joint Stock Company**

The Board of Directors of REAL ESTATE 11 JOINT STOCK COMPANY have the honor to invite Shareholders to attend the 2025 Annual Shareholder's Meeting as follows:

**1. Time: 08:00 on 26 June 2025.**

**2. Location:** No. 03 Hoa Binh Street, Ward 3, District 11, Ho Chi Minh City.

**3. Contents of the General Meeting:**

- Approval of 2024 reports: The report of the Board of Directors; audited financial statements; and the Supervisory Board Report.
- Approval of 2024 profit distribution plan;
- Approval of the distribution of dividends for 2021, 2022, 2023, 2024 in shares to increase charter capital (attached plan); amendments the Company's Charter for articles related to charter capital, shares, after the issuance is completed due to the distribution of dividends in shares of 2021, 2022, 2023, 2024 to increase charter capital.
- Approval of the General Meeting of Shareholders authorizes the Board of Directors and the legal representative to make decisions on all matters related to the distribution of dividends for 2021, 2022, 2023, 2024 in shares.
- Approval of 2025 business and production plan; 2025 expected profit distribution plan; the remuneration of the Board of Directors, Supervisory Board, Corporation administrator, and Secretary in 2025; approving the list of auditing firms and authorizing the Board of Directors to select auditing firms in 2025.
- Approval of the General Meeting of Shareholders authorizes the Board of Directors to determine: The Company's investments valued at 35% or more of the total asset value recorded in the latest financial statements. Authorization period: in 2025 to the date of the 2026 Annual General Meeting of Shareholders.
- Approval of the amendments to the Company's business lines.

**4. Documents of the General Meeting:**

All documents relating to the General Meeting will be posted on the Company's website: [www.diaoc11.com.vn](http://www.diaoc11.com.vn) of the shareholder's information column prior to the day of Annual General Meeting of Shareholders.

**5. Attendees of the General Meeting:**

- All Shareholders hold the stock **D11** as shown in the List of securities holders on the last registration date: 19 May 2025.

- Any Shareholder failing to attend the General Meeting may authorize a member of the Board of Directors or other individual/organization to attend the General Meeting under form of Letter of Authorization defined by the Company (attached).
- Shareholders or their authorized representatives attending the General Meeting are kindly requested to bring the following: Invitation Letter, valid ID Card or Passport, Power of Attorney (in case of authorization).

**6. Registration of attendance:**

For the organization of the General Meeting to be well-prepared, it is recommended that Shareholder confirm his/her presence or his/her authorization prior to **23 June 2025**.

Contact number: 028 39634001 (**Mr. Dung**).

Respectfully.

ON BEHALF OF THE BOARD OF DIRECTORS  
CHAIRWOMAN



TRAN THI KIM HUE

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The English translation is provided for informational purposes only. If there is any discrepancy between the Vietnamese and English versions, the Vietnamese version shall prevail.



**POWER OF ATTORNEY****Attorney: REAL ESTATE 11 JOINT STOCK COMPANY****THE MANDATOR (Party A):**

Name of organization/individual: .....

ID No./Passport No./

Business Registration Certificate No.: .....issued on date.....by.....

Address:.....

Tel:.....

Numbers of shares held:.....

(In words:.....)

**THE TRUSTEE (Party B):**

Name of individual:.....

ID No./Passport No.:.....issued on date.....by.....

Address:.....

Tel:.....

Numbers of authorized shares:.....

(In words:.....)

**AUTHORIZED CONTENTS:**

Party A hereby authorizes Party B to exercise the specific contents as follows:

- To attend the Annual General Meeting in 2025 of Real Estate 11 Joint Stock Company on 26 June 2025.
- To have right to express ideas and vote as directed by Party A concerning all matters at 2025 Annual General Meeting of Shareholders;

**DURATION OF AUTHORIZATION:**

This Power of Attorney is only valid within the occurrence of 2025 Annual General Meeting Real Estate 11 Joint Stock Company on 26 June 2025.

**PARTIES' OBLIGATIONS:**

- Party A shall provide Party B with necessary information and documents to execute his/her authorized contents;
- Party B shall duly execute all affairs authorized by Party A. Any acts by Party B out of the scope of authorized contents by Party A, Party B take full responsibility for any damages arising out of those acts.
- Party B is obliged to timely inform Party A of any matters arising out of at the meeting so as for Party A to make directives of voting. Failure by Party A to give any reply shall cause Party B, at its discretion, to make vote on such matter without Party A's consent.
- Party B shall not authorize any third party to implement any affairs authorized to Party B by Party A.

Date:...../...../.....

**The trustee**

Date:...../...../.....

**The Mandator**

*Note: Shareholders may give power to any member of Board of Directors (hereinafter referred to as the Board) as the attached list:*

No.	Members	Position	ID No., date and place of issue	Permanent residence
1	Ms. Tran Thi Kim Hue	Chairwoman of the Board	051164011781 05/12/2024 Police Department	Res11 Building – 205 Lac Long Quan Street, Ward 3, District 11, HCM City
2	Mr. Pham Van Dan Duy	Member of the Board	049078000215 29/09/2022 Police Department	128/3 No.4 Street, Ward 16, Go Vap District, HCM City
3	Mr. Le Thanh Nhon	Member of the Board	064061000010 12/01/2022 Police Department	Res11 Building – 205 Lac Long Quan Street, Ward 3, District 11, HCM City
4	Mr. Dang Phuoc Tri	Member of the Board	086072000121 22/11/2021 Police Department	Apartment 0811, 86 Tan Da Street, Ward 11, District 5, HCM City
5	Mr. Nguyen Khac Giang	Member of the Board	027075000339 12/04/2022 Police Department	Thoai Ngoc Hau Building – No. 7A Thoai Ngoc Hau Street, Hoa Thanh Ward, Tan Phu District, HCM City
6	Mr. Du Than Danh	Member of the Board	079087000423 30/11/2022 Police Department	109D/8 lac Long Quan Street, Ward 3, Districtt 11, HCM City
7	Mr. Tran Quoc Hung	Member of the Board	049070000192 22/11/2021 Police Department	Apartment No. B12.09, Cao Thang Building, 290 An Duong Duong Street, Ward 4, District 5, HCM City





## Agenda for the 2025 Annual General Meeting of Shareholders June 26, 2025

No.	Contents (Expected)
1	Declare and introduce the delegates
2	Report on verification of the eligibility of attending shareholders
3	Introduce the Presidium of the General Meeting of Shareholders
4	Introduce the Secretary of the Shareholder Meeting
5	Approve of the Shareholder Meeting agenda.
6	Report on the activities of the Board of Directors and business results in 2024, orientations and tasks for 2025.
7	Inform shareholders about the list of affiliated persons and related interests
8	Summarize the financial statements for 2024, profit distribution plan for 2024, expected profit distribution plan for 2025.
9	Submit the dividend payment plans for 2021, 2022, 2023, and 2024 in shares.
10	Present the Supervisory Board's report for 2024.
11	The Supervisory Board submits the list of auditing firms for 2025.
12	<p>The Board of Directors submits the following to the General Meeting of Shareholders for approval.</p> <ol style="list-style-type: none"> <li>1. Report on the activities of the Board of Directors and business results in 2024, orientations and tasks for 2025.</li> <li>2. Business results for 2024.</li> <li>3. Audited Financial Statements for 2024.</li> <li>4. Supervisory Board's report for 2024.</li> <li>5. Profit distribution plan for 2024.</li> <li>6. Dividend distribution plans for 2021 (12%), 2022 (10%), 2023 (6%) in share to increase charter capital.</li> <li>7. Dividend distribution plan for 2024 (6%) in shares to increase charter capital.</li> <li>8. Authorization the Board of Directors and legal representative to make decisions on all matters related to dividend distribution for 2021, 2022, 2023, and 2024 in shares.</li> <li>9. Production and business plan for 2025.</li> </ol>

	<p>10. Expected profit distribution plan for 2025.</p> <p>11. Remuneration for the Board of Directors, Supervisory Board, Coporation Administrator, and secretary for 2025.</p> <p>12. Amendments to the Company's Charter regarding charter capital and shares after completing of the issuance for dividend distribution in shares for the years 2021, 2022, 2023, and 2024 to increase charter capital.</p> <p>13. Authorization the Board of Directors to decide on the Company's investments valued at 35% or more of the total asset value recorded in the latest financial statements.</p> <p>14. Changes in the Company's business lines, amendments to the Company's charter regarding business fields related to such changes.</p>
13	Discussion.
14	The Presidium responses the shareholders' comments.
15	Introduce the vote counting committee.
16	Approve the rules for voting on issues submitted to the General Meeting.
17	Shareholders vote on issues submitted for consideration.
18	Take a break.
19	Announce Vote counting results.
20	Approve the General Meeting minutes.
21	Approve the General Meeting resolution.
22	Closing the General Meeting.

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No: 01/BC-D11-HĐQT

Ho Chi Minh City, day 23 month 4 year 2025

## **REPORT**

### **OF THE BOARD OF DIRECTORS FOR 2024 AND ORIENTATION FOR 2025**

### **To: Annual General Meeting of Shareholders**

The Board of Directors of 11 Real Estate Joint Stock Company would like to present to the General Meeting of Shareholders a report on operations, the production and business results for 2024, as well as the tasks for 2025, as follows:

#### **PART 1. OPERATION IN 2024**

##### **I. Company's operation**

In 2024, the real estate market experienced positive changes. However, achieving growth like in previous years was truly a significant challenge for the Company due to limited capital, which created difficulties in pursuing construction projects and investing in new housing development projects. During the year, the Board of Directors and the Board of Management made great efforts to fulfill their responsibilities, ensuring the Company's normal operations, creating jobs, maintaining stable income for employees, and motivating the Company to execute the plans outlined by the General Meeting of Shareholders.

##### **II. Activities of the Board of Directors**

###### **1. Meetings and decisions of the Board of Directors.**

In 2024, the Board of Directors held 12 meetings and obtained opinions in writing 5 times, and issued 18 resolutions and decisions related to the management and operations of the Company. Board members closely monitored the Company's operations, and were particularly interested in seeking new investment projects. They participated in all meetings, showing a strong sense of responsibility in fulfilling their duties.

The main contents of the issued resolutions and decisions are documented in the "Report on Corporate Governance in 2024" and posted on the company's website in accordance with regulations.

###### **2. Supervising the General Director and other Managers by the Board of Directors**

The General Director and other managers have implemented the company's activities in accordance with the law, the Company's Charter, resolutions of the General Meeting of Shareholders and resolutions of the Board of Directors.



### **2.1. For projects invested by the Company**

The Company has organized the implementation to apply for the certificates of land use rights and house ownership of apartments invested by the Company. Up to now, all apartments have been granted certificates.

Additionally, the management and operation of the apartment buildings have been regularly supervised to ensure safety and maintain the Company's reputation.

### **2.2. For investment and development of new projects:**

The General Director and the Board of Directors have been interested in seeking new housing development projects that align with current conditions, aiming for high efficiency in investment. The company is currently studying new regulations for carrying out the projects it has been investing in according to each stage.

### **2.3. Regarding construction projects that the Company won bidding**

The company has been implementing winning construction projects to enhance its construction capacity for bidding. Additionally, the Board of Management has regularly paid close attention to monitor construction quality.

- Construction revenue in 2023 transferring to year 2024: VND 94.41 billion.
- The construction contracts signed in 2024: 79.38 billion VND.
- Construction revenue in 2024: VND 83.346 billion.

### **2.4. Field of space rental**

In addition to housing business and construction, the field of space rental has been also interested in implementing. Despite facing many difficulties, great efforts have been made to seek tenants in order to increase revenue and maintain the Company's normal operations. Currently, about 94% of the commercial areas in apartment buildings have already been leased.

### **2.5. Dividend distribution**

The Company has implemented Resolution No. 01/2022/NQ-ĐHĐCĐ dated April 5, 2022 of the 2022 General Meeting of Shareholders on the distribution of dividends in 2020 in shares (12%) to increase its charter capital. The number of shares distributed is 786,173, and the total number of shares after dividend distribution is 7,338,138. On September 18, 2024, the Department of Planning and Investment of Ho Chi Minh City issued the enterprise registration certificate with a new charter capital of 73,381,380,000 dong.

Currently, the Company is carrying out the necessary procedures by regulations to distribute dividends for the years 2021, 2022, and 2023.

### **2.6. On February 28, 2025, the Department of Planning and Investment of Ho Chi Minh City issued an enterprise registration certificate with the contents of changing and supplementing the Company's business lines, according to**

Resolution No. 03/NQ-DHĐCĐ dated November 11, 2024 of the General Meeting of Shareholders.

- 2.7. The information disclosure, finance, accounting, human resources, commendation, and welfare policies for employees have been regularly directed by the Board of Managers to be seriously implemented in accordance with regulations.
- 2.8. In addition to managing business operation, the Board of Managers has been regularly paid attention to supporting and facilitating the Trade Union organization in conducting tasks, and fulfilling the Company's social responsibility to the local community.

In 2024, the Board of Management and other managers have carried out their duties with caution. Furthermore, the collective of employees has responsibly worked to fulfill their assigned tasks, which has contributed to the company's stability in the current situation.

### III. Business results in 2024

Calculation unit: million dong

No	Items	Performance 2024	Plan 2024	Ratio %
1	Revenue	116,779	99,600	117%
2	Before-tax profit	4,811	4,800	100%
3	After-tax profit	3,897	3,840	101%
4	Dividend	6%	6%	100%

### IV. Remuneration of the Board of Directors and the Board of supervisors

- Ms. Tran Thi Kim Hue, Chairwoman : 96,000,000 dongs
- Mr. Pham Van Dan Duy, Board member : 72,000,000 dongs
- Mr. Nguyen Khac Giang, Board member : 72,000,000 dongs
- Mr. Le Thanh Nhon, Board member : 72,000,000 dongs
- Sai Gon Real Estate Corporation  
(Represented by Mr. Dang Phuoc Tri) : 72,000,000 dongs
- Mr. Tran Quoc Hung, Board member : 72,000,000 dongs
- Mr. Du Than Danh, Board member : 72,000,000 dongs
- Ms. Nguyen Minh Hien, chief of the Control Board : 48,000,000 dongs
- Ms. Huynh Do Tra My, Control Board member : 12,000,000 dongs
- Ms. Nguyen Thi Minh Diep, Control Board member : 12,000,000 dongs

### V. Income of the Board of Directors and the Board of Management

- Ms. Tran Thi Kim Hue, Chairwoman : 655,878,000 dongs
- Mr. Pham Van Dan Duy,  
Board member cum General Director : 659,216,000 dongs
- Mr. Nguyen Khac Giang,  
Board member cum Deputy General Director : 546,365,000 dongs
- Mr. Le Thanh Nhon,  
Board member cum Project specialist : 353,000,000 dongs
- Mr. Dang Phuoc Tri, Board member : 21,200,000 dongs



- Mr. Tran Quoc Hung, Board member : 95,000,000 dongs
- Mr. Du Than Danh,  
Board member cum Investment Director : 396,477,095 dongs
- Mr. Vo Huu Tam, Deputy General Director : 464,454,400 dongs
- Sai Gon Real Estate Corporation  
(Represented by Mr. Dang Phuoc Tri) : 92,000,000 dongs

## PART 2. ORIENTATION FOR 2025

### 1. Business plan in 2025

Calculation unit: million dong

No	Items	Performance 2024	Plan 2025	Ratio %
1	Revenue	116,779	118,000	101%
2	Before-tax profit	4,811	5,200	108%
3	After-tax profit	3,897	4,160	107%
4	Dividend	6%	4%	66%

### 2. Implementation solutions

- Reviewing governance regulations and adjust them to align with actual situations, strengthening governance capacity to effectively meet practical needs.
- Closely following the current situation to implement investment procedures for highest efficiency of new projects.
- Promoting activities in the construction sector to contribute to increasing revenue and creating jobs for employees.
- Enhancing the efficiency of capital use, ensuring income for employees, and distributing dividends to shareholders in the form of shares according to the General Meeting of Shareholders' Resolutions.

The Board of Directors sincerely thanks the shareholders for the trust and support in the past time. We also thank the Board of Managers and all employees for their efforts in overcoming difficulties, significantly contributing to the stable development of the company.

Chairwoman of the Board of Directors



TRAN THI KIM HUE

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No. 1.0539/25/TC-AC

**INDEPENDENT AUDITOR'S REPORT****To: THE SHAREHOLDERS, THE BOARD OF MANAGEMENT AND THE BOARD OF DIRECTORS  
REAL ESTATE 11 JOINT STOCK COMPANY**

We have audited the accompanying Financial Statements of Real Estate 11 Joint Stock Company (hereinafter referred to as "the Company") which were prepared on 24 March 2025 (from page 06 to page 39), including the Balance Sheet as of 31 December 2024, the Income Statement, the Cash Flow Statement for the fiscal year then ended and the Notes to the Financial Statements.

**Responsibility of the Board of Directors**

The Company's Board of Directors is responsible for the preparation, true and fair presentation of the Financial Statements in accordance with the Vietnamese Accounting Standards, the Vietnamese Enterprise Accounting System and relevant statutory requirements on the preparation and presentation of the Financial Statements; and responsible for the internal control as the Company's Board of Directors determines necessary to enable the preparation and presentation of the Financial Statements to be free from material misstatement due to fraud or error.

**Responsibility of Auditors**

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

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

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

**Opinion of Auditors**

In our opinion, the Financial Statements give a true and fair view, in all material respects, of the financial position as of 31 December 2024 of Real Estate 11 Joint Stock Company, its financial performance and its cash flows for the fiscal year then ended, in conformity with the Vietnamese Accounting Standards, the Vietnamese Enterprise Accounting System and relevant statutory requirements on the preparation and presentation of the Financial Statements.

For and on behalf of  
A&C Auditing and Consulting Co., Ltd.

**Hoang Thai Vuong**  
**Partner**

Audit Practice Registration Certificate No. 2129-2023-008-1  
Authorized Signatory

Ho Chi Minh City, 24 March 2025

**Luong Anh Vu**  
**Auditor**

Audit Practice Registration Certificate No. 1832-2023-008-1



*Ho Chi Minh City, day 23 month 4 year 2025*

## BRIEF FINANCIAL STATEMENTS FOR THE 2024

### PART I : BALANCE SHEET AS OF 31 DECEMBER 2024

Unit: VND

	ITEMS	ENDING BALANCE	BEGINNING BALANCE
<b>A</b>	<b>CURRENT ASSETS</b>	<b>269.172.080.799</b>	<b>253.332.285.931</b>
I	Cash and cash equivalents	16.222.990.014	26.625.559.893
II	Short-term financial investments	32.616.690.314	20.245.790.427
III	Short-term receivables	176.029.994.855	165.536.784.510
IV	Inventories	43.686.450.731	39.772.462.701
V	Other current assets	615.954.885	1.151.688.400
<b>B</b>	<b>NON-CURRENT ASSETS</b>	<b>95.394.908.011</b>	<b>97.670.740.841</b>
I	Long-term receivables	0	0
II	Fixed assets	3.565.698.014	3.702.592.272
III	Investment property	91.829.209.997	93.968.148.569
IV	Long-term assets in process	0	0
V	Other non-current assets	0	0
	<b>TOTAL ASSETS</b>	<b>364.566.988.810</b>	<b>351.003.026.772</b>
<b>C</b>	<b>LIABILITIES</b>	<b>175.484.909.610</b>	<b>164.928.349.540</b>
I	Current liabilities	154.970.593.808	144.978.229.489
II	Non-current liabilities	20.514.315.802	19.950.120.051
<b>D</b>	<b>OWNER'S EQUITY</b>	<b>189.082.079.200</b>	<b>186.074.677.232</b>
I	Owner's equity	189.082.079.200	186.074.677.232
1	<i>Owner's capital</i>	<i>73.381.380.000</i>	<i>65.519.650.000</i>
2	<i>Investment and development fund</i>	<i>79.156.928.763</i>	<i>78.787.234.414</i>
3	<i>Other funds</i>	<i>7.183.838.355</i>	<i>7.183.838.355</i>
4	<i>Retained earnings accumulated to the end of the previous period</i>	<i>26.722.224.463</i>	<i>34.583.954.463</i>
5	<i>Retained earnings of the current period</i>	<i>2.637.707.619</i>	<i>0</i>
II	Other sources and funds	0	0
	<b>TOTAL LIABILITIES AND OWNER'S EQUITY</b>	<b>364.566.988.810</b>	<b>351.003.026.772</b>

## PART II : INCOME STATEMENT FOR THE 2024

	ITEMS	CURRENT YEAR	PREVIOUS YEAR
1	Revenue from sales of goods and provisions of services	106.293.882.447	34.876.498.058
2	Revenue deductions	0	0
3	<b>Net revenue</b>	<b>106.293.882.447</b>	<b>34.876.498.058</b>
4	Cost of sales	90.285.260.231	15.846.618.961
5	<b>Gross profit</b>	<b>16.008.622.216</b>	<b>19.029.879.097</b>
6	Financial income	6.314.267.643	737.396.050
7	Financial expenses	6.748.573.315	3.102.572.241
8	Selling expenses	413.006.956	1.001.022.553
9	General and administration expenses	14.495.574.197	9.995.279.956
10	<b>Net operating profit</b>	<b>665.735.391</b>	<b>5.668.400.397</b>
11	Other income	4.170.910.724	70.761.363
12	Other expenses	25.000.000	0
13	<b>Other profit</b>	<b>4.145.910.724</b>	<b>70.761.363</b>
14	<b>Total accounting profit before tax</b>	<b>4.811.646.115</b>	<b>5.739.161.760</b>
15	Current income tax	914.702.623	999.043.616
16	Deferred income tax	0	0
17	<b>Profit after tax</b>	<b>3.896.943.492</b>	<b>4.740.118.144</b>
18	<b>Basic earnings per share</b>	<b>428</b>	<b>491</b>

Chief Accountant



Ho Thi Tuyen

General Director



Phạm Văn Đan Duy

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SAIGON REAL ESTATE CORPORATION

Real Estate 11 Joint Stock Company



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SOCIALIST REPUBLIC OF VIETNAM

Independence-Freedom-Happiness

*Ho Chi Minh City, day 23 month 4 year 2025*

## PROFIT DISTRIBUTION PLAN FOR 2024

(Attached with Proposal No. 01/TTr-D11-HĐQT dated April 23, 2025 of the Board of Directors)

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

- Profit balance at the beginning of 2024	: 34,584 million dongs
+ Dividend distribution for 2020 (12%)	: 7,862 million dongs
+ Expected dividend distribution for 2021 (12%)	: 8,806 million dongs
+ Expected dividend distribution for 2022 (10%)	: 8,219 million dongs
+ Expected dividend distribution for 2023 (6%)	: 5,424 million dongs
- Remaining profit at the beginning of 2024	: 4,273 million dongs
- Profit before tax in 2024	: 4,811 million dongs
+ Corporation income tax in 2024 according to regulations	: 915 million dongs
- Profit after corporation income tax	: 3,896 million dongs
+ Extracting for operation expenditure of the Board of Directors in 2024	: 200 million dongs
+ Extracting for development investment fund (10%)	: 369 million dongs
+ Extracting for bonus and welfare fund (15%)	: 554 million dongs
(Extracting for operation expenditure of the Board of Directors and other funds according to Resolution No. 01/2024/NQ-ĐHĐCĐ dated 11 June, 2024)	
+ Expenditure on social work	: 135 million dongs
- Profit at the end of 2024	: 6,911 million dongs

The above extractions may change depending on the tax finalization result, which can impact on distributed profit. The Board of Directors will report this change to the General Meeting of Shareholders after receiving tax finalization.

Respectfully submitted for the consideration of the General Meeting of Shareholders.

### Recipients:

- As above;
- Archived;

ON BEHALF OF THE BOARD OF DIRECTORS  
CHAIRWOMAN



TRAN THI KIM HUE

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**EXPECTED PROFIT DISTRIBUTION PLAN FOR 2025**

(Attached with Proposal No. 01/TTr-D11-HĐQT dated April 23, 2025 of the Board of Directors)

The Board of Directors respectfully submits to the General Meeting of Shareholders the expected profit distribution plan for 2025 as follows:

- **Expected profit balance at the beginning of 2025** : 6,911 million dongs
- + Expected dividend distribution for 2024 (6%) : 5,750 million dongs
- Remaining profit at the beginning of 2025 : 1,161 million dongs
- **Before-tax profit plan in 2025** : 5,200 million dongs
- + Coporation income tax in 2025 according to regulations : 1,040 million dongs
- **Expected profit after corporate income tax for distribution** : 4,160 million dongs
- + Extracting for operation expenditure of the Board of Directors : 200 million dongs
- **Expected remaining profit for distribution** : 3,960 million dongs
- + Extracting for bonus and welfare fund (15%) : 594 million dongs
- + Expected expenditure on social work in 2025 : 150 million dongs
- + Expected bonus for the Board of Directors, Supervisory Board, Board of Managers, and employees in 2024 : 200 million dongs
- **Expected profit balance at the end of 2025** : 4,177 million dongs
- \* Expected dividend distribution for 2025 is 4% of the charter capital.

For the bonuses of the Board of Directors, the Supervisory Board, and the Board of Managers for 2025, they will be considered based on the actual business performance results. This will be reviewed at the Annual General Meeting of Shareholders in 2026.

Respectfully submitted for the consideration of the General Meeting of Shareholders.

**Recipients:**

- As above;
- Archived.

ON BEHALF OF THE BOARD OF DIRECTORS  
CHAIRWOMAN



TRAN THI KIM HUE



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*Ho Chi Minh City, day 23 month 4 year 2025*

## **DIVIDEND PAYMENT PLAN FOR 2021**

(Attached with Proposal No. 01/TTr-D11-HĐQT dated April 23, 2025 of the Board of Directors)

### **I. Distribution 12% dividend in shares to increase charter capital.**

#### **1. Legal basic**

- The Law on Enterprises No. 59/2020/QH14 dated June 17, 2020;
- The Law on Securities No. 54/2019/QH14 dated November 26, 2019;
- The Government's Decree No. 155/2020/NĐ-CP dated December 31, 2020 elaboration of some articles of the Law on Securities;
- The Ministry of Finance's Circular No. 118/2020/TT-BTC dated December 31, 2020 About providing guidance on offering and issuance of securities, tender offer, share repurchase, registration and delisting of public companies.

#### **2. Plan to issue**

##### **2.1. Current stock situation of the company**

No	Items	Quantity of shares
1	Outstanding shares	7,338,138
2	Treasury shares	
	<b>Total</b>	<b>7,338,138</b>

##### **2.2. Dividend distribution in shares**

- a. Distribution structure: Dividends are distributed in shares to existing shareholders listed as of the closing date, at a ratio of 100:12, equivalent to 880,576 shares.
- Type of shares: Common shares.
  - The ratio is 100:12 (Each shareholder owning 100 shares will receive 12 new shares). The number of shares received will be rounded to the nearest whole number, and decimal share (if any) will be cancelled.

Example: On the closing date of the list of shareholders, Mr. Nguyen Van A holds 115 shares in the company. Mr. A has the right to receive  $(115 \times 12) / 100 = 13.8$  shares. Following the rounding principle to the nearest whole number, Mr. A will receive 13 shares, while the remaining 0.8 shares will be canceled.



- The total number of additional shares issued: **880,576** shares.
- Issuance recipients are the existing shareholders on the list at the time of closing the shareholder list for dividend distribution.
- b. **Capital sources:** Deducting 8,805,760,000 dongs from undistributed after-tax profit at the end of 2024 (total source is about 29.3 billion dongs).
- c. **Capital structure after dividend distribution: 82,187,140,000 dongs**
  - State shareholder : 16,437,650,000 dongs, accounting for 20% of charter capital.
  - Other shareholders : 65,749,490,000 dongs, accounting for 80% of charter capital.

### 2.3. Effectiveness after dividend distribution

- The total amount retained for investment: 8,805,760,000 dongs
- Charter capital : 82,187,140,000 dongs
- Ratio of State ownership capital/charter capital after issuance:  
16.43 billion dongs / 82.18 billion dongs = 20%

### 2.4. Capital utilization plan

Issuing shares as dividend distribution for the year 2021 to expand charter capital and meet the Company's operational requirements

## II. The time to issue

After receiving approvals from the General Meeting of Shareholders, the State Securities Commission, and being published on the Company's website. Expected execution time is in the third quarter of 2025.



GENERAL DIRECTOR

PHAM VAN DAN DUY

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**DIVIDEND PAYMENT PLAN FOR 2022**

(Attached with Proposal No. 01/TTr-D11-HĐQT dated April 23, 2025 of the Board of Directors)

**I. Distribution 10% dividend in shares to increase charter capital.****1. Legal basic**

- The Law on Enterprises No. 59/2020/QH14 dated June 17, 2020;
- The Law on Securities No. 54/2019/QH14 dated November 26, 2019;
- The Government's Decree No. 155/2020/NĐ-CP dated December 31, 2020 elaboration of some articles of the Law on Securities;
- The Ministry of Finance's Circular No. 118/2020/TT-BTC dated December 31, 2020 About providing guidance on offering and issuance of securities, tender offer, share repurchase, registration and delisting of public companies.

**2. Plan to issue****2.1. Current stock situation of the company**

No	Items	Quantity of shares
1	Outstanding shares	7,338,138
2	Shares issued to distribute dividends for 2021 (approved in the resolution of the 2022 General Meeting of Shareholders. Expected time is in the third quarter of 2025)	880,576
3	Treasury shares	
	<b>Total</b>	<b>8,218,714</b>

**2.2. Dividend distribution in shares**

- a. Distribution structure: Dividends are distributed in shares to existing shareholders listed as of the closing date, at a ratio of 100:10, equivalent to 821,871 shares.
- Type of shares : Common shares.
  - The ratio is 100:10 (Each shareholder owning 100 shares will receive 10 new shares). The number of shares received will be rounded to the nearest whole number, and decimal share (if any) will be cancelled.

Example: On the closing date of the list of shareholders, Mr. Nguyen Van A holds 115 shares in the company. Mr. A has the right to receive  $(115 \times 10) / 100$



= 11.5 shares. Following the rounding principle to the nearest whole number, Mr. A will receive 11 shares, while the remaining 0.5 shares will be canceled.

- The total number of additional shares issued: **821,871** shares.
  - Issuance recipients are the existing shareholders on the list at the time of closing the shareholder list for dividend distribution.
- b. **Capital sources:** Deducting 8,218,710,000 dongs from undistributed after-tax profit at the end of 2024 (total source is about 29.3 billion dongs, including dividend distribution for 2021).
- c. **Capital structure after dividend distribution: 90,405,850,000 dongs**
- State shareholder : 18,081,410,000 dongs, accounting for 20% of charter capital.
  - Other shareholders : 72,324,440,000 dongs, accounting for 80% of charter capital.

### 2.3. Effectiveness after dividend distribution

- The total amount retained for investment: 8,218,710,000 dongs
- Charter capital : 90,405,850,000 dongs
- Ratio of State ownership capital/charter capital after issuance:  
18.08 billion dongs / 90.40 billion dongs = 20%

### 2.4. Capital utilization plan

Issuing shares as dividend distribution for the year 2022 to expand charter capital and meet the Company's operational requirements

## II. The time to issue

After receiving approvals from the General Meeting of Shareholders, the State Securities Commission, and being published on the Company's website.

GENERAL DIRECTOR 



PHAM VAN DAN DUY

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**DIVIDEND PAYMENT PLAN FOR 2023**

(Attached with Proposal No. 01/TTr-D11-HĐQT dated April 23, 2025 of the Board of Directors)

**I. Distribution 6% dividend in shares to increase charter capital.****1. Legal basic**

- The Law on Enterprises No. 59/2020/QH14 dated June 17, 2020;
- The Law on Securities No. 54/2019/QH14 dated November 26, 2019;
- The Government's Decree No. 155/2020/NĐ-CP dated December 31, 2020 elaboration of some articles of the Law on Securities;
- The Ministry of Finance's Circular No. 118/2020/TT-BTC dated December 31, 2020 About providing guidance on offering and issuance of securities, tender offer, share repurchase, registration and delisting of public companies.

**2. Plan to issue****2.1. Current stock situation of the company**

No	Items	Quantity of shares
1	Outstanding shares	7,338,138
2	Shares issued to distribute dividends for 2021 (approved in the Resolution of the 2022 General Meeting of Shareholders. Expected time is in the third quarter of 2025)	880,576
3	Shares issued to distribute dividends for 2022 (approved in the Resolution of the 2023 General Meeting of Shareholders. Expected execution time: After completing the dividend distribution procedures for 2021)	821,871
4	Treasury shares	
	<b>Total</b>	<b>9,040,585</b>

**2.2. Dividend distribution in shares**

- a. Distribution structure: Dividends are distributed in shares to existing shareholders listed as of the closing date, at a ratio of 100:6, equivalent to 542,435 shares.
  - Type of shares : Common shares.



- The ratio is 100:6 (Each shareholder owning 100 shares will receive 6 new shares). The number of shares received will be rounded to the nearest whole number, and decimal share (if any) will be cancelled.

Example: On the closing date of the list of shareholders, Mr. Nguyen Van A holds 110 shares in the company. Mr. A has the right to receive  $(110 \times 6) / 100 = 6.6$  shares. Following the rounding principle to the nearest whole number, Mr. A will receive 6 shares, while the remaining 0.6 shares will be canceled.

- The total number of additional shares issued: **542,435** shares.
  - Issuance recipients are the existing shareholders on the list at the time of closing the shareholder list for dividend distribution.
- b. **Capital sources:** Deducting 5,424,350,000 dongs from undistributed after-tax profit at the end of 2024 (total source is about 29.3 billion dongs, including dividend distribution for the years 2021 and 2022).
- c. **Capital structure after dividend distribution: 95,830,200,000 dongs**
- State shareholder : 19,166,290,000 dongs, accounting for 20% of charter capital.
  - Other shareholders : 76,663,910,000 dongs, accounting for 80% of charter capital.

### 2.3. Effectiveness after dividend distribution

- The total amount retained for investment: 5,424,350,000 dongs
- Charter capital : 95,830,200,000 dongs
- Ratio of State ownership capital/charter capital after issuance:  
19.16 billion dongs / 95.83 billion dongs = 20%

### 2.4. Capital utilization plan

Issuing shares as dividend distribution for the year 2023 to expand charter capital and meet the Company's operational requirements

## II. The time to issue

After receiving approvals from the General Meeting of Shareholders, the State Securities Commission, and being published on the Company's website



GENERAL DIRECTOR

PHAM VAN DAN DUY

**DIVIDEND PAYMENT PLAN FOR 2024**

(Attached with Proposal No. 01/TTr-D11-HĐQT dated April 23, 2025 of the Board of Directors)

**I. Distribution 6% dividend in shares to increase charter capital.****1. Legal basic**

- The Law on Enterprises No. 59/2020/QH14 dated June 17, 2020;
- The Law on Securities No. 54/2019/QH14 dated November 26, 2019;
- The Government's Decree No. 155/2020/NĐ-CP dated December 31, 2020 elaboration of some articles of the Law on Securities;
- The Ministry of Finance's Circular No. 118/2020/TT-BTC dated December 31, 2020 About providing guidance on offering and issuance of securities, tender offer, share repurchase, registration and delisting of public companies.

**2. Plan to issue****2.1. Current stock situation of the company**

No	Items	Quantity of shares
1	Outstanding shares	7,338,138
2	Shares issued to distribute dividends for 2021 (approved in the resolution of the 2022 General Meeting of Shareholders. Expected time is in the third quarter of 2025)	880,576
3	Shares issued to distribute dividends for 2022 (approved in the resolution of the 2023 General Meeting of Shareholders. Expected execution time: After completing the dividend distribution procedures for 2021)	821,871
4	Shares issued to pay dividends for 2023 (approved in the resolution of the 2024 General Meeting of Shareholders. Expected execution time: After completing the dividend distribution procedures for 2022)	542,435
5	Treasury shares	
	<b>Total</b>	<b>9,583,020</b>

**2.2. Dividend distribution in shares**

- a. Distribution structure: Dividends are distributed in shares to existing shareholders listed as of the closing date, at a ratio of 100:6, equivalent to 574,981 shares.

- Type of shares : Common shares.



- The ratio is 100:6 (Each shareholder owning 100 shares will receive 6 new shares). The number of shares received will be rounded to the nearest whole number, and decimal share (if any) will be cancelled.

Example: On the closing date of the list of shareholders, Mr. Nguyen Van A holds 110 shares in the company. Mr. A has the right to receive  $(110 \times 6) / 100 = 6.6$  shares. Following the rounding principle to the nearest whole number, Mr. A will receive 6 shares, while the remaining 0.6 shares will be canceled.

- The total number of additional shares issued: **574,981** shares.
  - Issuance recipients are the existing shareholders on the list at the time of closing the shareholder list for dividend distribution.
- b. **Capital sources:** Deducting 5,749,810,000 dongs from undistributed after-tax profit at the end of 2024 (total source is about 29.3 billion dongs, including dividend contribution for the years 2021, 2022, and 2023).
- c. **Capital structure after dividend distribution: 101,580,010,000 dongs**
- State shareholder : 20,316,260,000 dongs, accounting for 20% of charter capital.
  - Other shareholders : 81,263,750,000 dongs, accounting for 80% of charter capital.

### 2.3. Effectiveness after dividend distribution


- The total amount retained for investment: 5,749,810,000 dongs
- Charter capital : 101,580,010,000 dongs
- Ratio of State ownership capital/charter capital after issuance:  
20.31 billion dongs / 101.58 billion dongs = 20%


### 2.4. Capital utilization plan

Issuing shares as dividend distribution for the year 2024 to expand charter capital and meet the Company's operational requirements

## II. The time to issue

After receiving approvals from the General Meeting of Shareholders, the State Securities Commission, and being published on the Company's website.

GENERAL DIRECTOR 



**PHAM VAN DAN DUY**



## DIVIDEND PAYMENT PLAN FOR 2021, 2022, 2023, and 2024

### I. Legal basic

- The Law on Enterprises No. 59/2020/QH14 dated June 17, 2020;
- The Law on Securities No. 54/2019/QH14 dated November 26, 2019;
- The Government's Decree No. 155/2020/NĐ-CP dated December 31, 2020 elaboration of some articles of the Law on Securities;
- The Ministry of Finance's Circular No. 118/2020/TT-BTC dated December 31, 2020 About providing guidance on offering and issuance of securities, tender offer, share repurchase, registration and delisting of public companies.

### II. Plan to issue

1. Stock name : 11 Real Estate Joint Stock Company
2. Stock type : Common shares
3. Par value of share: 10,000 dongs/share

Dividend distribution plan to increase charter capital	Rate of issuance	Rate of rights to receive shares	Expected issued Shares	Expected total of shares after issuance	Capital structure after dividend distribution	
					State shareholder (20%)	Other shareholders (80%)
Outstanding shares				7,338,138	1,467,648	5,870,490
Shares due to dividend distribution for 2021	12%	100:12	880,576	8,218,714	1,643,765	6,574,949
Shares due to dividend distribution for 2022	10%	100:10	821,871	9,040,585	1,808,141	7,232,444
Shares due to dividend distribution for 2023	6%	100:6	542,435	9,583,020	1,916,629	7,666,391
Shares due to dividend distribution for 2024	6%	100:6	574,981	10,158,001	2,031,626	8,126,375
<b>Total</b>			2,819,863			



4. Issuance recipients are the existing shareholders on the list at the time of closing the shareholder list for dividend distribution.
5. Issuance capital sources: From undistributed after-tax profit at the end of 2024 (total source of about 29.3 billion dongs).
6. Expected issuance time: After being approved by the General Meeting of Shareholders and by the State Securities Commission
7. Plan for decimal shares: the number of shares which are distributed to existing shareholders will be rounded to the nearest whole number, and decimal shares (if any) will be cancelled.

Example: On the closing date of the list of shareholders, Mr. Nguyen Van A holds 115 shares in the company. Mr. A has the right to receive  $(115 \times 12) / 100 = 13.8$  shares. Following the rounding principle to the nearest whole number, Mr. A will receive 13 shares, while the remaining 0.8 shares will be canceled.

### III. Effectiveness after dividend distribution

- The total amount retained for investment: 28,198,630,000 dongs
- Charter capital : 101,580,010,000 dongs
- Ratio of State ownership capital/charter capital after issuance:  
 $20.31 \text{ billion dongs} / 101.58 \text{ billion dongs} = 20\%$

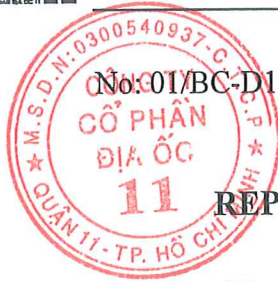
GENERAL DIRECTOR 



PHAM VAN DAN DUY

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No. 01/BC-D11-BKS

Ho Chi Minh City, day 23 month 4 year 2025

**REPORT OF THE SUPERVISORY BOARD IN 2024****To: Annual General Meeting of Shareholders**

- Pursuant to the Charter of Real Estate 11 Joint Stock Company;
- Pursuant to the Regulations on the Organization and Operation of the Supervisory Board of real Estate 11 Joint Stock Company;
- Under the 2024 Financial Statements of Real Estate 11 Joint Stock Company, audited by A&C Auditing & Consulting Co., Ltd. on 24 March 2025;
- Based on the report of the Board of Directors, the Board of management of Real Estate 11 Joint Stock Company,

The Supervisory Board reports to the 2025 Annual General Meeting of Shareholders on the operation results in 2024 as follows:

**I. Results of monitoring the Company's operations and financial situation:**

- 1. The Company's business results:** Some of the Company's financial targets have been achieved.

Calculation unit: million dong

No	Items	Performance 2024	Plan 2024	Ratio
1	Revenue	116,779	99,600	117%
2	Profit before tax	4,811	4,800	100%
3	Profit after tax	3,897	3,840	101%
4	Dividend	6%	6%	100%

- In 2024, the challenges of the general economic situation, along with the Company's capital difficulties, have impacted the search for construction projects and the investment in new projects. Nevertheless, the Board of Directors and the Board of Management always make great efforts to maintain the Company's stability and achieve the plans established by the General Meeting of Shareholders.
- Quarterly and annual financial statements comply with Vietnamese accounting standards and current legal regulations. These reports fully reflect the Company's business and financial status and are disclosed promptly as regulations.
- The Supervisory Board agrees with the financial statements for the fiscal year ended 31 December 2024, audited by A&C Auditing & Consulting Co., Ltd.

**2. Results of monitoring the Company's operations and financial situation:**

- The Company has been pursuing bids for construction projects and has won several contracts in Ho Chi Minh City. These projects not only contribute to the increase in revenue but also to the enhancement the Company's construction capabilities.



- The Board of Directors and the Board of Management have always been interested in project development investments to ensure safety and efficiency.
- Despite facing economic difficulties, the Company has made efforts to attract tenants for commercial areas in apartment buildings, maintaining a stable rate of 94%.
- All apartments in projects invested by the Company have been granted certificates of land use rights, ownership of houses and land-attached assets.
- The company completed the increase in charter capital due to dividend distribution in 2020 by shares. Currently, the Company is carrying out the necessary procedures by regulations to distribute dividends for the years 2021, 2022, and 2023.
- Reports, finance, accounting, dividends, human resource, and transactions are disclosed in a timely manner. The company has fulfilled its obligations to the State and has complied with current regulations.

## **II. Supervision of the activities of the Board of Directors and the Board of Management**

### **1. Activities of the Board of Directors:**

- Successfully held the 2024 Annual General Meeting of Shareholders by law.
- Selected A&C Auditing & Consulting Co., Ltd, which was one of the auditing firms approved by the General Meeting of Shareholders on June 11, 2024, to audit the 2024 financial statements.
- The Board of Directors has effectively executed the resolutions approved by the 2024 Annual General Meeting of Shareholders, in accordance with the powers, functions and tasks specified in the Company's Charter and the provisions of law.
- In 2024, the Board of Directors held 12 meetings and obtained opinions in writing 5 times. They issued 18 resolutions and decisions with high consensus, competence, and responsibility, all in aglinment with the Resolution of the General Meeting of Shareholders, the Company's Charter, and legal regulations. The Board of Directors always facilitates the Head of the Supervisory Board in fully attending meetings.
- The Board of Directors has closely followed the Resolution of the 2024 Annual General Meeting of Shareholders and the Company's actual situation to provide timely directions, meet the requirements, and ensure the interests of both the Company and Shareholders.

### **2. Activities of the Board of Management:**

- The Board of Management has closely followed and promptly carried out the Resolutions and Decisions of both the Board of Directors and the General Meeting of Shareholders in order to execute established plans in accordance with legal provisions, the decentralization in the Charter and internal regulations.
- Over the past year, the Board of Management has made great efforts to participate in construction bidding activities, enhancing the Company's construction capabilities and laying a strong foundation for the coming years.
- The Board of Management's Proposals and Decisions are implemented in accordance with their authority, the legal regulations, and the Company's Charter.
- The Board of Management assigns specific responsibilities to each member, who actively perform their roles to enhance the company's efficiency. Additionally. They have also paid attention to salary, bonuses, insurance, and other welfare polcies in order to ensure the stable income for employees in a timely and adequate manner.



- All employees of the Company strive to perform their assigned work with responsibility and self-discipline, accompanying the Board of Management to achieve positive results.

The Supervisory Board recognizes that the Board of Directors and the Board of Management have effectively organized the Company's business operations. Their actions have been carried out in full compliance with legal regulations, the Company's Charter, and the Resolutions of both the General Meeting of Shareholders and the Board of Directors.

### **III. Operation results of the Supervisory Board:**

**1. The meetings of the Supervisory Board:** The Supervisory Board held three meetings during the year, with all members in attendance. They exchanged information to assess the company's operational situation and oversee the implementation. This included reviewing business performance results in comparison to the approved plan, construction contracts, information disclosure, investment in new project development, and other activities in accordance with internal regulations. All members consensually approved the meeting contents, as recorded in the Meeting Minutes.

**2. Activities of the Supervisory and its members:**

- The Supervisory Board consists of three members who are proactive and coordinate effectively in fulfilling their roles and responsibilities.
- Supervise the Board of Directors and the Board of managers on the management of the Company's activities, the implementation of the Resolution of the General Meeting of Shareholders, the Resolution of the Board of Directors, compliance with the Company's Charter and applicable laws.
- Supervise the compliance with the regulations and processes of the Company and functional departments.
- Review the adequacy, legality and truthfulness of financial statements; assess the situation of business performance compared to the plan.
- Periodically inspect the compliance, legality, systematic, and reasonableness of accounting work.
- Review the company's transactions with affiliated persons to ensure compliance with regulations.
- Prepare a report on the activities of the Supervisory Board in 2023 and submit it to the Annual General Meeting of Shareholders in 2024.
- Participate the Annual General Meeting of the Company's Shareholders.
- Submit to the 2024 Annual General Meeting of Shareholders for approval of the list of independent audit firms.
- The Head of the Supervisory Board fully participated in the Board of Directors' meetings as per the invitation letter, and then provided members with the contents of those meetings.
- Perform other activities according to the functions and tasks of the Supervisory Board.

### **IV. Remuneration, operating expenses and other benefits of the Supervisory Board and each member**

Remuneration of the Supervisory Board: Implemented in accordance with the Resolution of the General Meeting of Shareholders.





Full name	Position	Remuneration (dong/year)
Ms. Nguyen Minh Hien	Head of the Supervisory Board (Reappointed on 4 April, 2023)	48,000,000
Ms. Huynh Do Tra My	Member (Appointed on 4 April, 2023)	12,000,000
MS. Nguyen Thi Minh Diep	Member (Appointed on 4 April, 2023)	12,000,000

**V. Results of the evaluation of the coordination between the Supervisory Board and the Board of Directors, the Board of Managers, shareholders:**

- The Supervisory Board has been invited to participate in the Board of Directors' meetings and has been provided with full information and documents, in compliance with the Law on Enterprises and the Company's Charter.
- The Board of Directors, the Board of Managers and other departments always coordinate, support the Supervisory Board by providing information and documents related to the management and activities of the Company in a timely manner as requested. They have provided the necessary conditions for the Supervisory Board to fulfill its rights and responsibilities in accordance with Regulations, Charters, Resolutions, and comply with the provisions of the Law to protect the legal interests of the Company and shareholders.

**VI. The Supervisory Board's proposal:**

- Continue to maintain the Company's construction capabilities to participate in bidding for construction projects.
- Proactively seek investment opportunities for new projects.
- Make great efforts to attract customers for renting vacant areas and to retain existing customers.
- Continuing to increase charter capital due to distribute dividends for 2021, 2022, 2023 in shares in accordance with the Resolution of the General Meeting of Shareholders to improve financial capacity, making opportunities to participate in bidding construction projects.

The Supervisory Board sincerely thanks the Shareholders, the Board of Directors, the Board of Managers, and all Departments in the Company for facilitating us in conducting inspections and monitoring tasks over the past year.

Respectfully.

Head of the Supervisory Board



NGUYEN MINH HIEN

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No. 01/TTr-D11-HĐQT

## PROPOSAL

Issues submitted to the 2025 Annual General Meeting of Shareholders for approval

### To: Annual General Meeting of Shareholders

- Pursuant to the Law on Enterprises No. 59/2020/QH14 passed by the National Assembly on 17 June 2020;
- Pursuant to the Charter of Real Estate 11 Joint Stock Company;
- Pursuant to the production and business results in 2024;
- Pursuant the Meeting Minutes of the Board of Directors dated 3 April, 2025.

The Board of Directors respectfully submits to the General Meeting of Shareholders to approve the following issues:

1. Approval of the "Report on the activities of the Board of Directors, business production results for 2024, and the production and business task directions for 2025" (as per the report).
2. Approval of production and business results in 2024 (as per the report).
3. Approval of the audited 2024 Financial Statements (as per the report).
4. Approval of the Board of supervisors' report in 2024 (as per the report).
5. Approval of profit distribution plan of 2024 (attached plan).
6. Approval of the dividend distribution plan for 2021 (12%), 2022 (10%), and 2023 (6%) in shares to increase charter capital (attached plan).
7. Approval of the distribution of dividends for 2024 (6%) in shares to increase charter capital (attached plan).
8. Approval of the General Meeting of Shareholders authorizes the Board of Directors and the legal representative to make decisions regarding all matters of dividend distribution in shares for the years 2021, 2022, 2023, and 2024.
  - Carrying out necessary procedures to implement the plan of distributing dividends for the years 2021, 2022, 2023, 2024 in the form of shares.
  - Selecting appropriate time to close the list of shareholders and the time to pay dividends in shares after obtaining approval from the competent authorities.
  - Proactively preparing and providing detailed explanations for the securities issuance application; adjusting, supplementing, and revising the plan and other related documents as required by the State Securities Commission and other competent authorities.



- Executing procedures for registering, depositing, and additionally listing of all actual issued shares (excluding decimal share) after issuance.
  - Executing procedures to update the company's business registration with the relevant authority, specifically concerning changes in charter capital based on the results of the above-mentioned issuance rounds.
  - Amending the company's charter regarding provisions related to charter capital, shares, and stocks after completing the issuance rounds.
  - Making decisions related to all other relevant matters.
9. Approval of the production and business plan in 2025 (as per the report).
  10. Approval of the estimation of profit distribution plan in 2025 (attached plan).
  11. Approval of the remuneration for the Board of Directors, Supervisory Board, Administrator, and Secretary of Company in 2025.
 

- Chairman of Board of Directors :	8,000,000 dongs/ person/ month
- Member of Board of Directors:	6,000,000 dongs/ person/ month
- Head of Supervisory Board:	4,000,000 dongs/ person/ month
- Member of Supervisory Board:	1,000,000 dongs / person/ month
- Corporation Administrator:	4,000,000 dongs / person/ month
- Secretary:	3,000,000 dongs / person/ month
  12. Approval of the amendments to the company's charter regarding provisions related to charter capital, shares, and stocks after completing the issuance rounds in shares for the years 2021, 2022, 2023, and 2024 to increase the charter capital.
  13. Approval of the General Meeting of Shareholders Authorizes the Board of Directors to decide on the Company's investments valued at 35% or more of the total asset value recorded in the latest financial statements. Authorization period: in 2025 to the date of the 2026 Annual General Meeting of Shareholders.

Respectfully submitted for the consideration of the General Meeting of Shareholders.

**Recipients:**

- As above;
- Archived.

ON BEHALF OF THE BOARD OF DIRECTORS  
CHAIRWOMAN



TRAN THI KIM HUE

The English translation is provided for informational purposes only. If there is any discrepancy between the Vietnamese and English versions, the Vietnamese version shall prevail.



No. 02/TTr-D11-HĐQT

**PROPOSAL****The change of the company's business line****To: Annual General Meeting of Shareholders**

- Pursuant to the Law on Enterprises No. 59/2020/QH14 passed by the National Assembly on 17 June 2020;
- Pursuant to the Charter of Real Estate 11 Joint Stock Company;
- Based on the needs of business activities.

Through reviewing business lines, to align with the Company's current operational needs, particularly regarding the capital ownership ratio of foreign investors in case they invest in the Company, the Board of Directors respectfully submits the following changes to the General Meeting of Shareholders for approval.

**1. Supplementing the following business lines:**

No	Names of business lines	Code	Note
1	Growing of rice	0111	
2	Growing of fruits	0121	
3	Growing of other perennial crops	0129	
4	Annual plant seedling propagation and care	0131	
5	Perennial plant seedling propagation and care	0132	
6	Inland aquaculture	0322	

**2. Abolishing the following business lines:**

No	Names of business lines	Code	Note
1	Wholesale of tobacco and aztec tobacco products. Details: Trading in domestic tobacco (According to the Decision No. 64/2009/QĐ-UBND dated 31 July 2009 and No. 79/2009/QĐ-UBND dated 17 October 2009 of the People's Committee of Ho Chi Minh City.	4634	
2	Wholesale of food. Details: Buying and selling food products (except for catering services). According to the Decision No. 64/2009/QĐ-UBND dated 31 July 2009 and No. 79/2009/QĐ-UBND dated 17 October 2009 of the People's Committee of Ho Chi Minh City.	4632	
3	Wholesale of other household products. Details: Buying and selling household products.	4649	
4	Commission agents, brokers and auction agents	4610	



	(except for real estate brokers).		
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### 3. Amendments to the following business lines:

No	Names of business lines	Code	Note
1	<p><b>Current content:</b> Trading of own or rented property and land use rights. Details: housing business, real estate business; office leasing; leasing houses, workshops, warehouses.</p> <p><b>Amended content:</b> Investment in construction of cemeteries for transfer of land use right and infrastructure (except: Failing to carry out the activity of investment in construction of cemeteries for transfer of land use right and infrastructure thereon and other business activities which economic organizations with foreign investors are not entitled to distribute according to the provisions of law from time to time).</p>	6810	
2	<p><b>Current content:</b> Real Estate consultancy, brokerage and auctioning, land use right auctioning. Details: Real estate services, real estate brokerage, real estate valuation, real estate exchange, real estate consulting, real estate auction, real estate advertising, real estate management.</p> <p><b>Amended content:</b> Real Estate consultancy, brokerage and auctioning, land use right auctioning. Details: Real estate services, real estate brokerage, real estate valuation, real estate exchange, real estate consulting, real estate advertising, real estate management.</p>	6820	

4. Amend the contents of business fields in the company's charter related to the changes in business lines.

5. Assign the legal representative to perform procedures regarding the modification of business lines at the competent State Authorities, including the adjustment of specific details within the scope of the business lines approved by the General Meeting of Shareholders.

Respectfully submitted for the consideration of the General Meeting of Shareholders.

#### Recipients:

- As above;
- Archived.

ON BEHALF OF THE BOARD OF DIRECTORS  
CHAIRWOMAN



TRAN THI KIM HUE

The English translation is provided for informational purposes only. If there is any discrepancy between the Vietnamese and English versions, the Vietnamese version shall prevail.

SAI GON REAL ESTATE CORPORARTION

11 Real Estate Joint Stock Company

RES 11  
ĐC: 205 Lạc Long Quân - P 3 - Q 11 - TP. HCM  
ĐT: 028 39634001 - 028 39634888 - 028 39634999  
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SOCIALIST REPUBLIC OF VIETNAM

Independence - Freedom - Happiness

*Ho Chi Minh City, day 23 month 4 year 2025*

## PROPOSAL

*Choosing Auditing Firm to audit the Financial Statements in 2025*

### To: Annual General Meeting of Shareholders

- Pursuant to the Law on Enterprises No. 59/2020/QH14 passed by the National Assembly on 17 June 2020;
- Pursuant to the Charter of Real Estate 11 Joint Stock Company,

The Supervisory Board respectfully submits to the General Meeting of Shareholders the approval of the list of independent audit firms as follows:

1. A&C Auditing and Consulting Company Limited

Address: 02 Truong Son Street, Tan Binh District, HCM City.

2. International Auditing Company Limited - Sai Gon Branch

Address: 4th floor, Hai Au TIC Building, 39B Truong Son Street, Tan Binh District, HCM City.

The Board of Directors selects one of the two auditing firms listed to audit the Financial Statements for 2025.

Respectfully submitted.

On behalf of Supervisory Board  
Head of the Supervisory Board

NGUYEN MINH HIEN

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## Procedure for Conducting The 2025 General Meeting of Shareholders

### 1. Notification of finalization of the list of shareholders entitled to attend the meeting

Prior to the General Meeting of Shareholders, the Board of Directors determines the closing date for the list of shareholders entitled to participate in the meeting, as well as the anticipated meeting date.

### 2. Invitation to the General Meeting of Shareholders

- The invitation letter shall be sent to all shareholders entitled to participate in the meeting at least 21 days before the opening day of the General Meeting, enclosed with the form of appointment of authorized representatives to participate in the meeting.
- The documents of the General Meeting of Shareholders are posted on the Company's website.
- The meeting shall be led by the Chairperson of the Board of Directors.

### 3. Registration for attending the meeting

- Shareholders have the right to authorize others to attend the meeting or to send a document or phone confirmation of their attendance to the Company before the opening of the General Meeting to summarize the situation of attending shareholders
- Shareholders, as organizations, have the right to designate one or more authorized representatives to act on their behalf in exercising shareholder rights. In case there is more than one authorized representative, the organization must clearly specify the number of shares assigned to each representative.
- The authorization to attend the meeting must be made in writing as regulations.

### 4. Conditions for conducting the General Meeting of Shareholders

- The General Meeting of Shareholders shall be conducted when it is participated by a number of shareholders that represent more than 50% of the votes.
- In case the meeting do not meet the above conditions, the second meeting shall be held within 30 days from the first meeting date. The second General Meeting of Shareholders shall be conducted when it is participated by a number of shareholders that represent at least 33% of the votes.
- In case the second meeting do not meet the above conditions, the third meeting shall be held within 20 days from the second meeting date. In this case, the



meeting shall be conducted regardless of the number of shareholders and the proportion of voting shares of the shareholders attending the meeting

**5. Voting and counting votes on issues submitted to the General Meeting of Shareholders**

- The General Meeting of Shareholders discusses the issues on the meeting agenda. Shareholders vote by marking one of the voting options (agree or disagree).
- The General Meeting of Shareholders elects the Vote Counting Committee based on the proposal of the chairperson.
- The Vote Counting Committee distributes and collects ballots, then gathers the results.
- The voting results are announced before the closing of the meeting.

**6. A shareholder is considered to attend and votes at the General Meeting of Shareholders in the following cases:**

- The shareholder directly participates in and votes at the meeting.
- The shareholder authorizes another organization or individual to participate in and vote at the meeting.
- The shareholder participates and votes online or through other electronic methods.
- The shareholder sends the votes the General Meeting of Shareholder by post, fax, or email.
- Shareholders and authorized participants that arrive at the meeting after it is declared open will be registered and has the right to vote after registration. In this case, previous voting result shall remain unchanged.

**7. Approval of the resolution of the General Meeting of Shareholders**

- Decisions regarding Annual Financial Statements, share types, and the total number of shares of each type are approved by the General Meeting of Shareholders when they receive the approval of at least 65% of the total votes from participating shareholders, including authorized representatives.
- For other issues: The decisions of the General Meeting of Shareholders are approved when they receive the approval of more than 50% of the total votes from participating shareholders, including authorized representatives.

**8. Ways to oppose the General Meeting of Shareholders' Resolution**

- The Resolution of the General Meeting of Shareholders takes effect from the date of approval.
- Shareholders or groups of shareholders holding at least 5% of the total common shares have the right, within 90 days from receiving the resolution of the General Meeting of Shareholders, to request the Court or Arbitration to review and invalidate the resolution, either in whole or in part, under specific circumstances:
  - + The process and procedures for meeting and making decisions during the General Meeting of Shareholders seriously violate the provisions of the Law on Enterprises as well as the Company's Charter.
  - + The content of the resolution violates the law or the Company's Charter.



- The resolution of the General Meeting of Shareholders shall continue to be implemented until the Court or Arbitrator makes a different decision.

## 9. Minutes of the meeting

- The Chairman appoints one or two persons as secretaries to make the minutes of the General Meeting of Shareholders.
- The Secretary records the developments and made minutes of the meeting.
- The minutes of the meeting must be read and voted on by the General Meeting of Shareholders by raising hands before the closing of the meeting.
- Contents in the minutes of the meeting
  - + The company's name, headquarter address, enterprise identification number.
  - + Time and location of the General Meeting of Shareholders.
  - + The meeting agenda.
  - + Full names of the chair and secretary.
  - + Summary of the developments of the meeting, comments at the General Meeting of Shareholders.
  - + Quantities of shareholders and votes recorded by shareholders that participated in the meeting
  - + Number of votes on each issue which clearly stating the voting method, number of valid votes, affirmative votes, negative votes, their ratio to total number of votes of all participants.
  - + Ratified decisions and corresponding ratio of affirmative votes.
  - + Full names and signatures of the chairperson and secretary.

## 10. Public disclosure of the General Meeting of Shareholders' Decision

- The resolution and minutes of the meeting will be sent to the State Securities Commission, the Hanoi Stock Exchange and posted on the Company's website within 24 hours from the end of the General Meeting of Shareholders.
- The resolution and minutes of the meeting will be sent to shareholders by posting on the company's website within 15 days from the closing date of the meeting.

ON BEHALF OF THE BOARD OF DIRECTORS  
CHAIRWOMAN



TRAN THI KIM HUE

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## VOTING SHEET

Annual General Meeting of Shareholders on June 26, 2025.

1. Approval of the "Report on the activities of the Board of Directors and the business results of 2024, as well as the business directions and tasks for 2025.

Agree ☐Disagree ☐

2. Approval of the 2024 business results

Agree ☐Disagree ☐

3. Approval of the audited financial Statements in 2024

Agree ☐Disagree ☐

4. Approval of the Supervisory Board's report in 2024.

Agree ☐Disagree ☐

5. Approval of the profit distribution plan of 2024

Agree ☐Disagree ☐

6. Approval of the dividend payment plan for 2021 (12%), 2022 (10%), and 2023 (6%) in shares to increase charter capital.

Agree ☐Disagree ☐

7. Approval of the distribution of dividend for 2024 (6%) in shares to increase charter capital.

Agree ☐Disagree ☐

8. Approval of the General Meeting of Shareholders authorizes the Board Directors and the legal representative to make decisions regarding all matters of dividend distribution in shares for the years 2021, 2022, 2023, and 2024.

Agree ☐Disagree ☐

9. Approval of the business plan in 2025

Agree ☐Disagree ☐



10. Approval of the estimation of profit distribution plan in 2025.

Agree ☐

Disagree ☐

11. Approval of the remuneration for the Board of Director, Supervisory Board, Administrator, and Secretary of the Company in 2025.

Agree ☐

Disagree ☐

12. Approval of the amending the company's charter regarding provisions related to charter capital, shares after completing the issuance rounds in shares for the years 2021, 2022, 2023, and 2024 to increase the charter capital.

Agree ☐

Disagree ☐

13. Approval of the list of independent audit firms in 2025

Agree ☐

Disagree ☐

14. Approval of the General Meeting of Shareholders Authorizes the Board of Directors to decide on the Company's investments valued at 35% or more of the total asset value recorded in the latest financial statements. Authorization period: in 2025 to the date of the 2026 Annual General Meeting of Shareholders.

Agree ☐

Disagree ☐

15. Approval of the supplementings, amendments to the Company's business lines; Amendments to the contents of business fields in the Company's Charter related to the change of business lines.

Agree ☐

Disagree ☐

**Please mark the X in the box of your choice.**

**Full names and signatures of shareholders**



No. 01/2025/NQ-ĐHĐCĐ

DRAFT

## RESOLUTION OF THE ANNUAL SHAREHOLDERS' MEETING OF 2025 FOR REAL ESTATE 11 JOINT STOCK COMPANY

- Pursuant to the Law on Enterprises No. 59/2020/QH14 passed by the National Assembly on 17 June 2020;
- Pursuant to the Charter of Real Estate 11 Joint Stock Company;
- Based on the Minutes of the 2025 Annual Shareholders' Meeting on June 26, 2025;
- Based on the minutes of the voting checking results of the 2025 Annual General Meeting of Shareholders of 11 Real Estate Joint Stock Company,

## RESOLVE

**Article 1.** Approval of the "Report on the activities of the Board of Directors, business production results for 2024, and the production and business task directions for 2025."

**Article 2.** Approval of 2024 business results

- Revenue: 116.78 billion dongs
- Profit before tax: 4.81 billion dongs
- Profit after tax: 3.89 billion dongs
- Dividend distribution: 6% Charter capital

**Article 3.** Approval of the audited financial statements in 2024.

**Article 4.** Approval of the Supervisory Board's report in 2024.

**Article 5.** Approval of the profit distribution plan of 2024.

- Profit balance at the beginning of 2024 : 34,584 million dongs
- + Dividend payment for 2020 (12%) : 7,862 million dongs
- + Expected dividend distribution for 2021 (12%) : 8,806 million dongs
- + Expected dividend distribution for 2022 (10%) : 8,219 million dongs
- + Expected dividend distribution for 2023 (6%) : 5,424 million dongs
- Remaining profit at the beginning of 2024 : 4,273 million dongs
- Profit before tax in 2024 : 4,811 million dongs
- + Corporation income tax in 2024 according to regulations : 915 million dongs
- Profit after corporation income tax : 3,896 million dongs
- + Extracting for operation expenditure



of the Board of Directors in 2024	:	200 million dongs
+ Extracting for development investment fund (10%):		369 million dongs
+ Extracting for bonus and welfare fund (15%)	:	554 million dongs
(Extracting funds for the Board of Directors and other funds according to Resolution No. 01/2024/NQ-ĐHĐCĐ dated 11 June, 2024).		
+ Expenditure on social work	:	135 million dongs
<b>- Profit at the end of 2024</b>	:	<b>6,911 million dongs</b>

The above extractions may change depending on the tax finalization result, which can impact on distributed profit. The Board of Directors will report this change to the General Meeting of Shareholders after receiving tax finalization.

**Article 6.** Approval of the dividend payment plan for 2021 (12%), 2022 (10%), and 2023 (6%) in shares to increase charter capital (attach the plan).

**Article 7.** Approval of the distribution of dividends for 2024 (6%) in shares to increase charter capital (attach the plan).

**Article 8.** Approval of the General Meeting of Shareholders authorizes the Board of Directors and the legal representative to make decisions regarding all matters of dividend distribution in shares for the years 2021, 2022, 2023, and 2024.

- Carrying out necessary procedures to implement the plan of distributing dividends for the years 2021, 2022, 2023, 2024 in the form of shares.
- Selecting appropriate time to close the list of shareholders and the time to pay dividends in shares after obtaining approval from the competent authorities.
- Proactively preparing and providing detailed explanations for the securities issuance application; adjusting, supplementing, and revising the plan and other related documents as required by the State Securities Commission and other competent authorities.
- Executing procedures for registering, depositing, and additionally listing all issued shares (excluding decimal share) after issuance.
- Executing procedures to update the company's business registration with the relevant authority, specifically concerning changes in charter capital based on the results of the above-mentioned issuance rounds.
- Amending the company's charter regarding provisions related to charter capital, shares, and stocks after completing the issuance rounds.
- Making decisions related to all other relevant matters.

**Article 9.** Approval of the production and business plan in 2025.

- Revenue	:	118 billion dongs
- Before-tax profit	:	5.2 billion dongs
- After-tax profit	:	4.16 billion dongs
- Dividend	:	4%/charter capital

**Article 10.** Approval of the estimation of profit distribution plan in 2025

- Expected profit balance at the beginning of 2025	:	6,911 million dongs
+ Expected dividend payment for 2024 (6%)	:	5,750 million dongs
- Remaining profit of 2025	:	1,161 million dongs

- Before-tax profit plan in 2025 : 5,200 million dongs
- + Coporation income tax in 2025 (20%) according to regulations : 1,040 million dongs
- Expected profit after corporate income tax for distribution : 4,160 million dongs
- + Extracting for operation expenditure of the Board of Directors : 200 million dongs
- Expected remaining profit for distribution : 3,960 million dongs
- + Extracting for bonus and welfare fund (15%) : 594 million dongs
- + Expected expenditure on social work in 2025 : 150 million dongs
- + Expected bonus for the Board of Directors, Supervisory Board, Board of Managers, and employees in 2024 : 200 million dongs
- Expected profit at the end of 2025 : 4,177 million dongs
- \* Expected dividend for distribution for 2025 is 4% of the charter capital.

The bonuses for the Board of Directors, the Supervisory Board, and the Board of Managers for 2025 will be determined based on the actual results of the business plan implementation. This will be reviewed at the Annual General Meeting of Shareholders in 2026.

**Article 11.** Approval of the remuneration for the Board of Directors, Supervisory Board, Administrator, and Secretary of the Company in 2025 as follows:

- Chairman of Board of Directors : 8,000,000 dongs/ person/ month
- Member of Board of Directors: 6,000,000 dongs/ person/ month
- Head of Supervisory Board: 4,000,000 dongs/ person/ month
- Member of Supervisory Board: 1,000,000 dongs / person/ month
- Corporation Administrator: 4,000,000 dongs / person/ month
- Secretary of Board of Directors: 3,000,000 dongs / person/ month

**Article 12.** Approval of the amending the company's charter regarding provisions related to charter capital, shares after completing the issuance rounds in shares for the years 2021, 2022, 2023, and 2024 to increase the charter capital.

**Article 13.** Approval of the list of independent audit firms, as follows:

1. A&C Auditing and Consulting Company Limited  
Address: 02 Truong Son Street, Tan Binh District, HCM City.
2. International Auditing Company Limited - Sai Gon Branch  
Address: 4th floor Hai Au TIC Building, 39B Truong Son Street, Tan Binh District, HCM City.

The Board of Directors selects one of the above two auditing firms to audit the 2025 Financial Statements.

**Article 14.** Approval of the General Meeting of Shareholders Authorizes the Board of Directors to decide: The Company's investments valued at 35% or more of the total asset value recorded in the latest financial statements. Authorization



period: in 2025 to the date of the 2026 Annual General Meeting of Shareholders.

**Article 15.** This resolution is effective from the signing date.

**Article 16.** All shareholders, the Board of Directors, the Servisory Board, the Board of Managers, and all employees of Real Estate 11 Joint Stock Company are required to execute the tasks in accordance with this Resolution.

***Recipients:***

- Shareholders of Company;
- Board of Directors; Supervisory Board;
- Board of managers;
- Departments of Company;
- Archives in office;
- Meeting Archived.

**ON BEHALF OF GENERAL MEETING OF  
SHAREHOLDERS  
CHAIRWOMAN**

**TRAN THI KIM HUE**

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SAI GON REAL ESTATE CORPORATION

Real Estate 11 Joint Stock Company



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SOCIALIST REPUBLIC OF VIETNAM

Independence-Freedom-Happiness

Ho Chi Minh City, day 26 month 6 year 2025

DRAFT

No. 02/2025/NQ-ĐHĐCĐ

## RESOLUTION

### OF THE ANNUAL SHAREHOLDERS'S MEETING OF 2025 FOR REAL ESTATE 11 JOINT STOCK COMPANY

- Pursuant to the Law on Enterprises No. 59/2020/QH14 passed by the National Assembly on 17 June 2020;
- Pursuant to the Charter of Real Estate 11 Joint Stock Company;
- Pursuant to the Minutes of the Annual Shareholders' Meeting of 2025 on 26 June, 2025.
- Pursuant to the Proposal No. 02/TTr-D11-HDQT dated April 23, 2025 of the Board of Directors on the change of the company's business lines.
- Based on the minutes of the voting checking results of the 2025 Annual General Meeting of Shareholders of 11 Real Estate Joint Stock Company,

## RESOLVE

### Article 1. Approval of the supplement of the following business lines

No	Names of business lines	Code	Note
1	Growing of rice	0111	
2	Growing of fruits	0121	
3	Growing of other perennial crops	0129	
4	Annual plant seedling propagation and care	0131	
5	Perennial plant seedling propagation and care	0132	
6	Inland aquaculture	0322	

### Article 2. Approval of the abolition of the following business lines

No	Names of business lines	Code	Note
1	Wholesale of tobacco and aztec tobacco products. Details: Trading in domestic tobacco (According to the Decision No. 64/2009/QĐ-UBND dated 31 July 2009 and No. 79/2009/QĐ-UBND dated 17 October 2009 of the People's Committee of Ho Chi Minh City.	4634	
2	Wholesale of food. Details: Buying and selling food	4632	



	products (except for catering services). According to the Decision No. 64/2009/QĐ-UBND dated 31 July 2009 and No. 79/2009/QĐ-UBND dated 17 October 2009 of the People's Committee of Ho Chi Minh City.		
3	Wholesale of other household products. Details: Buying and selling household products.	4649	
4	Commission agents, brokers and auction agents (except for real estate brokers).	4610	

**Article 3.** Approval of the amendments to the following business lines

No	Names of business lines	Code	Note
1	<p><b>Current content:</b> Trading of own or rented property and land use rights. Details: housing business, real estate business; office leasing; leasing houses, workshops, warehouses.</p> <p><b>Amended content:</b> Investment in construction of cemeteries for transfer of land use right and infrastructure (except: Failing to carry out the activity of investment in construction of cemeteries for transfer of land use right and infrastructure thereon and other business activities which economic organizations with foreign investors are not entitled to distribute according to the provisions of law from time to time).</p>	6810	
2	<p><b>Current content:</b> Real Estate consultancy, brokerage and auctioning, land use right auctioning. Details: Real estate services, real estate brokerage, real estate valuation, real estate exchange, real estate consulting, real estate auction, real estate advertising, real estate management.</p> <p><b>Amended content:</b> Real Estate consultancy, brokerage and auctioning, land use right auctioning. Details: Real estate services, real estate brokerage, real estate valuation, real estate exchange, real estate consulting, real estate advertising, real estate management.</p>	6820	

**Article 4.** Amendments to the contents of business fields in the Company's Charter related to the change of business lines.

**Article 5.** Assign the legal representative to perform procedures regarding the modification of business lines at the competent State Authorities, including the adjustment of specific details within the scope of the business lines approved by the General Meeting of Shareholders.

**Article 6.** This resolution shall be effective from the date of signing.

**Article 7.** All shareholders, the Board of Directors, the Servisory Board, the Board of Managers, and all employees of Real Estate 11 Joint Stock Company are required to execute the tasks in accordance with this Resolution.

***Recipients:***

- Shareholders of Company;
- Board of Directors;  
Supervisory Board;
- Board of managers;
- Departments of Company;
- Archives in office;

**ON BEHALF OF GENERAL MEETING OF  
SHAREHOLDERS  
CHAIRWOMAN**

**TRAN THI KIM HUE**



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