

No. 04./2026/TTr-TIG

Hanoi 21./04./2026

PROPOSAL

Ref: Approval of the Audited Financial Statements for 2025

To: The 2026 Annual General Meeting of Shareholders

Implementing the regulations on the preparation and audit of annual financial statements, Thang Long Investment Group Joint Stock Company (“TIG”) has requested an independent auditor, International Auditing and Valuation Company Limited, to audit TIG’s 2025 financial statements.

The Board of Directors respectfully submits to the 2026 Annual General Meeting of Shareholders for approval The audited separate financial statements and consolidated financial statements of TIG for 2025 (the Report is attached to the Dispatch).

Sincerely./.

Recipient:

- As above;
- Archived: VT, HDQT

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



Nguyen Phuc Long



**THANG LONG INVESTMENT
GROUP JOINT STOCK COMPANY**

No. *05*/2026/TTr-TIG

SOCIALIST REPUBLIC OF VIETNAM
Independence - Freedom - Happiness

Hanoi, date *21*. month *09*/2026

PROPOSAL

Ref: Proposal to choose an independent audit firm

To: The 2026 Annual General Meeting of Shareholders

Pursuant to the Law on Enterprises No.59/2020/QH14 promulgated on June 17, 2020 and amended document, implementation guidelines;

Pursuant to the Charter of Thang Long Investment Group Joint Stock Company.

The Supervisory Board respectfully submits to the General Meeting of Shareholders for approval the following contents:

1. List of qualified independent audit firms at the request of the regulatory agency (details in the attached Appendix);
2. Authorize the Board of Directors to select an independent auditing company from the above list to audit the Financial Statements and Financial Safety Indicators Report for 6 months and the whole year of 2025 (Including the Parent Company's separate financial statements and the Consolidated financial statements).

Sincerely./.

Recipients:

- As above;
- Archived: VT, BKS.

**ON BEHALF OF SUPERVISORY BOARD
HEAD OF BOARD**

Nguyen Thi Anh Tuyet



**LIST OF AUDIT FIRMS AND PRACTICING AUDITORS APPROVED TO AUDIT PUBLIC
INTEREST ENTITIES IN THE SECURITIES SECTOR IN 2026**

*(Attached to Decision No. 902/QĐ-UBCK, issued by the Chairman of the State Securities
Commission dated November 19, 2025)*

NO.	COMPANY NAME
1	KPMG Vietnam Co., Ltd. (KPMG)
2	AASC Auditing Firm Co., Ltd. (AASC)
3	A&C Auditing and Consulting Co., Ltd. (A&C)
4	Moore AISC Auditing and Informatics Services Co., Ltd. (Moore AISC)
5	PwC (Vietnam) Limited (PwC)
6	Grant Thornton (Vietnam) Limited (GT)
7	AAC Auditing and Accounting Co., Ltd (AAC)
8	Southern Auditing and Accounting Financial Consultancy Service., Ltd (AASCS)
9	PKF-TTG Auditing and Advisory Co., Ltd. (PKF-TTG)
10	RSM Vietnam Auditing & Consulting Co., Ltd. (RSM)
11	Vietnam Auditing and Evaluation Co., Ltd. (VAE)
12	Bdo Audit Services Co., Ltd. (BDO)
13	Deloitte Vietnam Accounting Services and Business Process Solution Co., Ltd. (Deloitte)
14	Vietvalues Audit & Consulting Co., Ltd. (VIETVALUES)
15	International Auditing Co., Ltd. (iCPA)
16	Ernst & Young Vietnam Ltd. (E&Y)
17	UHY Auditing And Consultating Co., Ltd. (UHY)
18	Nhan Tam Viet Auditing Co., Ltd. (NTV)
19	AFC Vietnam Auditing Co., Ltd. (AFC)
20	VACO Auditing Co., Ltd. (VACO)
21	ECOVIS AFA Vietnam Auditing – Appraisal And Consulting Co., Ltd. (ECOVIS AFA)
22	ASCO Firm Auditing And Valuation Co., Ltd. (ASCO)
23	NVA Auditing Co., Ltd. (NVA)
24	An Viet Auditing Co., Ltd. (An Viet)
25	International Audit and Valuation Co., Ltd. (IAV)
26	Vietnam Auditing and Valuation Co., Ltd. (AVA)
27	CPA Auditing Co., Ltd. (CPA VN)
28	FAC Auditing Co., Ltd. (FAC)



No. 06../2026/TTr-TIG

Hanoi, date 21 month 01, 2026

DISPATCH

**Ref: Report on remuneration of the Board of Directors, Supervisory Board in 2025 and
Remuneration Plan in 2026**

To: The 2026 General Meeting of Shareholders

*Pursuant to the Law on Enterprises No.59/2020/QH14 passed by the 14th National
Assembly of the Socialist Republic of Vietnam on June 17, 2020;*

Pursuant to the Charter of Thang Long Investment Group Joint Stock Company.

The Board of Directors respectfully submits to the General Meeting of Shareholders
(GMS) for approval the Remuneration Report of the Board of Directors, the Supervisory Board
in 2025 and the Remuneration Plan in 2026, specifically as follows:

No.	Title	Payment of remuneration in 2025 (VND/month)	Remuneration payment plan in 2026 (VND/month)
1	Chairman of the Board of Directors	6,000,000	6,000,000
2	Member of the Board of Directors	4,000,000	4,000,000
3	Head of the Supervisory Board	4,000,000	4,000,000
4	Member of the Supervisory Board	2,000,000	2,000,000

Sincerely!

Recipients:

- As above;
- Archived: VT, HDQT

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



Nguyen Phuc Long

No.: 07./2026/TTr-TIG

Hanoi, 21./04/2026

PROPOSAL

On distribution of profits after tax 2025 and the projected plan for 2026

To: The 2026 Annual General Meeting of Shareholders

Pursuant to the Separate Financial Statements and Consolidated Financial Statements 2025 which have been audited, the Board of Directors respectfully submits to the 2026 Annual General Meeting of Shareholders for consideration and approval the plan for distribution of profits after tax 2025 as follows:

No.	Item	Value (VND)	
		Parent Company	Consolidated
I	BUSINESS RESULTS		
1	Total revenue	864,613,695,657	1,141,019,484,578
2	Total expenses	720,603,421,462	1,036,236,154,895
3	Profit before Corporate Income Tax	144,010,274,195	104,783,329,683
4	Current Corporate Income Tax	29,989,742,932	33,028,544,917
5	Deferred Corporate Income Tax		
6	Profit after Corporate Income Tax	114,020,531,263	71,754,784,766
II	Proposed submission to the General Meeting of Shareholders regarding distribution of profit after tax		
1	Total undistributed profit after tax	649,884,300,815	113,892,398,301
1.1	Undistributed profit after tax accumulated up to the end of the previous period	535,863,769,552	39,507,503,918
1.2	Undistributed profit after tax 2025	114,020,531,263	74,384,894,383
2	Proposed distribution as follows	0	0
2.1	Allocation to bonus and welfare funds	0	0
2.2	Dividend payment	0	0

Respectfully submit to the Annual General Meeting of Shareholders 2026 for consideration and approval.

Respectfully submitted./.

Recipients:

- As above;
- Archived: Office.

ON BEHALF OF THE BOARD OF DIRECTORS

CHAIRMAN



Nguyen Phuc Long

No.: 08./2026/TTr-TIG

Hanoi, 21./09./2026

PROPOSAL

(Re: Approval of the issuance plan and offering of shares to increase charter capital in 2026)

To: The 2026 Annual General Meeting of Shareholders

- Pursuant to the Law on Enterprises No. 59/2020/QH14 adopted by the National Assembly of the Socialist Republic of Vietnam on June 17, 2020, effective from January 1, 2021, and its relevant guiding documents;
- Pursuant to the Law on Securities No. 54/2019/QH14 adopted by the National Assembly of the Socialist Republic of Vietnam on November 26, 2019, effective from January 1, 2021, and its relevant guiding documents;
- Pursuant to Decree No. 155/2020/ND-CP dated December 31, 2020 by the Government detailing a number of articles of the Law on Securities;
- Pursuant to Circular No. 118/2020/TT-BTC dated December 31, 2020 by the Ministry of Finance guiding a number of contents on securities offering, issuance, public offering, share buyback, and registration of public companies under Decree No. 155/2020/ND-CP dated December 31, 2020 by the Government detailing a number of articles of the Law on Securities;
- Pursuant to the current Charter of Thang Long Investment Group Joint Stock Company (“TIG” or the “Company”);
- Based on the Company’s business performance.

The Board of Directors respectfully submits to the General Meeting of Shareholders for consideration and approval the plan for additional share issuance to existing shareholders and private placement of shares to professional securities investors, with the main contents as follows:

I. SUMMARY OF THE CHARTER CAPITAL INCREASE PLAN FOR 2026

A	Pre-issuance share information		
*	Current charter capital	1,936,062,050,000	VND
*	Issued shares	193,606,205	Share
*	Outstanding shares	193,606,205	Share
*	Number of shares prior to the issuance	193,606,205	Share
B	Total number of shares to be issued		
*	Additional share offering to existing shareholders	193,606,205	Share

*	Private placement to professional securities investors	50,000,000	Share
C	Expected post-issuance share information		
*	Expected outstanding shares	437,212,410	Share
*	Expected charter capital after the issuance	4,372,124,100,000	VND

II. GENERAL INFORMATION ON THE ISSUER

Name: **Thang Long Investment Group Joint Stock Company**

International transaction name: **Thanglong Invest Group.**

Abbreviation: **TIG**

Address: 8th Floor, Tower B, Song Da Building, Pham Hung Street, Tu Liem Ward, Hanoi City

Tel: 024.35558855

Fax: 024.62566966

Charter capital: **VND 1,936,062,050,000** (*One trillion nine hundred thirty-six billion sixty-two million and fifty thousand dong*).

Name of shares offered: Shares of Thang Long Investment Group Joint Stock Company

Stock code: TIG

Type of shares: Ordinary shares

Par value: VND 10,000/share (*Ten thousand dong per share*)

Total number of issued shares: **193,606,205 shares**

Total number of outstanding shares: **193,606,205 shares**

Treasury shares: **0 shares**

Expected issuance time: After obtaining approval from the State Securities Commission of Vietnam (“SSC”). The specific time shall be authorized by the General Meeting of Shareholders to the Board of Directors for decision.

Implementation sequence: The Company shall first conduct an additional share offering to existing shareholders, followed by a private placement to professional securities investors.

III. PLAN FOR ADDITIONAL SHARE OFFERING TO EXISTING SHAREHOLDERS

- i. Expected number of shares to be offered: **193,606,205 shares** (*One hundred ninety-three million six hundred and six thousand two hundred and five shares*)
- ii. Total par value of shares to be offered (expected): **VND 1,936,062,050,000** (*One trillion nine hundred thirty-six billion sixty-two million and fifty thousand dong*).
- iii. Form of issuance: Public offering of additional shares to existing shareholders.
- iv. Issuance targets: Issue to existing shareholders based on the list of shareholders provided by the Vietnam Securities Depository and Clearing Corporation (VSDC) as of the record date for exercising subscription rights.

- v. Principles for determining the offering price:
- The Company applies a combination of the Book Value (BV) method and Market Price (P) method as the basis for determining the offering price:
- ✓ Book value of the Company according to the audited consolidated financial statements as at December 31, 2025 is VND 11,210/share
 - ✓ Book value of the Company according to the audited separate financial statements as at December 31, 2025 is VND 13,476/share
 - ✓ Average market trading price of TIG shares over the last 20 trading sessions (from March 5, 2026 to April 1, 2026): VND 7,140/share.
 - Accordingly, the offering price is determined at 89.2% of the Company's book value based on the audited separate financial statements and 74.2% of the Company's book value based on the audited consolidated financial statements.
- vi. Offering price: **VND 10,000/share**
- vii. Expected exercise ratio: 1:1 (as at the record date for determining shareholders entitled to exercise subscription rights: Each shareholder holding 01 (one) share will receive 01 (one) subscription right, and each 01 (one) right entitles the holder to subscribe for 01 (one) new share).
- viii. Handling of unsubscribed shares:
- ✓ The handling of shares not subscribed for by existing shareholders or not fully subscribed (if any) must comply with Article 42 of Decree No. 155/2020/ND-CP dated December 31, 2020.
 - ✓ The number of shares not registered for or not fully subscribed by existing shareholders (if any) shall be authorized by the General Meeting of Shareholders to the Board of Directors to determine the distribution recipients, criteria, distribution method, and offering price (provided that such price shall be equal to or higher than VND 10,000 per share). These redistributed shares shall be subject to a transfer restriction of 01 year from the completion date of the offering.
 - ✓ In the event that the distribution period expires in accordance with the law (including any extension period, if any) and there remain unsubscribed shares, such remaining shares shall be cancelled, and the Board of Directors shall decide to terminate the offering.
- ix. Transfer of subscription rights:
- ✓ Shares offered to existing shareholders are not subject to transfer restrictions.
 - ✓ Existing shareholders are entitled to transfer their subscription rights only once to other parties during the subscription period. Transferees of subscription rights are not permitted to further transfer such rights to any third party.
 - ✓ Subscription rights may be split and transferred to multiple investors based on mutual agreement between the parties.
- x. Expected offering time:

In 2026, the General Meeting of Shareholders authorizes the Board of Directors to select an appropriate time for the offering after obtaining written approval from the State Securities Commission of Vietnam in accordance with applicable laws.

- xi. Minimum successful offering ratio and plan to cover any shortfall in the expected proceeds:
- ✓ The minimum successful offering ratio is 70% of the total number of shares expected to be offered.
 - ✓ In the event that the shares are not fully distributed and the capital raised does not meet the expected amount, the Board of Directors shall consider raising additional funds through bank loans, financial institutions; issuing bonds; or seeking other supplementary funding sources to cover the shortfall.
 - ✓ In the event that the successful offering ratio does not reach 70%, the offering to existing shareholders shall be cancelled if so required by law. Where the offering must be cancelled in accordance with legal regulations, the issuer shall refund the investors within 15 days from the date of cancellation. The General Meeting of Shareholders authorizes the Board of Directors to develop procedures for cancellation (if any) and refunding investors (if any) in compliance with applicable laws.

- xii. Plan to ensure that the share offering complies with foreign ownership limits:

The General Meeting of Shareholders authorizes the Board of Directors to implement measures to ensure that the share offering complies with foreign ownership ratio regulations.

- xiii. Assessment of the level of share dilution due to the additional issuance:

The share offering will give rise to risks of dilution of share price, dilution of book value per share, dilution of net income per share after the offering, dilution of ownership ratio and voting rights, summarized as follows:

- (a) Level of share price dilution after the offering

On the ex-rights date for the share subscription rights (“Ex-rights Date”), the reference price of the shares will be adjusted by the Hanoi Stock Exchange according to the following formula:

$$P' = \frac{P + (P_{\alpha} * \alpha) - C}{1 + \alpha + \beta}$$

Of which:

P: Current price

P': Price on the ex-rights date

P_α: Price of newly issued shares

α: Ratio of newly issued shares

β: Bonus share ratio (stock dividend)

C: Cash dividend

(b) Risk of dilution of earnings per share after the offering

When the Company carries out additional share issuance to increase capital, earnings per share (EPS) may decrease due to the increase in the total number of outstanding shares compared to the current level and the fact that the capital raised from the offering has not yet immediately generated revenue and profit as expected. At that time, EPS is calculated as follows:

$$\text{Average EPS for the period} = \frac{\text{Total profit after tax for the period}}{\text{Total average number of outstanding shares during the period}}$$
$$\text{Total average number of outstanding shares} = \frac{X*12 + Y*T}{12}$$

Where:

X: Number of shares outstanding before the issuance

Y: Number of additionally issued shares

T: Actual circulation time in the year of the additionally issued shares (months)

The difference between the growth rate of profit and the growth rate of the number of shares means that if the number of shares increases while profit after tax does not increase or increases at a slower rate, earnings per share will decrease. The level of income dilution will be mitigated when the Company's business performance is strong and capital utilization efficiency is high.

(c) Risk of dilution of book value

After completion of the issuance, the book value per share may change in the event that the issuance price is lower than the book value per share at the time of issuance.

(d) Risk of dilution of ownership ratio and voting rights

For the issuance to existing shareholders, in the event that shareholders fully exercise their subscription rights, their ownership ratio and voting rights will not change. In the event that shareholders waive or transfer their rights, the ownership ratio and voting ratio will decrease correspondingly. The General Meeting of Shareholders authorizes the Board of Directors to conduct a detailed assessment of the expected dilution level and report to the State Securities Commission of Vietnam, and disclose such information in the prospectus for the public offering of securities.

xiv. Purpose and plan for the use of proceeds from the offering:

All proceeds raised from the offering shall be used to repay bank loans and to implement the Project “*Vuon Vua Resort & Villas*” – Phase 2 in Tu Vu Commune, Phu Tho Province, details as follows:

No.	Purpose of use of capital	Expected allocation amount (VND)	Expected capital utilization progress
I	Repayment of bank loans	200,000,000,000	In 2026

II	Implementation of the project “Vuon Vua Resort & Villas” – Phase 2, specifically:	1,736,062,050,000	
1	Construction of technical infrastructure works	149,757,221,512	In 2026
2	Construction of architectural works	1,267,376,994,957	In 2026 – In 2027
3	Investment in upgrading the mineral hot spring technology system, jacuzzi system, and mineral hot spring swimming pool technology system	120,000,000,000	In 2026 – In 2027
4	Investment in procurement of interior equipment for villas and service buildings	90,000,000,000	In 2026 – In 2027
5	Landscaping and green landscape system of the project	16,000,000,000	In 2026 – In 2027
6	Project management costs, consultancy costs, and other related expenses	92,927,833,531	In 2026 – In 2027
Total	I+II	1,936,062,050,000	

() Depending on actual conditions and fluctuations in the market as well as the Company’s actual business situation, the disbursement value and disbursement timeline for the activities specified in the detailed capital utilization plan may be adjusted. The General Meeting of Shareholders authorizes the Board of Directors to proactively adjust the post-issuance capital utilization plan after a successful offering in order to implement the Company’s business activities, thereby minimizing risks and maximizing benefits for shareholders.*

1. PRIVATE PLACEMENT PLAN

1. Number of shares to be issued: **50,000,000** shares
2. Par value of issued shares: VND **500,000,000,000**
3. Offering price: VND **10,000**/share
4. Offering target:
 - ✓ Investor selection criteria: Professional securities investors as defined in Article 11 of the Law on Securities No. 54/2019/QH14 dated November 26, 2019.
 - ✓ Number of investors: Not exceeding 100 investors.
 - ✓ List of offering targets: The General Meeting of Shareholders authorizes the Board of Directors to seek, select, and determine the eligibility of professional securities investors,

and to approve the list of professional investors participating in the private placement, as well as the number of shares allocated to each investor, provided that the total number of investors does not exceed 100.

5. Handling of unsubscribed shares, unpaid shares, and fractional shares:

The General Meeting of Shareholders authorizes the Board of Directors to seek, determine, and select investors to distribute unsubscribed shares, unpaid shares, and fractional shares to one or more qualified investors in accordance with the approved investor selection criteria, at a price not lower than the initial offering price and in compliance with applicable laws. In case the subscription period (including any extension if applicable) expires and there are still unsubscribed shares, such remaining shares shall be cancelled and the Board of Directors shall issue a resolution to terminate the offering.

6. Transfer restriction

Shares issued under this private placement shall be subject to a transfer restriction period of 01 year from the completion date of the offering, except for transfers between professional securities investors, transfers pursuant to legally effective court judgments or arbitral awards, or inheritance in accordance with law.

7. Expected offering time

The General Meeting of Shareholders authorizes the Board of Directors to determine an appropriate time for the offering after receiving approval from the State Securities Commission of Vietnam for the private placement.

8. Ensuring that the share offering complies with regulations regarding foreign ownership ratios

Pursuant to Official Letter No. 4583/UBCK-PTTT dated July 20, 2022 by the State Securities Commission of Vietnam regarding notification of changes in the maximum foreign ownership ratio of Thang Long Investment Group Joint Stock Company, the maximum foreign ownership limit is 49%.

In order to ensure compliance with applicable legal regulations, the General Meeting of Shareholders approves that no shares shall be allocated to foreign investors in this issuance. In the event that investors who have been selected to participate in the share subscription under this offering fail to register to purchase and/or fail to make payment for part or all of the approved number of shares, the remaining shares shall only be allocated to domestic professional securities investors.

9. Plan to cover the funding shortfall expected from the offering for project implementation:

In case the shares are not fully distributed and the amount of capital raised does not reach the expected level, the Board of Directors shall consider mobilizing capital from bank loans, financial institutions; issuing bonds; or seeking other supplementary funding sources to cover the shortfall.

10. Purpose and plan for use of proceeds from the offering:

Total proceeds from the private placement amounting to **VND 500,000,000,000** shall be used by the Company for: supplementing working capital and investing in construction works under the Vuon Vua Resort & Villas project, specifically as follows:

No.	Capital usage purpose/ item	Expected amount of use (VND)	Expected capital utilization progress
I	Supplement working capital	100,000,000,000	
1	Salary, bonus, and allowances for employees	10,000,000,000	In 2026 – In 2027
2	Office rental expenses	3,000,000,000	In 2026 – In 2027
3	Interest payment	20,000,000,000	In 2026 – In 2027
4	Repayment of working capital loans from banks	67,000,000,000	In 2026 – In 2027
II	Investment in construction works under the Ecotourism and Resort & Villas Project, specifically as follows:	400,000,000,000	In 2026 – In 2027
1	Renovation, repair, and upgrading of existing villas that have been constructed and are currently in operation in Phase 1	7,500,000,000	In 2026 – In 2027
2	Renovation, repair, and upgrading of restaurant facilities and service works that have been operated in Phase 1	400,000,000	In 2026 – In 2027
3	Construction of a new high-rise tourism apartment building – Condotel	373,052,380,952	In 2026 – In 2027
4	Project management costs, consultancy costs, and other related expenses	19,047,619,048	In 2026 – In 2027
TOTAL	I+II	500,000,000,000	

() Depending on actual conditions and the Company's actual business situation as well as fluctuations in the market, the General Meeting of Shareholders authorizes the Board of Directors to proactively adjust the post-issuance capital utilization plan after a successful issuance in order to implement the Company's business activities, thereby minimizing risks and maximizing benefits for shareholders.*

2. DEPOSITORY CLEARANCE AND ADDITIONAL LISTING OF ISSUED SHARES

All additional shares issued under the offering shall be registered for depository at the Vietnam Securities Depository and Clearing Corporation (VSDC) and shall be additionally listed and registered for trading on the Hanoi Stock Exchange after the completion of the share offering.

3. AUTHORIZATION

The General Meeting of Shareholders authorizes the Board of Directors to perform the following tasks related to the share issuance:

- Formulate the detailed offering plan; determine appropriate time and carry out necessary procedures to implement the offering plan;
- Proactively prepare and explain the securities issuance dossier to be submitted to the State Securities Commission of Vietnam and other competent authorities. At the same time, proactively adjust the offering plan and related documents in accordance with the actual situation of the Company and/or at the request of the State Securities Commission and other competent authorities;
- Carry out procedures for closing the list of shareholders entitled to exercise rights;
- Select and decide on a consulting organization/securities company (if any) for the issuance;
- Formulate a plan for handling fractional shares (if any) and unsubscribed shares due to shareholders not exercising their subscription rights (if any) in accordance with applicable laws. Select investors, negotiate, and determine conditions and terms, as well as criteria and the list of investors entitled to purchase unsubscribed shares from existing shareholders in the public offering to existing shareholders, at a price not lower than VND **10,000** per share, or to cancel and terminate the offering. The selection of investors shall ensure compliance with the maximum foreign ownership ratio of the Company in accordance with applicable laws;
- Decide on the detailed Plan for using proceeds and proactively adjust the time of disbursement and the purposes of capital use in accordance with the actual situation of the Company;
- Carry out necessary procedures with competent authorities for registration of the share offering, securities depository registration, and additional trading registration of the newly issued shares to increase charter capital;
- Proactively amend the charter capital and revise the Company's Charter in accordance with the new capital structure;
- Carry out procedures for amending the Enterprise Registration Certificate of the Company after completion of the offering in accordance with applicable laws;
- In addition to the above authorization contents, during the implementation of the issuance plan, the General Meeting of Shareholders authorizes the Board of Directors to supplement, revise, complete, or modify the issuance plan as required by competent authorities to ensure that capital mobilization is conducted legally and in compliance with regulations;

- Proactively decide and implement other relevant tasks related to the offerings to ensure successful offering.

Respectfully submit to the General Meeting of Shareholders for consideration and approval.

Respectfully submitted!

Recipients:

- As above;
- Archived: Office.

ON BEHALF OF THE BOARD OF DIRECTORS

CHAIRMAN



Nguyen Phuc Long



No.: 09./2026/TTr-TIG

Hanoi, 21/04/2026

PROPOSAL

Re: Amendment of business lines

To: The Annual General Meeting of Shareholders 2026

- Pursuant to the Law on Enterprises No. 59/2020/QH14 passed by the 14th National Assembly of the Socialist Republic of Vietnam on June 17, 2020, and its amendments and supplements;
- Pursuant to Decision No. 36/2025/QĐ-TTg dated September 29, 2025, promulgating the Vietnamese economic sector classification system;
- Pursuant to the Charter of Thang Long Investment Group Joint Stock Company.

In order to comply with applicable laws and align with the Company's actual business operations, the Board of Directors respectfully submits to the General Meeting of Shareholders for consideration and approval the amendment of certain business lines of the Company and the corresponding amendments to the Company's Charter, as follows:

1. Amendment of the Company's business lines

1.1. Addition of the following business lines:

No.	Name of additional business lines	Business line code
1.	Manufacture of basic chemicals	2011
2.	Manufacture of fertilizers and nitrogen compounds	2012
3.	Manufacture of primary plastics and synthetic rubber	2013
4.	Manufacture of pesticides and other chemical products used in agriculture	2021
5.	Manufacture of paints, varnishes and similar coatings; manufacture of printing inks and putties	2022
6.	Manufacture of cosmetics, perfumes, soaps, detergents, polishing and sanitary preparations	2023
7.	Manufacture of other chemical products not elsewhere classified	2029



8.	Manufacture of man-made fibers	2030
9.	Manufacture of pharmaceuticals, medicinal chemicals and botanical products	2100
10.	Manufacture of rubber inner tubes and tires; retreading and recycling of rubber tires	2211
11.	Manufacture of other rubber products	2219
12.	Manufacture of plastic products	2220
13.	Manufacture of glass and glass products	2310
14.	Manufacture of building materials from clay	2392
15.	Manufacture of other ceramic products	2393
16.	Manufacture of cement, lime and gypsum	2394
17.	Manufacture of concrete and concrete products, cement and gypsum	2395
18.	Cutting, shaping and finishing of stone	2396
19.	Manufacture of precious metals and non-ferrous metals Excluding: production of gold bars	2420
20.	Mechanical processing; metal treatment and coating	2592
21.	Manufacture of knives, hand tools, and general metal hardware.	2593
22.	Manufacture of other metal products not elsewhere classified	2599
23.	Manufacture of solar cells, solar panels, and photovoltaic inverters.	2611
24.	Manufacture of other electronic components	2619
25.	Manufacture of computers and peripheral equipment	2620
26.	Manufacture of fiber optic cables and wires	2731
27.	Manufacture of other electrical and electronic wires and cables	2732
28.	Manufacture of electrical wiring devices	2733
29.	Manufacture of lighting equipment	2740
30.	Manufacture of household electrical appliances	2750
31.	Manufacture of other electrical equipment	2790

32.	Manufacture of engines and turbines (excluding aircraft, automobile, motorcycle, and motorbike engines)	2811
33.	Manufacture of other special-purpose machinery	2829
34.	Repair and maintenance of electronic and optical equipment	3313
35.	Repair and maintenance of electrical equipment	3314
36.	Repair and maintenance of other equipment	3319
37.	Installation of industrial machinery and equipment	3320
38.	Electricity production from renewable energy sources	3512
39.	Production and distribution of steam, hot water, air conditioning and ice production	3530
40.	Water collection, treatment and supply	3600
41.	Drainage and wastewater treatment	3700
42.	Collection of non-hazardous waste	3811
43.	Treatment and disposal of non-hazardous waste	3821
44.	Recycling of scrap materials	3830
45.	Construction of residential buildings	4101
46.	Construction of non-residential buildings	4102
47.	Construction of other public utility works	4229
48.	Demolition	4311
49.	Site preparation	4312
50.	<p>Installation of other building systems</p> <p>Details:</p> <ul style="list-style-type: none"> - Installation of other equipment systems other than electrical systems, water supply and drainage systems, heating and air-conditioning systems, or industrial machinery in buildings and civil engineering works, including the maintenance and repair of such equipment systems; - Installation of equipment systems in buildings and other construction works, including: + Elevators and escalators; 	4329

	+ Rolling doors and automatic doors; + Lightning protection systems; + Dust extraction systems; + Sound systems; + Soundproofing, thermal insulation, and vibration control systems.	
51.	Finishing of construction works	4330
52.	Specialized construction intermediation activities Excluding: non-intermediary specialized construction activities	4340
53.	Other specialized construction activities	4390
54.	Agency, brokerage, and auction of goods Excluding: Auction of goods and assets	4610
55.	Wholesale of agricultural and forestry raw materials (excluding wood, bamboo, and rattan) and live animals	4620
56.	Wholesale of rice, wheat, other cereal products, and flour	4631
57.	Wholesale of tobacco products	4634
58.	Wholesale of textiles, garments, and footwear	4641
59.	Wholesale of beds, wardrobes, tables, chairs and similar furniture for households, offices, and stores; carpets, mattresses and lighting equipment	4642
60.	Wholesale of computers, peripheral equipment, and software Excluding: The exercise of export rights, import rights, and distribution rights for goods on the list of goods for which foreign investors or foreign-invested economic organizations are not permitted to exercise such rights	4651
61.	Wholesale of automobiles and other motor vehicles	4661
62.	Wholesale of parts and accessories for automobiles and other motor vehicles	4662
63.	Wholesale of motorcycles, motorbikes, and their parts and accessories	4663
64.	Wholesale of metals and metal ores	4672

	Excluding: Wholesale of gold and precious metals	
65.	Wholesale of construction materials and other installation equipment Details: - Wholesale of bamboo, rattan, timber, and processed wood; - Wholesale of cement; - Wholesale of bricks, tiles, stone, sand, and gravel; - Wholesale of construction glass; - Wholesale of paints and varnishes; - Wholesale of ceramic tiles and sanitary equipment; - Wholesale of hardware; - Wholesale of other construction materials and installation equipment.	4673
66.	Other specialized wholesale not elsewhere classified	4679
67.	Retail sale in non-specialized stores with food, beverages, tobacco products as the predominant goods	4711
68.	Other non-specialized retail sale	4719
69.	Retail sale of food	4722
70.	Retail sale of beverages	4723
71.	Retail sale of tobacco products	4724
72.	Retail sale of automotive fuel	4730
73.	Retail sale of fabrics, wool, yarn, sewing thread, and other textile goods.	4751
74.	Retail sale of hardware, paints, glass, construction materials and installation equipment Details: - Retail sale of hardware (ironmongery); - Retail sale of paint, colors, and varnish; - Retail sale of construction glass; - Retail sale of cement, bricks, tiles, stone, sand, gravel, steel, and other construction materials;	4752

	<ul style="list-style-type: none"> - Retail sale of wall and floor tiles and sanitary equipment; - Retail sale of other building installation materials. 	
75.	Retail sale of carpets, rugs, mattresses, blankets, curtains, wall and floor coverings	4753
76.	Retail sale of household electrical appliances, beds, wardrobes, tables, chairs and similar furniture, lighting equipment, and other household articles not elsewhere classified	4759
77.	Retail sale of games and toys	4763
78.	Retail sale of garments, footwear, leather and imitation leather goods	4771
79.	Retail sale of other new goods (excluding automobiles, motorcycles, motorbikes, and their parts and accessories).	4773
80.	Retail sale of second-hand goods	4774
81.	Retail intermediation service activities Excluding: Property auction activities	4790
82.	Cargo handling	5224
83.	Other supporting service activities for transportation	5229
84.	Intermediation service activities for freight transport	5231
85.	Intermediation service activities for passenger transport	5232
86.	Hotels and similar accommodation	5510
87.	Other short-term accommodation activities Details: <ul style="list-style-type: none"> - Villas or apartments providing short-term accommodation services; - Guesthouses and motels providing short-term accommodation services; - Boarding houses, rented rooms and similar short-term accommodation establishments. 	5520
88.	Intermediation service activities for accommodation	5530
89.	Other accommodation establishments.	5590

90.	Intermediation service activities for food and beverage <i>Excluding: Activities of online platforms enabling users to order food delivery services</i>	5640
91.	Development of video games, game software, and game software tools	6211
92.	Other computer programming	6219
93.	Other computer and information technology service activities	6290
94.	Information technology infrastructure, data processing, storage and related activities	6310
95.	Financial leasing activities Excluding: credit granting activities. Only conducted when meeting the conditions prescribed by law.	6491
96.	Intermediation services for real estate activities Details: Real estate brokerage; real estate agency; real estate advertising Excluding: Real estate escrow agency activities	6821
97.	Other real estate activities on a fee or contract basis - Activities of consulting and managing residential housing and residential land use rights, including apartments, individual houses, jointly owned housing, and residential land, on a fee or contract basis. - Activities of consulting and managing non-residential buildings and land use rights, including management of non-residential properties such as factories, offices, industrial plants, and land; consultancy related to the sale and lease of non-residential properties on a fee or contract basis. - Activities of real estate rental collection companies. - Other real estate activities not elsewhere classified, on a fee or contract basis. Excluding: Real estate auctions and land use right auctions	6829
98.	Business management consultancy and other management consultancy activities (Excluding legal, financial, tax, auditing, accounting, securities consultancy and other conditional business lines)	7020

99.	Specialized design activities	7410
100	Rental of motor vehicles Details: - Rental of passenger cars (without driver); - Rental of passenger transport vehicles (without driver); - Rental of trucks and trailers (without driver); - Rental of other motor vehicles.	7710
101	Rental of sports and recreational equipment	7721
102	Rental of other personal and household goods	7729
103	Rental of other machinery, equipment and tangible goods without operators	7730
104	Other professional, scientific and technological activities not elsewhere classified	7499
105	Rental of non-financial intangible assets	7740
106	Travel agencies	7911
107	Tour operators	7912
108	General support services	8110
109	General cleaning of buildings	8121
110	Other cleaning activities	8129
111	Landscape service activities	8130
112	Other education support activities	8569
113	Activities of sports clubs	9312
114	Other amusement and recreation activities	9329

1.2. Removal of the following business lines:

No.	Business lines to be removed from the registered list	Business line code
1.	Consultancy, brokerage, auction of real estate and auction of land use rights Details: Real estate consultancy, real estate brokerage, real estate advertising, real estate management (excluding real estate valuation	6820

	services); (Excluding real estate valuation services and real estate auction services); Real estate trading floor services.	
2.	Other professional, scientific and technical activities not elsewhere classified	7490
3.	Education support services	8560
4.	Other amusement and recreation activities not elsewhere classified	9329
5.	Computer programming	6201
6.	Information technology service activities and other services related to computers	6209
7.	Data processing, leasing and related activities (Excluding the provision of information infrastructure for lease) Excluding: Provision of information infrastructure for lease and network information security testing and assessment services	6311
8.	Web portals (Excluding journalism activities) Excluding: public opinion polling	6312
9.	Computer consultancy and computer system administration	6202
10.	Wholesale of metals and metal ores Excluding: wholesale of precious metals and goods on the list of national reserves	4662
11.	Retail sale of automotive fuel in specialized stores Excluding: Retail sale of crude oil and refined petroleum products	4730
12.	Retail sale of other new goods in specialized stores Details: Retail sale of bicycles, including electric bicycles and parts in specialized stores.	4773
13.	Manufacture of electronic components	2610
14.	Manufacture of computers and peripheral equipment	2620
15.	Short-term accommodation services (Excluding bar, karaoke, and nightclub business activities)	5510
16.	Wholesale of computers, peripheral equipment, and software Excluding: The exercise of export rights, import rights, and distribution rights for goods on the List of goods for which foreign investors or	4651

	foreign-invested economic organizations are not permitted to exercise such rights	
17.	Manufacture of non-ferrous metals and precious metals Excluding: production of gold bars	2420
18.	Repair of electrical equipment	3314
19.	Repair of electronic and optical equipment	3313
20.	Wholesale of construction materials and other installation equipment Details: Wholesale of timber, bamboo, rattan; cement; bricks, tiles, stone, sand, gravel; construction glass; paints and varnishes; ceramic tiles and sanitary equipment; hardware; sanitary installation equipment; pipes, connectors and fittings; wallpaper and floor coverings; wholesale of sanitary installation equipment such as pipes, conduits, joints, taps, T-joints, rubber pipes; - Wholesale of hand tools: hammers, saws, screwdrivers and other hand tools.	4663
21.	Wholesale of solid, liquid and gaseous fuels and related products Excluding: Wholesale of crude oil and refined petroleum products	4661
22.	Retail sale of electrical household appliances, beds, wardrobes, tables, chairs and similar furniture, lighting equipment, and other household goods not elsewhere classified in specialized stores Excluding: The exercise of export rights, import rights, and distribution rights for goods on the List of goods for which foreign investors or foreign-invested economic organizations are not permitted to exercise such rights	4759
23.	Management consultancy activities (Excluding legal, financial, tax, auditing, accounting, securities consultancy)	7020
24.	Wholesale of rice, wheat, other cereals and flour Excluding: Wholesale of rice	4631

2. Approval of the authorization to the Board of Directors to carry out necessary procedures at competent state authorities to update the Company's business lines, including but not limited to the following tasks:

- Have full authority to decide on the time of changes to the Company's business lines to ensure compliance with legal regulations;
- Carry out procedures related to the amendment and supplementation of business line codes and business lines at competent state authorities, including the adjustment of detailed contents within the scope of the business line codes and business lines already approved by the General Meeting of Shareholders in this Proposal, as required by competent state authorities;
- Perform other tasks related to the amendment and supplementation of the Company's business line codes and business lines in accordance with the law.

The Board of Directors respectfully submits to the General Meeting of Shareholders for consideration and approval.

Recipients:

- As above;
- Archived: Office, BOD.

ON BEHALF OF THE BOARD OF DIRECTORS

CHAIRMAN



Nguyen Phuc Long



PROPOSAL

Re: Dismissal of members of the Board of Directors and the Board of Supervisors upon expiry of term and election of members of the Board of Directors and the Board of Supervisors for the 2026–2031 term

To: The Annual General Meeting of Shareholders 2026

- Pursuant to the Law on Enterprises No. 59/2020/QH14 passed by the 14th National Assembly of the Socialist Republic of Vietnam on June 17, 2020, and its amendments and supplements;
- Pursuant to the Law on Securities No. 54/2019/QH14 dated November 26, 2019, and its amendments and supplements;
- Pursuant to the Charter of Thang Long Investment Group Joint Stock Company;
- Based on actual conditions.

In accordance with the Company's Charter, the current members of the Board of Directors and the Board of Supervisors for the 2021 - 2026 term will complete their 05-year term at the General Meeting of Shareholders 2026. Accordingly, based on governance requirements, the Board of Directors ("BOD") respectfully submits to the Annual General Meeting of Shareholders 2026 for consideration and approval the dismissal of members of the Board of Directors and the Board of Supervisors due to expiry of term and the election of members of the Board of Directors and the Board of Supervisors for the 2026–2031 term, as follows:

I. Dismissal of members of the Board of Directors and the Board of Supervisors upon expiry of term (2021–2026)

Members of the Board of Directors include:

1. Mr. Nguyen Phuc Long – Chairman of the Board of Directors
2. Mr. Duong Quang Trung – Member of the Board of Directors
3. Mr. Nguyen Viet Viet – Member of the Board of Directors
4. Mr. Ho Ngoc Hai – Member of the Board of Directors
5. Ms. Dao Thi Thanh – Member of the Board of Directors

Members of the Board of Supervisors:

1. Ms. Nguyen Thi Anh Tuyet – Head of the Board of Supervisors
2. Ms. Ho Thi Thu Ha – Member of the Board of Supervisors
3. Mr. Vu Ngoc Anh – Member of the Board of Supervisors

II. Election of members of the Board of Directors and the Board of Supervisors for the 2026 - 2031 term

1. Number of members of the Board of Directors to be elected: 05 members;



2. Number of members of the Board of Supervisors to be elected: 03 members.

Members of the Board of Directors and the Board of Supervisors shall be elected based on the list of valid candidates in accordance with the Election Regulation and in compliance with applicable laws, the Company's Charter, and the Company's Regulations.

Respectfully submitted to the General Meeting of Shareholders for consideration and approval..

Recipients:

- As above;
- Archived: Office, BOD.

ON BEHALF OF THE BOARD OF DIRECTORS



CHAIRMAN

Nguyen Phuc Long



No.: 11 /2026/TTr-TIG

Hanoi, 21.1.09.1. 2026

PROPOSAL

Re: Amendment and supplementation of the Company's Charter

To: The Annual General Meeting of Shareholders 2026

- Pursuant to the Law on Enterprises No. 59/2020/QH14 passed by the 14th National Assembly of the Socialist Republic of Vietnam on June 17, 2020 and documents amending and supplementing a number of articles of the Law on Enterprises;
- Pursuant to the Law on Securities No. 54/2019/QH14 dated November 26, 2019 and its amendments and supplements;
- Pursuant to the Charter of Thang Long Investment Group Joint Stock Company;
- Based on the actual situation.

On the basis of compliance with and conformity to the applicable regulations, as well as meeting the practical requirements of the Company, the Board of Directors of Thang Long Investment Group Joint Stock Company ("TIG") respectfully submits to the Annual General Meeting of Shareholders 2026 for consideration and approval the amendment and supplementation of the Company's Charter with the following contents:

1. To approve the amendment and supplementation of a number of contents of the Company's Charter as approved by the General Meeting of Shareholders in 2025. Detailed contents of the amendments and supplements are attached to this Proposal.
2. The General Meeting of Shareholders authorizes and assigns the Board of Directors to decide on finalizing the contents of the amendments and supplements to the Charter in accordance with legal regulations and requirements of competent state authorities (if any); to notify the competent state authorities and disclose information in accordance with the law.
3. The amended and supplemented Charter of the Company in 2026 shall take effect from the time it is signed and promulgated by the legal representative of Thang Long Investment Group Joint Stock Company.
4. Respectfully submitted to the General Meeting of Shareholders for consideration and approval.

Recipients:

- As above;
- Archived: Office, BOD.

ON BEHALF OF THE BOARD OF DIRECTORS

CHAIRMAN



Nguyen Phuc Long

AMENDMENT AND SUPPLEMENTATION OF THE COMPANY'S CHARTER

No.	Current content of the Charter	Amended and supplemented contents	Reason
1	<p>Article 1. Interpretation of terms</p> <p>In this Charter, the following terms shall be construed as follows:</p> <p>c. "Law on Enterprises" means the Law on Enterprises No. 59/2020/QH14 passed by the National Assembly of the Socialist Republic of Vietnam on June 17, 2020;</p> <p>d. "Law on Securities" means the Law on Securities No. 54/2019/QH14 passed by the National Assembly of Vietnam on November 26, 2019.</p>	<p>Article 1. Interpretation of terms</p> <p>In this Charter, the following terms shall be construed as follows:</p> <p>c. "Law on Enterprises" means the Law on Enterprises No. 59/2020/QH14 passed by the National Assembly of the Socialist Republic of Vietnam on June 17, 2020, and the Law amending and supplementing a number of articles of the Law on Enterprises No. 76/2025/QH15 passed by the National Assembly of the Socialist Republic of Vietnam on June 17, 2025, together with their implementing regulations;</p> <p>d. "Law on Securities" means the Law on Securities No. 54/2019/QH14 passed by the National Assembly of the Socialist Republic of Vietnam on November 26, 2019, together with its amendments, supplements and documents guiding the Law on Securities.</p>	Updated in accordance with applicable laws and current regulations
2	<p>Article 2. Name, legal form, head office, branches, representative offices, business locations and operational duration of the Company.</p> <p>.....</p> <p>3. The registered head office of the Company is :</p> <p>- 8th Floor, Block B, Song Da Building, Pham Hung Street, My Dinh 1 Ward, Nam Tu Liem District, Hanoi City, Vietnam</p> <p>- Tel: (84.24) 35558855</p> <p>- Fax: (84.24) 37672887</p> <p>- Email: info@tig.vn</p> <p>- Website: http://www.tig.vn</p>	<p>Article 2. Name, legal form, head office, branches, representative offices, business locations and operational duration of the Company .</p> <p>.....</p> <p>3. The registered head office of the Company is :</p> <p>- 8th Floor, Block B, Song Da Building, Pham Hung Street, Tu Liem Ward, Hanoi City, Vietnam .</p> <p>- Điện thoại: (84.24) 35558855</p> <p>- Fax: (84.24) 37672887</p> <p>- Email: info@tig.vn</p> <p>- Website: http://www.tig.vn</p>	Updated the registered address due to changes in the two-tier administrative division
3	<p>Article 4. Operational objectives of the Company</p> <p>....</p> <p>The business lines of the Company are as follows :</p>	<p>Article 4. Operational objectives of the Company</p> <p>....</p> <p>The business lines of the Company are detailed in Appendix No. 02 attached to this Charter.</p>	Changed the business lines



APPENDIX 02. BUSINESS LINES OF THE COMPANY

(Attached to the amended and supplemented Charter 2026)

No.	Name of additional business lines	Business line code
1.	Rice cultivation	0111
2.	Growing of corn and other cereal crops	0112
3.	Growing of root and tuber crops	0113
4.	Growing of sugar cane	0114
5.	Growing of tobacco and tobacco products	0115
6.	Growing of fiber crops	0116
7.	Growing of oil-bearing crops	0117
8.	Growing of vegetables, legumes and flowers	0118
9.	Forestry, forest care and propagation of forest tree seedlings	0210
10.	Printing (Limited to packaging printing only)	1811
11.	Service activities related to printing (Limited to packaging printing only)	1812
12.	Manufacture of basic chemicals (Only permitted when business conditions are met)	2011
13.	Manufacture of fertilizers and nitrogen compounds (Only permitted when business conditions are met)	2012
14.	Manufacture of primary plastics and synthetic rubber (Only permitted when business conditions are met)	2013
15.	Manufacture of pesticides and other chemical products used in agriculture (Only permitted when business conditions are met)	2021
16.	Manufacture of paints, varnishes and similar coatings; manufacture of printing inks and putties	2022
17.	Manufacture of cosmetics, perfumes, soaps, detergents, polishing and sanitary preparations	2023
18.	Manufacture of other chemical products not elsewhere classified	2029
19.	Manufacture of man-made fibers	2030
20.	Manufacture of pharmaceuticals, medicinal chemicals and botanical products	2100
21.	Manufacture of rubber inner tubes and tires; retreading and recycling of rubber tires	2211
22.	Manufacture of other rubber products	2219
23.	Manufacture of plastic products	2220
24.	Manufacture of glass and glass products	2310



25.	Manufacture of building materials from clay	2392
26.	Manufacture of other ceramic products	2393
27.	Manufacture of cement, lime and gypsum	2394
28.	Manufacture of concrete and concrete products, cement and gypsum	2395
29.	Cutting, shaping and finishing of stone	2396
30.	Manufacture of basic iron, steel and cast iron	2410
31.	Casting of iron and steel	2431
32.	Casting of non-ferrous metals	2432
33.	Manufacture of precious metals and non-ferrous metals Excluding: Production of gold bars	2420
34.	Manufacture of metal components	2511
35.	Mechanical processing; metal treatment and coating	2592
36.	Manufacture of cutlery, hand tools, and general metal products	2593
37.	Manufacture of other metal products not elsewhere classified	2599
38.	Manufacture of solar cells, solar panels, and photovoltaic inverters	2611
39.	Manufacture of other electronic components	2619
40.	Manufacture of computers and computer peripheral equipment.”	2620
41.	Manufacture of communication equipment	2630
42.	Manufacture of consumer electronics	2640
43.	Manufacture of cables and optical fiber cables	2731
44.	Manufacture of other electrical and electronic wires and cables	2732
45.	Manufacture of wiring devices	2733
46.	Manufacture of lighting equipment	2740
47.	Manufacture of household electrical appliances	2750
48.	Manufacture of other electrical equipment.”	2790
49.	Manufacture of engines and turbines (except aircraft, automobile, motorcycle, and motorbike engines)	2811
50.	Manufacture of other special-purpose machinery Details: - Manufacture of machinery for construction materials production - Manufacture of other special-purpose machinery not elsewhere classified	2829
51.	Manufacture of motorcycles Details: Manufacture of motorcycles, mopeds, or bicycles fitted with an auxiliary motor	3091
52.	Manufacture of jewelry and related articles Excluding: Production of gold bars	3211
53.	Manufacture of imitation jewelry and related articles	3212

54.	Repair and maintenance of electronic and optical equipment	3313
55.	Repair and maintenance of electrical equipment	3314
56.	Repair and maintenance of other equipment	3319
57.	Installation of industrial machinery and equipment	3320
58.	Electricity production from renewable energy sources	3512
59.	Production and distribution of steam, hot water, air conditioning and ice production	3530
60.	Water collection, treatment and supply	3600
61.	Drainage and wastewater treatment	3700
62.	Collection of non-hazardous waste	3811
63.	Treatment and disposal of non-hazardous waste	3821
64.	Recycling of scrap materials	3830
65.	Construction of residential buildings	4101
66.	Construction of non-residential buildings	4102
67.	Construction of railway works	4211
68.	Construction of road works	4212
69.	Construction of electrical works Excluding: Construction and operation of multipurpose hydropower plants and nuclear power plants of significant socio-economic importance	4221
70.	Construction of water supply and drainage works	4222
71.	Construction of telecommunication and communication works	4223
72.	Construction of other public utility works	4229
73.	Construction of hydraulic works Excluding: Construction and operation of multipurpose hydropower plants and nuclear power plants of significant socio-economic importance	4291
74.	Construction of mining works	4292
75.	Construction of processing and manufacturing works	4293
76.	Construction of other civil engineering works Excluding: Construction and operation of multipurpose hydropower plants and nuclear power plants of significant socio-economic importance	4299
77.	Demolition	4311
78.	Site preparation	4312
79.	Installation of electrical system	4321
80.	Installation of water supply, drainage, heating and air-conditioning systems	4322

81.	<p>Installation of other building systems</p> <p>Details:</p> <ul style="list-style-type: none"> - Installation of other equipment systems other than electrical systems, water supply and drainage systems, heating and air-conditioning systems, or industrial machinery in buildings and civil engineering works, including the maintenance and repair of such equipment systems; - Installation of equipment systems in buildings and other construction works, including: <ul style="list-style-type: none"> + Elevators and escalators; + Rolling doors and automatic doors; + Lightning protection systems; + Dust extraction systems; + Sound systems; + Soundproofing, thermal insulation, and vibration control systems. 	4329
82.	Finishing of construction works	4330
83.	<p>Specialized construction intermediation activities</p> <p>Excluding: Non-intermediary specialized construction activities</p>	4340
84.	Other specialized construction activities	4390
85.	<p>Agency, brokerage, and auction of goods</p> <p>Excluding: Auction of goods and assets</p>	4610
86.	Wholesale of agricultural and forestry raw materials (excluding wood, bamboo, and rattan) and live animals	4620
87.	Wholesale of rice, wheat, other cereal products, and flour	4631
88.	<p>Wholesale of food</p> <p>Excluding: The exercise of export rights, import rights, and distribution rights for goods on the List of goods for which foreign investors or foreign-invested economic organizations are not permitted to exercise such rights</p>	4632
89.	<p>Wholesale of beverages</p> <p>Excluding: The exercise of export rights, import rights, and distribution rights for goods on the List of goods for which foreign investors or foreign-invested economic organizations are not permitted to exercise such rights</p>	4633
90.	Wholesale of tobacco products	4634
91.	Wholesale of textiles, garments, and footwear	4641
92.	Wholesale of beds, wardrobes, tables, chairs and similar furniture for households, offices, and stores; carpets, mattresses and lighting equipment	4642
93.	<p>Wholesale of other household goods</p> <p>Details:</p>	4649

	<ul style="list-style-type: none"> - Wholesale of: timber, bamboo, rattan; cement; bricks, tiles, stone, sand, gravel; construction glass; paints and varnishes; ceramic tiles and sanitary equipment; hardware; sanitary installation equipment; pipes, connectors and fittings; wallpaper and floor coverings; - Wholesale of sanitary installation equipment such as: pipes, conduits, joints, taps, T-joints, rubber hoses; - Wholesale of hand tools such as: hammers, saws, screwdrivers and other hand tools. 	
94.	Wholesale of computers, peripheral equipment, and software Excluding: The exercise of export rights, import rights, and distribution rights for goods on the list of goods for which foreign investors or foreign-invested economic organizations are not permitted to exercise such rights	4651
95.	Wholesale of electronic and telecommunications equipment and components	4652
96.	Wholesale of agricultural machinery, equipment and spare parts Excluding: The exercise of export rights, import rights, and distribution rights for goods on the List of goods for which foreign investors or foreign-invested economic organizations are not permitted to exercise such rights	4653
97.	Wholesale of other machinery, equipment and spare parts Details: Wholesale of machinery, equipment and spare parts for mining, construction, medical and measuring purposes; Wholesale of electrical machinery, equipment and electrical materials (including generators, electric motors, electric wires and other equipment used in electrical circuits); Wholesale of other machinery and equipment not elsewhere classified for use in industrial production, commerce, maritime activities and other services. Excluding: The exercise of export rights, import rights, and distribution rights for goods on the List of goods for which foreign investors or foreign-invested economic organizations are not permitted to exercise such rights	4659
98.	Wholesale of automobiles and other motor vehicles	4661
99.	Wholesale of parts and accessories for automobiles and other motor vehicles	4662
100.	Wholesale of motorcycles, motorbikes, and their parts and accessories	4663
101.	Wholesale of metals and metal ores	4672
102.	Wholesale of construction materials and other installation equipment Details:	4673

	<ul style="list-style-type: none"> - Wholesale of bamboo, rattan, timber, and processed wood; - Wholesale of cement; - Wholesale of bricks, tiles, stone, sand, and gravel; - Wholesale of construction glass; - Wholesale of paints and varnishes; - Wholesale of ceramic tiles and sanitary equipment; - Wholesale of hardware; - Wholesale of other construction materials and installation equipment. 	
103.	Other specialized wholesale not elsewhere classified	4679
104.	<p>Non-specialized wholesale</p> <p>Excluding: The exercise of export rights, import rights, and distribution rights for goods on the List of goods for which foreign investors or foreign-invested economic organizations are not permitted to exercise such rights</p>	4690
105.	Retail sale in non-specialized stores with food, beverages, tobacco products as the predominant goods	4711
106.	Other non-specialized retail sale	4719
107.	Retail sale of food	4722
108.	Retail sale of beverages	4723
109.	Retail sale of tobacco products	4724
110.	Retail sale of automotive fuel	4730
111.	Retail sale of fabrics, wool, yarn, sewing thread, and other textile products	4751
112.	<p>Retail sale of hardware, paints, glass, construction materials and installation equipment</p> <p>Details:</p> <ul style="list-style-type: none"> - Retail sale of hardware products - Retail sale of paints, colors, and varnishes - Retail sale of construction glass - Retail sale of cement, building bricks, roofing tiles, stone, sand, gravel, steel, and other construction materials - Retail sale of wall and floor tiles and sanitary equipment - Retail sale of other installation equipment for construction 	4752
113.	Retail sale of carpets, rugs, mattresses, blankets, curtains, wall and floor coverings	4753
114.	Retail sale of household electrical appliances, beds, wardrobes, tables, chairs and similar furniture, lighting equipment, and other household articles not elsewhere classified	4759
115.	Retail sale of games and toys	4763
116.	Retail sale of garments, footwear, leather and imitation leather goods	4771
117.		4773
118.	Retail sale of second-hand goods	4774

119.	Retail intermediation service activities Excluding: Property auction activities	4790
120.	Other passenger land transport	4932
121.	Freight transport by road	4933
122.	Transport via pipelines	4940
123.	Coastal and ocean-going freight transport	5012
124.	Inland waterway freight transport	5022
125.	Warehousing and storage of goods	5210
126.	Cargo handling	5224
127.	Other supporting service activities for transportation	5229
128.	Intermediation service activities for freight transport	5231
129.	Intermediation service activities for passenger transport	5232
130.	Hotels and similar accommodation	5510
131.	Other short-term accommodation activities Details: - Villas or apartments providing short-term accommodation services; - Guesthouses and motels providing short-term accommodation services; - Boarding houses, rented rooms and similar short-term accommodation establishments.	5520
132.	Intermediation service activities for accommodation	5530
133.	Other accommodation establishments.	5590
134.	Restaurants and mobile food service activities (Excluding bar, karaoke lounge and nightclub business activities)	5610
135.	Provision of catering services on an irregular contractual basis with clients	5621
136.	Other food service activities	5629
137.	Beverage serving services (Excluding bar, karaoke lounge and nightclub business activities)	5630
138.	Intermediation service activities for food and beverage Excluding: Activities of online platforms enabling users to order food delivery services	5640
139.	Development of video games, game software, and game software tools	6211
140.	Other computer programming	6219
141.	Other computer and information technology service activities	6290
142.	Information technology infrastructure, data processing, storage and related activities	6310
143.		6491
144.	Real estate business; trading of land use rights owned, used or leased	6810

	Excluding: Investment in the construction of cemetery and graveyard infrastructure for the purpose of transferring land use rights associated with such infrastructure	(Major)
145.	Intermediation services for real estate activities Details: Real estate brokerage; real estate agency; real estate advertising. Excluding: Real estate escrow agency activities	6821
146.	Other real estate activities on a fee or contract basis Detail: <ul style="list-style-type: none"> - Consulting and management of residential housing and residential land use rights, including: apartments, individual houses, jointly owned housing, and residential land, on a fee or contract basis. - Consulting and management of non-residential buildings and land use rights, including: management of non-residential real estate such as factories, offices, plants, and land; consulting related to the purchase, sale, and leasing of non-residential real estate on a fee or contract basis. - Activities of real estate collection companies. - Other real estate activities not elsewhere classified on a fee or contract basis. Excluding: Real estate auctions and land use right auctions	6829
147.	Business management consultancy and other management consultancy activities (Excluding legal, financial, tax, auditing, accounting, securities consultancy and other conditional business lines)	7020
148.	Architectural activities and related technical consultancy Details: Consultancy on preparation of bidding documents (Excluding determination of bid package prices and construction contract prices); Construction investment project management; Consultancy on formulation of construction investment projects; Design of works: civil, industrial, technical infrastructure and transport works; Design of water supply and drainage systems; Architectural design; Interior and exterior design of works; Supervision of construction and completion of civil and industrial works; Supervision of installation of building equipment and technological equipment for water supply and drainage systems of construction works; Appraisal of designs for civil and industrial works.	7110
149.	Advertising Excluding: activities prohibited by the State	7310
150.	Market research and public opinion polling Details: Market research	7320

	(Excluding investigation and information services prohibited by the State)	
151.	Specialized design activities	7410
152.	Rental of motor vehicles Details: - Rental of passenger cars (without driver); - Rental of passenger transport vehicles (without driver); - Rental of trucks and trailers (without driver); - Rental of other motor vehicles.	7710
153.	Rental of sports and recreational equipment	7721
154.	Rental of other personal and household goods	7729
155.	Rental of other machinery, equipment and tangible goods without operators	7730
156.	Other professional, scientific and technological activities not elsewhere classified	7499
157.	Rental of non-financial intangible assets	7740
158.	Travel agencies	7911
159.	Tour operators	7912
160.	General support services	8110
161.	General cleaning of buildings	8121
162.	Other cleaning activities	8129
163.	Landscape service activities	8130
164.	Organization of trade promotion and commercial introduction activities	8230
165.	Other business support service activities not elsewhere classified Details: Import and export of goods traded by the Company Entrusted import and export services Excluding: The exercise of export rights, import rights, and distribution rights for goods on the List of goods for which foreign investors or foreign-invested economic organizations are not permitted to exercise such rights	8299
166.	Sports and recreation education (Operating only upon obtaining approval from competent state authorities)	8551
167.	Cultural and arts education (Operating only upon obtaining approval from competent state authorities)	8552
168.	Other education not elsewhere classified	8559

	Training of human resources for the software industry and telecommunications hardware (Operating only upon obtaining approval from competent state authorities);	
169.	Other education support activities	8569
170.	Operation of sports facilities	9311
171.	Activities of sports clubs	9312
172.	Other sports activities	9319
173.	Operation of amusement parks and theme parks	9321
174.	Other amusement and recreation activities	9329



No.: 12./2026/TTr-TIG

Hanoi, 21/04/2026

PROPOSAL

**Re: Approval of contracts and transactions with related parties of the Company and
the investment and business operation policies for 2026**

To: The Annual General Meeting of Shareholders 2026

- Pursuant to the Law on Enterprises No. 59/2020/QH14 adopted by the 14th National Assembly of the Socialist Republic of Vietnam on June 17, 2020, and its amendments and supplements;
- Pursuant to the Law on Securities No. 54/2019/QH14 adopted by the 14th National Assembly of the Socialist Republic of Vietnam on November 26, 2019, and its amendments and supplements;
- Pursuant to the Charter of Thang Long Investment Group Joint Stock Company.

The Board of Directors respectfully submits to the Annual General Meeting of Shareholders 2026 for approval the contracts and transactions with related parties and the investment and business operation policies for 2026, specifically as follows:

1. Approval of contracts and transactions with related parties of the Company

In order to ensure transparency in the Company's business operations and compliance with legal regulations governing transactions between the Company and its related parties, the Board of Directors respectfully submits to the General Meeting of Shareholders for approval of transactions falling under the approval authority of the General Meeting of Shareholders, including:

1.1. Approval of the policy for entering into contracts and transactions of Thang Long Investment Group Joint Stock Company with a value equal to or greater than 35%, or transactions resulting in the total value of transactions arising within 12 (twelve) months from the date of the first transaction reaching 35% or more of the total assets of the Company as recorded in the most recent disclosed Financial Statements.

- a. Transaction counterparties: Subsidiaries, associates, and other related parties of the Company as determined in accordance with applicable regulations at the time such transactions arise.
- b. Main contents of contracts and transactions include:
 - Sale and purchase contracts;
 - Borrowing/lending, loan guarantees, pledges, and other security measures in accordance with the law (excluding transactions involving loans or guarantees provided to shareholders and their related persons which the Company is prohibited from conducting under applicable laws);
 - Lease/lease-out of assets; purchase and sale of products, materials, construction equipment, and household electrical appliances;

- Service contracts/provision of services;
 - Construction contracts, subcontracting, subcontracts, consortium bidding, and business cooperation agreements;
 - Cost-sharing transactions; whereby shared costs include, but are not limited to, information technology service costs, management costs, other service costs, and actual operating expenses, consistent with market prices and allocated based on agreements among the aforementioned companies on principles of transparency, equality, reasonableness, conformity with market practices, and compliance with legal regulations;
 - Other civil and commercial contracts.
- c. Transaction value: Based on prices at each specific time and for each specific contract, ensuring the interests of the Company.

1.2. Approval of loan, lending, and asset sale contracts and transactions with a value exceeding 10% of the total assets of the Company as recorded in the most recent Financial Statements between the Company and a shareholder/group of shareholders holding 51% or more of the total voting shares, or their related persons.

Transaction value: Based on prices at each specific time and for each specific contract, ensuring the interests of the Company.

1.3. Approval of granting loans or providing guarantees to members of the Board of Directors, members of the Supervisory Board, the General Director, other managers who are not shareholders, and their related individuals and organizations.

Transaction value: Based on prices at each specific time and for each specific contract, ensuring the interests of the Company.

1.4. Effective period: Applicable to contracts and transactions arising from the date of the Annual General Meeting of Shareholders 2026 up to the date prior to the Annual General Meeting of Shareholders 2027.

1.5. Assignment and authorization: The General Meeting of Shareholders assigns and authorizes the Board of Directors to decide on detailed contents of each transaction and contract; to execute and implement the aforementioned contracts and transactions in compliance with applicable laws, the Company's Charter, and internal regulations. The Board of Directors is further authorized to delegate part of these duties to the Board of General Directors. The Board of Directors shall be responsible for reporting the total value of transactions executed in 2026 to the General Meeting of Shareholders at the nearest meeting.

2. Approval of the investment and business operation policies for 2026

The General Meeting of Shareholders approves the assignment and authorization to the Board of Directors to decide on investments and to execute contracts and transactions within the authority of the General Meeting of Shareholders in accordance with the law and the Company's Charter, including but not limited to the following:



- Continuing to implement ongoing transactions and seeking new investment and business opportunities to generate profits for the Company and its shareholders through the execution of relevant contracts and transactions.
 - Proactively selecting investment forms (such as capital contribution, share acquisition, joint ventures/consortia, etc.) or other business options such as transferring shares owned by the Company or selling the Company's assets to ensure the fulfillment of the business plan 2026.
 - Approving plans for divestment from subsidiaries and associates to recover investment capital for key projects;
 - Approving short-term and long-term loan transactions with customers/strategic partners on an unsecured basis, without collateral;
 - Approving entrusted investment transactions for the transfer of land use rights serving project development purposes; advancing construction payments to contractors that are subsidiaries on an unsecured basis without requiring collateral or guarantees from financial institutions, banks, or individuals.
 - Deciding the value and time of execution of specific contracts and transactions at each time, ensuring the interests of the Company and compliance with legal regulations. The value of each transaction shall be determined by the Board of Directors.
 - Deciding on specific terms and conditions of contracts, transactions, agreements, and related documents, including amendments, supplements, termination, or replacement of such contracts and transactions (if any).
 - Executing and implementing contracts, transactions, and related documents, including amendments, supplements, termination, or replacement of such contracts and transactions (if any).
 - During the implementation process, the Board of Directors shall have the authority to decide on matters within the scope of its assigned duties and may delegate or assign responsibilities to the Chairman of the Board of Directors, the General Director, and relevant units or individuals within the Company to carry out the aforementioned tasks. The Board of Directors shall also be responsible for reporting to the nearest General Meeting of Shareholders on the contracts and transactions it has approved.
- The Board of Directors respectfully submits to the General Meeting of Shareholders for consideration and approval!

Recipients:

- As above;
- Archived: Office, BOD.

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



Nguyen Phuc Long