PHAT DAT REAL ESTATE DEVELOPMENT CORPORATION

SOCIALIST REPUBLIC OF VIETNAM

Independence – Freedom – Happiness

HCMC, 1st October 2020

No.: 510/2020/PĐ-TC

"Re: Information disclosure about the results of the Second Bond issuance in 2020"

<u>To</u>: – HA NOI STOCK EXCHANGE

Cc: - THE STATE SECURITIES COMMISSION

- HO CHI MINH STOCK EXCHANGE

Pursuant to Circular No. 77/2020/TT-BTC dated 14th August 2020 of the Ministry of Finance guiding on the content of Decree No. 81/2020/ND-CP dated 9th July 2020 of the Government on the amendments and supplements to Decree 163/2018/ND-CP dated 14th December 2015 of the Government on corporate bond issuance, Phat Dat Real Estate Development Corporation would like to submit the information about the results of the Bond issuance on 2nd July 2020 as follows:

1. The Enterprise Information:

- Organization name: PHAT DAT REAL ESTATE DEVELOPMENT CORPORATION
- Abbreviated name: Phat Dat Corporation.
- Business Registration Certificate No.: 0303493756 issued the first time by the HCM City Department of Planning and Investment on 13th September 2004, with supplements and amendments from time to time.
- Type of business: listed company.
- Primary business: real estate.
- Head office: 8th 9th Floors, Tower B, Viettel Complex Building, 285 Cach Mang Thang Tam Street,
 Ward 12, District 10, HCMC.
- Telephone: (028) 2226 6868 Fax: (028) 2226 8686

2. Conditions and terms of the Bonds:

- Bond name: Bonds of Phat Dat Real Estate Development Corporation
- Total issue value: 300,000,000,000 VND (*Three hundred billion VND*)
- Bond term: 01 (one) year
- Par value: 100,000,000 VND (One hundred million VND) per Bond
- Issue date: 2nd July 2020
- Maturity date: 2nd July 2021

3. Method of principal and interest payments:

- Bond interests will be paid per interest term once in three months, starting from the issue date to maturity date, and periodically on due dates.
- Except for bond redemption before maturity in accordance with the Bonds' Terms and Conditions, principal shall be paid in one lump sum at par value on the maturity date.

4. Rights of Bondholders:

- To receive full and timely payments of bond principal and interests on due dates; to exercise other associated rights under terms and conditions of the issued bonds.
- To use the bonds to transfer, give, donate, discount or leave as inheritance; to use the bonds as collaterals
 in civil and commercial transactions in accordance with provisions of the laws.

5. Method of exercising rights: none

6. Commitment to guarantee:

- Type of collaterals: all bonds are secured with assets of Third Party.
- Collaterals: Shares of Phat Dat Real Estate Development Corporation (PDR)
 - + Quantity: 25,000,000 (Twenty-five million) PDR shares
 - + Par value: 10,000 VND (Ten thousand dongs) per Share

Shares of Phat Dat Real Estate Development Corporation (PDR) are listed on Ho Chi Minh Stock Exchange, so the value of PDR shares as collaterals is calculated based on PDR's closing price and is executed by the Collateral Management Agent.

7. Redemption of bonds before maturity

Except for the case of forced redemption before maturity due to violations of commitments/obligations/conditions/agreements in accordance with the Bonds' Terms and Conditions, the Bonds shall be due in one lump sum on the Maturity Date.

8. Related Parties

Consultants, Issuing Agents, Registrar And Transfer Agents, Bondholder Representatives, Collateral Management Agents

Hai Phong Securities Joint Stock Company

Head office
 No. 24, Cu Chinh Lan Street, Minh Khai Ward, Hong Bang District,

Hai Phong City

HCM Branch
 No. 328, Vo Van Kiet Street, Co Giang Ward, District 1, HCMC

Telephone : +(0255) 3842 335
 Fax : +(0255) 3842 335

PHAT DAT REAL ESTATE DEVELOPMENT CORPORATION CHAIRMAN OF THE BOARD OF DIRECTORS

Recipients:

- As stated above (Signed and sealed)

- Company archives

NGUYEN VAN DAT