

EXTRAORDINARY INFORMATION DISCLOSURE

To: - **HO CHI MINH STOCK EXCHANGE (HOSE).**

1. Organization name: **PHAT DAT REAL ESTATE DEVELOPMENT CORPORATION (“PHAT DAT CORPORATION”)**
 - Stock code: PDR
 - 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
 - Email: info@phatdat.com.vn
2. Content of information disclosure:

Approving the use of assets that are all shares of shareholders and land use rights, house ownership and other properties attached to the land No. BK622340 with the certificated No. CT03360 issued by the Department of Natural Resources and Environment of Ba Ria - Vung Tau Province on 8th October 2012 of Quang Hai Tourism JSC (BRC No. 3501697852, formerly known as Quang Hai Tourism Company Limited) - a related party of Mr. Nguyen Van Dat – BOD Chairman and Mr. Nguyen Tan Danh – BOD Vice Chairman, as collateral to secure obligations of Phat Dat Corporation with third parties related to the Second Bond Issuances in 2021 (bond code PDRH2123002).

Approving contracts and transactions between Phat Dat Corporation and the related party, Quang Hai Tourism JSC (BRC No. 3501697852, formerly known as Quang Hai Tourism Company Limited), and shareholders of Quang Hai Tourism JSC, including but not limited to pledge/mortgage contracts, supplements to collateral management agreements or appendices, if any, to implement the above content.

3. This information was published on the Company’s website on 17th November 2022 at <https://www.phatdat.com.vn/thong-bao-co-dong/>.

We hereby declare that the abovementioned information is true and correct, and we shall be legally responsible for the information disclosed.

Attachments:

- Resolution of the BOD No. 44/2022/QD-HDQT dated 17th November 2022

Recipients:

- As stated above,
- Company archives.

**Representative of the Organization
PERSON AUTHORIZED TO DISCLOSE INFORMATION
VICE CHAIRWOMAN OF THE BOD**

(Signed and stamped)

TRAN THI HUONG

RESOLUTION OF THE BOARD OF DIRECTORS

“Re: Approving the use of assets of a related party to secure the Company's obligations”

THE BOARD OF DIRECTORS

PHAT DAT REAL ESTATE DEVELOPMENT CORPORATION

Pursuant to:

- *The Law on Enterprises No. 59/2020/QH14 dated 17th June 2020;*
- *The Charter of Phat Dat Real Estate Development Corporation (“Phat Dat Corporation”);*
- *Meeting minutes of the Board of Directors (“BOD”) of the Company.*

RESOLVED

Article 1: To approve the use of assets that are all shares of shareholders and land use rights, house ownership and other properties attached to the land No. BK622340 with the certificated No. CT03360 issued by the Department of Natural Resources and Environment of Ba Ria - Vung Tau Province on 8th October 2012 of Quang Hai Tourism JSC (BRC No. 3501697852, formerly known as Quang Hai Tourism Company Limited) - a related party of Mr. Nguyen Van Dat – BOD Chairman and Mr. Nguyen Tan Danh – BOD Vice Chairman, as collateral to secure obligations of Phat Dat Corporation with third parties related to the Second Bond Issuances in 2021 (bond code PDRH2123002).

Article 2: To approve contracts and transactions between Phat Dat Corporation and the related party, Quang Hai Tourism JSC (BRC No. 3501697852, formerly known as Quang Hai Tourism Company Limited), and shareholders of Quang Hai Tourism JSC, including but not limited to pledge/mortgage contracts, supplements to collateral management agreements or appendices, if any, to implement the above content.

Article 3: To assign Mr. Nguyen Van Dat – BOD Chairman and Legal representative of Phat Dat Corporation (or a representative authorized by Chairman Nguyen Van Dat), based on actual situations, to decide agreement content, terms and conditions and sign transaction documents with relevant parties to implement the contents approved by the BOD in this Resolution in accordance with the laws.

Article 4: Members of the Board of Directors, the Board of Management and related parties of the Phat Dat Real Estate Development Corporation are responsible for implementing this Resolution.

This Resolution takes effect from the date of signing.

Recipients:

- *As stated in Article 4;*
- *Company archives.*

ON BEHALF OF THE BOARD OF DIRECTORS CHAIRMAN OF THE BOD

(Signed and stamped)

NGUYEN VAN DAT

[NOTICE: This document is a translation of the Vietnamese language original for convenience purposes only, and in the event of any discrepancy, the Vietnamese language original shall prevail.]