



40 INVESTMENT AND CONSTRUCTION JSC

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DOCUMENTS

THE 3rd EXTRAORDINARY GENERAL MEETING



October /2025



40 INVESTMENT AND CONSTRUCTION JSC

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AGENDA

3rd EXTRAORDINARY GENERAL MEETING OF SHAREHOLDERS 2025

(Starting at 08h30 on Wednesday, day 15 month October, year 2025)

Time	Content (*)
08h30 – 09h00	<ul style="list-style-type: none">- Welcoming delegates and shareholders;- Checking the eligibility of delegates, distributing voting cards, voting ballots, and Meeting documents.
09h00– 09h20	<ul style="list-style-type: none">- Reporting on the eligibility check of delegates attending the Congress;- Declaring the reason;- Introducing and approving the Presidium.
09h20– 09h50	<ul style="list-style-type: none">- The Chairperson appoints the Secretariat;- Approving the Ballot Counting Committee;- Approving the Meeting Agenda;- Approving the Working Regulations.
09h50– 10h10	<p>Agenda of the General Meeting:</p> <ul style="list-style-type: none">• Cancellation of the private placement under the capital increase plan in Submission No. 3007.2/TTr-HĐQT/PHRL, which was approved by the 2025 Extraordinary General Meeting of Shareholders pursuant to Resolution No. 30072025/NQ-ĐHĐCĐ/L40 dated July 30, 2025.• Approval of Submission No. 2509.1/TTr/ĐHĐCĐ-BT3 dated December 25, 2025 on Reduction of L40's ownership ratio in Ha My Complex Joint Stock Company.• Approval of Submission No. 2509.2/TTr/ĐHĐCĐ-BT3 dated December 25, 2025 on the investment in acquiring shares of Cong Kin Construction Investment Joint Stock Company.• Approval of an advance cash dividend payment for 2025 at a rate of 5%.• Approval of Submission No. 2509.3/TTr-PHTCT/ĐHĐCĐ-BT3 dated December 25, 2025 on the advance stock dividend payment at a ratio of 1:1.• Approval of Submission No. 2509.4/TTr/ĐHĐCĐ-BT3 dated December 25, 2025 on the relocation of the Company's head office.• Approval of Submission No. 0310.1/TTr/ĐHĐCĐ-BT3 dated October 03, 2025 on the dismissal of members of the Board of Directors for the 2021–2025 term.• Approval of Submission No. 0310.2/TTr/ĐHĐCĐ-BT3 dated October 03, 2025 on the election of additional members of the Board of Directors for the 2021–2025 term.• Approval of Submission No. 0310.3/TTr/ĐHĐCĐ-BT3 dated October 03, 2025 on the dismissal of members of the Board of Supervisors for the 2021–2025 term.





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Time	Content (*)
	<ul style="list-style-type: none">• Approval of Submission No. 0310.4/TTr/DHDCĐ-BT3 dated October 03, 2025 on the election of additional members of the Board of Supervisors for the 2021–2025 term.• Approval of Submission No. 0310.5/TTr/DHDCĐ-BT3 dated October 03, 2025 regarding the authorization for the Board of Directors to select the auditing firm for the Q3/2025 Financial Statements.• Approval of the Submission No. 0310.6/TTr/DHDCĐ-BT3 dated October 03, 2025 regarding the approval of the business cooperation contract with An Duong Construction, Trading and Service Company Limited.• Other matters (if any).
10h10– 10h40	Discussion and Voting on the Submissions: <ul style="list-style-type: none">- The General Meeting holds a discussion;- The Chairing Panel guides the voting process;- The General Meeting proceeds to vote on the proposal.
10h40– 11h00	Vote Counting Committee activities: <ul style="list-style-type: none">- Count the votes on the matters presented in the proposal;- Announce the voting results on the matters at the General Meeting. Election section: <ul style="list-style-type: none">- The Congress conducts the election.
11h00– 11h20	The Congress takes a break and the vote counting committee is working: <ul style="list-style-type: none">- Election vote counting- Announcing the election results at the Congress.
11h20– 11h40	<ul style="list-style-type: none">- The Secretary reads and the General Meeting votes to approve the draft Minutes and Resolution of the Extraordinary General Meeting of Shareholders;- The Chairman declares the closing of the Meeting.

(*) The program and documents of the 2025 AGM are posted, updated, and adjusted (if any) by the Company on the website: <https://l40.vn/quan-he-co-dong/thong-tin-dn-cong-bo/> from 24 December, 2025 and sent in print to the Shareholders when attending the Congress.



ORGANIZING COMMITTEE

DO TAN WONG



40 INVESTMENT AND CONSTRUCTION JSC

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WORKING REGULATION

3rd EXTRAORDINARY GENERAL MEETING OF SHAREHOLDERS

40 INVESTMENT AND CONSTRUCTION JOINT STOCK COMPANY

Pursuant to:

- *The Law on Enterprises No. 59/2020/QH14 was passed by the National Assembly of the Socialist Republic of Vietnam on June 17, 2020;*
- *The Law on Securities No. 54/2019/QH14 was passed by the National Assembly of the Socialist Republic of Vietnam on November 26, 2019 and the accompanying sub-law documents;*
- *Decree 155/2020/ND-CP detailing the implementation of a number of articles of the Law on Securities passed on December 31, 2020;*
- *Charter on organization and operation of 40 Investment and Construction Joint Stock Company;*
- *Internal regulations on corporate governance of 40 Investment and Construction Joint Stock Company.*

In order to ensure the success of the 3rd Extraordinary General Meeting of Shareholders of 40 Investment and Construction Joint Stock Company, the Board of Directors develops regulations, working principles, behaviors, and voting in the General Meeting for the General Meeting of Shareholders to approve as follows:

1. PURPOSE

- Ensure the order, principles of conduct, and voting at the Annual General Meeting of Shareholders of 40 Investment and Construction Joint Stock Company take place in accordance with regulations and are successful.
- The Resolutions of the General Meeting of Shareholders reflect the unified will of the General Meeting of Shareholders, meeting the aspirations and rights of shareholders and in accordance with the law.

2. SUBJECTS AND SCOPE

- Subjects of application: All shareholders, representatives (authorized persons) of shareholders owning shares of 40 Investment and Construction Joint Stock Company and guests attending the 3rd Extraordinary General Meeting of Shareholders of 40 Investment and Construction Joint Stock Company must comply with the regulations in this Regulation, the Company's Charter and current regulations of law.
- Scope of application: This Regulation is used for organizing the 3rd Extraordinary General Meeting of Shareholders of 40 Investment and Construction Joint Stock Company.

3. EXPLANATION OF TERMS/ABBREVIATIONS

- | | | |
|-----------|---|--|
| - Company | : | 40 Investment and Construction Joint Stock Company |
|-----------|---|--|



- | | | |
|------------|---|---|
| - BOD | : | Board of Directors |
| - BOS | : | Board of Supervisors |
| - GMS | : | General Meeting of Shareholders |
| - Delegate | : | Shareholder, representative (authorized person) |
| - AGM | : | Meeting of the General Meeting of Shareholders |

4. REGULATION CONTENT

4.1 Conditions for conducting the General Meeting of Shareholders

- The AGM shall be conducted when the number of delegates attending the meeting represents over 50% of the total voting shares.

If there is not enough delegates within thirty (30) minutes from the scheduled opening time of the congress, the meeting convener shall cancel the meeting.

- If the first meeting does not have sufficient conditions to proceed as prescribed in Clause 1, Article 19 of the Company's Charter, the notice of the second meeting shall be sent within 30 days from the date of the intended first meeting. The second AGM shall be conducted when the number of shareholders attending the meeting represents from 33% of the total voting shares or more.
- If the second meeting does not have sufficient conditions to proceed as prescribed in Clause 2, Article 19 of the Company's Charter, the notice of the third meeting shall be sent within 20 days from the date of the intended second meeting. The third AGM shall be conducted regardless of the total number of voting shares of the attending shareholders. The General Meeting has the right to decide on all issues expected to be approved at the first General Meeting of Shareholders.

4.2 Conditions for shareholders to attend the AGM

All voting shareholders of the Company whose names are on the list finalized on December 19, 2025 are entitled to attend the AGM; they may attend directly or authorize their representatives to attend. If there is more than one authorized representative as prescribed by law, the specific number of shares of each representative must be specified.

4.3 Guests at the AGM

- These are the management titles of the Company, guests, and members of the Organizing Committee who are not shareholders of the Company but are invited to attend the General Meeting.
- Guests do not participate in speaking at the AGM (unless invited by the Chairman of the General Meeting, or registered in advance with the General Meeting Organizing Committee and approved by the Chairman of the General Meeting).

4.4 Delegates attending the AGM must comply with the following regulations

- Be on time, dress politely and formally, comply with security checks (if any), and provide personal papers, etc., as required by the Organizing Committee of the AGM.
- Receive documents and papers for the AGM at the reception desk in front of the Meeting hall.
- Late delegates have the right to register immediately and then have the right to participate and

vote immediately at the AGM. The Chairman is not responsible for stopping the AGM to allow late delegates to register to attend; the voting results of issues that have been voted on before that delegate attends will not be affected.

- Set the phone to vibrate or turn it off, and go outside to talk when needed.
- Do not smoke, keep order in the General Meeting room.
- Comply with the regulations of the Organizing Committee and the Chairman of the General Meeting.
- If a delegate fails to comply with the regulations on inspection or the above measures and regulations, the Chairman, after careful consideration, may refuse or expel the delegate from the venue of the General Meeting to ensure that the General Meeting takes place normally according to the plan.

4.5 Chairman and Presidium

- The presidium consists of the Chairman and members.
- The Chairman of the Board of Directors shall act as the Chairman of AGM or authorize another member of the Board of Directors to act as the Chairman of the AGM convened by the Board of Directors;
- If the Chairman is absent or temporarily incapacitated, the remaining members of the Board of Directors shall elect one of them to be the Chairman of the meeting by a majority vote. If a Chairman cannot be elected, the Head of the BOS shall manage the AGM to elect a Chairman from among the attendees, and the person with the highest number of votes shall be the Chairman of the meeting;
- In other cases, the person who signs the notice convening the AGM will manage the General Meeting of Shareholders to elect the Chairman of the meeting, and the person with the highest number of votes will be appointed as the Chairman of the meeting.
- The Chairman has the right to take necessary measures to conduct the meeting in a reasonable, orderly manner, in accordance with the approved program, and reflecting the wishes of the majority of attendees.
 - Arrange seating at the meeting location of the General Meeting of Shareholders;
 - Ensure the safety of everyone present at the meeting locations;
 - Create conditions for shareholders to attend (or continue to attend) the general meeting. The convener of the AGM has full authority to change the above measures and apply all necessary measures. The measures applied may be the issuance of admission tickets or the use of other forms of selection.
- The chairperson has the right to postpone the AGM that has a sufficient number of registered attendees for a maximum of 03 working days from the date the meeting is scheduled to open and may only postpone the meeting or change the meeting location in the following cases:
 - The meeting location does not have enough convenient seating for all attendees;
 - The means of communication at the meeting location do not ensure that attending shareholders can participate, discuss, and vote;

- Attendees obstruct, disrupt order, posing a risk that the meeting cannot be conducted fairly and legally.
- Duties of the Presidium:
 - Managing the activities of the Company's General Meeting of Shareholders according to the expected agenda of the Board of Directors approved by the General Meeting of Shareholders;
 - Guiding delegates and the General Meeting in discussing the contents of the agenda;
 - Presenting drafts and conclusions on necessary issues for the General Meeting to vote on;
 - Answering questions raised by the General Meeting;
 - Resolving issues arising during the AGM.
- Working principles of the Presidium: The Presidium works on the principle of collectivity, democratic centralism, and decision-making by majority vote.

4.6 Secretary of the AGM

- The chairperson appoints one or more persons to be the Secretary of the meeting.
- Duties and powers:
 - Fully and truthfully recording the content of the AGM;
 - Receiving registration forms for delegates to speak;
 - Preparing the meeting minutes and drafting the Resolution of the AGM of Shareholders;
 - Assisting the Chairperson in disclosing information related to the AGM of Shareholders and notifying the Shareholders in accordance with the law and the Company's Charter.
 - Other tasks as required by the Chairperson.

4.7 Vote Counting Board

- The GMS elects one or more persons to the Vote Counting Board as proposed by the Chairperson of the meeting.
- Duties of the Vote Counting Board:
 - Disseminating principles, regulations, and instructions on how to vote and elect;
 - Reviewing and reporting to the GMS cases of violations of voting and election regulations or complaints about voting and election results;
 - Counting and recording votes, ballots, preparing vote counting minutes, announcing results; transferring the minutes to the Chairperson.

4.8 Delegate Eligibility Verification Committee

- The Delegate Eligibility Verification Committee of the AGM consists of 03 people, including 01 Head and 02 members.
- Duties of the Delegate Eligibility Verification Committee:
 - Checking the eligibility and status of shareholders and shareholder representatives

attending the meeting.

- The Head of the Delegate Eligibility Verification Committee reports to the GMS on the status of shareholders attending the meeting. If the meeting has a sufficient number of shareholders and authorized representatives entitled to attend representing over 50% of the total voting shares, the Company's AGM can be organized and conducted.

4.9 Speaking at the AGM

- Delegates attending the AGM who wish to speak must obtain the consent of the Chairperson of the AGM. Delegates should speak briefly and focus on the key contents to be discussed, in accordance with the agenda approved by the GMS, or submit written comments to the Secretary of the AGM for compilation and reporting to the Chairperson.
- The Chairman of the Congress will arrange for delegates to speak in the order of registration, and at the same time answer shareholders' questions at the Congress or record answers in writing later.

4.10 Voting on issues at the Congress

4.10.1 Principle

- All issues in the agenda and meeting content of the Congress must be discussed and voted on publicly by the GMS.
- Voting cards and ballots are printed, sealed with a hanging seal by the Company, and sent directly to delegates at the congress (enclosed with the documents for attending the GMS). The voting card and ballot clearly state the delegate's code, full name, number of owned shares, and the number of shares authorized to be voted.
- The Chairman proposes voting methods for each issue in the agenda for the Congress to approve.
- The voting method is as follows:
 - Voting by raising Voting Cards: this method is used to approve issues such as: Personnel of the Presidium; Personnel of the Vote Counting Committee; Congress agenda; Rules of procedure at the Congress; Regulations on nomination, candidacy, and election of additional members of the Board of Directors and the Supervisory Board for the term 2021-2025; approval of the Congress Minutes, Congress Resolutions, and other contents at the Congress (if any):
 - Voting by filling in Ballots: this method is used to approve issues: Reports, Submissions at the congress and other contents under the authority of the GMS (if any).

4.10.2 Voting method

- All contents in the GMS meeting agenda must be approved by taking opinions from all shareholders, authorized representatives of shareholders attending by Voting Cards/Ballots or Election Ballots according to the number of owned or represented shares.

- The company makes efforts to record the opinions and votes of shareholders through the submission of voting ballots to the General Meeting of Shareholders via mail, fax, email, and/or direct voting at the meeting. Shareholders are assured that voting by submitting ballots to the meeting via mail, fax, email (collectively referred to as "Remote Voting") holds the same validity as voting directly at the meeting.
- Voting order for each content presented to the Congress:
 - Agree with the content just presented;
 - Disagree with the content just presented;
 - No opinion on the content just presented.
- Delegates vote to Agree, Disagree, or Abstain on an issue put to a vote at the Congress by raising their Voting Cards or filling in the options on the Ballots corresponding to the contents to be voted on as prescribed in Section 4.10.1.
- When voting by raising Voting Cards, the front of the Voting Card must be raised towards the Presidium. If a delegate does not raise the Voting Card in all three votes of Agree, Disagree, or Abstain on an issue, it is considered as agreeing with that issue. If a delegate raises the Voting Card more than one (01) time when voting Agree, Disagree, or Abstain on an issue, it is considered an invalid vote. According to the voting method by raising Voting Cards, the Member of the Delegate Qualification Verification Committee/Vote Counting Committee marks the delegate code and the corresponding number of votes of each shareholder who Agrees, Disagrees, Abstains, and Invalid votes.
- When voting by filling in the Voting Ballot, for each content item, the delegate selects one of the three options "Approve", "Disapprove", "No opinion" pre-printed on the Voting Ballot by marking "X" in the box of their choice. After completing all the contents to be voted on at the AGM, the delegate submits the Voting Ballot to the sealed ballot box at the AGM as instructed by the Vote Counting Board. The Voting Ballot must be signed and clearly state the delegate's full name.

4.10.3 Validity of Voting Ballots

- **A valid Voting Ballot is one that follows the pre-printed form issued by the Organizing Committee of the GMS, bears the company's seal, is free from erasures, corrections, scraping, tearing, damage, etc., does not contain any additional content other than what is prescribed for this ballot, and must have a signature, with the full handwritten name of the attending delegate below the signature.**

On the voting ballot, the voting content (the Submissions) is valid when the delegate marks one (01) of the three (03) voting boxes.

➤ **Invalid voting ballots:**

- Ballots that do not comply with the regulations for valid ballots;
- Ballots not issued by the Company (not in the prescribed form, without the Company's seal on the ballot);

- Ballots without the signature of the shareholder/authorized representative of the shareholder, without fully written full name of the delegate, in which case all voting contents on the voting ballot are invalid;
- Ballots with no opinion or with 02 or more opinions for 01 voting content.

4.10.4 Voting rules

Each 01 (one) common share is equivalent to one voting right. Each attending delegate representing one or more voting rights will be issued a Voting Card and a Voting Ballot.

- As of the date of finalizing the list of shareholders (December 19, 2025), the total number of shares of the Company is: 10,800,000 shares, equivalent to 10,800,000 voting rights.
- Issues requiring a vote at the AGM are only approved when they are supported by shareholders owning over 50% of the total Voting rate of all shareholders attending the meeting. In some cases, voting issues are governed by Clause 1, Article 21 of the Company's Charter, which requires the consent of 65% or more of the total Voting rate of all shareholders attending the meeting.
- Note:
 - Shareholders/authorized representatives with affiliated interests do not have the right to vote on contracts and transactions with a value of 35% or more (total value of the Company's assets recorded in the most recent financial statements; these contracts or transactions are only approved when shareholders/authorized representatives holding 65% or more of the remaining Voting rate approve (according to Clause 4, Article 167 of the Enterprise Law 2020).
 - Shareholders/authorized representatives of shareholders owning 51% or more of the total voting shares or affiliated persons of that shareholder do not have the right to vote on contracts and transactions with a value greater than 10% (total value of the Company's assets recorded in the most recent financial statements) between the Company and that shareholder (according to Point b, Clause 3 and Clause 4, Article 167 of the Enterprise Law 2020).

4.10.5 Recording of voting/election results

- At the AGM, the GMS will approve the Vote Counting Board.
- The Vote Counting Board is responsible for collecting voting ballots and election ballots.
- The Vote Counting Board is responsible for checking the number of votes in favor, against, and abstentions for each content item and is responsible for recording, summarizing, and reporting the results of the vote counting at the AGM.

4.11 Election of additional Members of the Board of Directors and Member of the Board of Supervisors

The election of additional Member of the Board of Supervisors must be carried out in accordance with the Regulation on nomination, candidacy, election of additional members of the Board of Directors and Member of the Board of Supervisors for the term of 2021-2025 and approved by the General Meeting of Shareholders at the meeting.

5. Minutes of meeting, Resolution of the General Meeting of Shareholders

Working Regulation of the 3rd Extraordinary General Meeting of Shareholders

All contents at the AGM must be recorded by the Secretary of the Meeting in the Minutes of the AGM. The minutes of the AGM must be read and approved before the closing of the AGM.

6. Implementation

- All delegates, representatives, and guests attending the AGM are responsible for fully complying with the provisions of this Regulation, the Company's current regulations, internal rules, management regulations, and relevant legal regulations.
- The convener of the AGM has the right to:
 - Request all attendees to submit to inspection or other lawful and reasonable security measures;
 - Request competent authorities to maintain order at the meeting; expel those who do not comply with the chairperson's administration, intentionally disrupt order, obstruct the normal progress of the meeting, or fail to comply with security check requirements from the GMS.
- For contents not specified in detail in this regulation, the provisions of the Company's Charter, the Law on Enterprises 2020, and current legal documents of the State shall be applied.

This regulation takes effect immediately after being approved by the GMS of the Company.

Recipients:

- General Meeting of Shareholders;
- Board of Directors, Board of Management, Member of the Board of Supervisors;
- Save: Administration Department, Secretary.

On behalf of
THE BOARD OF DIRECTORS
CHAIRMAN



DO TAN CUONG



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REGULATION ON NOMINATION, CANDIDACY, AND SUPPLEMENTAL ELECTION ADDITIONAL MEMBERS OF THE BOARD OF DIRECTORS AND BOARD OF SUPERVISORS TERM 2021 – 2025 40 INVESTMENT AND CONSTRUCTION JOINT STOCK COMPANY

Based on:

- The Law on Enterprises No. 59/2020/QH14 was passed by the National Assembly of the Socialist Republic of Vietnam on June 17, 2020;
- The Law on Securities No. 54/2019/QH14 was passed by the National Assembly of the Socialist Republic of Vietnam on November 26, 2019 and the sub-law documents attached;
- Decree 155/2020/ND-CP detailing the implementation of a number of articles of the Securities Law passed on December 31, 2020;
- Charter on organization and operation of 40 Investment and Construction Joint Stock Company;
- Internal regulations on corporate governance of 40 Investment and Construction Joint Stock Company.

The Congress's Ballot Counting Committee announces the Regulation on nomination, candidacy, and election of additional members of the Board of Directors and the Board of Supervisors for the term 2021 – 2025 at the 3rd Extraordinary General Meeting of Shareholders of 40 Investment and Construction Joint Stock Company as follows:

I. Explanation of abbreviated terms/words:

- | | |
|------------|--|
| - Company | : 40 Investment and Construction Joint Stock Company |
| - BOD | : Board of Directors |
| - BOS | : Board of Supervisors |
| - AGM | : General Meeting of Shareholders |
| - Delegate | : Shareholders, representatives (authorized persons) |

II. Chairperson at the congress:

The chairperson at the congress is responsible for presiding over the election with the specific tasks being:

- Introducing the list of nominations and candidates for the BOD and BOS;
- Supervising the voting and counting of votes;
- Resolving complaints about the election (if any)

III. Regulations on nomination and candidacy for members of the Board of Directors:

- Number of Board of Directors members to be elected: 02 members
- Term: 2021 – 2025

- Maximum number of candidates for the Board of Directors: Unlimited

1. Rights to nominate and run for the Board of Directors: (according to Article 25 of the company's charter)

Shareholders holding common shares have the right to combine the number of voting rights to nominate candidates for the Board of Directors. Shareholders or groups of shareholders holding from:

- 10% to less than 25% of the total number of voting shares are entitled to nominate one (01) candidate;
- 25% to less than 50% are entitled to nominate a maximum of two (02) candidates;
- 50% to less than 75% are entitled to nominate a maximum of three (03) candidates.

Nominees must meet the standards set out in section 2 below.

In the event that the number of candidates for the Board of Directors through nomination and candidacy is still not sufficient, the incumbent Board of Directors may nominate additional candidates or organize nominations according to a mechanism prescribed by the company in the Internal Regulations on Corporate Governance and the Operating Regulations of the Board of Directors.

2. Standards for candidates participating in the Board of Directors: Candidates participating in the Board of Directors must fully meet the following standards and conditions (according to Article 155 of the Law on Enterprises 59/2020/QH14, Decree 155/2020/ND-CP)

- Having full civil act capacity, not being in the subjects who are not allowed to manage enterprises according to the provisions of Clause 2, Article 17 of the Law on Enterprises 59/2020/QH14;
- Having professional qualifications and experience in business administration or in the field, industry, or profession of the company and not necessarily being a shareholder of the company;
- A Member of the Board of Directors of a company may concurrently be a member of the Board of Directors of a maximum of 05 other companies.

An independent Member of the Board of Directors must meet the following criteria and conditions:

- Not be a person currently working for the company, its parent company, or its subsidiary; not be a person who has worked for the company, its parent company, or its subsidiary for at least the immediately preceding 03 years;
- Not be a person currently receiving salary or remuneration from the company, except for allowances that Members of the Board of Directors are entitled to as prescribed;
- Not be a person whose spouse, biological father, adoptive father, biological mother, adoptive mother, biological child, adoptive child, biological brother, biological sister, younger brother, or younger sister is a major shareholder of the company; is a manager of the company or a subsidiary of the company;
- Not be a person directly or indirectly owning at least 01% of the total number of voting shares of the company;
- Not be a person who has been a Member of the Board of Directors. Member of the Board of Supervisors of the company for at least the immediately preceding 05 consecutive years,

unless re-elected for 02 consecutive terms.

IV. Regulations on nomination and candidacy for Member of the Board of Supervisors:

- Number of Member of the Board of Supervisors to be elected: 01 member
- Term: 2021 – 2025
- Maximum number of candidates for Member of the Board of Supervisors: Unlimited

1. Rights to nominate and propose candidates for Member of the Board of Supervisors: (according to Article 36 of the company's charter)

Shareholders holding common shares have the right to combine the number of voting rights to nominate candidates for the Board of Directors. A shareholder or group of shareholders holding from:

- 10% to less than 25% of the total number of voting shares has the right to nominate one (01) candidate;
- 25% to less than 50% is entitled to nominate a maximum of two (02) candidates;
- 50% to less than 75% is entitled to nominate a maximum of three (03) candidates.

Nominees must meet all the criteria specified in Section 2 below.

If the number of Member of the Board of Supervisors candidates through nomination and candidacy is still not enough, the incumbent Member of the Board of Supervisors may nominate additional candidates or organize nominations according to the mechanism specified by the company in the Internal Regulations on Corporate Governance and the Operating Regulations of the Board of Supervisors.

2. Standards for candidates to participate in the Board of Supervisors: Candidates participating in the Board of Supervisors must fully meet the following criteria and conditions (according to Article 169 of the Enterprise Law 59/2020/QH14, Article 286 of Decree 155/2020/ND-CP)

- Have full civil act capacity and not be in the subjects prohibited from establishing and managing enterprises as prescribed in Clause 2, Article 17 of the Enterprise Law 59/2020/QH14;
- Being trained in one of the majors in economics, finance, accounting, auditing, law, business administration or a major suitable to the business activities of the enterprise;
- Must not be a family member (spouse, biological father, biological mother, adoptive father, adoptive mother, father-in-law, mother-in-law, father-in-law, mother-in-law, biological child, adopted child, son-in-law, daughter-in-law, biological brother, biological sister, younger brother, younger sister, brother-in-law, brother-in-law, sister-in-law, sister-in-law, wife's biological brother, husband's biological brother, wife's biological sister, husband's biological sister, wife's younger brother, husband's younger brother) of a Member of the Board of Directors, Director or General Director and other managers;
- Not be a company manager; not necessarily be a shareholder or employee of the company;
- Not work in the accounting or finance department of the Company;
- Not be a member or employee of an audit organization approved to audit the company's financial statements in the immediately preceding 03 years.
- Not being a family member of the company's business manager and parent company, or the enterprise's capital representative.

V. Election principles:

- Conducted in strict accordance with the law and the Company's Charter.
- Voting rights are calculated according to the number of shares owned or represented. The election results are based on the number of voting shares of the attending delegates.
- In each election, a delegate may only use one ballot corresponding to the number of shares owned or represented.
- The ballot counting committee is nominated by the Presidium and approved by the General Meeting. Members of the ballot counting committee must not be named in the list of nominees and candidates for the Board of Supervisors.

VI. Voting method:

- The list of Member of the Board of Supervisors candidates is arranged in ABC order by name, with full first and last names written on the ballot.
- Voting method: (According to Clause 3, Article 148 of the Enterprise Law 2020)
 - Implemented according to the cumulative voting method: accordingly, each delegate has a total number of votes equal to the total number of shares owned or represented multiplied by the number of members to be elected to the Board of Supervisors.
 - Attending delegates have the right to allocate all of their votes to one or several candidates.
 - Each attending delegate is given one Member of the Board of Supervisors ballot. When ballots are distributed, delegates must check the information on the ballot; if there are any errors, they must immediately notify the ballot counting committee.
 - In case of accidental selection errors, delegates should contact the ballot counting committee to receive a new ballot and must return the old one.
 - If additional candidates arise on the day of the General Meeting, delegates can contact the ballot counting committee to request a new ballot and must return the old one (before placing it in the ballot box).
 - How to fill out the ballot:
 - Delegates may vote for a maximum number of candidates equal to the number of members to be elected by marking an "x" or a checkmark (✓) in the "Distribute votes evenly" box of the corresponding candidate.
 - In the event that a shareholder marks both the "Distribute votes evenly" box and enters a number in the "Number of votes" box, the result will be based on the number of votes entered in the "Number of votes" box.

Note:

- Ballots will be placed in a sealed ballot box before the vote counting begins.
- Valid ballots: are ballots according to the pre-printed form issued by the organizing committee, with the Company's red seal, without erasures, corrections, or any additional content other than the regulations for the ballot.
- The following ballots will be considered invalid:
 - Adding other content to the ballot;

- Ballots that are not according to the pre-printed form issued by the organizing committee, ballots without the Company's red seal, or have been erased, corrected, or have additional content other than the regulations for the ballot;
 - The number of candidates that the delegate votes for is greater than the number of members to be elected;
 - The ballot has a total number of votes for the candidates from the delegates greater than the total number of votes allowed;
 - Without the signature and clearly written full name (handwritten) of the attending delegate.
- After the voting ends, the vote counting will be conducted under the supervision of the ballot counting committee and the shareholder representative (If any).
 - The ballot counting committee is responsible for preparing the vote counting record, announcing the results, and together with the presidium, resolving delegates' questions and complaints (If any).
 - After being counted, ballots will be stored according to regulations and opened at the request of the company's General Meeting of Shareholders.

VII. Principles for determining winning candidates:

- The winning candidate is determined by the number of votes received, calculated from highest to lowest, starting from the candidate with the highest number of votes until the required number of members is reached.
- In the event that two (02) or more candidates receive the same number of votes for the final member position, a re-election will be conducted among the candidates with an equal number of votes.
- If the first round of voting does not yield a sufficient number of elected candidates, voting will continue until the required number of members is elected.

VIII. Documents for nomination and candidacy for election to the Board of Directors, Board of Supervisors:

Documents for candidacy and nomination for election to the Board of Directors, BOS include:

- Application for candidacy/nomination for election to the Board of Directors, BOS (according to the form).
- Curriculum vitae (according to the form).
- Copies of the following documents: Citizen identification card/Passport.
- Diplomas certifying cultural and professional qualifications (if any).

The person nominating to the Board of Directors, BOS must be responsible before the law, before the General Meeting of Shareholders for the accuracy and truthfulness of the contents in their application.

Applications should be sent to 40 Investment and Construction Joint Stock Company before 10:00 on April 18, 2025 at the following address:

40 Investment And Construction JSC

Regulation on nomination, candidacy, and election of additional BOD, BOS members for the term 2021 – 2025

- Address: 201/58 Nguyen Xi, Binh Thanh Ward, Ho Chi Minh City, Vietnam
- Telephone: 0283.8990099

The above is the entire regulation on nomination, candidacy, and election of additional members to the Board of Directors and the Board of Supervisors for the term of 2021 – 2025 at the 3rd Extraordinary General Meeting of Shareholders of 40 Investment and Construction Joint Stock Company, respectfully submitted to the General Meeting of Shareholders for consideration and approval.

This regulation takes effect immediately after being approved by the 3rd Extraordinary General Meeting of Shareholders.

Recipients:

- General Meeting of Shareholders;
- Board of Directors, General Directors, BOS;
- Achieved: Secretary.

ON BEHALF OF

**THE BOARD OF DIRECTORS
CHAIRMAN**



ĐO TAN CUONG

MINUTES OF MEETING

THE 3rd EXTRAORDINARY GENERAL MEETING OF SHAREHOLDERS

- **Name of company** : 40 Investment and Construction Joint Stock Company
(Hereinafter referred to as “the Company”)
- **Address** : 201/58 Nguyen Xi, Ward 26, Binh Thanh District, Ho Chi Minh City, Vietnam
- **Telephone** : (028) 73 035 556
- **Enterprise code** : No. 5703000009 issued by the Department of Planning and Investment of Can Tho City for the first time on May 28, 2001; No. 1800421390 issued by the Department of Planning and Investment of Ho Chi Minh City for the first time on April 02, 2008, 15th change registration on July 23, 2025.
- **Time** : 08:30 A.M on 15 October, 2025
- **Meeting location** : 306, 2/9 Street, Hai Chau, Da Nang City

PART I: ATTENDEES

1. **The Company's Board of Directors, including the following members:**
 - Mr. Do Tan Cuong – Chairman of the Board of Directors
 - Mr. Dinh Van Xuan – Member of the Board of Directors
 - Mr. Bui Do Linh – Member of the Board of Directors
 - Mr. Phan Anh – Member of the Board of Directors
2. **The Company's Board of Supervisors, including the following members:**
 - Mr. Tran Van Hung – Head of the Supervisory Board
 - Mr. Phan Thanh Hung – Member of the Supervisory Board
3. **The Company's Board of Management, including the following members:**
 - Mr. Dinh Van Xuan – General Director
 - Mr. Nguyen Van Son – Deputy General Director
 - Mr. Bui Thanh Tuan – Chief Accountant
4. **Attending Delegates:**

Including shareholders/Authorized persons of shareholders after completing the registration procedures as prescribed in the Company's charter on organization and operation.

PART II: MEETING INTRODUCTION AND OPENING

1. Report on the eligibility check of delegates attending the Congress

- Reporter: Mrs. Nguyen Thi Le Thanh – Position: Head of the Delegate Eligibility Verification Committee
- Report content:
 - Total number of shareholders invited to attend: All shareholders named in the list of shareholders as of 19/09/2025, owning **10,800,000** shares, equivalent to **10,800,000** voting rights of 40 Investment and Construction Joint Stock Company.
 - At 09 hours 15 minutes, the number of delegates attending the Meeting: **12** delegates, representing **7,831,900** votes, accounting for **72,52%** of the total number of votes of all shareholders with voting rights.

Based on the provisions of current laws and the company's charter, the Extraordinary General Meeting of Shareholders of 40 Investment and Construction Joint Stock Company is eligible to conduct the Meeting.

2. The chairperson introduces and approves the Presidium, including:

Mr. Do Tan Cuong - Chairman of the Board of Directors, Chairman of the Meeting

Mr. Dinh Van Xuan - Member of the Board of Directors

The Meeting voted to approve the personnel of the Presidium.

3. The chairperson introduces the Secretariat of the Meeting, including:

Mrs. Pham Tran Thuy Tho - The Meeting voted to approve the personnel of the Secretariat of the Meeting.

4. The chairperson introduces and approves the Vote Counting Committee, including:

Mrs. Nguyen Hai Anh - Head of the Vote Counting Committee

Mrs. Pham Thuy Tho - Member of the Vote Counting Committee

Mrs. Nguyen Thi Le Thanh - Member of the Vote Counting Committee

The Meeting voted to approve the personnel of the Vote Counting Committee.

5. Mr. Do Tan Cuong, on behalf of the Presidium, approved the Working Regulations at the Meeting.

The Meeting voted to approve the Working Regulations.

6. Mr. Do Tan Cuong, on behalf of the Presiding Committee, approved the Congress Program.

The Congress voted to unanimously approve the Congress Program.

Detailed voting results for the contents: approval of the Presiding Committee, Ballot Counting Committee, Congress Program, Working Regulations at the Congress, are as follows:

Total number of voting ballots distributed: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting.

Total number of voting ballots collected: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting.

Total number of uncollected ballots: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending the meeting.

Voting results:

Total number of valid ballots: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending and voting, including:

- Number of ballots in favor: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending and voting.
- Number of ballots against: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending and voting.
- Number of abstentions: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending and voting.

Number of invalid ballots: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending and voting

PART III: THE CONGRESS HEARS THE PRESENTATION OF REPORTS AND SUBMISSIONS

Content 01: Cancellation of the private placement under the capital increase plan in Submission No. 3007.2/TTr-HĐQT/PHRL, which was approved by the 2025 Extraordinary General Meeting of Shareholders pursuant to Resolution No. 30072025/NQ-ĐHĐCĐ/L40 dated July 30, 2025.

Content 02: Approval of Submission No. 2509.1/TTr/ĐHĐCĐ-BT3 dated December 25, 2025 on Reduction of L40's ownership ratio in Ha My Complex Joint Stock Company.

Content 03: Approval of Submission No. 2509.2/TTr/ĐHĐCĐ-BT3 dated December 25, 2025 on the investment in acquiring shares of Cong Kin Construction Investment Joint Stock Company.

Content 04: Approval of an advance cash dividend payment for 2025 at a rate of 5%.

Content 05: Approval of Submission No. 2509.3/TTr-PHTCT/ĐHĐCĐ-BT3 dated December 25, 2025 on the advance stock dividend payment at a ratio of 1:1.

Content 06: Approval of Submission No. 2509.4/TTr/ĐHĐCĐ-BT3 dated December 25, 2025 on the relocation of the Company's head office.

Content 07: Approval of Submission No. 0310.1/TTr/ĐHĐCĐ-BT3 dated October 03, 2025 on the dismissal of members of the Board of Directors for the 2021–2025 term.

Content 08: Approval of Submission No. 0310.2/TTr/ĐHĐCĐ-BT3 dated October 03, 2025 on the election of additional members of the Board of Directors for the 2021–2025 term.

Content 09: Approval of Submission No. 0310.3/TTr/ĐHĐCĐ-BT3 dated October 03, 2025 on the dismissal of members of the Board of Supervisors for the 2021–2025 term.

Content 10: Approval of Submission No. 0310.4/TTr/ĐHĐCĐ-BT3 dated October 03, 2025 on the election of additional members of the Board of Supervisors for the 2021–2025 term.

Content 11: Approval of Submission No. 0310.5/TTr/ĐHĐCĐ-BT3 dated October 03, 2025 regarding the authorization for the Board of Directors to select the auditing firm for the Q3/2025 Financial Statements.

Content 12: Approval of the Submission No. 0310.6/TTr/DHĐCD-BT3 dated October 03, 2025 regarding the approval of the business cooperation contract with An Duong Construction, Trading and Service Company Limited.

Presenter: Mr. Do Tan Cuong

PART IV. SHAREHOLDERS' OPINIONS:

Question 1:

Revenue and profit in 2023 and 2024 were quite impressive. Will the company be able to maintain such growth momentum in the upcoming quarters and following years? Also, what are the main sources of these recorded earnings?

Response from Mr. Đinh Van Xuan:

The company expects to sustain stable growth in the foreseeable future.

Currently, the main sources of revenue come from two key sectors: construction materials and real estate. These are potential and sustainable business areas that contribute significantly to the company's profitability.

Question 2:

The company's current charter capital remains relatively small compared to its scale of operations and to other listed companies in the same industry. Does the company have any plans to increase its capital in the near future?

Response from Mr. Đinh Van Xuan:

As part of the company's development strategy and its business plan for the next two years, the Board of Management has established a roadmap to increase the charter capital to VND 500 billion in 2025 and approximately VND 1,000 billion by the end of 2027.

This capital increase plan is aligned with the principle of expanding business scale in core sectors, while ensuring shareholder interests and promoting long-term sustainable growth.

Question 3:

Does the company plan to expand its ecosystem or develop into a multi-sector group?

Response from Mr. Đinh Van Xuan:

To ensure sustainable and long-term business growth, in addition to maintaining its traditional and core business activities, the management board has been developing plans to diversify business lines and service offerings in order to optimize capital utilization and expand revenue sources.

Specifically, the company is currently considering:

- Partnering with construction material suppliers to secure supply sources and reduce production costs;

- Collaborating with Tuan Anh Diamond Joint Stock Company to enhance capabilities in production, construction finishing, and interior works, thereby improving the overall quality of L40's products and services.

Question 4:

When does the company plan to transfer its stock listing to the HOSE (Ho Chi Minh Stock Exchange)?

Response from Mr. Đinh Văn Xuan:

In line with its growth and capital expansion roadmap, L40 plans to transfer its listing to the HOSE after increasing its charter capital to above VND 500 billion.

The timing of this transfer will be carefully considered by the Board of Management to ensure maximum benefits for shareholders and to best support the company's business development strategy.

PART V. SHAREHOLDER VOTING

From the opening time to 10 hours 00 minutes, the number of delegates attending the Congress: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of all shareholders with voting rights.

Statistics of the number of ballots issued, the number of ballots collected, and the number of ballots not collected:

Total number of ballots issued: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting.

Total number of ballots collected: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting.

Total number of ballots not collected: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending the meeting.

The Congress listened to the presentation and voted by secret ballot on the following contents:

Content 01: Cancellation of the private placement under the capital increase plan in Submission No. 3007.2/TTr-HĐQT/PHRL, which was approved by the 2025 Extraordinary General Meeting of Shareholders pursuant to Resolution No. 30072025/NQ-ĐHĐCĐ/L40 dated July 30, 2025.

The number of delegates attending the Congress: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting.

- *Total number of ballots collected: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting.*
- *Total number of ballots not collected: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending the meeting.*

➤ Voting results:

Total number of valid ballots: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting, in which:

- *Total number of votes in favor: 11, representing 7,831,600 voting shares, accounting for 99.996% of the total voting shares of shareholders attending the meeting.*

- *Total number of votes against: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending the meeting.*
- *Total number of ballots with no opinion: 1, representing 300 voting shares, accounting for 0.004% of the total voting shares of shareholders attending the meeting.*

Number of ballots not voted: 0, representing 0 voting shares, accounting for 0% of the total voting ballots of attending shareholders.

Thus, Content 01 was approved with a Percentage of 99,996%.

Content 02: Approval of Submission No. 2509.1/TTr/DHĐCĐ-BT3 dated December 25, 2025 on Reduction of L40's ownership ratio in Ha My Complex Joint Stock Company.

The number of delegates attending the Congress: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting.

- *Total number of ballots collected: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting.*
- *Total number of ballots not collected: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending the meeting.*

➤ Voting results:

Total number of valid ballots: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting, in which:

- *Total number of votes in favor: 11, representing 7,831,600 voting shares, accounting for 99.996% of the total voting shares of shareholders attending the meeting.*
- *Total number of votes against: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending the meeting.*
- *Total number of ballots with no opinion: 1, representing 300 voting shares, accounting for 0.004% of the total voting shares of shareholders attending the meeting.*

Number of ballots not voted: 0, representing 0 voting shares, accounting for 0% of the total voting ballots of attending shareholders.

Thus, Content 02 was approved with a Percentage of 99,996%.

Content 03: Approval of Submission No. 2509.2/TTr/DHĐCĐ-BT3 dated December 25, 2025 on the investment in acquiring shares of Cong Kin Construction Investment Joint Stock Company.

The number of delegates attending the Congress: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting.

- *Total number of ballots collected: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting.*
- *Total number of ballots not collected: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending the meeting.*

➤ Voting results:

Total number of valid ballots: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting, in which:

- *Total number of votes in favor: 11, representing 7,831,600 voting shares, accounting for 99.996% of the total voting shares of shareholders attending the meeting.*

- *Total number of votes against: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending the meeting.*
- *Total number of ballots with no opinion: 1, representing 300 voting shares, accounting for 0.004% of the total voting shares of shareholders attending the meeting.*

Number of ballots not voted: 0, representing 0 voting shares, accounting for 0% of the total voting ballots of attending shareholders.

Thus, Content 03 was approved with a Percentage of 99,996%.

Content 04: Approval of an advance cash dividend payment for 2025 at a rate of 5%.

The number of delegates attending the Congress: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting.

- *Total number of ballots collected: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting.*
- *Total number of ballots not collected: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending the meeting.*

➤ Voting results:

Total number of valid ballots: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting, in which:

- *Total number of votes in favor: 11, representing 7,831,600 voting shares, accounting for 99.996% of the total voting shares of shareholders attending the meeting.*
- *Total number of votes against: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending the meeting.*
- *Total number of ballots with no opinion: 1, representing 300 voting shares, accounting for 0.004% of the total voting shares of shareholders attending the meeting.*

Number of ballots not voted: 0, representing 0 voting shares, accounting for 0% of the total voting ballots of attending shareholders.

Thus, Content 04 was approved with a Percentage of 99,996%.

Content 05: Approval of Submission No. 2509.3/TTr-PHTCT/DHDCĐ-BT3 dated December 25, 2025 on the advance stock dividend payment at a ratio of 1:1.

The number of delegates attending the Congress: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting.

- *Total number of ballots collected: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting.*
- *Total number of ballots not collected: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending the meeting.*

➤ Voting results:

Total number of valid ballots: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting, in which:

- *Total number of votes in favor: 11, representing 7,831,600 voting shares, accounting for 99.996% of the total voting shares of shareholders attending the meeting.*
- *Total number of votes against: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending the meeting.*

- *Total number of ballots with no opinion: 1, representing 300 voting shares, accounting for 0.004% of the total voting shares of shareholders attending the meeting.*

Number of ballots not voted: 0, representing 0 voting shares, accounting for 0% of the total voting ballots of attending shareholders.

Thus, Content 05 was approved with a Percentage of 99,996%.

Content 06: Approval of Submission No. 2509.4/TTr/DHĐCĐ-BT3 dated December 25, 2025 on the relocation of the Company's head office.

The number of delegates attending the Congress: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting.

- *Total number of ballots collected: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting.*
- *Total number of ballots not collected: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending the meeting.*

➤ Voting results:

Total number of valid ballots: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting, in which:

- *Total number of votes in favor: 11, representing 7,831,600 voting shares, accounting for 99.996% of the total voting shares of shareholders attending the meeting.*
- *Total number of votes against: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending the meeting.*
- *Total number of ballots with no opinion: 1, representing 300 voting shares, accounting for 0.004% of the total voting shares of shareholders attending the meeting.*

Number of ballots not voted: 0, representing 0 voting shares, accounting for 0% of the total voting ballots of attending shareholders.

Thus, Content 06 was approved with a Percentage of 99,996%.

Content 07: Approval of Submission No. 0310.1/TTr/DHĐCĐ-BT3 dated October 03, 2025 on the dismissal of members of the Board of Directors for the 2021–2025 term.

The number of delegates attending the Congress: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting.

- *Total number of ballots collected: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting.*
- *Total number of ballots not collected: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending the meeting.*

➤ Voting results:

Total number of valid ballots: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting, in which:

- *Total number of votes in favor: 11, representing 7,831,600 voting shares, accounting for 99.996% of the total voting shares of shareholders attending the meeting.*
- *Total number of votes against: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending the meeting.*

- *Total number of ballots with no opinion: 1, representing 300 voting shares, accounting for 0.004% of the total voting shares of shareholders attending the meeting.*

Number of ballots not voted: 0, representing 0 voting shares, accounting for 0% of the total voting ballots of attending shareholders.

Thus, Content 07 was approved with a Percentage of 99,996%.

Content 08: Approval of Submission No. 0310.2/TTr/DHDCĐ-BT3 dated October 03, 2025 on the election of additional members of the Board of Directors for the 2021–2025 term.

The number of delegates attending the Congress: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting.

- *Total number of ballots collected: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting.*
- *Total number of ballots not collected: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending the meeting.*

➤ Voting results:

Total number of valid ballots: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting, in which:

- *Total number of votes in favor: 11, representing 7,831,600 voting shares, accounting for 99.996% of the total voting shares of shareholders attending the meeting.*
- *Total number of votes against: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending the meeting.*
- *Total number of ballots with no opinion: 1, representing 300 voting shares, accounting for 0.004% of the total voting shares of shareholders attending the meeting.*

Number of ballots not voted: 0, representing 0 voting shares, accounting for 0% of the total voting ballots of attending shareholders.

Thus, Content 08 was approved with a Percentage of 99,996%.

Content 09: Approval of Submission No. 0310.3/TTr/DHDCĐ-BT3 dated October 03, 2025 on the dismissal of members of the Board of Supervisors for the 2021–2025 term.

The number of delegates attending the Congress: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting.

- *Total number of ballots collected: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting.*
- *Total number of ballots not collected: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending the meeting.*

➤ Voting results:

Total number of valid ballots: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting, in which:

- *Total number of votes in favor: 11, representing 7,831,600 voting shares, accounting for 99.996% of the total voting shares of shareholders attending the meeting.*
- *Total number of votes against: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending the meeting.*

- *Total number of ballots with no opinion: 1, representing 300 voting shares, accounting for 0.004% of the total voting shares of shareholders attending the meeting.*

Number of ballots not voted: 0, representing 0 voting shares, accounting for 0% of the total voting ballots of attending shareholders.

Thus, Content 09 was approved with a Percentage of 99,996%.

Content 10: Approval of Submission No. 0310.4/TTr/DHDCĐ-BT3 dated October 03, 2025 on the election of additional members of the Board of Supervisors for the 2021–2025 term.

The number of delegates attending the Congress: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting.

- *Total number of ballots collected: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting.*
- *Total number of ballots not collected: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending the meeting.*

➤ Voting results:

Total number of valid ballots: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting, in which:

- *Total number of votes in favor: 11, representing 7,831,600 voting shares, accounting for 99.996% of the total voting shares of shareholders attending the meeting.*
- *Total number of votes against: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending the meeting.*
- *Total number of ballots with no opinion: 1, representing 300 voting shares, accounting for 0.004% of the total voting shares of shareholders attending the meeting.*

Number of ballots not voted: 0, representing 0 voting shares, accounting for 0% of the total voting ballots of attending shareholders.

Thus, Content 10 was approved with a Percentage of 99,996%.

Content 11: Approval of Submission No. 0310.5/TTr/DHDCĐ-BT3 dated October 03, 2025 regarding the authorization for the Board of Directors to select the auditing firm for the Q3/2025 Financial Statements.

The number of delegates attending the Congress: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting.

- *Total number of ballots collected: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting.*
- *Total number of ballots not collected: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending the meeting.*

➤ Voting results:

Total number of valid ballots: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting, in which:

- *Total number of votes in favor: 11, representing 7,831,600 voting shares, accounting for 99.996% of the total voting shares of shareholders attending the meeting.*
- *Total number of votes against: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending the meeting.*

- Total number of ballots with no opinion: 1, representing 300 voting shares, accounting for 0.004% of the total voting shares of shareholders attending the meeting.

Number of ballots not voted: 0, representing 0 voting shares, accounting for 0% of the total voting ballots of attending shareholders.

Thus, Content 11 was approved with a Percentage of 99,996%.

Content 12: Approval of the Submission No. 0310.6/TTr/DHDCĐ-BT3 dated October 03, 2025 regarding the approval of the business cooperation contract with An Duong Construction, Trading and Service Company Limited.

The number of delegates attending the Congress: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting.

- Total number of ballots collected: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting.
- Total number of ballots not collected: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending the meeting.

➤ Voting results:

Total number of valid ballots: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting, in which:

- Total number of votes in favor: 11, representing 7,831,600 voting shares, accounting for 99.996% of the total voting shares of shareholders attending the meeting.
- Total number of votes against: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending the meeting.
- Total number of ballots with no opinion: 1, representing 300 voting shares, accounting for 0.004% of the total voting shares of shareholders attending the meeting.

Number of ballots not voted: 0, representing 0 voting shares, accounting for 0% of the total voting ballots of attending shareholders.

Thus, Content 12 was approved with a Percentage of 99,996%.

PART VI: ELECTION SECTION

Results for additional Election of BOD members:

Full Name	Position	Number of Votes	Percentage
Mr. Nguyen Van Tuan	BOD Member	7,831,900	100%
Mr. Pham Huu Tai	BOD Member	7,831,900	100%

Results for additional Election of BOS members:

Full Name	Position	Number of Votes	Percentage
Mr. Tran Cong Hau	BOS members	7,831,900	100%

PART VII: APPROVAL OF MEETING MINUTES AND RESOLUTION

From the opening time to 11 hours 30 minutes, the number of delegates attending the Meeting: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of all shareholders with voting rights.

Presenter: Mrs. Pham Tran Thuy Tho read the meeting minutes

The Meeting voted and unanimously approved the full text of the Meeting Minutes and Resolution of the Extraordinary General Meeting of Shareholders, the voting results are as follows:

Total number of valid ballots: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting, in which:


- Total number of ballots in favor: 12, representing 7,831,900 voting shares, accounting for 100% of the total voting shares of shareholders attending the meeting.
- Total number of ballots against: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending the meeting.
- Total number of ballots with no opinion: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending the meeting.

Total number of invalid ballots: 0, representing 0 voting shares, accounting for 0% of the total voting shares of shareholders attending the meeting.

This meeting minutes is made in 02 copies and stored at 40 Investment and Construction Joint Stock Company.

The congress ended at 11 hours 30 minutes on the same Date.

ON BEHALF OF
THE SECRETARIAT


Pham Tran Thuy Tho

ON BEHALF OF
THE PRESIDENT



DO TAN ANH

No.: 15102025.1/NQ-ĐHĐCĐ/L40

Da Nang, day 15 October, 2025

RESOLUTION

THE 3rd EXTRAORDINARY GENERAL MEETING OF SHAREHOLDERS

- Pursuant to the Law on Enterprises No. 59/2020/QH14 passed by the National Assembly on June 17, 2020;
- Pursuant to the Law on Securities No. 54/2019/QH14 passed by the National Assembly on November 26, 2019;
- Pursuant to the Charter on organization and operation of 40 Investment and Construction Joint Stock Company;
- Pursuant to the Minutes of the 3rd Extraordinary General Meeting of Shareholders No. 15102025/BB-ĐHĐCĐ/L40 dated 15/10/2025;

The 3rd Extraordinary General Meeting of Shareholders ("GMS") of 40 Investment and Construction Joint Stock Company held at 306, 2/9 Street, Hai Chau, Da Nang City on 15 October, 2025, passed the following contents:

RESOLUTION

Article 01: Cancellation of the private placement under the capital increase plan in Submission No. 3007.2/TTr-HĐQT/PHRL, which was approved by the 2025 Extraordinary General Meeting of Shareholders pursuant to Resolution No. 30072025/NQ-ĐHĐCĐ/L40 dated July 30, 2025:

The General Meeting voted to approve with 7,831,600 shares in favor, accounting for 99.996% of the total voting shares present at the Meeting.

Article 02: Approval of Submission No. 2509.1/TTr/ĐHĐCĐ-BT3 dated December 25, 2025 on Reduction of L40's ownership ratio in Ha My Complex Joint Stock Company:

The General Meeting voted to approve with 7,831,600 shares in favor, accounting for 99.996% of the total voting shares present at the Meeting.

Article 03: Approval of Submission No. 2509.2/TTr/ĐHĐCĐ-BT3 dated December 25, 2025 on the investment in acquiring shares of Cong Kin Construction Investment Joint Stock Company:

The General Meeting voted to approve with 7,831,600 shares in favor, accounting for 99.996% of the total voting shares present at the Meeting.

Article 04: Approval of an advance cash dividend payment for 2025 at a rate of 5%:

The General Meeting voted to approve with 7,831,600 shares in favor, accounting for 99.996% of the total voting shares present at the Meeting.

Article 05: Approval of Submission No. 2509.3/TTr-PHTCT/ĐHĐCĐ-BT3 dated December 25, 2025 on the advance stock dividend payment at a ratio of 1:1:

The General Meeting voted to approve with 7,831,600 shares in favor, accounting for 99.996% of the total voting shares present at the Meeting.



Article 06: Approval of Submission No. 2509.4/TTr/DHĐCĐ-BT3 dated December 25, 2025 on the relocation of the Company's head office:

The General Meeting voted to approve with 7,831,600 shares in favor, accounting for 99.996% of the total voting shares present at the Meeting.

Article 07: Approval of Submission No. 0310.1/TTr/DHĐCĐ-BT3 dated October 03, 2025 on the dismissal of members of the Board of Directors for the 2021–2025 term:

The General Meeting voted to approve with 7,831,600 shares in favor, accounting for 99.996% of the total voting shares present at the Meeting.

Article 08: Approval of Submission No. 0310.2/TTr/DHĐCĐ-BT3 dated October 03, 2025 on the election of additional members of the Board of Directors for the 2021–2025 term:

The General Meeting voted to approve with 7,831,600 shares in favor, accounting for 99.996% of the total voting shares present at the Meeting.

Article 09: Approval of Submission No. 0310.3/TTr/DHĐCĐ-BT3 dated October 03, 2025 on the dismissal of members of the Board of Supervisors for the 2021–2025 term:

The General Meeting voted to approve with 7,831,600 shares in favor, accounting for 99.996% of the total voting shares present at the Meeting.

Article 10: Approval of Submission No. 0310.4/TTr/DHĐCĐ-BT3 dated October 03, 2025 on the election of additional members of the Board of Supervisors for the 2021–2025 term:

The General Meeting voted to approve with 7,831,600 shares in favor, accounting for 99.996% of the total voting shares present at the Meeting.

Article 11: Approval of Submission No. 0310.5/TTr/DHĐCĐ-BT3 dated October 03, 2025 regarding the authorization for the Board of Directors to select the auditing firm for the Q3/2025 Financial Statements:

The General Meeting voted to approve with 7,831,600 shares in favor, accounting for 99.996% of the total voting shares present at the Meeting.

Article 12: Approval of the Submission No. 0310.6/TTr/DHĐCĐ-BT3 dated October 03, 2025 regarding the approval of the business cooperation contract with An Duong Construction, Trading and Service Company Limited:

The General Meeting voted to approve with 7,831,600 shares in favor, accounting for 99.996% of the total voting shares present at the Meeting.

ELECTION RESULTS:

Election results for additional Member of the Board of Directors' members for the term 2021 – 2025:

- | | | |
|------------------------|----------------------------|------------------|
| 1. Mr. Nguyen Van Tuan | Number of votes: 7,831,900 | Percentage: 100% |
| 2. Mr. Pham Huu Tai | Number of votes: 7,831,900 | Percentage: 100% |

Election results for additional Board of Supervisors for the term 2021 – 2025:

- | | | |
|----------------------|----------------------------|------------------|
| 1. Mr. Tran Cong Hau | Number of votes: 7,831,900 | Percentage: 100% |
|----------------------|----------------------------|------------------|

Article 13: Terms of enforcement

This Resolution was fully approved at the 3rd Extraordinary General Meeting of Shareholders of 40 Investment and Construction Joint Stock Company at the meeting and takes effect from the date of signing.

The members of the Board of Directors, the Member of the Board of Supervisors and the Executive Board and relevant individuals are responsible for implementing this Resolution and organizing its implementation within their authority, functions and activities in accordance with the provisions of law and the Company's Charter.

Recipients:

- GMS;
- BOD, General Manager, BOS;

**ON BEHALF OF THE GENERAL
MEETING OF SHAREHOLDERS
CHAIRMAN**



ĐO TAN CUONG



**40 INVESTMENT AND
CONSTRUCTION JOINT STOCK
COMPANY**

SOCIALIST REPUBLIC OF VIETNAM
Independence - Freedom – Happiness

No.: 2509.1/TTr/DHDCĐ-BT3

Da Nang, December 25, 2025

SUBMISSION

Re: Approval of the reduction of L40's ownership ratio in Ha My Complex Joint Stock Company

To: The General Meeting of Shareholders of 40 Investment and Construction JSC

- Pursuant to the Enterprise Law No. 59/2020/QH14 passed by the National Assembly of Vietnam on June 17, 2020 and documents guiding its implementation;
- Pursuant to the Securities Law No. 54/2019/QH14 passed by the National Assembly of Vietnam on November 26, 2019 and documents guiding its implementation;
- Pursuant to Decree No. 155/2020/ND-CP dated December 31, 2020 of the Government detailing the implementation of a number of articles of the Law on Securities;
- Pursuant to the Charter on Organization and Operation of 40 Investment and Construction Joint Stock Company;
- Pursuant to the operational needs and development orientation of 40 Investment and Construction Joint Stock Company;
- Pursuant to the Share Transfer Agreement of Ha My Complex Joint Stock Company No. 04/2025/HĐCN.

The Board of Directors ("BOD") respectfully submits to the General Meeting of Shareholders ("GMS") of 40 Investment and Construction Joint Stock Company ("L40") for consideration and approval the proposal to reduce L40's ownership ratio in Ha My Complex Joint Stock Company from 90% to 51% through the transfer of 3,900,000 shares owned by L40, with details as follows:

I. INFORMATION ON HA MY COMPLEX JOINT STOCK COMPANY:

1. **Company name:** Ha My Complex Joint Stock Company.
2. **Charter capital:** VND 100,000,000,000.



- 3. Enterprise Registration Certificate No.:** 4001211498, issued by the Department of Planning and Investment of Quang Nam Province, first issued on July 10, 2020, and amended for the first time on February 5, 2021.

II. PLAN TO REDUCE THE OWNERSHIP RATIO OF 40 INVESTMENT AND CONSTRUCTION JOINT STOCK COMPANY IN HA MY COMPLEX JOINT STOCK COMPANY:

- 1. Number of shares of Ha My Complex Joint Stock Company held by L40 before the transaction:** 9,000,000 shares (accounting for 90% of charter capital)
- 2. Form of ownership reduction:** Transfer of shares of Ha My Complex Joint Stock Company.
- 3. Number of shares expected to be transferred:** 3,900,000 shares.
- 4. Total par value of shares expected to be transferred:** VND 39,000,000,000.
- 5. Transfer price:** VND 60,000 per share.
- 6. Total value of shares expected to be transferred:** VND 234,000,000,000
- 7. Number of shares of Ha My Complex Joint Stock Company held by L40 after the transaction:** 5,100,000 shares (accounting for 51% of charter capital)

III. AUTHORIZATION TO THE BOARD OF DIRECTORS:

The General Meeting of Shareholders authorizes the Board of Directors to take necessary actions to negotiate, sign agreements and relevant documents to carry out the transfer of shares in Ha My Complex Joint Stock Company in accordance with the plan approved by the General Meeting of Shareholders.

The Board of Directors respectfully submits this proposal for the General Meeting of Shareholders' consideration and approval.

Sincerely./.

Recipients:

- As addressed above;
- Company website (disclosure);
- Members of the BOD, BOM, and SB;
- Office – for filing.

**OBO. THE BOARD OF DIRECTORS
CHAIRMAN**



DO TAN CUONG



No.: 2509.2/TTr/DHĐCD-BT3

Da Nang, December 25, 2025

SUBMISSION

*Re: Approval of Investment in Purchasing Shares of Cong Kin Investment and
Construction Joint Stock Company*

To: The General Meeting of Shareholders of 40 Investment and Construction JSC

Pursuant to:

- The Law on Enterprises No. 59/2020/QH14 passed by the National Assembly of the Socialist Republic of Vietnam on June 17, 2020, and its guiding documents;
- The Law on Securities No. 54/2019/QH14 passed by the National Assembly of the Socialist Republic of Vietnam on November 26, 2019, and its guiding documents;
- The Charter on Organization and Operation of 40 Investment and Construction Joint Stock Company;
- The Company's business operations and capital requirements.

The Board of Directors of Construction and Investment Joint Stock Company 40 (the "Company") respectfully submits to the General Meeting of Shareholders for consideration and approval the investment in shares of Cong Kin Construction Investment Joint Stock Company, as detailed below:

1. Information about Cong Kin Construction Investment Joint Stock Company:

- Company Name: Cong Kin Construction Investment Joint Stock Company
- Business Registration Certificate No.: 4001190953 issued by the Da Nang City Department of Finance – Business and Business Registration Office, initially granted on October 8, 2019, amended for the first time on July 22, 2025.
- Headquarters: Group 12, Ha My Trung Hamlet, Dien Ban Dong Ward, Vietnam
- Main Business Activities: Real estate business, land use rights owned, used, or leased.
- Current Charter Capital: 100,000,000,000 VND (in words: One hundred billion VND).
- Current Number of Outstanding Shares: 10,000,000 shares.
- Par Value: 10,000 VND.
- Legal Representative: Mr. Đỗ Tấn Vũ - Director of the Company.
- Company Type: Unlisted Joint Stock Company.
- Shareholder Structure:

No.	Shareholder	Number of Shares Owned	Value (VND)	Percentage (%)
1	Do Tan Vu	4,500,000	4,500,000,000	45%
2	Hoang Trong Duc	4,500,000	4,500,000,000	45%
3	Doan Van Nhat Son	1,000,000	1,000,000,000	10%
	Total	10,000,000	100,000,000,000	100%

- Information about the "Duong Hoi Riverside Urban Area Project" where Cong Kin is the investor:
- Project Name: Duong Hoi Riverside Urban Area Project.
- Investor: Cong Kin Construction Investment Joint Stock Company.
- Project Address: New Urban Area of Dien Nam – Dien Ngoc, Dien Duong Ward, Dien Ban Town, Quang Nam Province.
- Project Scale: 50,105 m².
- Type: Villa land lots.
- Quantity: 155 lots.
- Total Estimated Investment Value: 202.58 billion VND.
- Legal Information: Document No. 2206/UBND-KTN dated April 21, 2020, regarding investment approval; and Decision No. 333/QĐ-UBND dated January 24, 2017, regarding the transfer of the project investor.
- Implementation Progress:

		2024	2025	2026	2027	2028	2029	2030
PROJECT IMPLEMENTATION SCHEDULE	Total	Year 0	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6
BT-Land Clearance and Compensation Costs	100%	0%	100%					
Infrastructure Construction Costs	100%	0%	100%					
Housing Construction Costs (77 units)	100%	0%	30%	70%				
Project Management Costs	100%	0%	100%					
Project Supervision	100%	0%	100%					
Consultancy Costs	100%	0%	100%					
Other Costs	100%	0%	100%					
Contingency Costs	100%	0%	100%					
Land Use Fee Payment	100%	0%	100%					
Sales and Sales Management Costs (5% of Revenue)	100%	0%	10%	24%	30%	25%	11%	

Estimated Loan Interest Costs								
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		2024	2025	2026	2027	2028	2029	2030
SALES SCHEDULE	Tổng	Năm 0	Năm 1	Năm 2	Năm 3	Năm 4	Năm 5	Năm 6
1. Residential Land								
- Sales Schedule	100%		10%	25%	30%	25%	10%	
- Selling Price			18tr/m2 - 25tr/m2					
2. Commercial and Service Land (TMDV)								
- Sales Schedule	0%		-	-	-	-	-	
- Selling Price			0.0	0.0	0.0	0.0	0.0	

- Completion and Distribution Plan:

		2024	2025	2026	2027	2028	2029	2030
	Total	Year 0	Year 1	Year 2	Year 3	Year 4	Year 5	Year 6
SALES REVENUE	768,999	-	73,055	186,482	228,777	194,172	86,512	-
Residential Land	-	-	-	-	-	-	-	-
Commercial and Service Land (TMDV)	-	-	-	-	-	-	-	-
Cost of Goods Sold (excluding land clearance reimbursement)	380,419	-	36,140	92,252	113,175	96,056	42,797	-
Estimated Loan Interest Costs	29,520	-	-	14,963	9,248	4,298	1,013	-
Selling and Administrative Expenses	38,450	-	3,653	9,324	11,439	9,709	4,326	-
PROFIT BEFORE TAX	320,609	-	33,262	69,944	94,916	84,110	38,377	-
Corporate Income Tax	64,122	-	-	-	39,624	16,822	7,675	-
PROFIT AFTER TAX	256,488	-	33,262	69,944	55,292	67,288	30,702	-

- Investment Project Effectiveness:

PROJECT EFFICIENCY	
NPV	\$87,772
IRR	25%
Payback Period:	3 years and 11 months
Profit After Tax (project):	256,488

- Financial Results of Cong Kin Construction Investment Joint Stock Company for the Last two years:

		Unit: million VND	
No.	Indicator	2023	2024
1	Total Assets	45,483	50,076
2	Charter Capital	20,000	20,000

3	Total Revenue	-	-
4	Profit Before Tax	- 64	- 223
5	Profit After Tax	- 64	- 223

(Source: Audited Consolidated Financial Statements 2023, 2024 of Cong Kin Construction Investment Joint Stock Company)

- Revenue and Profit Plan of Cong Kin Construction Investment Joint Stock Company:

Unit: million VND

No.	Indicator	2024	Plan for 2025
1	Total Revenue	-	76,900
2	Profit Before Tax	- 223	7,690
3	Profit After Tax	- 223	7,690

(Source: Business Plan provided by Cong Kin)

2. Investment Plan for Purchasing Shares of Cong Kin Construction Investment Joint Stock Company:

- Organization Name: Cong Kin Construction Investment Joint Stock Company.
- Proposed Shares to Purchase: Shares of Cong Kin Construction Investment Joint Stock Company.
- Type of Shares: Common shares.
- Par Value: 10,000 VND/share.
- Ownership Ratio of L40 in Cong Kin Construction Investment Joint Stock Company before the share purchase: 0%.
- Number of Shares and Proposed Ownership Ratio: The General Meeting of Shareholders authorizes the Board of Directors to negotiate with existing shareholders of Cong Kin Construction Investment Joint Stock Company and decide on the purchase, with a maximum proposed ownership ratio of 90% of the charter capital of Cong Kin Construction Investment Joint Stock Company.
- Proposed Share Purchase Price: The General Meeting of Shareholders authorizes the Board of Directors to decide based on the investment valuation, credit appraisal report from the credit appraisal report issued by financial institutions, with the proposed purchase price 12,000 VND per share.
- Proposed Ownership Ratio after Completion of Share Purchase: 90% of the charter capital of Cong Kin.
- Method of Share Purchase: Construction and Investment Joint Stock Company 40 will purchase shares from existing shareholders of Cong Kin Construction Investment Joint Stock Company.
- Share Transferor: Existing shareholders of Cong Kin Construction Investment Joint

Stock Company. The General Meeting of Shareholders authorizes the Board of Directors to negotiate and decide on the share purchase from existing shareholders of Cong Kin Construction Investment Joint Stock Company.

No.	Shareholder	Citizen ID No.	Address
1	Do Tan Vu	049084015927 issued by the Director of the Police Department for Administrative Management of Social Order on July 31, 2024	Thuan Tri Hamlet, Duy Nghia Commune, Da Nang City
2	Hoang Trong Duc	049077006442 issued by the Director of the Police Department for Administrative Management of Social Order on June 27, 2021	Group 17, An Bang, Hoi An Tay Ward, Da Nang City
3	Doan Van Nhat Son	049084007295 issued by the Director of the Police Department for Administrative Management of Social Order on January 23, 2024	Ha Quang Tay, Dien Duong, Dien Ban, Quang Nam Province

- Source of Funding: From the proceeds of the share issuance to pay dividends at the ratio of 1:1 in 2025 and to increase the Company's charter capital.

The investment in shares of Cong Kin Construction Investment Joint Stock Company aims to implement the investment policy, expand the business operations of the General Meeting of Shareholders and the Board of Directors of Construction and Investment Joint Stock Company 40, contributing to the growth of the real estate project in line with the Company's strategic development direction.

In addition to the contents authorized to the Board of Directors in the above plan, the Board of Directors respectfully requests the General Meeting of Shareholders to authorize the Board of Directors to decide on the procedures for executing the share purchase in accordance with legal regulations and the Company's charter, directing the General Director and relevant departments to carry out the necessary tasks, sign contracts, and other legal documents related to the completion of the share purchase transaction.

The Board of Directors respectfully submits this proposal for the General Meeting of Shareholders' consideration and approval.

Sincerely.

Recipients:

- As addressed above;
- Company website (disclosure);
- Members of the BOD, BOM, and SB;
- Office – for filing.

**OBO. THE BOARD OF DIRECTORS
CHAIRMAN**



ĐO TAN CUONG

**40 INVESTMENT AND
CONSTRUCTION JOINT STOCK
COMPANY**

SOCIALIST REPUBLIC OF VIETNAM
Independence – Freedom – Happiness

Da Nang, December 25, 2025

No.: 2509.3/TTr-PHTCT/DHDCD-BT3

SUBMISSION

Approval of the plan to issue shares to pay dividends at a ratio of 1:1 in 2025

- To: General Meeting of Shareholders of 40 Investment And Construction Joint Stock Company
- Pursuant to the Enterprise Law No. 59/2020/QH14 passed by the National Assembly of Vietnam on June 17, 2020 and documents guiding its implementation;
 - Pursuant to the Securities Law No. 54/2019/QH14 passed by the National Assembly of Vietnam on November 26, 2019 and documents guiding its implementation;
 - Pursuant to Decree No. 155/2020/ND-CP dated December 31, 2020 of the Government detailing the implementation of a number of articles of the Law on Securities;
 - Pursuant to Circular No. 118/2020/TT-BTC dated December 31, 2020 of the Ministry of Finance providing guidance on certain matters relating to securities offering, public offering, tender offer, share repurchase, registration of public companies, and delisting of public company status;
 - Pursuant to the Charter of organization and operation of 40 Investment And Construction Joint Stock Company.

The Board of Directors respectfully submits to the General Meeting of Shareholders for approval of the plan to issue shares to pay dividends for 2025 with the following contents:

I. THE PLAN TO ISSUE SHARES TO PAY DIVIDENDS:

1. Name of the Issuer:	:	40 Investment And Construction Joint Stock Company
2. Stock name	:	Shares of 40 Investment And Construction Joint Stock Company
3. Type of Shares	:	Common Shares
4. Stock code	:	L40
5. Nominal Value of Shares	:	10.000 VND/Share
6. Charter Capital		108.000.000.000 (One hundred and eight billion) VND
7. Number of issued shares	:	10.800.000 Shares

8. Treasury shares	:	0 Shares
9. Number of outstanding shares	:	10.800.000 Shares
10. Number of shares expected to be issued to increase equity capital	:	10.800.000 (Ten million, eight hundred thousand) Shares
11. Estimated Value of Shares to be Issued	:	108.000.000.000 (One hundred and eight billion) VND
12. Expected number of shares after issuance	:	21.600.000 (Twenty-one million, six hundred thousand) Shares
13. Expected charter capital after issuance	:	216.000.000.000 (Two hundred and sixteen billion) VND
14. Target Investors	:	All existing shareholders of 40 Investment And Construction Joint Stock Company whose names are on the shareholder list on the record date are eligible to issue shares to pay dividends.
15. Entitlement Date	:	The Board of Directors decides the appropriate time based on the market situation, the Company's operations and ensures compliance with current regulations.
16. Issuance ratio (number of shares expected to be issued/ Number of outstanding shares at the time of preparing this proposal)	:	100%
17. Implementation rate	:	1:1 1:1 (Shares issued to existing shareholders will be distributed through a rights offering at a ratio of 1:1. On the record date for exercising rights, each shareholder holding 01 share will receive 01 right, and every 01 right held will entitle the shareholder to receive 01 additional share).

18. Issuance method	:	Issued to existing shareholders through a rights offering, treasury shares are not entitled to receive allocation rights. The right to receive stock dividends is non-transferable.
19. Rounding Method	:	The number of shares issued for dividend payment will be rounded down to the nearest whole unit
20. The plan for handling fractional shares arising and undistributed shares resulting from rights allocation (If any).	:	<p>The number of shares issued to existing shareholders shall be rounded down to the nearest whole number; any fractional shares arising (if any) as a result of rounding shall be cancelled.</p> <p>As the shares are issued at a ratio of 1:1, no fractional shares will arise.</p> <p><i>Example: Shareholder A owns 100 shares as of the record date for the share issuance. At the issuance rate of 100%, the number of additional shares that Shareholder A will receive is calculated as follows: 100 shares \times 100% = 100 shares.</i></p>
21. Plan to ensure the share issuance complies with foreign ownership ratio regulations.	:	The General Meeting of Shareholders assigns and authorizes the Board of Directors to approve a plan ensuring that the share issuance complies with the regulations on foreign ownership ratio in the Company.
22. Expected release date	:	<p>In 2025.</p> <p>The specific issuance time shall be determined by the Board of Directors after the State Securities Commission has confirmed receipt of all required documents for the share issuance as a dividend payment.</p>
23. Capital Source	:	From the retained earnings after tax as of December 30, 2025, according to the audited financial statements for the Q3 of 2025 of 40 Investment And Construction Joint Stock Company.
24. Purpose of issuance	:	Distribute stock dividends to pay the 2025 dividend to shareholders and increase charter capital.
25. Transfer restriction	:	Dividend-paid shares are not subject to transfer restrictions.

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26. Distribution method	:	<p>Shares are distributed directly to existing shareholders whose names are on the shareholder list as of the record date for dividend entitlement:</p> <ul style="list-style-type: none"> - For deposited securities: Shareholders must complete the procedures to receive stock dividends at the depository members where their securities accounts are held. - For non-deposited securities: Shareholders must complete the procedures to receive stock dividends at the 40 Investment And Construction Joint Stock Company's headquarters (address: 41- 43 Nguyen Phuoc Lan, Hoa Xuan Ward, Da Nang City, Vietnam).
27. Register for additional depository and additional trading registration	:	<p>All dividend-paid shares issued will be additionally registered with the Viet Nam Securities Depository and Clearing Corporation and registered for additional securities trading on The Hanoi Stock Exchange after the issuance is completed in accordance with regulations.</p>

II. AUTHORIZATION OF THE GENERAL MEETING OF SHAREHOLDERS TO THE BOARD OF DIRECTORS

Authorize and delegate the Board of Directors and the General Director – the Company's legal representative:

- Decide and carry out procedures, documents, reports/request approvals for registration with the competent regulatory authorities to execute the share issuance;
- Amend, supplement, and finalize the issuance plans as required by the competent regulatory authorities or to align with actual circumstances, ensuring the Company's interests (Except for the details regarding the number of shares issued and the type of shares issued);
- Organize and oversee the implementation of the issuance plan;
- Approve the plan to ensure that the share issuance complies with foreign ownership ratio regulations.
- Decision on handling fractional shares and undistributed shares (If any).
- Update and amend the Charter regarding charter capital and the number of shares based on the issuance results;
- Register changes to the Company's business registration certificate;
- In case the issuance is completed while the Company's shares have already been registered for depository and trading: (i) Register for amendments to the Company's Securities

Registration Certificate with the Vietnam Securities Depository and Clearing Corporation; (ii) Register for additional trading of the newly issued shares on The Hanoi Stock Exchange in accordance with the above-mentioned plan and applicable legal regulations;

i) Decide and handle other arising issues related to the share issuance.

Sincerely./.

Recipient:

- *As addressed above;*
- *Company website (disclosure);*
- *Members of the BOD, BOM, and SB;*
- *Office – for filing..*

ON BEHALF OF BOARD OF DIRECTORS

CHAIRMAN



ĐO TAN CUONG



SUBMISSION

Re: change the head office address of 40 Investment And Construction JSC

**To: General Meeting of Shareholders of 40 Investment and
Construction Joint Stock Company**

- Pursuant to the Law on Enterprises No. 59/2020/QH14 passed by the National Assembly on June 17, 2020;
- Pursuant to the Law on Securities No. 54/2019/QH14 passed by the National Assembly on November 26, 2019;
- Pursuant to the Charter on organization and operation of 40 Investment and Construction Joint Stock Company;

The Board of Directors (“BOD”) respectfully submits to the General Meeting of Shareholders (“GMS”) for consideration and approval of the change of the head office of 40 Investment and Construction Joint Stock Company as follows:

1. Change the address of head office:

- Registered Address of head office: 201/58 Nguyen Xi Street, Ward 26, Binh Thanh District, Ho Chi Minh City, Vietnam.
- Address of head office expected to be changed: 333 Minh Mang Street, Ngu Hanh Son Ward, Da Nang City, Vietnam.

2. Change of Contact Email:

- Registered email: dtxd40@yahoo.com.vn
- Email expected to be changed: info@l40.com.vn

3. Amend Clause 3, Article 2 of the Company's Charter

Current content	Amended content
- The Company's registered office is: 201/58 Nguyen Xi, Ward 26, Binh Thanh District, Ho Chi Minh City.	- The Company's registered office is: 333 Minh Mang Street, Ngu Hanh Son Ward, Da Nang City, Vietnam.



Current content	Amended content
<ul style="list-style-type: none"> - Address of head office: 201/58 Nguyen Xi, Ward 26, Binh Thanh District, Ho Chi Minh City. - Telephone: (0283) 8990099 - Fax: (0283) 5117533 - E-mail: dtxd40@yahoo.com.vn - Website: www.L40.vn 	<ul style="list-style-type: none"> - Address of head office: 333 Minh Mang Street, Ngu Hanh Son Ward, Da Nang City, Vietnam. - Telephone: (0283) 8990099 - Fax: (0283) 5117533 - E-mail: info@l40.com.vn - Website: www.L40.vn

3. Implementation

Assign the Chairman of the Board of Directors/Legal Representative to implement the necessary procedures to change the Address of head office of the Company in accordance with the Company's Charter, legal regulations and guidance of competent State agencies. For clarification, the Chairman of the Board of Directors and the General Director are entitled to independently or jointly perform the above-mentioned authorized tasks.

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

Sincerely!

ON BEHALF OF
THE BOARD OF DIRECTORS
CHAIRMAN



DO TAN CILONIE

Da Nang, October 03, 2025

SUBMISSION

Re: dismiss members of the Board of Directors for the term of 2021 – 2025

To: General Meeting of Shareholders of 40 Investment and Construction JSC.

- Pursuant to the Law on Enterprises No. 59/2020/QH14 passed by the National Assembly on June 17, 2020;
- Pursuant to the Law on Securities No. 54/2019/QH14 passed by the National Assembly on November 26, 2019;
- Pursuant to the Government's Decree No. 155/2020/ND-CP dated December 31, 2020 detailing the implementation of a number of articles of the Law on Securities;
- Pursuant to the Charter on organization and operation of 40 Investment and Construction Joint Stock Company;

Pursuant to the resignation letters of the members of the Board of Directors (“BOD”) of Investment and Construction Joint Stock Company 40, the Board of Directors respectfully submits to the General Meeting of Shareholders (“GMS”) for consideration and approval of the dismissal of 01 member of the Board of Directors of Investment and Construction Joint Stock Company 40 as follows:

- Mr. Tran Viet Thang - Position: Member of the Board of Directors
- Mr. Bui Do Linh - Position: Member of the Board of Directors

We respectfully submit it to the General Meeting of Shareholders for consideration and approval.

Sincerely./.

Recipients:

- General Meeting of Shareholders;
- Board of Directors, Board of Management, Member of the Board of Supervisors;
- Achieved: Secretary.

ON BEHALF OF

THE BOARD OF DIRECTORS

CHAIRMAN



DO TAN CUONG

CỘNG HÒA XÃ HỘI CHỦ NGHĨA VIỆT NAM

Độc lập - Tự do - Hạnh phúc

**ĐƠN XIN TỪ NHIỆM
CHỨC VỤ THÀNH VIÊN HỘI ĐỒNG QUẢN TRỊ**

Kính gửi:

- Đại hội cổ đông Công ty Cổ phần Đầu tư và Xây dựng 40;
- Hội đồng quản trị Công ty Cổ phần Đầu tư và Xây dựng 40.

Tôi tên là: **TRẦN VIỆT THẮNG**

Số CCCD: 027073000522 Ngày cấp: 28/05/2023

Nơi cấp: Cục cảnh sát quản lý hành chính về trật tự xã hội

Ngày hết hạn: 06/02/2033

Chức vụ: Thành viên Hội đồng quản trị Công ty Cổ phần Đầu tư và Xây dựng 40 (Công ty L40)

Hiện nay, tôi đang giữ chức vụ Thành viên Hội đồng quản trị Công ty L40 nhiệm kỳ 2021–2025. Nay do lý do cá nhân và không sắp xếp được thời gian cho công việc, tôi làm đơn này gửi đến Đại hội đồng cổ đông Công ty và Hội đồng quản trị Công ty L40 chấp thuận cho tôi từ nhiệm Thành viên Hội đồng quản trị và từ bỏ mọi trách nhiệm pháp lý của công ty kể từ ngày 05/09/2025.

Kính mong Đại hội đồng cổ đông và Hội đồng quản trị Công ty L40 chấp thuận đơn từ nhiệm của tôi.

Tôi xin trân trọng cảm ơn.

TP. HCM, ngày 28 tháng 08 năm 2025

Người làm đơn



TRẦN VIỆT THẮNG

CỘNG HÒA XÃ HỘI CHỦ NGHĨA VIỆT NAM

Độc lập - Tự do - Hạnh phúc

ĐƠN XIN TỪ NHIỆM

CHỨC VỤ THÀNH VIÊN HỘI ĐỒNG QUẢN TRỊ

Kính gửi:

- Đại hội cổ đông Công ty Cổ phần Đầu tư và Xây dựng 40;
- Hội đồng quản trị Công ty Cổ phần Đầu tư và Xây dựng 40.

Tôi tên là: Bùi Đỗ Linh

Số CCCD: 049097015374 Ngày cấp: 27/12/2021

Nơi cấp: Cục cảnh sát quản lý hành chính về trật tự xã hội Ngày hết hạn: 25/05/2037

Chức vụ: Thành viên hội đồng quản trị công ty Cổ phần Đầu tư và Xây dựng 40 (Công ty L40)

Hiện nay, tôi đang giữ chức vụ thành viên hội đồng quản trị công ty L40 nhiệm kỳ 2021–2025.

Nay do lý do cá nhân, tôi làm đơn này gửi đến Đại hội đồng cổ đông Công ty và Hội đồng quản trị công ty L40 chấp thuận cho tôi từ nhiệm chức vụ thành viên hội đồng quản trị kể từ ngày 30/09/2025.

Kính mong Đại hội đồng cổ đông và Hội đồng quản trị Công ty L40 chấp thuận đơn từ nhiệm của tôi.

Tôi xin trân trọng cảm ơn.

Đà Nẵng, ngày 24 tháng 09 năm 2025

Người làm đơn



BÙI ĐỖ LINH

No: 0310.2/TTr/ĐHĐCĐ-BT3

Da Nang, October 03, 2025

SUBMISSION

Re: Elect additional members of the Board of Directors for the term of 2021 – 2025

To: General Meeting of Shareholders of 40 Investment and Construction JSC.

- Pursuant to the Law on Enterprises No. 59/2020/QH14 passed by the National Assembly on June 17, 2020;
- Pursuant to the Law on Securities No. 54/2019/QH14 passed by the National Assembly on November 26, 2019;
- Pursuant to the Government's Decree No. 155/2020/NĐ-CP dated December 31, 2020 detailing the implementation of a number of articles of the Law on Securities;
- Pursuant to the Charter on organization and operation of 40 Investment and Construction Joint Stock Company;

The Board of Directors (“BOD”) respectfully submits to the General Meeting of Shareholders (“GMS”) for consideration and approval of the supplementary election of members of the Board of Directors of 40 Investment and Construction Joint Stock Company for the term 2021 - 2025, specifically as follows:

1/ Electing additional members to the Board of Directors for the term 2021 - 2025 as follows:

- Number of Board of Directors members to be elected: 01 person
- Term: 2021 - 2025
- Maximum number of Board of Directors candidates: Unlimited
- Standards for candidates participating in the Board of Directors: According to Clause 1, Article 155 of the Law on Enterprises 59/2020/QH14 and Article 275 of Decree 155/2020/NĐ-CP.

2/ Approving the list of candidates for supplementary election to the Board of Directors for the term 2021 - 2025:

1. Mr. Nguyen Van Tuan (resume attached)
2. Mr. Pham Huu Tai (resume attached)

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

Sincerely./.

Recipients:

- General Meeting of Shareholders;
- Board of Directors, Board of Management, Member of the Board of Supervisors;
- Achieved: Office, Secretary.

**ON BEHALF OF THE BOARD OF
DIRECTORS**

CHAIRMAN



ĐO TAN GIANG

CỘNG HÒA XÃ HỘI CHỦ NGHĨA VIỆT NAM

Độc Lập – Tự Do – Hạnh Phúc

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SƠ YẾU LÝ LỊCH

1/ Họ và tên:	Nguyễn Văn Tuấn
2/ Giới tính:	Nam
3/ Ngày tháng năm sinh:	ngày 20 tháng 02 năm 1983
4/ Nơi sinh:	Điện Hồng, Điện Bàn, Quảng Nam
5/ CCCD/Hộ chiếu:	049083010876 ngày cấp: 09/08/2021
6/ Quốc tịch:	Việt Nam
7/ Dân tộc:	Kinh
8/ Địa chỉ thường trú:	Điện An, Điện Bàn, Quảng Nam
9/ Số điện thoại công ty : 10/ Địa chỉ email:	Số điện thoại di động:0935226445
11/ Trình độ chuyên môn:	Kỹ sư kỹ thuật xây dựng công trình
12/ Quá trình công tác: + Từ 2005 đến 2015 : + Từ 2015 đến hiện nay:	+ Kỹ Sư thi công xây dựng công trình. + Quản lý dự án tư nhân cho các dự án đầu tư xây dựng nhà ở khu dân cư.
13/ Các chức vụ công tác hiện nay: Liệt kê các chức danh quản lý khác (bao gồm cả chức danh Hội đồng quản trị của công ty khác)	
14/ Tổng số CP nắm giữ (chốt ngày 19/09/2025) 100 cổ phần, chiếm 0,001% vốn điều lệ, trong đó:	
+ Đại diện phần vốn của (tên tổ chức là cổ đông Nhà nước/cổ đông chiến lược/ khác): cổ phần, chiếm% vốn điều lệ
+ Cá nhân sở hữu:	100 cổ phần, chiếm 0,001% vốn điều lệ
15/Các cam kết nắm giữ (nếu có)	
16/Những người liên quan có nắm giữ cổ phiếu của công ty: – Mỗi quan hệ:.....; nắm giữ: CP, chiếm% vốn điều lệ – Mỗi quan hệ:.....; nắm giữ: CP, chiếm% vốn điều lệ

17/ Lợi ích liên quan đối với Công ty:	Không
18/ Quyền lợi mâu thuẫn với Công ty:	Không

Tôi cam đoan những lời khai trên đây là hoàn toàn đúng sự thật, nếu sai tôi xin hoàn toàn chịu trách nhiệm trước pháp luật.

Đã...Năng...., ngày 01 tháng 10 năm 2025

Người khai

(Ký tên, ghi rõ họ tên)



Nguyễn Văn Tuấn

CỘNG HÒA XÃ HỘI CHỦ NGHĨA VIỆT NAM

Độc Lập – Tự Do – Hạnh Phúc

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SƠ YẾU LÝ LỊCH

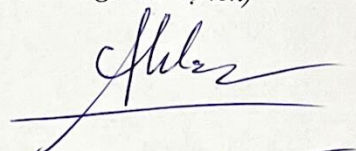
1/ Họ và tên:	Phạm Hữu Tài
2/ Giới tính:	Nam
3/ Ngày tháng năm sinh:	Ngày 18 tháng 01 năm 1983
4/ Nơi sinh:	Điện Bàn Đông, Điện Bàn, Quảng Nam
5/ CCCD/Hộ chiếu:	049083012703 ngày cấp: 27/06/2021
6/ Quốc tịch:	Việt Nam
7/ Dân tộc:	Kinh
8/ Địa chỉ thường trú:	Cổ An Tây, Điện Nam Đông, Điện Bàn, Quảng Nam
9/ Số điện thoại công ty: :	Số điện thoại di động: 0983267173
10/ Địa chỉ email:	
11/ Trình độ chuyên môn:	
12/ Quá trình công tác: + Từ 02/2002 đến 12/2009 : + Từ 01/2010 đến 04/2019 + Từ 05/2019 đến 12/2021 + Từ 01/2022 đến hiện nay:	Công ty Toàn Mỹ Miền Trung; Công ty công trình công cộng Hội an; Trung tâm GDNN vận tải Quảng Nam. Phó giám đốc Công ty TNHH Đại Việt
13/ Các chức vụ công tác hiện nay: Liệt kê các chức danh quản lý khác (bao gồm cả chức danh Hội đồng quản trị của công ty khác)	Không có
14/ Tổng số CP nắm giữ (chốt ngày 19/09/2025) 5.000 cổ phần, chiếm 0,05% vốn điều lệ, trong đó: + Đại diện phần vốn của (tên tổ chức là cổ đông Nhà nước/cổ đông chiến lược/ khác): + Cá nhân sở hữu: cổ phần, chiếm% vốn điều lệ 5.000 cổ phần, chiếm 0,05% vốn điều lệ
15/Các cam kết nắm giữ (nếu có)	
16/Những người liên quan có nắm giữ cổ phiếu của công ty:	Đoàn Thị Mỹ Liên – Mối quan hệ: Vợ.; nắm giữ: 300 CP, chiếm 0,003% vốn điều lệ
17/ Lợi ích liên quan đối với Công ty:	Không
18/ Quyền lợi mâu thuẫn với Công ty:	Không

Tôi cam đoan những lời khai trên đây là hoàn toàn đúng sự thật, nếu sai tôi xin hoàn toàn chịu trách nhiệm trước pháp luật.

Đã...Năng..., ngày 01 tháng 10 năm 2025

Người khai

(Ký tên, ghi rõ họ tên)



Phạm Hữu Tài

SUBMISSION

Re: dismiss members of the BOS for the term of 2021 – 2025

To: General Meeting of Shareholders of 40 Investment and Construction Joint Stock Company.

- Pursuant to the Law on Enterprises No. 59/2020/QH14 passed by the National Assembly on June 17, 2020;
- Pursuant to the Law on Securities No. 54/2019/QH14 passed by the National Assembly on November 26, 2019;
- Pursuant to the Government's Decree No. 155/2020/ND-CP dated December 31, 2020 detailing the implementation of a number of articles of the Law on Securities;
- Pursuant to the Charter on organization and operation of 40 Investment and Construction Joint Stock Company;

Pursuant to the resignation letters of the members of the Board of Supervisors of 40 Investment and Construction Joint Stock Company, the Board of Directors (“BOD”) respectfully submits to the General Meeting of Shareholders (“GMS”) for consideration and approval of the dismissal of a members of the Board of Supervisors of 40 Investment and Construction Joint Stock Company as follows:

- Mr. Phan Thanh Hung - Position: Member of the Board of Supervisors
- Respectfully submit to the General Meeting of Shareholders for consideration and approval.

Sincerely./.

Recipients:

- General Meeting of Shareholders;
- Board of Directors, Board of Management, Board of Supervisors;
- Archive: Office, Secretary.

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



DO TAN CUONG

CỘNG HÒA XÃ HỘI CHỦ NGHĨA VIỆT NAM

Độc lập - Tự do - Hạnh phúc

ĐƠN XIN TỪ NHIỆM
CHỨC VỤ THÀNH VIÊN HỘI ĐỒNG BAN KIỂM SOÁT

Kính gửi:

- Đại hội đồng Cổ đông Công ty Cổ phần Đầu tư và Xây dựng 40;
- Hội đồng Ban Kiểm soát Công ty Cổ phần Đầu tư và Xây dựng 40.

Tôi tên là: **Phan Thanh Hưng**

Số CCCD: 049084017855

Ngày cấp: 13/12/2022

Nơi cấp: Cục cảnh sát quản lý hành chính về trật tự xã hội

Ngày hết hạn: 01/12/2044

Chức vụ: **Phó Ban Kiểm soát** Công ty Cổ phần Đầu tư và Xây dựng 40 (Công ty L40)

Hiện nay, tôi đang giữ chức vụ Phó Ban Kiểm soát Công ty L40 nhiệm kỳ 2021–2025.

Nay do lý do cá nhân, tôi làm đơn này gửi đến Đại hội đồng Cổ đông Công ty và Hội đồng Ban Kiểm soát Công ty L40 chấp thuận cho tôi từ nhiệm chức vụ Phó Ban Kiểm soát kể từ ngày 09/09/2025.

Kính mong Đại hội đồng Cổ đông và Hội đồng Ban Kiểm soát Công ty L40 chấp thuận đơn từ nhiệm của tôi.

Tôi xin trân trọng cảm ơn.

TP Đà Nẵng, ngày 09 tháng 09 năm 2025

Người làm đơn



PHAN THANH HƯNG

**40 INVESTMENT AND
CONSTRUCTION JSC**

No: 0310.4/TTr/DHĐCĐ-BT3

THE SOCIALIST REPUBLIC OF VIETNAM
Independence – Freedom – Happiness

Da Nang, October 03, 2025

SUBMISSION

Re: Elect additional members of the Board of Supervisors for the term of 2021 – 2025

To: General Meeting of Shareholders of 40 Investment and Construction JSC

- Pursuant to the Enterprise Law No. 59/2020/QH14 passed by the National Assembly on June 17, 2020;
- Pursuant to the Securities Law No. 54/2019/QH14 passed by the National Assembly on November 26, 2019;
- Pursuant to the Government's Decree No. 155/2020/ND-CP dated December 31, 2020 detailing the implementation of a number of articles of the Securities Law;
- Pursuant to the Charter on organization and operation of 40 Investment and Construction Joint Stock Company;

The Board of Directors (“BOD”) respectfully submits to the General Meeting of Shareholders (“GMS”) for consideration and approval of the additional election of Member of the Board of Supervisors of 40 Investment and Construction Joint Stock Company for the term of 2021 - 2025, specifically as follows:

1/ Electing additional Member of the Board of Supervisors (“BOS”) for the term of 2021 - 2025 as follows:

- Number of Member of the Board of Supervisors to be elected: 01 people
- Term: 2021 - 2025
- Maximum number of Member of the Board of Supervisors candidates: Unlimited
- Standards for candidates participating in the Member of the Board of Supervisors: According to Article 169 of the Enterprise Law 59/2020/QH14, Article 286 of Decree 155/2020/ND-CP.

2/ Approving the list of candidates for additional election to the Member of the Board of Supervisors for the term of 2021 - 2025:

Mr. Tran Cong Hau (resume attached)

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

Sincerely./.

Recipients:

- General Meeting of Shareholders;
- Board of Directors, Board of Management, Member of the Board of Supervisors;
- Save: Office, Secretary.

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



ĐO TAN CUONG

SƠ YẾU LÝ LỊCH

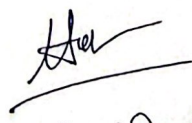
1/ Họ và tên:	Trần Công Hậu
2/ Giới tính:	Nam
3/ Ngày tháng năm sinh:	ngày 23 tháng 05 năm 1995
4/ Nơi sinh:	Đại Hòa, Đại Lộc, Quảng Nam
5/ CCCD/Hộ chiếu:	049095004203 ngày cấp: 09/08/2024
6/ Quốc tịch:	Việt Nam
7/ Dân tộc:	Kinh
8/ Địa chỉ thường trú:	Thôn 3, xã Đại Lộc, thành phố Đà Nẵng
9/ Số điện thoại công ty: :	Số điện thoại di động: 0903621447
10/ Địa chỉ email:	
11/ Trình độ chuyên môn:	12/12
12/ Quá trình công tác: + Từ năm 2017 đến hiện nay:	Công tác tại Công ty TNHH Xây dựng, Thương mại và Dịch vụ An Dương
13/ Các chức vụ công tác hiện nay: Liệt kê các chức danh quản lý khác (bao gồm cả chức danh Hội đồng quản trị của công ty khác)	
14/ Tổng số CP nắm giữ (chốt ngày 19/09/2025)	1.300 cổ phần, chiếm 0,01% vốn điều lệ, trong đó:
+ Đại diện phần vốn của (tên tổ chức là cổ đông Nhà nước/cổ đông chiến lược/ khác): cổ phần, chiếm% vốn điều lệ
+ Cá nhân sở hữu:	1.300 cổ phần, chiếm 0,01% vốn điều lệ
15/Các cam kết nắm giữ (nếu có)	
16/Những người liên quan có nắm giữ cổ phiếu của công ty:	Không có
17/ Lợi ích liên quan đối với Công ty:	Không có
18/ Quyền lợi mâu thuẫn với Công ty:	Không có

Tôi cam đoan những lời khai trên đây là hoàn toàn đúng sự thật, nếu sai tôi xin hoàn toàn chịu trách nhiệm trước pháp luật.

Đã ký tại Đà Nẵng, ngày 11 tháng 10 năm 2025

Người khai

(Ký tên, ghi rõ họ tên)


Trần Công Hậu

SUBMISSION

Re: Selecting select the auditing firm for the Third Quarter 2025 financial statements

To: General Meeting of Shareholders of 40 Investment and Construction JSC

- Pursuant to the Enterprise Law No. 59/2020/QH14 passed by the National Assembly on June 17, 2020;
- Pursuant to the Securities Law No. 54/2019/QH14 passed by the National Assembly on November 26, 2019;
- Decree 155/2020/ND-CP detailing the implementation of several articles of the Securities Law passed on December 31, 2020;
- Pursuant to the Charter on organization and operation of 40 Investment and Construction Joint Stock Company;

Based on the proposal and recommendations of the Board of Supervisors regarding the selection of the approved auditing firm to conduct the audit for the Q3 2025 financial statements of the Company.

The Board of Directors respectfully submits to the General Meeting of Shareholders for approval the list of auditing firms for the audit of the Q3 2025 financial statements, as follows:

1. RSM Vietnam Auditing & Consulting Co., Ltd. (RSM)
2. CPA VIETNAM Auditing Company Limited (CPA VIETNAM)

Authorize the Board of Directors to select an audit unit according to the submitted list.

Respectfully submit to the General Meeting of Shareholders for consideration.

Sincerely!

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



ĐO TAN CƯƠN

**40 INVESTMENT AND
CONSTRUCTION JOINT STOCK
COMPANY**

SOCIALIST REPUBLIC OF VIETNAM
Independence - Freedom – Happiness

No.: 0310.6/TTr/ĐHĐCĐ-BT3

Da Nang, October 03, 2025

SUBMISSION

***Re: approval of the business cooperation contract with An Duong Construction,
Trading and Service Company Limited***

To: The General Meeting of Shareholders of 40 Investment and Construction JSC

Pursuant to:

- *The Law on Enterprises No. 59/2020/QH14 passed by the National Assembly of the Socialist Republic of Vietnam on June 17, 2020, and its guiding documents;*
- *The Law on Securities No. 54/2019/QH14 passed by the National Assembly of the Socialist Republic of Vietnam on November 26, 2019, and its guiding documents;*
- *The Charter on Organization and Operation of 40 Investment and Construction Joint Stock Company;*
- *The Company's business operations and capital requirements.*
- *The project development potential of both parties;*

The Board of Directors of 40 Investment and Construction Joint Stock Company respectfully submits to the General Meeting of Shareholders ("GMS") for consideration and approval the following contents:

1. Approval of the investment cooperation and capital contribution for the development of two projects owned by An Duong Construction, Trading and Services Company Limited, specifically:

- Dien Thang Trung Urban Residential Area Project (Zone 2);
- Dai Duong Xanh Urban Area Project;

(Detailed information on the projects is attached hereto).

2. Investment cooperation plan:

40 Investment and Construction Joint Stock Company ("L40") shall directly contribute investment capital to the two projects mentioned above, with details as follows:



- Total investment cooperation amount: Not exceeding VND 150 billion;
- Allocation of investment amount by project: The specific investment amount for each project shall be determined by the Board of Directors based on the actual progress and efficiency of each project, ensuring that the total investment cooperation amount for both projects does not exceed VND 150 billion.
- Profit-sharing plan (Cooperation return):

The project owner — An Duong Construction, Trading and Services Company Limited — shall make payment to L40 in the form of completed project products (land use right certificates – “red books”) corresponding to the investment capital contributed, together with an annual interest rate of 20%. The payment value shall be determined based on the project’s investment cost

3. Authorization to the Board of Directors to approve the Business Cooperation Contract for the two projects: Dien Thang Trung Urban Residential Area Project (Zone 2) and Dai Duong Xanh Urban Area Project — with a total contract value not exceeding VND 150 billion.

4. Authorization to the Board of Directors to determine and decide the timing and specific investment amount of the cooperation.

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

Sincerely,

Recipients:

- As addressed above;
- Company website (disclosure);
- Members of the BOD, BOM, and SB;
- Office – for filing.

**OBO. THE BOARD OF DIRECTORS
CHAIRMAN**



DO TAN CUONG