

**PORTSERCO LOGISTICS
JOINT STOCK COMPANY**

SOCIALIST REPUBLIC OF VIETNAM
Independence – Freedom – Happiness

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Number: 40 /CBTT

Re: "Information disclosure of Financial Report
Quarter 3 - 2025"

To: - State Securities Commission
- Hanoi Stock Exchange

1. Company name: **PORTSERCO LOGISTICS JOINT STOCK COMPANY**
2. Stock code: **PRC**
3. Head office address: **No. 59 Ba Dinh, Hai Chau Ward, Da Nang City**
4. Phone: **0236-3889390** Fax: **0236-3863736**
5. Person making information disclosure: **LE NAM HUNG**
6. Content of the published information:

6.1 Financial Report for the 3th Quarter of 2025 of Portserco Logistics Joint Stock Company was prepared on Oct 15, 2025 (full text of Financial Report for the 3th Quarter of 2025).

6.2 Explanation (10% difference in profit after tax compared to the same period last year):

Net profit after tax in the third quarter of 2025 increased compared to the same period last year mainly because the Company invested in additional transport vehicles for the Laos route. This investment enhanced the efficiency of logistics operations, improved responsiveness and flexibility to market demand, and consequently strengthened overall business performance — leading to a significant improvement in net profit after tax for the period.

7. Website address posting all information disclosure content:

<http://www.portserco.com>

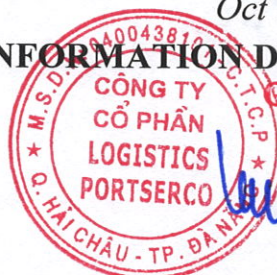
We hereby commit that the information published above is true and take full legal responsibility for the content of the published information.

Recipient :

- As above.
- Save

Oct 15, 2025

INFORMATION DISCLOSURE PERSON



GIÁM ĐỐC

Le Nam Hùng

Number: 40 /CBTT

Da Nang, Oct 15, 2025

PERIODIC DISCLOSURE OF FINANCIAL STATEMENTS

To: - Hanoi Stock Exchange

Pursuant to the provisions of Clause 3 and Clause 4, Article 14 of Circular No. 96/2020/TT-BTC dated November 16, 2020 of the Ministry of Finance guiding the disclosure of information on the stock market, Portserco Logistics Joint Stock Company shall disclose the financial statements for the 3th Quarter of 2025 to the Hanoi Stock Exchange as follows:

1. Organization name: PORTSERCO LOGISTICS JOINT STOCK COMPANY

- Stock code: **PRC**
- Address: 59 Ba Dinh, Hai Chau Ward, Da Nang City.
- Contact phone: 0236 3889390 Fax: 0236 3863736
- Email: portserco@portserco.com Website: portserco.com

2. Information disclosure content

- Financial report for the 3th Quarter of 2025 as prescribed in Clause 3, Article 14 of Circular No. 96/2020/TT-BTC:

- ☐ Separate financial statements (Listed organizations without subsidiaries and superior accounting units with affiliated units);
- ☐ Consolidated financial statements (Listed organization with subsidiaries);
- ☒ Consolidated financial statements (Listed organizations have their own accounting units and accounting apparatus);

- Cases that require explanation:

+ The auditing organization gave an opinion that was not an unqualified opinion on the financial statements (for the financial statements audited in 2025)

☐ Yes ☐ No

Explanatory text in case of integration

☐ Yes ☐ No

The difference between the profit after tax in the reporting period before and after auditing is 5% or more, changing from loss to profit or vice versa (for financial statements) audited in 2025)

☐ Yes

☐ No

Explanatory text in case of integration

☐ Yes

☐ No

+ Does the profit after corporate income tax in the business results report of the reporting period change by 10% or more compared to the same period last year?

☒ Yes

☐ No

Explanatory text in case of integration

☒ Yes

☐ No

+ Is the profit after tax in the reporting period a loss, shifting from profit in the same period last year to loss in this period or vice versa?

☐ Yes

☐ No

Explanatory text in case of integration

☐ Yes

☐ No

This information was published on the company's website on Oct 15, 2025 at the link:
<http://portserco.com/documents/bao-cau-thuong-nien-3>

3. Report on transactions with a value of 35% or more of total assets in 2025:

We hereby commit that the information published above is true and take full legal responsibility for the content of the published information.

Organization representative

Legal representative/Authorized person to disclose information

Attached documents:

- Financial report Quarter 3/2025
- Information disclosure document



Lê Nam Hùng

PORTSERCO LOGISTICS JOINT STOCK COMPANY

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FINANCIAL REPORT
3RD QUARTER OF FISCAL YEAR 2025



Da Nang, October 15, 2025

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BALANCE SHEET FOR QUARTER 3 OF 2025

Target	Index code	Explanation	Final number	Beginning of year number
ASSET				
A- SHORT-TERM ASSETS	100		43.273.682.362	26.470.278.811
I. Cash and cash equivalents	110		2.934.183.956	4.260.018.339
1. Cash	111	5	2.934.183.956	4.260.018.339
2. Cash equivalents	112		-	-
II. Short-term financial investments	120		-	-
3. Held-to-maturity investments	123		-	-
III. Short-term receivables	130		27.790.155.840	20.006.933.947
1. Short-term receivables from customers	131	6	27.113.567.927	21.360.411.839
2. Short-term prepayment to sellers	132	8	524.634.353	302.106.023
6. Other short-term receivables	136	9	2.592.492.506	784.955.031
7. Provision for short-term doubtful receivables	137	10	(2.440.538.946)	(2.440.538.946)
8. Assets pending resolution	139			
IV. Inventories	140		3.680.690.733	1.779.157.860
1. Inventories	141	11	3.680.690.733	1.779.157.860
2. Provision for inventory price reduction	149			
V. Other short-term assets	150		8.868.651.833	424.168.665
1. Short-term prepaid expenses	151	12a	2.205.456.733	312.892.177
2. Deductible VAT	152		6.663.195.100	111.276.488
B. LONG TERM ASSETS	200		105.598.230.508	26.346.202.745
I. Long-term receivables	210		1.707.366.875	-
1. Long-term receivables from customers	211			-
6. Other receivables	216	7	1.707.366.875	-
II. Fixed assets	220		85.965.037.822	13.555.908.957
1. Tangible fixed assets	221		73.741.548.126	7.832.039.982
- Original price	222	13	98.939.301.166	29.502.197.391
- Accumulated depreciation value	223	13	(25.197.753.040)	(21.670.157.409)
2. Financial leased fixed assets	224		8.703.289.696	2.203.668.975
- Original price	225	14	9.215.247.912	3.868.527.273
- Accumulated depreciation value	226	14	(511.958.216)	(1.664.858.298)
3. Intangible fixed assets	227		3.520.200.000	3.520.200.000
- Original price	228	15	3.520.200.000	3.520.200.000
III. Investment real estate	230			
IV. Long-term unfinished assets	240		11.570.874.029	11.570.874.029
1. Long-term unfinished production and business costs	241		-	-
2. Cost of unfinished basic construction	242	16	11.570.874.029	11.570.874.029
V. Long-term financial investments	250		66.000.000	66.000.000
2. Investments in associates and joint ventures	252			
3. Investment in other units	253	17	66.000.000	66.000.000
VI. Other long-term assets	260		6.288.951.782	1.153.419.759
1. Long-term prepaid expenses	261	12b	6.288.951.782	1.153.419.759
TOTAL ASSETS	270		148.871.912.870	52.816.481.556
CAPITAL SOURCE				
C. LIABILITIES	300		110.662.885.636	17.127.211.324
I. Short-term debt	310		38.816.020.264	14.856.391.670
1. Short-term payables to suppliers	311	18	14.876.001.828	7.010.375.643
2. Short-term prepayment by buyers	312	19	31.501.540	19.850.127
3. Taxes and other payables to the State	313	20	1.683.686.428	1.266.588.684
4. Must pay employees	314		2.483.499.715	1.872.649.066
5. Short-term payable expenses	315	21	1.123.505.704	419.696.945
8. Short-term unrealized revenue	318	22	225.660.000	36.920.000
9. Other short-term payables	319	23	196.397.115	62.474.244
10. Short-term loans and financial leases	320	24a	18.137.473.449	4.088.542.476
11. Short-term payables provision	321			
12. Welfare reward fund	322		58.294.485	79.294.485
II. Long-term debt	330		71.846.865.372	2.270.819.654
1. Long-term payables to suppliers	331		17.630.599.436	-
8. Long-term loans and financial leases	338	24b	54.216.265.936	2.270.819.654
D. OWNERS' EQUITY	400		38.209.027.234	35.689.270.232
I. Equity	410		38.209.027.234	35.689.270.232

Target	Index code	Explanation	Final number	Beginning of year number
1. Owners' equity	411		30.998.490.000	12.000.000.000
- Common shares with voting rights	411a		30.998.490.000	12.000.000.000
- Preferred stock	411b		-	-
2. Share capital surplus	412	25a	(180.945.921)	69.054.079
4. Other owners' capital	414	25a	1.633.524.798	1.633.524.798
8. Development investment fund	418		-	13.033.203.023
11. Undistributed profit after tax	421		5.757.958.357	8.953.488.332
- Undistributed profit after tax accumulated to the end of the previous period	421a	25d	2.988.201.355	6.978.243.983
- Undistributed profit after tax this period	421b	25d	2.769.757.002	1.975.244.349
II. Other funding sources and funds	430		-	-
TOTAL CAPITAL	440		148.871.912.870	52.816.481.556



Chief Accountant

Nguyen Thi Tuyet

Preparer

Le Thi Khanh Nhon

PORTSERCO LOGISTICS JOINT STOCK COMPANY

Address: 59 Ba Dinh, Hai Chau, Da Nang

Tel: 0236.3886305

**FINANCIAL STATEMENTS
FOR THE THIRD QUARTER OF FISCAL YEAR 2025**
BUSINESS RESULTS REPORT – QUARTER 3 OF 2025

Target	Index code	Explanation	This quarter this year	This quarter last year	Cumulative number from the beginning of the year to the end of this quarter this year	Cumulative number from the beginning of the year to the end of this quarter last year
1. Revenue from sales of goods and provision of services	01	26	51.814.080.820	31.917.440.282	124.392.635.222	95.811.702.719
2. Deductions from revenue	02		5.055.555	8.864.564	24.949.332	8.864.564
3. Net revenue from sales of goods and provision of services (10 = 01 - 02)	10		51.809.025.265	31.908.575.718	124.367.685.890	95.802.838.155
4. Cost of goods sold	11	27	46.922.864.772	28.983.096.709	113.752.853.560	87.773.688.047
5. Gross profit from sales of goods and provision of services (20 = 10 - 11)	20		4.886.160.493	2.925.479.009	10.614.832.330	8.029.150.108
6. Financial operating income	21	28	1.001.128	578.454	2.718.383	92.375.239
7. Financial expenses	22	29	1.576.765.748	126.937.738	2.109.289.038	472.352.283
– Of which: Interest expense	23	29	1.576.765.748	126.937.738	2.109.289.038	472.352.283
8. Profit/loss in associates and joint ventures	24					
9. Selling expenses	25	32a	238.456.564	411.498.350	864.654.657	1.192.603.437
10. Business management costs	26	32b	1.835.438.625	1.632.669.261	4.321.507.719	4.755.519.625
11. Net profit from business activities (30=20+(21-22)+ 24-(25+26))	30		1.236.500.684	754.952.114	3.322.099.299	1.701.050.002
12. Other income	31	30	224.655.787	114.121.564	556.917.466	215.522.989
13. Other expenses	32	31	127.230.965	13.522	166.730.965	23.874.996
14. Other profits (40=31-32)	40		97.424.822	114.108.042	390.186.501	191.647.993
15. Total accounting profit before tax (50=30+40)	50	33	1.333.925.506	869.060.156	3.712.285.800	1.892.697.995
16. Current corporate income tax expense	51		448.506.739	176.814.736	942.528.798	277.096.761
17. Deferred corporate income tax expense	52					
18. Profit after corporate income tax (60=50-51-52)	60	25d	885.418.767	692.245.420	2.769.757.002	1.615.601.234
18.1 Profit after tax of the parent company	61					
18.2 Profit after tax of non-controlling shareholders	62					
19. Basic earnings per share (*)	70	34	286	577	894	1.346
20. Decling earnings per share	71					



Director

Le Nam Hung

Chief Accountant

Nguyen Thi Tuyet

Preparer

Le Thi Khanh Nhon

ENTERPRISE – CASH FLOW STATEMENT – DIRECT METHOD – Q3 OF 2025

Target	Index code	Explanation	Accumulated from beginning of the year to end of this quarter (This year)	Accumulated from beginning of the year to end of this quarter (Previous year)
I. Cash flows from operating activities				
1. Revenue from sales of goods, provision of services, and other revenues	01		84.695.897.588	53.547.054.334
2. Payment to suppliers for goods and services	02		(84.847.494.260)	(41.455.122.346)
3. Money paid to employees	03		(7.994.246.019)	(4.035.983.800)
4. Interest paid	04	29	(2.109.289.038)	(345.414.545)
5. Corporate income tax paid	05		(521.115.650)	
6. Other revenue from business activities	06		6.212.556.635	6.478.893.152
7. Other expenses for business activities	07		(10.543.833.297)	(3.049.318.905)
Net cash flows from operating activities	20		(15.107.524.041)	11.140.107.890
II. Cash flows from investing activities				
1. Money spent on purchasing and construction of fixed assets and other long-term assets	21		(45.211.517.768)	(3.317.217.999)
2. Proceeds from liquidation and sale of fixed assets and other long-term assets	22	30	556.917.466	101.401.425
3. Cash spent on lending and purchasing debt instruments of other entities	23			
4. Money recovered from lending and reselling debt instruments of other entities	24			
5. Money spent on capital contribution to other entities	25			
6. Recovery of capital contribution to other entities	26			
7. Interest income, dividends, and profits distributed	27		1.717.255	151.796.785
Net cash flows from investing activities	30		(44.652.883.047)	(3.064.019.789)
III. Cash flows from financial activities				
1. Proceeds from issuing shares and receiving capital contributions from owners	31			
company's issued shares	32			
3. Money received from borrowings	33	24	78.482.724.079	10.113.306.708
4. Loan principle repayment	34	24	(18.638.439.924)	(16.478.704.971)
5. Money paid for finance lease liabilities	35	24b	(1.409.711.450)	(335.783.640)
6. Dividends and profits distributed to owners	36			(1.200.000.000)
Net cash flows from financing activities	40		58.434.572.705	(7.901.181.903)
Net cash flows during the period (50 = 20 + 30 + 40)	50		(1.325.834.383)	174.906.198
Cash and cash equivalents at the beginning of the period	60	5	4.260.018.339	2.571.771.187
Effect of exchange rate changes on foreign currency conversion	61			
Cash and cash equivalents at end of period (70 = 50+60+61)	70	5	2.934.183.956	2.746.677.385



Director
Le Nam Hung

Chief Account

Nguyen Thi Tuyet

Preparer

Le Thi Khanh Nhon

Form No. B 09 - DN

Issued in accordance with Circular No.

200/2014/TT-BTC dated December 22, 2014 by

the Ministry of Finance

1. Nature of Operations**1.1. General Overview**

Portserco Logistics Joint Stock Company (hereinafter referred to as the “Company”) was established through the equitization of Danang Port General Services Enterprise (an affiliated unit of Danang Port under Vietnam National Shipping Lines) in accordance with Decision No. 3086/2002/QD-BGTVT dated 26 September 2002 issued by the Minister of Transport. The Company operates as an independent accounting unit under Enterprise Registration Certificate No. 0400438101 dated 26 December 2002 issued by the Department of Planning and Investment of Danang (This certificate has been amended 16 times, with the most recent amendment dated 04 June 2025. The Company’s operations are governed by the Law on Enterprises, its Charter, and other applicable legal regulations.

The Company’s common stocks have been listed on the Hanoi Stock Exchange (HNX) under the stock code PRC, pursuant to Decision No. 816/QD-SGDHN dated 08 November 2010. The official trading date of the stocks was 29 November 2010.

Charter capital: VND 30.998.490.000

Paid-in capital as of 30 June 2025: VND 30.998.490.000

1.2. Principal Business Activities: Multimodal transport services; maritime services.

1.3. Corporate Structure

As of September 30, 2025, the Company had five affiliated units without legal status, operating under the bookkeeping accounting method, including:

List of affiliated units:

- | | |
|---|---|
| • Trading Branch | 59 Ba Dinh Street, Hai Chau Ward, Da Nang City |
| • Maritime Services & Warehousing Branch | Lot B1-13, Tho Quang Fisheries Service Industrial Zone, Da Nang |
| • Transportation Business & Technical Services Branch | Yet Kieu Street, Da Nang |
| • Duty-Free Shop | No. 1 Yet Kieu Street, Da Nang |
| • Representative Office of Portserco Logistics Joint Stock Company in Hanoi | 15th Floor, Pacific Building, No. 83 Ly Thuong Kiet Street, Tran Hung Dao Ward, Hanoi City, Vietnam |

2. Fiscal Year and Accounting Currency

The Company’s fiscal year begins on January 1 and ends on December 31.

The currency used for bookkeeping and presentation of the financial statements is the Vietnamese Dong (VND).

3. Accounting Standards and Regime Applied

The Company applies the Vietnamese Enterprise Accounting Regime as guided in Circular No. 200/2014/TT-BTC dated December 22, 2014, and the Vietnamese Accounting Standards (VAS) issued by the Ministry of Finance.

Accounting form: Journal voucher method.

4. Summary of Significant Accounting Policies

4.1 Cash and Cash Equivalents

Cash includes cash on hand, demand deposits at banks, and cash in transit.

Cash equivalents are short-term investments with original maturities of no more than three months from the date of investment, which are readily convertible to known amounts of money and subject to an insignificant risk of changes in value at the reporting date.

4.2 Financial Investments

Investments in Associates and Long-term Equity Investments in Other Entities

An associate is an entity over which the Company has significant influence. Significant influence is the power to participate in the financial and operating policy decisions of the associate but is not control or joint control over those policies. An associate relationship is generally presumed to exist when the Company holds (directly or indirectly) between 20% and less than 50% of the voting rights of that entity.

Long-term equity investments in other entities are investments in which the Company does not have control, joint control, or significant influence over the investee.

Investments in associates and long-term equity investments in other entities are recognized at original price, less provision. Dividends or profits distributed in money or in-kind that relate to periods prior to the investment date are deducted from the carrying amount of the investment.

Provision

A provision for investments in associates is made when such investments are impaired or incur losses that may lead to the risk of equity loss for the Company. For long-term investments of capital contribution in other entities, the provision is determined as follows:

- For investments in listed shares or in cases where the fair value of the investment can be reliably determined, the provision is based on the market price of the shares;
- In cases where the market value of the shares cannot be determined, the provision is made based on the loss in equity as reflected in the financial statements of the investee.

If the investee is required to prepare consolidated financial statements, the provision is based on its consolidated financial statements. In other cases, the provision is determined based on the separate financial statements of the investee.

4.3 Receivables

Receivables include trade receivables and other receivables:

- Trade receivables are receivables of a commercial nature, arising from sale and purchase transactions between the Company and its customers;
- Other receivables are non-commercial receivables, unrelated to sales, purchases, or internal transactions.

Receivables are recorded at their original price, less any provision for doubtful debts. Provisions are made at the end of the accounting period for receivables that are overdue for more than six months or not yet due but the debtor is bankrupt, undergoing dissolution procedures, missing, or absconding. The provision for doubtful debts is made in accordance with Circular No. 228/2009/TT-BTC dated December 7, 2009, issued by the Ministry of Finance.

4.4 Inventories

Inventories are stated at the lower of original price and net realizable value.

Inventory original price is determined using the weighted average method and accounted for using the perpetual inventory system. The cost of inventories (materials and goods) includes purchase costs, processing costs, and other directly attributable costs incurred to bring the inventories to their present location and condition.

Net realizable value is the estimated selling price, less the estimated costs of completion and the estimated costs necessary to make the sale.

Provision for inventory devaluation is made when the net realizable value of an item is lower than its original price. The provision is established in accordance with Circular No. 228/2009/TT-BTC dated December 7, 2009 by the Ministry of Finance.

4.5 Tangible Fixed Assets

Original Price

Tangible fixed assets are recorded at original price less accumulated depreciation.

The original price includes the purchase price and all expenditures incurred by the Company to bring the tangible fixed asset to its ready-for-use condition. Subsequent expenditures are added to the asset's carrying amount only when it is probable that future economic benefits associated with the asset will increase. Expenditures that do not meet these criteria are recognized as expenses in the period in which they are incurred.

Depreciation

Tangible fixed assets are depreciated using the straight-line method over their estimated useful lives. The depreciation periods are in accordance with Circular No. 45/2013/TT-BTC dated April 25, 2013, issued by the Ministry of Finance. Details are as follows:

<u>Asset category</u>	<u>Depreciation period (years)</u>
Buildings and structures	10 - 25
Machinery and equipment	6 - 15
Vehicles	6 - 10
Administrative tools and equipment	Fully depreciated

4.6 Intangible Fixed Assets

Original Price

Intangible fixed assets are recorded at original price less accumulated depreciation.

The original price of an intangible fixed asset includes all expenditures incurred by the Company to acquire the asset and bring it to its ready-for-use condition.

Land Use Rights

Intangible fixed assets include land use rights, which comprise:

- Land use rights allocated by the State with land use fees paid, or legally acquired through transfer (including both definite-term and indefinite-term land use rights);

- Prepaid land lease payments (either for the entire lease term or for multiple years, with at least 5 years remaining on the lease term) under land lease contracts signed prior to the effective date of the 2003 Land Law, and for which a land use right certificate has been issued by a competent authority.

Original price of land use rights includes all directly attributable expenses incurred to bring the land to its ready-for-use condition.

Depreciation

Intangible fixed assets in the form of land use rights with an indefinite term are not subject to depreciation. For land use rights with a definite term, the depreciation period corresponds to the duration of land use granted to the Company.

4.7 Prepaid Expenses

Prepaid expenses are classified into short-term and long-term prepaid expenses. These are actual expenses that have been incurred but are related to the business results of multiple accounting periods. The main types of prepaid expenses at the Company include:

- Tools and equipment issued for use: allocated on a straight-line basis over a period of 1 to 3 years;
- Other prepaid expenses: depending on the nature and magnitude of the expenses, the Company selects appropriate allocation methods and criteria over the period in which the related economic benefits are expected to be realized.

4.8 Liabilities

Liabilities include trade payables and other payables:

- Trade payables to suppliers are commercial obligations arising from purchase and sale transactions between the Company and its suppliers;
- Other payables are non-commercial obligations not related to sales transactions or internal transactions.

Liabilities are recorded at original price and are classified as short-term or long-term based on the remaining maturity as of the reporting date.

Liabilities are monitored by the Company in detail by counterparty, original maturity, remaining maturity, and original currency.

4.9 Loans and Financial Lease Liabilities

Loans and financial lease liabilities are recorded at original price and classified as short-term or long-term based on the remaining maturity as of the end of accounting period.

These loans and financial lease liabilities are monitored by the Company in detail by counterparty, loan agreements, original maturity, remaining maturity, and original currency.

Borrowing Costs

Borrowing costs include interest expenses and other costs directly attributable to the Company's borrowings. Borrowing costs are recognized as expenses in the period in which they are incurred, unless they satisfy the criteria for capitalization under the accounting standard on "Borrowing Costs".

Borrowing costs that are directly attributable to a specific loan used for the purpose of acquiring, constructing, or producing a qualifying asset of the Company are capitalized as part of original price of that asset. For general borrowings, the amount of borrowing costs eligible for capitalization during the accounting period is determined based on the capitalization rate applied to the weighted average accumulated expenditure incurred on the acquisition, construction, or production of the qualifying asset.

Capitalization of borrowing costs is suspended during extended periods in which active development or construction of the asset is interrupted, unless the interruption is necessary. Capitalization ceases when substantially all the activities necessary to prepare the qualifying asset for its intended use or sale are complete.

4.10 Payable expenses

Payable expenses are recognized for amounts to be paid in the future in respect of goods and services already received, regardless of whether the Company has received an invoice from the supplier.

4.11 Unearned Revenue

Unearned revenue at the Company includes amounts received in advance for one or more accounting periods in respect of services to be provided to customers, which are allocated over the periods for which the Company has received payment in advance.

4.12 Owners' Equity

Owners' equity reflects the actual amount of capital contributed by shareholders.

Treasury Stocks

Treasury stocks represent the amounts paid to repurchase the Company's own stocks previously issued, including any directly attributable transaction costs related to the repurchase.

Capital Surplus

Share premium reflects the difference between the issuance price and the par value, net of any directly attributable stock issuance costs; the difference between the reissuance price and the book value of treasury stocks, net of directly attributable reissuance costs; and the equity component of convertible bonds upon conversion.

Profit Distribution

Profit after corporate income tax is appropriated to funds and distributed to shareholders in accordance with the Company's Charter or as resolved by the General Meeting of Shareholders.

Dividends distributed to shareholders shall not exceed the undistributed profit after tax and shall take into account non-cash items included in such profit that may affect cash flows and the Company's ability to pay dividends.

4.13 Recognition of Revenue and Other Income Recognition

- Revenue from the sale of goods and provision of services is recognized when it is probable that the economic benefits will be obtained and the amount can be reliably measured, and when the following conditions are satisfied:
 - ✓ Revenue from the sale of goods is recognized when significant risks and rewards of ownership have been transferred to the buyer and there is no longer any significant uncertainty regarding the price or the possibility of return.
 - ✓ Revenue from service provision is recognized when the service has been rendered. In cases where services are performed over multiple accounting periods, revenue is recognized in each period based on the stage of completion as at the end of the accounting period.
- Financial operating revenue is recognized when it is probable that the economic benefits will flow to the Company and the amount of income can be measured reliably.

- ✓ Interest income is recognized on a time proportion basis using the effective interest rate;
- ✓ Dividends and profit shares are recognized when the Company becomes entitled to receive them. Share dividends are not recognized as financial revenue. Dividends received that relate to the pre-investment period are deducted from the carrying amount of the investment.
- Other income comprises income arising from activities outside the Company's ordinary course of business. It is recognized when it can be measured reliably and it is probable that the economic benefits will flow to the Company.

4.14 Cost of Goods Sold (COGS)

The cost of products, goods, and services sold is recognized in the appropriate accounting period, in accordance with the matching principle and the principle of prudence.

Abnormal costs incurred in relation to inventories and services provided are recognized directly in cost of goods sold for the period and are not included in the production cost of products or services.

4.15 Financial Expenses

Financial expenses represent costs or losses related to financial investment activities, including: interest expenses on borrowings, interest on deferred payment purchases, finance lease interest, sales discounts offered to buyers, expenses and losses arising from the disposal or liquidation of investments, provision for devaluation of trading securities, provision for impairment of investments in other entities, losses on foreign currency sales, exchange rate differences, and other financial investment-related expenses.

4.16 Selling Costs and Business Management Costs

Selling costs represent actual costs incurred in the process of selling products, goods, and providing services.

Business management costs represent actual costs incurred in connection with the overall administration of the Company.

4.17 Current and Deferred Corporate Income Tax Expenses

Corporate income tax expense includes current income tax and deferred income tax.

Current income tax is the amount of tax payable based on taxable income for the period, calculated using the applicable tax rates in effect as of the end of the accounting period. Taxable income differs from accounting profit due to adjustments for temporary differences between tax and accounting treatments, and for income and expenses that are non-taxable or non-deductible.

Deferred income tax is determined for temporary differences as of the end of accounting period between the tax bases of assets and liabilities and their carrying amounts for financial reporting purposes.

4.18 Financial Instruments

Initial Recognition

Financial Assets

At the initial recognition date, financial assets are recorded at original price plus any directly attributable transaction costs. The Company's financial assets include cash, short-term deposits, receivables from customers, other receivables, and financial investments.

Financial Liabilities

At the initial recognition date, financial liabilities are recorded at original price plus any transaction costs directly attributable to the issuance of such financial liabilities. The Company's financial liabilities include borrowings, payables from customers, payable expenses, and other payables.

Subsequent Measurement

Currently, there are no regulations regarding the measurement of financial instruments after initial recognition.

4.19 Tax Rates and Other Payables to the State Budget Applied by the Company

- Value Added Tax (VAT):
 - ✓ International transportation activities: subject to a 0% VAT rate;
 - ✓ Services including transportation, loading and unloading, and trading of diesel oil and lubricants: subject to a 10% VAT rate
(from July 1, 2023 to present: an 8% VAT rate is applied to transportation and loading/unloading services under Decree No. 44/2023/NĐ-CP);
 - ✓ Other products: subject to VAT rates in accordance with current regulations.
- Corporate Income Tax (CIT): The applicable corporate income tax rate is 20%.
- Other taxes and fees: Payable in accordance with current regulations.

4.20 Related Parties

Parties are considered to be related if one party has the ability (directly or indirectly) to control or exert significant influence over the other party in making financial and operating policy decisions.

Unit: VND

5. Cash

	30/09/2025	01/01/2025
Cash on hand	720.649.367	383.910.711
Demand deposits at banks	2.213.534.589	3.876.107.628
Total	2.934.183.956	4.260.018.339

6. Short-term Trade Receivables

	30/09/2025	01/01/2025
Sunrise Mountains Co., Ltd.	1.716.482.767	2.303.923.770
Quang Nam Minerals Engineering Joint Stock Company	3.826.408.360	5.355.001.654
Chi Linh Trading and Construction One Member Co., Ltd.	2.173.692.448	2.173.692.448
SME Logistics Joint Stock Company	1.501.550.000	510.700.000
HD GLOBAL Construction and Trade Co., Ltd.	1.512.357.300	-
Tinh Phat Forestry Products Import-Export Joint Stock Company	3.322.444.803	-
Real Estate & Home Media Co., Ltd.	1.500.232.418	177.373.295
Other customers	11.560.399.831	10.839.720.672
Total	27.113.567.927	21.360.411.839

7. Long-term trade receivables

	30/09/2025	01/01/2025
Long-term deposits and collaterals	1.707.366.875	-
Total	1.707.366.875	-

8. Short-term Prepayments to Suppliers

	30/09/2025	01/01/2025
Castrol BP Petco Co., Ltd.	-	157.228.355
Da Nang Bridge and Road Construction Consulting JSC	23.846.000	23.846.000
Da Nang Petroleum Equipment Machinery JSC	118.265.050	121.031.668
State Treasury	7.523.303	-
Khanh Thinh Thanh Co., Ltd	375.000.000	-
Total	524.634.353	302.106.023

9. Other Short-term Receivables

	30/09/2025		01/01/2025	
	Amount	Provision	Amount	Provision
Receivables from employees (social, health, unemployment insurance, etc.)	51.946.463	-	32.164.830	-
Deposits and guarantees	-	-	125.000.000	-
Advances	1.883.387.421	-	548.231.183	-
Other receivables	657.158.622	-	79.559.018	-
Total	2.592.492.506	-	784.955.031	-

10. Short-term Provision for Doubtful Debts

	30/09/2025	01/01/2025
Provision for overdue receivables	2.440.538.946	2.440.538.946
- Over 3 years	2.440.538.946	2.440.538.946
- From 2 to under 3 years	-	-
Total	2.440.538.946	2.440.538.946

11. Inventories

	30/09/2025		01/01/2025	
	Original price	Allowance	Original price	Allowance
Raw materials and supplies	53.304.000	-	66.204.000	-
Tools and instruments	-	-	-	-
Cost of production and unfinished business	841.547.116	-	130.486.254	-
Merchandise	2.785.839.617	-	1.582.467.606	-
Total	3.680.690.733	-	1.779.157.860	-

- There was no inventory pledged or mortgaged as collateral for any liabilities as at 30 September 2025.

12. Prepaid Expenses

a. Short-term

	30/09/2025	01/01/2025
Road use fees	664.521.316	123.732.017
Insurance expenses	1.035.454.894	173.160.161
GPS devices, tarpaulins, carpets, air-conditioners, refrigerators maintenance expenses	381.915.640	
Other short-term prepaid expenses	123.564.883	15.999.999
Total	2.205.456.733	312.892.177

b. Long-term

	30/09/2025	01/01/2025
Tools and equipment pending allocation	3.315.583.919	1.153.419.759
Other long-term prepayments	2.973.367.863	-
Total	6.288.951.782	1.153.419.759

13. Tangible Fixed Assets

	Buildings, structures	Machinery, equipment	Transport vehicles	Tools, management equipment	Other fixed assets	Total
Original price						
Beginning balance	4.551.226.684	290.500.000	50.282.608.112	58.240.000	-	55.182.574.796
Additions during the period	-	165.599.102	44.434.462.268	-	25.365.000	44.625.426.370
Disposals (liquidation/sale)	-	-	868.700.000	-	-	868.700.000
Ending balance	4.551.226.684	456.099.102	93.848.370.380	58.240.000	25.365.000	98.939.301.166
Depreciation						
Beginning balance	3.351.482.324	290.500.000	19.734.121.908	58.240.000	-	23.434.344.232
Depreciation for the period	55.725.203	3.907.189	2.572.212.197	-	264.219	2.632.108.808
Disposals (liquidation/sale)	-	-	868.700.000	-	-	868.700.000
Ending balance	3.351.482.324	294.407.189	19.734.121.908	58.240.000	264.219	25.197.753.040
Carrying amount						
Beginning balance	1.199.744.360	-	30.548.486.204	-	-	31.748.230.564
Ending balance	1.144.019.157	161.691.913	72.410.736.275	-	25.100.781	73.741.548.126

Carrying amount of tangible fixed assets pledged as collateral at the end of the period: VND 68.112.614.800

Original price of fully depreciated tangible fixed assets still in use: VND 15.103.052.756

Original price of tangible fixed assets awaiting disposal: VND 0.

There were no outstanding commitments for the purchase or sale of significant tangible fixed assets.

14. Finance Lease Fixed Assets

	Transport vehicles VND	Total VND
Original price		
Beginning balance	9.215.247.912	9.215.247.912
Additions during the period	-	-
Decreases during the period	-	-
Ending balance	9.215.247.912	9.215.247.912
Depreciation		
Beginning balance	-	-
Depreciation for the period	511.958.216	127.989.554
Increases during the period	-	-
Decreases during the period	-	-
Ending balance	511.958.216	127.989.554
Carrying amount		
Beginning balance	9.215.247.912	9.215.247.912
Ending balance	8.703.289.696	9.087.258.358

15. Intangible Fixed Assets

	Land use rights	Total
Original price		
Beginning balance	3.520.200.000	3.520.200.000
Additions during the period	-	-
Other increases	-	-
Disposals (liquidation/ sale)	-	-
Ending balance	3.520.200.000	3.520.200.000
Depreciation		
Beginning balance	-	-
Depreciation for the period	-	-
Disposals (liquidation/ sale)	-	-
Ending balance	-	-
Carrying amount		
Beginning balance	3.520.200.000	3.520.200.000
Ending balance	3.520.200.000	3.520.200.000

(*) The land use rights with indefinite term include:

- Land use rights at 59 Ba Dinh Street, Da Nang, with an area of 129.8 m² and a historical cost of VND 3,520,200,000, currently used as the Company's office. This asset is being pledged as collateral for bank loans.

16. Cost of unfinished basic construction

	30/09/2025	01/01/2025
Basic construction	11.570.874.029	11.570.874.029
- Warehouse	2.855.456.399	2.855.456.399
- Land leveling at Coconut Garden Stream area	8.364.328.231	8.364.328.231
- Other costs related to Coconut Garden Stream	351.089.399	351.089.399
Total	11.570.874.029	11.570.874.029

17. Other Long-term Investments

					30/09/2025			01/01/2025
	Business operations	Capital contribution ratio	Voting rights ratio	No. of shares	Original price	Provision	Original price	Provision
Investment in other entities					66.000.000	-	66.000.000	-
- Saigon Port Import-Export and Services JSC	Operating	0.66%	0.66%	6.600	66.000.000	-	66.000.000	-
Total					66.000.000	-	66.000.000	-

18. Short-term Trade Payables

	30/09/2025	01/01/2025
Petrolimex Da Nang Co., Ltd.	810.178.703	507.154.568
Chailease International Trading Co., Ltd.	6.736.215.517	-
Khanh Truong Trading and Service Co., Ltd.	1.740.352.430	376.154.044
V.A.B Construction Trading and Services Co., Ltd.	742.885.677	972.651.907
Other payables	4.846.369.501	5.154.415.124
Total	14.876.001.828	7.010.375.643

19. Short-term Advances from Customers

	30/09/2025	01/01/2025
Long Minh Construction Consulting and Trading Co., Ltd.	32.050.180	19.050.717
Installation Enterprise 33 – Thanh An 96 Construction JSC	-	588.460
Tuan Son 23 Construction and Services Joint Stock Company	-	210.950
Total	32.050.180	19.850.127

20. Taxes and Amounts Payable to the State Budget

	Beginning balance	Payable during the period	Paid during the period	Ending balance
Value Added Tax (VAT)	-	-	63.235.828	-
Corporate Income Tax (CIT)	380.641.362	942.528.798	528.816.807	794.353.353
Personal Income Tax (PIT)	12.280.000	91.873.207	94.103.207	10.050.000
Land and land rental tax	873.544.034	1.839.136	1.839.136	873.544.034
Other taxes	123.288	17.953.562	12.337.809	5.739.041
Total	1.266.588.684	1.054.194.703	700.332.787	1.683.686.428

The Company's tax reports are subject to examination by the tax authorities. The tax amounts presented in these financial statements may be subject to adjustment based on the tax authorities' assessment.

21. Short-term Payable Expenses

	30/09/2025	01/01/2025
Transportation expenses	963.235.439	360.244.000
Other payable expenses	160.270.265	59.452.945
Total	1.123.505.704	419.696.945

22. Short-term Unearned Revenue

	30/09/2025	01/01/2025
Prepaid warehouse rental revenue	225.660.000	36.920.000
Total	225.660.000	36.920.000

23. Other Short-term Payables

	30/09/2025	01/01/2025
Trade union funding, social insurance, health insurance, unemployment insurance	46.478.785	29.887.720
Other payables	149.918.330	32.586.524
Total	196.397.115	62.474.244

24. Loans and Financial Leases**a. Short-term Loans and Financial Leases**

	Beginning balance	Increases during the period	Decreases during the period	Ending balance
Short-term loans	2.896.975.196	15.464.176.178	12.822.434.837	5.538.716.537
- Bank for Investment and Development of Vietnam – Hai Van Branch	2.896.975.196	15.464.176.178	12.822.434.837	5.538.716.537
Current portion of financial leases	671.567.280	2.321.234.064	1.251.875.796	1.740.925.548
- BIDV – SUMI Trust Financial Leasing Co., Ltd. – Da Nang Branch	671.567.280	2.321.234.064	1.251.875.796	1.740.925.548
+ Contract No. 21921000151/FLA	671.567.280	-	671.567.280	-
+ Contract No. 21925000293/FLA	-	2.321.234.064	580.308.516	1.740.925.548
- Current portion of long-term loans	520.000.000	3.760.040.000	260.000.000	4.020.040.000
+ Bank for Investment and Development of Vietnam – Hai Van Branch	520.000.000	4.190.000.000	390.000.000	520.000.000
+ Joint Stock Commercial Bank for Foreign Trade of Vietnam (Vietcombank)	-	3.492.000.000	873.000.000	3.500.040.000
Total	4.088.542.476	35.168.958.143	21.120.027.170	18.137.473.449

b. Long-term Loans and Financial Leases

	Beginning balance	Increases during the period	Decreases during the period	Ending balance
Long-term loans	2.511.000.000	53.317.000.000	1.443.000.000	54.385.000.000
- Joint Stock Commercial Bank for Foreign Trade of Vietnam (Vietcombank)	-	17.500.000.000	873.000.000	16.627.000.000
- Bank for Investment and Development of Vietnam – Hai Van Branch	2.340.000.000	19.008.000.000	390.000.000	20.958.000.000
- Long-term loans from individuals	171.000.000	16.809.000.000	180.000.000	16.800.000.000
Financial leases	951.386.934	9.573.016.000	2.013.211.450	8.511.191.484
- BIDV – SUMI Trust Financial Leasing Co., Ltd. – Da Nang Branch	951.386.934	9.573.016.000	2.013.211.450	8.511.191.484
+ Contract No. 21921000151/FLA	951.386.934	3.016.000	954.402.934	-
+ Contract No. 21925000293/FLA		9.570.000.000	1.058.808.516	8.511.191.484
Total	3.462.386.934	62.890.016.000	3.456.211.450	62.896.191.484
Of which:				
	1.191.567.280			8.679.925.548
- Current portion of long-term loans				
Long-term loans and financial leases	2.270.819.654			54.216.265.936

- The Company obtained loans from individuals in Vietnamese Dong for business operations. Loan term: 24 months. Interest rates are subject to agreements at the time of borrowing. The loans are unsecured (based on creditworthiness).
- A long-term loan was obtained from the Bank for Investment and Development of Vietnam – Hai Van Branch under Credit Contract No. 02/2024/4812566/HĐTD dated 19/06/2024. Purpose: Investment in assets including 03 NX 440 rear-axle tractor trucks for business operations. Loan term: 60 months. Interest rate: 7% per annum for the first 2 years; thereafter, the rate is adjusted every 6 months to equal the 24-month posted savings rate for individuals in VND plus a fixed margin of 3.5% per annum. Collateral: assets formed from the borrowed capital.
- Finance lease contract No. 21925000293/HĐCTTC dated 22/04/2025 was signed between the Company and BIDV-SuMi TRUST Leasing Co., Ltd. – Da Nang Branch to lease the following assets: 06 tractor trucks (CNHTC_ZZ4257V324HE1B) and 06 semi-trailers (XINHONGDONG_LHD9400LB). Lease term: 48 months. Interest rate: 7.7% per annum (floating rate adjusted every 3 months).
- A long-term loan was obtained from the Joint Stock Commercial Bank for Foreign Trade of Vietnam (Vietcombank) – Da Nang Branch under Mortgage Contracts No. 135 and 136/2025/VCB-ĐN dated 16/06/2025. Purpose: Investment in 14 tractor trucks (CNHTC_ZZ4257V324HE1B) and 14 semi-trailers (FUSHI_LFS9402). Loan term: 60 months. Interest rate: 6.4% per annum for the first 2 years; thereafter, the lending rate is equal to the base rate plus a margin of 2.3% per annum.
- A long-term loan was obtained from the Bank for Investment and Development of Vietnam – Hai Van Branch under Credit Contract No. 02/2025/4812566/HĐTD dated 18/08/2025. Purpose: Investment in 15 tractor trucks (CNHTC_ZZ4257V324HE1B) and 15 semi-trailers (CIMC_ZJV9405CLXDY). Loan term: 60

months. Interest rate: 6,2% per annum for the first 2 years; thereafter, the rate is adjusted every 6 months to equal the 24-month posted savings rate for individuals in VND plus a fixed margin of 2,5% per annum.
Collateral: assets formed from the borrowed capital.

25. Owners' Equity

a. Statement of Changes in Owners' Equity

	Contributed capital	Share premium	Other capital	Development investment fund	Undistributed after-tax profit	Total
Balance as at 01/01/2024	12.000.000.000	69.054.079	1.633.524.798	13.033.203.023	8.178.243.983	34.914.025.883
Increases during the year	-	-	-	-	1.975.244.349	1.975.244.349
Decreases during the year	-	-	-	-	1.200.000.000	1.200.000.000
Balance as at 31/12/2024	12.000.000.000	69.054.079	1.633.524.798	13.033.203.023	8.953.488.332	35.689.270.232
Balance as at 01/01/2025	12.000.000.000	69.054.079	1.633.524.798	13.033.203.023	8.953.488.332	35.689.270.232
Increases during the period	18.998.490.000	-	-	-	2.769.757.002	21.768.247.002
Decreases during the period	-	250.000.000	-	13.033.203.023	5.965.286.977	19.248.490.000
Balance as at 30/09/2025	30.998.490.000	(180.945.921)	1.633.524.798	-	5.757.958.357	38.209.027.234

b. Transactions with Owners and Distribution of Dividends and Profits

	30/09/2025	30/09/2024
Owners' contributed capital		
- Beginning balance	12.000.000.000	12.000.000.000
- Increases during the period	18.998.490.000	-
- Decreases during the period	-	-
- Ending balance	30.998.490.000	12.000.000.000
Dividends distributed	-	1.200.000.000

c. Shares

	30/09/2025 Shares	01/01/2025 Shares
Number of shares issued	3.099.849	1.200.000
- Common stocks	3.099.849	1.200.000
- Preferred stocks (classified as equity)	-	-
Number of treasury stocks repurchased	-	-
- Common stocks	-	-
- Preferred stocks (classified as equity)	-	-
Number of shares outstanding	3.099.849	1.200.000
- Common stocks	3.099.849	1.200.000
- Preferred stocks (classified as equity)	-	-
Par value of outstanding shares: VND 10,000		

d. Undistributed profit after Tax

	30/09/2025	30/09/2024
Earnings carried forward from previous period	8.953.488.332	8.178.243.983
Net profit after corporate income tax for the period	2.769.757.002	1.615.601.234
Profit distribution	5.965.286.977	1.200.000.000
- Distribution from previous years' earnings	5.965.286.977	1.200.000.000
+ Issuance of shares based on the Resolution of the Annual General Meeting of Shareholders dated 12/04/2025 of Logistics Portserco JSC and Proposal No. 05/2025/AGM dated 12/04/2025	5.965.286.977	-
+ Dividend payment	-	1.200.000.000
Ending undistributed profit after tax	5.757.958.357	8.593.845.217

(*) The 2024 profit distribution was made in accordance with the Resolution of the 2025 Annual General Meeting of Shareholders held on April 12, 2025.

26. Revenue from Sale of Goods and Provision of Services

	30/09/2025	30/09/2024
Revenue from sale of goods	47.198.418.618	45.339.488.371
Revenue from transportation, warehousing, and storage services	77.169.267.272	50.463.349.784
Total	124.367.685.890	95.802.838.155

27. Cost of Goods Sold

	30/09/2025	30/09/2024
Cost of goods sold	44.714.323.252	42.044.882.686
Cost of transportation, warehousing, and storage services	69.038.530.308	45.728.805.361
Total	113.752.853.560	87.773.688.047

28. Financial Revenue

	30/09/2025	30/09/2024
Interest income from deposits and loans	2.718.383	92.375.239
Total	2.718.383	92.375.239

29. Financial Expenses

	30/09/2025	30/09/2024
Interest expenses	1.871.710.007	390.839.197
Finance lease interest	237.579.031	81.513.086
Total	2.109.289.038	472.352.283

30. Other Income

	30/09/2025	30/09/2024
Gain on disposal of fixed assets	556.917.466	215.522.989
Total	556.917.466	215.522.989

31. Other expenses

	30/09/2025	30/09/2024
Penalties and tax arrears	125.367.784	1.874.996
Other expenses	41.363.181	22.000.000
Total	166.730.965	23.874.996

32. Selling and Business Management Expenses

a. Selling Expenses Incurred During The Period

	30/09/2025	30/09/2024
Labor costs	290.300.000	215.000.000
Depreciation of fixed assets	38.461.095	47.168.730
Loading and transportation expenses	173.550.441	487.000.250
Other expenses	362.343.121	452.434.457
Total	864.654.657	1.192.603.437

b. Business Management Expenses Incurred During The Period

	30/09/2025	30/09/2024
Labor costs	2.992.920.788	3.208.461.890
Depreciation of fixed assets	212.372.784	212.372.784
Other expenses	1.116.214.147	1.334.684.951
Total	4.321.507.719	4.755.519.625

33. Current Corporate Income Tax Expense

	30/09/2025	30/09/2024
Total accounting profit before tax	3.712.285.800	1.892.697.995
- Profit from core business activities	3.712.285.800	1.892.697.995
Adjustments to taxable income		
- Increase in taxable income	259.480.965	77.374.996
+ Non-deductible expenses	166.730.965	23.874.996
+ Remuneration for non-executive BOD members	92.750.000	53.500.000
- Decrease in taxable income	-	584.589.190
+ Loss carried forward from core business activities in 2022	-	584.589.190
Total taxable income	3.971.766.765	1.385.483.801
Current corporate income tax expense	942.528.798	277.096.761
<i>In which:</i>		
- Current corporate income tax expense incurred this period	794.353.353	277.096.761
- Corporate income tax collected after the tax settlement period	148.175.445	-

34. Basic and Declining Earnings per Share

	30/09/2025	30/09/2024
Profit after corporate income tax	2.769.757.002	1.615.601.234
Adjustments to profit after tax	-	-
Profit attributable to ordinary shareholders	2.769.757.002	1.615.601.234
Weighted average number of common shares outstanding during the period	3.099.849	1.200.000
Basic and declining earnings per share	894	1.346

35. Events After the Accounting Period

There were no events arising after the reporting period that require adjustment to or disclosure in the financial statements for the third quarter of 2025.

36. Key Management Personnel Compensation

	Position(s)	Type	30/09/2025	30/09/2024
Mr. Vu Quang Vinh	Chairman of the Board of Directors	Remuneration	33.545.455	-
	Chief Technology Officer	Salary, bonus	92.228.261	-
Mr. Le Nam Hung	Member of the Board of Directors	Remuneration	31.000.000	22.500.000
	General Director	Salary, bonus	253.514.903	239.818.075
Mr. Tran Quang Tuan	Member of the Board of Directors	Remuneration	22.363.636	-
	Independent Member of the Board of Directors	Remuneration	8.636.364	-
	Chairman of the Audit Committee	Remuneration	8.636.364	-
	Chief Financial Officer	Salary, bonus	92.228.261	-
Mr. Ton Hung Toan	Deputy General Director	Salary, bonus	156.720.030	-
Ms. Nguyen Thi Tuyet	Member of the Board of Directors	Remuneration	8.636.364	22.500.000
	Chief Accountant	Salary, bonus	182.859.872	179.699.403
	Independent Member of the Board of Directors	Remuneration	22.363.636	-
Mr. To Kien Cuong	Chairman of the Audit Committee	Remuneration	13.977.273	-
Mr. Nguyen Tat Long	Member of the Board of Directors	Remuneration	22.363.636	-
	Member of the Audit Committee	Remuneration	16.772.728	-



Le Nam Hung

Chief Accountant

Nguyen Thi Tuyet

Preparer

Le Thi Khanh Nhon

Da Nang, October 15, 2025