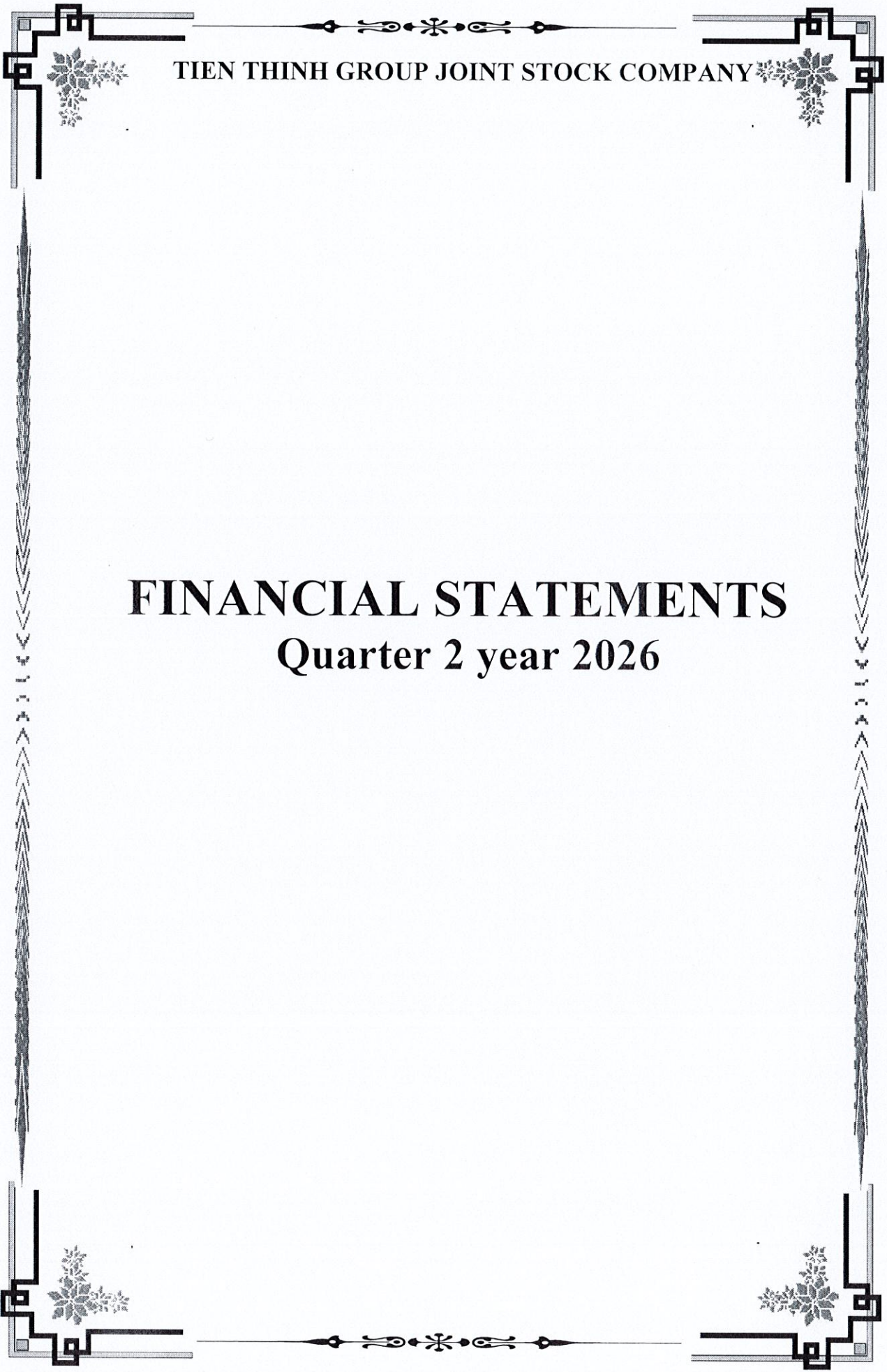




TIEN THINH GROUP JOINT STOCK COMPANY

FINANCIAL STATEMENTS
Quarter 2 year 2026

TIEN THINH GROUP JOINT STOCK COMPANY
Address: My Phu Hamlet, Tan Phuoc Hung Commune, Can
Tax code: 6300254045

STATEMENT OF FINANCIAL POSITION

As at 30 June 2026

Unit: VND

Items	Code	Notes	End of quarter	Beginning of quarter
A. CURRENT ASSETS	100		360.654.698.135	361.595.650.163
I. Cash and cash equivalents	110	V.01	2.617.556.946	375.099.485
1. Cash	111		2.617.556.946	375.099.485
2. Cash equivalents	112			
II. Short-term financial investments	120		117.972.809	117.972.809
1. Trading securities	121			
2. Provision for diminution in value of trading securities (*)	122			
3. Held-to-maturity investments	123	V.02a	117.972.809	117.972.809
4. Provision for short-term held-to-maturity investments (*)	124			
5. Other short-term investments	125			
6. Provision for impairment of other short-term investments (*)	126			
III. Short-term receivables	130		252.206.839.826	248.744.790.539
1. Short-term trade receivables	131	V.03	12.983.726.026	54.762.329.547
2. Short-term advances to suppliers	132	V.04	239.219.495.968	193.979.188.534
3. Short-term internal receivables	133			
4. Receivables under construction contracts	134			
5. Other short-term receivables	135	V.05a	3.617.832	3.272.458
6. Provision for doubtful short-term receivables (*)	136			
7. Shortages of assets awaiting resolution	137			
IV. Inventories	140	V.06	94.629.078.048	103.315.647.334
1. Inventories	141		96.140.650.899	104.827.220.185
2. Provision for inventory obsolescence (*)	142		(1.511.572.851)	(1.511.572.851)
V. Short-term biological assets	150			
1. Short-term livestock for one-off harvest	151			
2. Short-term seasonal crops or crops for one-off harvest	152			
3. Provision for impairment of short-term biological assets (*)	153			
VI. Other current assets	160		11.083.250.506	9.042.139.996
1. Short-term prepaid expenses	161	V.07a	1.408.382.912	437.675.153
2. Deductible VAT	162		9.674.867.594	8.604.464.843
3. Taxes and other receivables from the State	163			
4. Government bond repurchase transactions	164			
5. Other current assets	165			
B. NON-CURRENT ASSETS	200		117.993.306.532	123.230.303.278
I. Long-term receivables	210			
1. Long-term trade receivables	211			

Items	Code	Notes	End of quarter	Beginning of quarter
2. Long-term advances to suppliers	212			
3. Working capital in dependent units	213			
4. Long-term internal receivables	214			
5. Other long-term receivables	215	V.05b		
6. Provision for doubtful long-term receivables (*)	216			
II. Fixed assets	220		110.664.690.513	117.688.661.140
1. Tangible fixed assets	221	V.08	102.845.568.405	109.749.203.116
- Cost	222		206.700.655.120	206.397.303.787
- Accumulated depreciation (*)	223		(103.855.086.715)	(96.648.100.671)
2. Finance lease fixed assets	224			
- Cost	225			
- Accumulated depreciation (*)	226			
3. Intangible fixed assets	227	V.09	7.819.122.108	7.939.458.024
- Cost	228		9.698.317.880	9.698.317.880
- Accumulated amortisation (*)	229		(1.879.195.772)	(1.758.859.856)
III. Long-term biological assets	230			
1. Productive livestock	231			
a) Immature productive livestock	232			
b) Mature productive livestock	233			
- Cost	234			
- Accumulated depreciation (*)	235			
2. Long-term livestock for one-off harvest	236			
3. Long-term seasonal crops or crops for one-off harvest	237			
4. Provision for impairment of long-term biological assets (*)	238			
IV. Investment property	240			
- Cost	241			
- Accumulated depreciation (*)	242			
V. Long-term work in progress	250	V.10	441.111.112	90.000.000
progress	251			
2. Construction in progress	252		441.111.112	90.000.000
VI. Long-term financial investments	260		3.370.000.000	1.760.000.000
1. Investment in subsidiaries	261	V.02b	3.370.000.000	1.760.000.000
2. Investments in joint ventures and associates	262			
3. Equity investments in other entities	263			
4. Provision for impairment of long-term investments in other entities (*)	264			
5. Long-term held-to-maturity investments	265			
6. Provision for long-term held-to-maturity investments (*)	266			
VII. Other non-current assets	270		3.517.504.907	3.691.642.138
1. Long-term prepaid expenses	271	V.07b	3.517.504.907	3.691.642.138
2. Deferred tax assets	272			
3. Long-term equipment, materials and spare parts	273			
4. Other non-current assets	274			
TOTAL ASSETS (280 = 100 + 200)	280		478.648.004.667	484.825.953.441

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Items	Code	Notes	End of quarter	Beginning of quarter
C. LIABILITIES	300		221.319.791.192	237.285.362.668
I. Current liabilities	310		208.020.791.192	201.082.819.459
1. Short-term trade payables	311	V.11	33.914.232.492	12.317.778.026
2. Short-term advances from customers	312	V.12	16.172.357.774	926.532.056
3. Dividends and profits payable	313			
4. Short-term taxes and other payables to the State	314	V.13	625.351.930	1.054.920.092
5. Payables to employees	315	V.14	1.730.885.800	949.295.800
6. Short-term accrued expenses	316	V.15	759.127.096	2.867.119.784
7. Short-term internal payables	317			
8. Payables under construction contracts	318			
9. Short-term unearned revenue	319			
10. Other short-term payables	320	V.16a	230.719.400	174.967.500
11. Short-term borrowings and finance lease liabilities	321	V.17a	154.588.116.700	182.792.206.201
12. Short-term provisions	322			
13. Bonus and welfare fund	323			
14. Price stabilisation fund	324			
15. Government bond repurchase transactions	325			
II. Long-term liabilities	330		13.299.000.000	36.202.543.209
1. Long-term trade payables	331			
2. Long-term advances from customers	332			
3. Long-term taxes and other payables to the State	333			
4. Long-term accrued expenses	334			
5. Internal payables for working capital	335			
6. Long-term internal payables	336			
7. Long-term unearned revenue	337			
8. Other long-term payables	338	V.16b		15.123.043.209
9. Long-term borrowings and finance lease liabilities	339	V.17b	13.299.000.000	21.079.500.000
10. Convertible bonds	340			
11. Preference shares	341			
12. Deferred tax liabilities	342			
13. Long-term provisions	343			
14. Science and technology development fund	344			
D. EQUITY	400	V.18	257.328.213.475	247.540.590.773
1. Owners' contributed capital	411		228.057.890.000	228.057.890.000
- Ordinary shares with voting rights	411a		228.057.890.000	228.057.890.000
- Preference shares	411b			
2. Share premium	412			
3. Bond conversion options	413			
4. Other capital of owners	414		15.963.160.000	
5. Treasury shares (*)	415			
6. Revaluation surplus	416			
7. Foreign exchange differences	417			
8. Investment and development fund	418			
9. Other funds belonging to equity	419			
10. Undistributed earnings after tax	420		13.307.163.475	19.482.700.773

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Items	Code	Notes	End of quarter	Beginning of quarter
- Accumulated undistributed earnings after tax up to the end of the previous period	420a		3.519.540.773	19.482.700.773
- Undistributed earnings after tax for this period	420b		9.787.622.702	
TOTAL LIABILITIES AND EQUITY (440 = 300 + 400)	440		478.648.004.667	484.825.953.441

Prepared on: July 28, 2026

Prepared by
(Signature, full name)


Ngo Ngoc Lien

Chief Accountant
(Signature, full name)


Tran Ha Giang

Chairman of the Board of Directors
(Signature, full name and seal)


Pham Tien Hoai



TIEN THINH GROUP JOINT STOCK COMPANY

Address: My Phu Hamlet, Tan Phuoc Hung Commune, Can Tho City, Vietnam

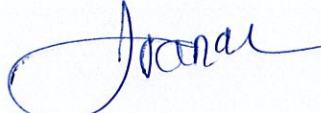
Tax code: 6300254045

Income Statement
For the second quarter of 2026

Unit: VND

Items	Code	Notes	Quarter 2 Year 2026	Quarter 2 Year 2025	Accumulated for the year 2026	Accumulated for the year 2025
1. Revenue from sales of goods and rendering of services	01	VI.1	162.049.384.856	88.907.428.532	210.915.113.800	151.275.561.465
2. Revenue deductions	02	VI.2				9.924.704
3. Net revenue from sales of goods and rendering of services (10 = 01 – 02)	10		162.049.384.856	88.907.428.532	210.915.113.800	151.265.636.761
4. Cost of goods sold	11	VI.3	145.071.908.286	76.391.651.999	187.005.832.402	131.592.922.645
5. Gross profit from sales of goods and rendering of services (20 = 10 – 11)	20		16.977.476.570	12.515.776.533	23.909.281.398	19.672.714.116
6. Gain/(loss) from disposal of investment property	21					
7. Financial income	22	VI.4	808.947.558	357.561.013	1.017.248.181	520.052.957
8. Finance costs	23	VI.5	3.942.185.116	2.867.553.869	7.359.458.549	5.551.529.420
- Of which: Interest expense	24		3.839.253.707	2.803.294.192	7.020.698.833	5.370.204.052
9. Selling expenses	25	VI.6	1.565.319.004	1.788.005.524	2.737.563.068	2.749.976.124
10. General and administrative expenses	26	VI.7	2.497.762.901	2.286.695.184	4.501.153.590	4.704.736.553
11. Profit from operating activities (30 = 20 + 21 + 22 – (23 + 25 + 26))	30		9.781.157.107	5.931.082.969	10.328.354.372	7.186.524.976
12. Other income	31	VI.8				
13. Other expenses	32	VI.9	21.047.609	32.560.591	24.313.951	32.604.813
14. Other profit (40 = 31 – 32)	40		(21.047.609)	(32.560.591)	(24.313.951)	(32.604.813)
15. Accounting profit before tax (50 = 30 + 40)	50		9.760.109.498	5.898.522.378	10.304.040.421	7.153.920.163
16. Current corporate income tax expense	51		489.221.173	303.586.874	516.417.719	366.358.974
17. Deferred corporate income tax expense	52					
18. Profit after corporate income tax (60 = 50 – 51 – 52)	60		9.270.888.325	5.594.935.504	9.787.622.702	6.787.561.189
19. Basic earnings per share (*)	70		361	272	381	314
20. Diluted earnings per share (*)	71		361	272	381	314

Prepared by
(Signature, full name)

Ngo Ngoc Lien**Chief Accountant**
(Signature, full name)

Tran Ha Giang

Prepared on: July 28, 2026

Chairman of the Board of Directors
(Signature, full name and seal)

Phan Tien Hoai

STATEMENT OF CASH FLOWS FOR THE SECOND QUARTER OF 2026

(Direct method)

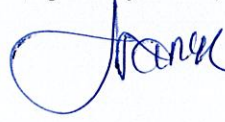
For the accounting period ended 31 December 2026

Unit: VND

Items	Code	Note	Cumulative from the beginning of the year to the end of this quarter (Current year)	Cumulative from the beginning of the year to the end of this quarter (Previous year)
I. Cash flows from operating activities				
1. Cash receipts from sales of goods and rendering of services and other income	01		320.043.430.222	167.719.107.971
2. Cash payments to suppliers for goods and services	02		(274.996.533.567)	(193.907.826.656)
3. Cash payments to employees	03		(5.961.874.000)	(5.961.109.710)
4. Interest paid	04		(7.225.013.731)	(5.576.603.388)
5. Corporate income tax paid	05		(939.795.982)	(783.859.791)
6. Other cash receipts from operating activities	06		103.855.134.911	66.218.105.996
7. Other cash payments for operating activities	07		(94.938.300.891)	(22.502.872.331)
Net cash flows from operating activities	20		39.837.046.962	5.204.942.091
II. Cash flows from investing activities				
1. Cash payments for acquisition and construction of fixed assets and other long-term assets	21			
2. Cash receipts from disposal of fixed assets and other long-term assets	22			
3. Cash payments for loans granted or purchase of debt instruments of other entities	23			
4. Cash receipts from collection of loans or disposal of debt instruments of other entities	24			
5. Cash payments for investments in other entities	25		(1.610.000.000)	
6. Cash receipts from disposal of investments in other entities	26			
7. Interest received, dividends and profits received	27			
Net cash flows from investing activities	30		(1.610.000.000)	
III. Cash flows from financing activities				
1. Cash receipts from issuance of shares and capital contributions from owners	31			
2. Cash payments for return of capital to owners or repurchase of issued shares	32			
3. Cash receipts from borrowings	33		134.987.601.249	110.653.736.932
4. Cash payments for repayment of borrowings	34		(170.972.190.750)	(115.883.705.494)
5. Cash payments for finance lease liabilities	35			
6. Dividends and profits paid to owners	36			
Net cash flows from financing activities	40		(35.984.589.501)	(5.229.968.562)
Net cash flows for the period (50 = 20 + 30 + 40)	50		2.242.457.461	(25.026.471)
Cash and cash equivalents at the beginning of the period	60		375.099.485	82.437.588
Effect of foreign exchange differences	61			
Cash and cash equivalents at the end of the period (70 = 50 + 60 + 61)	70		2.617.556.946	57.411.117

Prepared by
(Signature, full name)


Ngo Ngoc Lien

Chief Accountant
(Signature, full name)


Tran Ha Giang

Prepared on: July 28, 2026

Chairman of the Board of Directors

(Signature, full name and seal)



Phạm Tiến Hoai

TIEN THINH GROUP JOINT STOCK COMPANY

Address: My Phu Hamlet, Tan Phuoc Hung Commune, Can Tho City

FINANCIAL STATEMENTS

Quarter 2 - 2026

NOTES TO THE FINANCIAL STATEMENTS

Quarter 2 Year 2026

I. GENERAL INFORMATION**1. Operating field**

Operating field of the Company is industrial production.

2. Business Sector

The Company's business sector is industrial manufacturing.

3. Principal business activities

Principal business activities of the Company are to dry and process agricultural products.

4. Normal operating cycle

Normal operating cycle of the Company is within 12 months.

5. Corporate structure***Subsidiary***

The Company has invested in one subsidiary, Tien Thinh Gia Lai Joint Stock Company, with its head office located at Lot A5-6-7, Street No. 1, Nam Pleiku Industrial Park, Khoi Zo Hamlet, Bo Ngoong Commune, Gia Lai Province, Vietnam. The principal activities of this subsidiary are processing and preserving fruits and vegetables, and wholesale trading of agricultural and forestry raw materials. As at the end of the financial year, the Company holds a 52% ownership interest in this subsidiary, and the voting rights and economic interests are equivalent to its ownership interest.

6. Statement of information comparability on the Interim Financial Statements

The figures in the current period can be comparable with corresponding figures in the previous period.

7. Headcount

As of the balance sheet date, the Company's headcount is 141 (headcount at the beginning of the year: 132).

II. FISCAL YEAR AND ACCOUNTING CURRENCY**1. Fiscal year**

The fiscal year of the Company is from 01 January to 31 December annually.

2. Accounting currency unit

The accounting currency unit is Vietnamese Dong (VND) because the Company's transactions are primarily made in VND.

III. ACCOUNTING STANDARDS AND POLICIES**1. Accounting System**

The Company applies Vietnamese Accounting Standards and the Vietnamese Accounting System issued under Circular No. 99/2025/TT-BTC dated October 27, 2025, and relevant guiding circulars issued by the Ministry of Finance in the preparation and presentation of the Financial Statements.

2. Statement of the compliance with the Accounting Standards and System

TIEN THINH GROUP JOINT STOCK COMPANY

Address: My Phu Hamlet, Tan Phuoc Hung Commune, Can Tho City, Vietnam

FINANCIAL STATEMENTS

Notes to the Financial Statements for the second quarter of 2026 (continued)

The Chief Executive Officer confirms that the Company has complied with the requirements of the Vietnamese Accounting Standards, the Vietnamese Accounting System issued under Circular No. 99/2025/TT-BTC dated October 27, 2025, and the relevant guiding circulars issued by the Ministry of Finance in the preparation and presentation of the Financial Statements.

IV. SIGNIFICANT ACCOUNTING POLICIES

1. Accounting convention

All the Financial Statements are prepared on the accrual basis (except for the information related to cash flows).

2. Foreign currency transactions

Transactions in foreign currencies are converted at the actual exchange rates ruling as of the transaction dates. The ending balances of monetary items in foreign currencies are converted at the actual exchange rates ruling as of the balance sheet date.

Foreign exchange differences arising from foreign currency transactions during the period shall be recorded as financial income or financial expenses. Foreign exchange differences resulting from the revaluation of ending balances of monetary items in foreign currencies, after offsetting positive and negative differences, shall also be included in financial income or financial expenses.

The exchange rate used to convert foreign currency transactions is the actual exchange rate ruling as at the time of these transactions. The actual exchange rates applied to foreign currency transactions are as follows:

- For receivables: the buying rate ruling as at the time of transaction of the commercial bank where the Company designates the customers to make payments.
- For payables: the selling rate ruling as at the time of transaction of the commercial bank where the Company is supposed to make payments.

The exchange rates used to re-evaluate the ending balances of monetary items in foreign currencies are determined according to the following principles:

- For foreign currency deposits: the buying rate of the bank where the Company opens its foreign currency account.
- For monetary items in foreign currencies classified as other assets: the buying rate of Joint Stock Commercial Bank for Foreign Trade of Vietnam (Vietcombank) – Can Tho Branch, where the Company frequently conducts transactions.
- For monetary items in foreign currencies classified as liabilities: the selling rate of Joint Stock Commercial Bank for Foreign Trade of Vietnam (Vietcombank) – Can Tho Branch, where the Company frequently conducts transactions.

3. Cash and cash equivalents

Cash includes cash on hand and demand deposits in banks.

4. Financial Investments

Held-to-maturity investments

Investments are classified as held-to-maturity investments that the Company intends and is able to hold to maturity. Held-to-maturity investments only include term deposits for the purpose of receiving periodical interest.

Held-to-maturity investments are initially recognized at cost. After initial recognition, these investments are recorded at recoverable value. Interest from these held-to-maturity investments

TIEN THINH GROUP JOINT STOCK COMPANY

Address: My Phu Hamlet, Tan Phuoc Hung Commune, Can Tho City, Vietnam

FINANCIAL STATEMENTS

Notes to the Financial Statements for the second quarter of 2026 (continued)

after acquisition date is recognized in the profit or loss on the basis of the interest income to be received. Interests arising prior to the Company's acquisition of held-to-maturity investments are recorded as a decrease in the costs as at the acquisition time.

When there are reliable evidences proving that a part or the whole investment cannot be recovered and the loss is reliably determined, the loss is recognized as financial expenses during the period while the investment value is derecognized.

Investments in subsidiaries

Subsidiaries

Subsidiaries are entities controlled by the Company. Control is achieved when the Company has the power to govern the financial and operating policies of an investee so as to obtain economic benefits from its activities..

Initial recognition

Investments in subsidiaries are initially recognised at cost, which comprises the purchase price or capital contribution plus directly attributable costs of acquisition. Where the investment is made using non-monetary assets, the cost of the investment is determined based on the fair value of the non-monetary assets at the date of contribution.

Dividends and profits relating to periods prior to the acquisition date are recorded as a reduction of the carrying amount of the investment. Dividends and profits relating to periods subsequent to the acquisition date are recognised as income in the period. Share dividends are accounted for by recognising the increase in the number of shares held, without recognising any additional value of the shares received.

Provision for impairment of investments in subsidiaries

A provision for impairment of investments in subsidiaries is recognised when the subsidiary incurs losses. The provision is determined based on the difference between the investor's actual investment in the subsidiary and the subsidiary's actual equity, multiplied by the Company's ownership percentage in the subsidiary's charter capital actually contributed. Where the subsidiary is required to prepare consolidated financial statements, such consolidated financial statements shall be used as the basis for determining the impairment provision.

Any increase or decrease in the required provision for impairment of investments in subsidiaries at the end of the financial year is recognised in finance expenses.

5. Receivables

Receivables are recognized at the carrying amounts less allowances for doubtful debts.

The classification of receivables as trade receivables and other receivables is made according the following principles:

- Trade receivables reflect receivables concerning the nature of trade arising from purchase and sale transactions between the Company and customers who are independent to the Company.
- Other receivables reflect receivables not concerning the nature of trade and irrelevant to purchase and sale transactions.

Allowance is made for each doubtful debt on the basis of the ages of debts after offsetting against liabilities (if any) or estimated loss as follows:

- As for overdue debts:
 - 30% of the value of debts overdue between 6 months and less than 1 year.

TIEN THINH GROUP JOINT STOCK COMPANY

Address: My Phu Hamlet, Tan Phuoc Hung Commune, Can Tho City, Vietnam

FINANCIAL STATEMENTS

Notes to the Financial Statements for the second quarter of 2026 (continued)

- 50% of the value of debts overdue between 1 year and less than 2 years.
- 70% of the value of debts overdue between 2 years and less than 3 years.
- 100% of the value of debts overdue from 3 years or more.
- As for doubtful debts: Allowance is made on the basis of the estimated loss.

Increases/(decreases) in the obligatory allowance for doubtful debts as of the balance sheet date are recorded into general and administration expenses.

6. Inventories

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

Cost of inventories is determined as follows:

- For materials and merchandise: Costs comprise costs of purchases and other directly relevant costs incurred in bringing the inventories to their present location and conditions.
- For finished goods: Costs comprise costs of materials, direct labor and directly relevant general manufacturing expenses allocated on the basis of normal operations.

Stock-out costs are determined in accordance with the weighted average method and recorded in line with the perpetual method.

Net realizable value is the estimated selling price of inventories in the ordinary course of business less the estimated costs of completion and the estimated costs necessary to make the sale.

Allowance for inventories is recognized for each type of inventories when their costs are higher than their net realizable values. Increases/(decreases) in the obligatory allowance for inventories as of the balance sheet date are recorded into costs of sales.

7. Prepaid expenses

Prepaid expenses represent actual costs incurred which relate to the operating results of multiple accounting periods. The Company's prepaid expenses mainly comprise the following:

Insurance premiums

Insurance premiums incurred once with high value are allocated into expenses in accordance with the straight-line method in 12 months.

Expenses of fixed asset repairs

Expenses of fixed asset repairs incurred once with high value are allocated into expenses in accordance with the straight-line method in 24 months.

Expenses of tools

Expenses of tools being put into use are allocated into expenses in accordance with the straight-line method for the maximum period of 36 months.

Prepaid land rental

Prepaid land rental reflects the rental prepaid for the land being used by the Company and is allocated into expenses in accordance with the straight-line method over the lease term.

8. Tangible fixed assets

Tangible fixed assets are determined by their historical costs less accumulated depreciation. Historical costs of tangible fixed assets include all the expenses paid by the Company to bring the asset to its working condition for its intended use. Other expenses arising subsequent to initial recognition are included into historical costs of fixed assets only if it can be clearly demonstrated that the expenditure has resulted in future economic benefits expected to be obtained from the use

TIEN THINH GROUP JOINT STOCK COMPANY

Address: My Phu Hamlet, Tan Phuoc Hung Commune, Can Tho City, Vietnam

FINANCIAL STATEMENTS

Notes to the Financial Statements for the second quarter of 2026 (continued)

of these assets. Those which do not meet the above conditions will be recorded into operation costs during the period.

When a tangible fixed asset is sold or disposed, its historical cost and accumulated depreciation are written off, then any gain or loss arising from such disposal is included in the income or the expenses during the period.

Tangible fixed assets are depreciated in accordance with the straight-line method over their estimated useful lives. The depreciation years applied are as follows:

<u>Fixed assets</u>	<u>Years</u>
Buildings and structures	10 – 25
Machinery and equipment	05 – 25
Office equipment	03

9. Intangible fixed assets

Intangible fixed assets are determined by their initial costs less accumulated amortization.

Initial costs of intangible fixed assets include all the costs paid by the Company to bring the asset to its working condition for its intended use. Other costs relevant to intangible fixed assets arising subsequent to initial recognition are included into operation costs during the period only if these costs are associated with a specific intangible fixed asset and result in future economic benefits expected to be obtained from the use of these assets.

When an intangible fixed asset is sold or disposed, its initial costs and accumulated amortization are written off, then any gain or loss arising from such disposal is included in the income or the expenses during the period.

The Company's intangible fixed assets comprise the following:

Land use rights

Land use right includes all the actual expenses paid by the Company directly related to the land being used such as expenses to obtain the land use right, expenses for house removal, land clearance and ground leveling, registration fees, etc. The land use right is amortized in accordance with the straight-line method in 49 years and a half. If the land use right is permanent, it is not amortized.

Computer software

Costs associated with computer software that are not an integral part of the related hardware are capitalised as intangible assets. The cost of computer software comprises all expenditures incurred by the Company up to the point when the software is ready for use. Computer software is amortised on a straight-line basis over 7 years.

10. Construction-in-progress

Construction-in-progress reflects the expenses (including relevant loan interest expenses following the accounting policies of the Company) directly attributable to assets under construction, machinery and equipment under installation for purposes of production, leasing and management as well as the repair of fixed assets in progress. These assets are recorded at historical costs and not depreciated.

11. Payables and accrued expenses

Payables and accrued expenses are recorded for the amounts payable in the future associated with the goods and services received. Accrued expenses are recorded based on reasonable estimates for the amounts payable.

TIEN THINH GROUP JOINT STOCK COMPANY

Address: My Phu Hamlet, Tan Phuoc Hung Commune, Can Tho City, Vietnam

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Notes to the Financial Statements for the second quarter of 2026 (continued)

The classification of payables as trade payables, accrued expenses and other payables is made on the basis of following principles:

- Trade payables reflect payables of commercial nature arising from the purchase of goods, services, or assets, of which the seller is an independent entity with the Company, including payables for import through entrustment.
- Accrued expenses reflect expenses for goods, services received from suppliers or supplied to customers but have not been paid, invoiced or lack of accounting records and supporting documents; pay on leave payable to employees; and accrual of operation expenses.
- Other payables reflect payables of non-commercial nature and irrelevant to purchase, sales of goods or provisions of services.

Liabilities and accruals are classified as current or non-current in the Statement of Financial Position based on their remaining terms as at the end of the reporting period.

12. Owner's equity

Contributed Capital

Contributed Capital is recorded according to the actual amounts invested by shareholders.

13. Profit distribution

Profit after tax is distributed to the shareholders after appropriation for funds under the Charter of the Company as well as legal regulations and approved by the General Meeting of Shareholders.

The distribution of profits to the shareholders is made with consideration toward non-cash items in the retained earnings that may affect cash flows and payment of dividends such as profit due to revaluation of assets contributed as investment capital, profit due to revaluation of monetary items, financial instruments and other non-cash items.

Dividends are recorded as payables upon approval of the General Meeting of Shareholders.

14. Recognition of sales

Sales of merchandise, finished goods

Sales of merchandise, finished goods shall be recognized when all of the following conditions are satisfied:

- The Company transfers most of risks and benefits incident to the ownership of products, merchandise to customers.
- The Company retains neither continuing managerial involvement to the degree usually associated with ownership nor effective control over the merchandise, products sold.
- The amount of sales can be measured reliably. When the contracts stipulate that buyers have the right to return products or merchandise under specific conditions, sales are recorded only when those specific conditions no longer exist and buyers retain no rights to return products or merchandise (except where such returns are in exchange for other merchandise or services).
- The Company received or shall probably receive the economic benefits associated with sale transactions.
- The cost incurred or to be incurred in respect of the sale transaction can be measured reliably.

Sales of service provision

Sales of service provision shall be recognized when all of the following conditions are satisfied:

- The amount of sales can be measured reliably. When the contract stipulates that the buyer is entitled to return the services provided under specific conditions, sales are recognized only

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Notes to the Financial Statements for the second quarter of 2026 (continued)

when these specific conditions no longer exist and the buyer is no longer entitled to return the services provided.

- The Company received or shall probably receive the economic benefits associated with the transactions.
- The stage of completion of the transaction at the end of the reporting period can be measured reliably.
- The costs incurred for transaction and costs to complete the transactions can be measured reliably.

In the case that the services are provided in several accounting periods, the recognition of sales is based on the volume of work done as of the balance sheet date.

Interest

Interest is recorded, based on the term and the actual interest rate applied in each particular period.

15. Revenue Deductions

Revenue deductions only include sales discounts arising in the same period as the consumption of products and goods, which are adjusted to reduce the revenue of the period in which they occur.

In cases where sales discounts arise for products and goods sold in prior years, the revenue reduction is recognized according to the following principles:

- If the sales discount arises before the issuance of the Financial Statements, it is recorded as a reduction of revenue in this year's Financial Statements.
- If the sales discount arises after the issuance of the Financial Statements, it is recorded as a reduction of revenue in next year's Financial Statements.

16. Borrowing costs

Borrowing costs are interest and other costs that the Company directly incurs in connection with the borrowing.

Borrowing costs are recorded as an expense when they are incurred. In case the borrowing costs are directly attributable to the construction or production of an asset in progress, which takes a substantial period of time (over 12 months) to get ready for its intended use or sale, these costs will be included in the cost of that asset. To the extent that the borrowings are specifically for the purpose of constructing fixed assets and investment properties, the borrowing cost is eligible for capitalization even if the construction period is less than 12 months. Income arising from provisional investments as loans is recognized as a reduction in the cost of the relevant assets.

In the event that general borrowings are partly used for the acquisition, construction or production of an asset in progress, the costs eligible for capitalization will be determined by applying the capitalization rate to average accumulated expenditure on construction or production of that asset. The capitalization rate is computed at the weighted average interest rate of the borrowings not yet paid during the period, except for particular borrowings serving the purpose of obtaining a specific asset.

17. Expenses

Expenses are those that result in outflows of the economic benefits and are recorded at the time of transactions or when incurrence of the transaction is reliable regardless of whether payment for expenses is made or not.

Expenses and their corresponding revenues are simultaneously recognized in accordance with matching principle. In the event that matching principle conflicts with prudence principle, expenses

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Notes to the Financial Statements for the second quarter of 2026 (continued)

are recognized based on the nature and regulations of accounting standards in order to guarantee that transactions can be fairly and truly reflected.

18. Corporate Income Tax

Corporate income tax expenses include current income tax and deferred income tax.

Current Income Tax

Current income tax is calculated based on taxable income. Taxable income differs from accounting profit due to adjustments for temporary differences between tax and accounting, non-deductible expenses, tax-exempt income, and the utilization of carried-forward tax losses.

Deferred Income Tax

Deferred income tax represents the corporate income tax to be paid or refunded due to temporary differences between the carrying amounts of assets and liabilities for financial reporting purposes and their tax bases. Deferred income tax liabilities are recognized for all taxable temporary differences. Deferred income tax assets are recognized only to the extent that it is probable that future taxable profits will be available to utilize these deductible temporary differences.

The carrying amount of deferred income tax assets is reviewed at the end of the financial year and is reduced to the extent that sufficient taxable profits are not probable to utilize all or part of the deferred income tax assets. Previously unrecognized deferred income tax assets are reassessed at the financial year-end and are recognized if it becomes probable that sufficient taxable profits will be available to utilize these assets.

Deferred income tax assets and liabilities are determined using the tax rates expected to apply in the period when the asset is realized, or the liability is settled, based on tax rates enacted at the financial year-end. Deferred income tax is recognized in the Income Statement unless it relates to items recognized directly in equity, in which case it is also recorded directly in equity.

Offsetting Deferred Income Tax Assets and Liabilities

Deferred income tax assets and liabilities are offset when:

- The Company has a legal right to offset current tax assets against current tax liabilities; and
- The deferred income tax assets and liabilities relate to corporate income tax managed by the same tax authority:
 - Either for the same taxable entity; or
 - For different taxable entities within the Company that intend to settle current tax liabilities and assets on a net basis or to realize the assets and settle the liabilities simultaneously in future periods when significant amounts of deferred tax liabilities or assets are expected to be settled or realized.

19. Related parties

A party is considered a related party of the Company in case that party is able to control the Company or to cause material effects on the financial decisions as well as the operations of the Company. A party is also considered a related party of the Company in case that party is under the same control or is subject to the same material effects.

Considering the relationship of related parties, the nature of relationship is focused more than its legal form.

V. SUPPLEMENTARY INFORMATION FOR ITEMS PRESENTED IN THE STATEMENT OF FINANCIAL POSITION

1. Cash and Cash equivalents

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FINANCIAL STATEMENTS**Notes to the Financial Statements for the second quarter of 2026 (continued)**

	Ending balance	Beginning balance
Cash on hand	55.851.027	11.302.821
Demand deposits in banks	2.561.705.919	363.796.664
Total	2.617.556.946	375.099.485

2. Held-to-maturity investments

The Company's financial investments comprise held-to-maturity investments and equity investments in other entities. Details of the Company's financial investments are as follows:

2a. Held-to-maturity investments

	Ending balance		Beginning balance	
	Original amount	Carrying value	Original amount	Carrying value
<i>Short-term</i>				
12-month deposit ⁽ⁱ⁾	117.972.809	117.972.809	117.972.809	117.972.809
Total	117.972.809	117.972.809	117.972.809	117.972.809

- (i) The 12-month deposit at Vietnam Prosperity Joint Stock Commercial Bank (VPBank) - Can Tho Branch is used as collateral for the short-term loan from this bank.

2b. Equity investments in other entities

	Ending balance		Beginning balance	
	Original amount	Carrying value	Original amount	Carrying value
<i>Investment in subsidiary</i>				
Tien Thinh Gia Lai Joint Stock Company	3.370.000.000	-	1.760.000.000	-
Total	3.370.000.000	-	1.760.000.000	-

According to the Enterprise Registration Certificate No. 5901235782, initially issued on September 9, 2025 by the Gia Lai Department of Finance, the Company committed to invest VND 26,000,000,000 in Tien Thinh Gia Lai Joint Stock Company, representing 52% of its charter capital. As at the reporting date, the Company has contributed VND 3.370.000.000, and the remaining unpaid capital contribution amounts to VND 22.630.000.000.

Fair value

The Company has not determined the fair value of these investments due to the absence of specific guidance on fair value determination.

Operating status of subsidiaries

Tien Thinh Gia Lai Joint Stock Company is currently in the construction and investment phase and has not yet commenced its production and business operations.

Transactions with subsidiary

During the period, the Company made additional capital contributions to its subsidiary, Tien Thinh Gia Lai Joint Stock Company, amounting to VND 1.610.000.000.

3. Short-term trade receivables

	Ending balance	Beginning balance
<i>Receivables from related parties</i>	233.511.000	231.000.000
Hanh Nguyen Logistics Joint Stock Company	2.511.000	-

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FINANCIAL STATEMENTS**Notes to the Financial Statements for the second quarter of 2026 (continued)**

	<u>Ending balance</u>		<u>Beginning balance</u>	
Phu Thinh Export Food Processing Joint Stock Company	231.000.000		231.000.000	
<i>Receivables from other customers</i>	12.750.215.026		54.531.329.547	
Huynh Nghia Agricultural Products One Member Limited Liability Company	-		33.399.380.000	
Newton Buying Corp. (T.J. Maxx)	316.686.631		340.582.830	
Marshalls of MA, Inc.	53.494.376		159.232.420	
GREEN WOOD ASSOCIATES. INC	557.428.013		-	
REFRESCO B.V	558.577.500		-	
YOUHE FOOD IMPORT EXPORT (WUHAN)CO. LTD	2.822.299.228		-	
Dohler Holland B.V	1.484.304.705		11.343.495.000	
Other Customers	6.957.424.573		9.288.639.297	
Total	12.983.726.026		54.762.329.547	
4. Short-term prepayments to suppliers				
	<u>Ending balance</u>		<u>Beginning balance</u>	
<i>Prepayments to related parties</i>	3.005.142.977		-	
Hanh Nguyen Logistics Joint Stock Company	3.005.142.977		-	
<i>Prepayments to other suppliers</i>	236.214.352.991		193.979.188.534	
Organic Agricultural Products Joint Stock Company	210.818.121.445		176.212.676.390	
Tien Dat Mechanical Construction Joint Stock Company	22.721.945.480		15.768.249.735	
Other suppliers	2.674.286.066		1.998.262.409	
Total	239.219.495.968		193.979.188.534	
5. Other receivables				
	<u>Ending balance</u>		<u>Beginning balance</u>	
	<u>Value</u>	<u>Allowance</u>	<u>Value</u>	<u>Allowance</u>
Term deposit interest to be received	3.617.832	-	904.458	-
Advances	-	-	-	-
Other short-term receivables	-	-	2.368.000	-
Total	3.617.832	-	3.272.458	-
6. Inventories				
	<u>Ending balance</u>		<u>Beginning balance</u>	
	<u>Original cost</u>	<u>Allowance</u>	<u>Original cost</u>	<u>Allowance</u>
Materials, supplies	24.903.837.998	-	34.890.971.269	-
Tools	1.309.820.084	-	1.394.200.814	-
Finished goods	66.282.388.272	(1.511.572.851)	68.461.408.372	(1.511.572.851)
Goods	3.644.604.545	-	80.639.730	-
Total	96.140.650.899	(1.511.572.851)	104.827.220.185	(1.511.572.851)

All inventories at the end of the reporting period have been pledged as collateral to secure borrowings from Vietcombank – Can Tho Branch.

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Notes to the Financial Statements for the second quarter of 2026 (continued)

7. Prepaid expenses**7a. Short-term prepaid expenses**

	<u>Ending balance</u>	<u>Beginning balance</u>
Expenses of tools	17.762.345	16.500.000
Insurance premiums	61.695.324	183.867.792
Expenses of fixed asset repairs	368.643.686	-
Other short-term prepaid expenses	960.281.557	237.307.361
Total	<u>1.408.382.912</u>	<u>437.675.153</u>

7b. Long-term prepaid expenses

	<u>Số cuối kỳ</u>	<u>Số đầu năm</u>
Expenses of tools	58.774.716	34.899.740
Expenses of fixed asset repairs	967.359.951	1.055.321.352
Land rental ⁽ⁱ⁾	2.473.397.725	2.505.312.535
Other long-term prepaid expenses	17.972.515	96.108.511
Total	<u>3.517.504.907</u>	<u>3.691.642.138</u>

- ⁽ⁱ⁾ In which, rental of VND 2.659.567.450 paid once for the period of 42 years for land area in Tan Phuoc Hung Commune, Phung Hiep District, Hau Giang Province according to Notice No. 525/TB-CTHAG dated 22 August 2023 regarding land rental payment of Hau Giang Province Tax Department.

8. Tangible fixed assets

	<u>Buildings and structures</u>	<u>Machinery and equipment</u>	<u>Vehicles</u>	<u>Office equipment</u>	<u>Total</u>
Initial costs					
Beginning Balance	110.407.652.350	94.891.668.831	1.033.173.515	64.809.091	206.397.303.787
Disposals During the Period	-	-	-	-	-
Additions During the Period	-	303.351.333	-	-	303.351.333
Ending balance	<u>110.407.652.350</u>	<u>94.891.668.831</u>	<u>1.033.173.515</u>	<u>64.809.091</u>	<u>206.700.655.120</u>
<i>In which:</i>					
Assets fully depreciated but still in use	-	181.970.636	-	30.909.091	212.879.727
Depreciation					
Beginning balance	47.315.771.646	48.980.695.359	302.802.526	48.831.140	96.648.100.671
Depreciation during the period	3.063.640.014	4.063.897.918	73.798.110	5.650.002	7.206.986.044
Disposals During the Period	-	-	-	-	-
Ending balance	<u>50.379.411.660</u>	<u>53.044.593.277</u>	<u>376.600.636</u>	<u>54.481.142</u>	<u>103.855.086.715</u>
Net book values					
Beginning balance	63.091.880.704	45.910.973.472	730.370.989	15.977.951	109.749.203.116
Ending balance	<u>60.028.240.690</u>	<u>42.150.426.887</u>	<u>656.572.879</u>	<u>10.327.949</u>	<u>102.845.568.405</u>

Some tangible fixed assets, of which the net book values are VND 93.856.658.079, have been mortgaged to secure the loans from Vietcombank – Can Tho Branch.

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Notes to the Financial Statements for the second quarter of 2026 (continued)

9. Intangible fixed assets

	Land use right	Computer software	Total
Initial costs			
Beginning balance	9.231.499.000	466.818.880	9.698.317.880
Additions during the period	-	-	-
Ending balance	9.231.499.000	466.818.880	9.698.317.880
<i>Of which:</i>			
Fully depreciated but still in use	-	-	-
Accumulated amortization			
Beginning balance	1.736.451.114	22.408.742	1.758.859.856
Depreciation during the period	86.991.708	33.344.208	120.335.916
Ending balance	1.823.442.822	55.752.950	1.879.195.772
Net book values			
Beginning balance	7.495.047.886	444.410.138	7.939.458.024
Ending balance	7.408.056.178	411.065.930	7.819.122.108

All land use rights of which the net book values are VND 7.408.056.178 VND, have been mortgaged to secure the loans from Vietcombank – Can Tho Branch.

10. Construction in Progress

	Beginning Balance	Additions During the Year	Ending Balance
Drying technology transfer	90.000.000	-	90.000.000
Software implementation	-	270.000.000	270.000.000
Site preparation and infrastructure	-	81.111.112	81.111.112
Total	90.000.000	351.111.112	441.111.112

11. Short-term trade payables

	Ending balance	Beginning balance
<i>Payables to related parties</i>	-	5.147.665.694
Hanh Nguyen Logistics Joint Stock Company	-	5.147.665.694
<i>Payables to other suppliers</i>	33.914.232.492	7.170.112.332
Van Xuan Agri Joint Stock Company	11.469.293.070	1.080.546.570
Red Pine International Joint Stock Company	2.323.278.252	2.320.038.252
Asia Central Highlands Company Limited	9.784.340.000	-
Bao Long Duc Trong Company Limited	3.519.510.000	-
Pham Thanh Tri Household Business	1.000.000.000	2.167.037.500
Other suppliers	5.817.811.170	1.602.490.010
Total	33.914.232.492	12.317.778.026

12. Short-term advances from customers

	Ending balance	Beginning balance
Yiwu Kaihe Import And Export Co., Ltd	7.710.939.608	-
A&W Food Service Ltd.	387.121.685	159.230.964
Jones Kent	2.821.824.000	-

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FINANCIAL STATEMENTS**Notes to the Financial Statements for the second quarter of 2026 (continued)**

	<u>Ending balance</u>	<u>Beginning balance</u>
Endo Fisheries Company Ltd	1.595.504.300	-
Fruitsee Food Co., Ltd.	-	329.149.800
Other Customers	3.656.968.181	438.151.292
Total	16.172.357.774	926.532.056

13. Taxes and other obligations to the State Budget

	<u>Beginning balance</u>	<u>Amount payable during the period</u>	<u>Amount paid during the period</u>	<u>Ending balance</u>
Value added tax	-	-	-	-
Corporate income tax	932.108.673	516.417.719	939.795.982	508.730.410
Personal income tax	122.013.419	116.855.301	122.581.200	116.287.520
Natural resource tax	798.000	1.855.600	2.319.600	334.000
Land and housing tax	-	-	-	-
Fees, charges and other payables to the State	-	-	-	-
Total	1.054.920.092	635.128.620	1.064.696.782	625.351.930

Value added tax

The Company applies the deduction method for VAT calculation. The applicable VAT rates are as follows:

- Fresh fruits subject only to preliminary processing and seedlings sold to enterprises Not subject to VAT
- Fruit juices and dried fruits for export 0%
- Fruit juices and dried fruits for domestic consumption, and processing services for agricultural products 10%

From January 1, 2026 to December 31, 2026, the Company is entitled to apply a VAT rate of 8% for goods and services currently subject to the 10% VAT rate, in accordance with Clauses 1 and 2, Article 1 of Decree No. Nghị định 174/2025/NĐ-CP dated June 30, 2025 issued by the Government.

Corporate income tax

According to the Investment Certificate (project code) No. 7116887881, certified for the 1st time on 29 October 2015 and amended for the 2nd time on 25 December 2018, granted by Hau Giang Province Department of Planning and Investment, the Company registered to enjoy investment incentives applicable to newly-established enterprises with investment projects in the areas with extremely difficult socio-economic conditions. The Company is entitled to corporate income tax incentives for the business operations as prescribed at Clause 1, Article 15 and Clause 1, Article 16 of the Government's Decree No. 218/2013/ND-CP dated 26 December 2013 as follows: the Company is entitled to corporate income tax rate of 10% in 15 years from the year earning revenue from the project (i.e. 2016), exempted from tax in 4 years from the year having taxable income from the project and reduced by 50% of tax payable in the next 9 years. The year 2026 is the sixth year in which Tien Thinh Group Joint Stock Company is entitled to corporate income tax incentives.

Estimated corporate income tax payable during the year is as follows:

<u>Current Quarter (Q2)</u>	<u>Same Quarter Last Year (Q2)</u>
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FINANCIAL STATEMENTS**Notes to the Financial Statements for the second quarter of 2026 (continued)**

	Current Quarter (Q2)	Same Quarter Last Year (Q2)
Total accounting profit before tax	9.760.109.498	5.898.522.378
Increases/(decreases) of accounting profit to determine profit subject to corporate income tax:		
- <i>Additions to taxable income</i>	<i>24.313.951</i>	<i>19.468.904</i>
- <i>Deductions from taxable income</i>	-	-
Taxable income	9.784.423.449	5.917.991.282
Corporate income tax rate	20%	20%
Corporate income tax payable at common tax rate	1.956.884.690	1.183.598.256
Differences due to the application of rate other than common tax rate	(978.442.345)	(591.799.128)
Corporate income tax exempted, reduced	(489.221.172)	(295.899.564)
Adjustments of corporate income tax of the previous years	-	7.687.309
Corporate income tax to be paid	489.221.173	303.586.874
 <i>Natural resource tax</i>		
The Company is responsible for paying natural resource tax imposed on exploiting natural water at the unit price of VND 5.000/m ³ .		
 14. Payables to employees		
This item reflects salary to be paid to employees		
 15. Short-term accrued expenses		
	Ending balance	Beginning balance
Loan interest expenses	254.981.183	367.410.836
Sales commission	-	1.500.000.000
13th month salary	-	800.000.000
Electricity charge	191.046.943	150.728.636
Other short-term accrued expenses	313.098.970	48.980.312
Total	759.127.096	2.867.119.784
 16. Other payables		
16a. Other short-term payables		
	Ending balance	Beginning balance
Trade Union's expenditure	63.200.000	12.407.500
Social insurance premiums	132.880.500	129.540.000
Health insurance premiums	23.449.500	22.860.000
Unemployment insurance premiums	10.422.000	10.160.000
Other short-term payables	767.400	-
Total	230.719.400	174.967.500
 16b. Other long-term payables		
	Ending balance	Beginning balance
<i>Payables to related parties</i>		
Mr Pham Tien Hoai - Borrowings payables	-	15.123.043.209

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FINANCIAL STATEMENTS**Notes to the Financial Statements for the second quarter of 2026 (continued)**

	<u>Ending balance</u>	<u>Beginning balance</u>
Total	-	15.123.043.209
17. Borrowings		
17a. Short-term borrowings		
	<u>Số cuối kỳ</u>	<u>Số đầu năm</u>
Short-term Borrowings Payable to Other Organizations		
Short-term loans from banks	145.344.116.700	172.188.206.201
- Loan from Vietcombank – Can Tho Branch ⁽ⁱ⁾	82.097.816.083	99.997.804.276
- Loan from VPBank - Can Tho Branch ⁽ⁱⁱ⁾	43.594.938.000	48.624.938.000
- Loan from VietinBank - Branch 10 in Ho Chi Minh City ⁽ⁱⁱⁱ⁾	19.651.362.617	23.565.463.925
Current portions of long-term loans	9.244.000.000	10.604.000.000
Total	154.588.116.700	182.792.206.201

- (i) The loan from Vietcombank – Can Tho Branch is to supplement the working capital for business operation with the loan term and at the interest rate specified in each loan receipt. This loan is secured by mortgaging inventories, tangible fixed assets, land use right and savings accounts owned by the third party.
- (ii) The loan from VPBank - Can Tho Branch is to supplement the working capital and issue L/C UPAS for production, processing and preservation of fruits and vegetables at the interest rate specified in each loan receipt. The loan term is 6 months. This loan is secured by mortgaging 12-month deposit contract and guarantee of the third party.
- (iii) The loan from VietinBank - Branch 10 in Ho Chi Minh City is to supplement the working capital for business operation at the interest rate specified in each loan receipt. The loan term is 6 months. This loan is secured by guarantee of the third party.

Details of short-term borrowings during the period are as follows:

	<u>Cumulative from the beginning of the year to the end of the period</u>
Beginning balance	182.792.206.201
New Borrowings During the Period	134.987.601.249
Long-term Loans Due for Repayment	4.962.000.000
Loan Repayments Made	(168.153.690.750)
Ending balance	154.588.116.700

17b. Long-term borrowings

	<u>Ending balance</u>	<u>Beginning balance</u>
Long-term Borrowings Payable to Other Organizations		
Long-term loans from banks	13.299.000.000	21.079.500.000
Loan from Vietcombank – Can Tho Branch ⁽ⁱ⁾	13.299.000.000	21.079.500.000
Total	13.299.000.000	21.079.500.000

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FINANCIAL STATEMENTS**Notes to the Financial Statements for the second quarter of 2026 (continued)**

- (i) The loan from Vietcombank – Can Tho Branch is to pay the investment costs of workshop of fruit juice factory project at My Phu Hamlet, Tan Phuoc Hung Commune, Can Tho City at the fixed interest rates of 8,29%/year and 8,4%/year in 24 months from the date of capital withdrawal. The interest rate then will be adjusted every 6 months as noticed by the bank. The loan term is 144 months, starting from the first disbursement date and the grace period is 18 months. The loan amount is repaid monthly. This loan is secured by mortgaging tangible fixed assets and land use right.

Repayment schedule of long-term loans is as follows:

	<u>Ending balance</u>	<u>Beginning balance</u>
1 year or less	9.244.000.000	10.604.000.000
More than 1 year to 5 years	13.299.000.000	21.079.500.000
Total	22.543.000.000	31.683.500.000

Details of long-term borrowings during the period are as follows:

	<u>Current year</u>
Opening balance	21.079.500.000
Loans incurred during the period	-
Loan repayments	(2.818.500.000)
Transferred to short-term borrowings	(4.962.000.000)
Ending balance	13.299.000.000

18. Owner's equity

During the period, the Company issued shares as dividend payment to existing shareholders at the ratio of 100:7 (each existing shareholder holding 100 shares was entitled to receive 7 additional shares) in accordance with the Resolution of the 2026 Annual General Meeting of Shareholders dated 17 April 2026. Accordingly, as the procedures for amending the Enterprise Registration Certificate were still in progress, the Company recognized an increase in other owners' equity and a corresponding decrease in retained earnings amounting to VND 15,963,160,000. This amount is presented under other owners' equity and will be reclassified to owners' contributed capital upon the issuance of the amended Enterprise Registration Certificate.

18a. Statement of the fluctuation in the owner's equity.

	<u>Owner's capital</u>	<u>Other owners' equity</u>	<u>Retained earnings</u>	<u>Total</u>
Beginning balance of the previous year	205.458.000.000	-	24.426.769.363	229.884.769.363
Profit for the previous year	-	-	17.655.821.410	17.655.821.410
Increase in share capital from retained earnings	22.599.890.000	-	(22.599.890.000)	-
Ending balance of the previous year	228.057.890.000	-	19.482.700.773	247.540.590.773
Beginning balance of the current year	228.057.890.000	-	19.482.700.773	247.540.590.773

TIEN THINH GROUP JOINT STOCK COMPANY

Address: My Phu Hamlet, Tan Phuoc Hung Commune, Can Tho City, Vietnam

FINANCIAL STATEMENTS**Notes to the Financial Statements for the second quarter of 2026 (continued)**

Profit for the period	-	-	9.787.622.702	9.787.622.702
Increase in share capital from retained earnings	-	15.963.160.000	(15.963.160.000)	-
Ending balance of the current period	228.057.890.000	15.963.160.000	13.307.163.475	257.328.213.475

18b. Details of capital contribution of the owners

	<u>Ending balance</u>	<u>Beginning balance</u>
Mr. Pham Tien Hoai	149.959.060.000	149.911.160.000
Other shareholders	78.098.830.000	78.146.730.000
Total	228.057.890.000	228.057.890.000

The contribution of charter capital is as follows:

	<u>As in the Business Registration Certificate</u>		<u>Charter capital contributed</u>	<u>Charter capital to be contributed</u>
	<u>VND</u>	<u>Rate (%)</u>	<u>(VND)</u>	<u>(VND)</u>
Mr. Pham Tien Hoai	149.959.060.000	65,75	149.959.060.000	-
Other shareholders	78.098.830.000	34,25	78.098.830.000	-
Total	228.057.890.000	100	228.057.890.000	-

18c. Shares

	<u>Ending balance</u>	<u>Beginning balance</u>
Number of shares registered to be issued	24.402.105	22.805.789
Number of shares sold to the public	24.402.105	22.805.789
- Common shares	24.402.105	22.805.789
- Preferred shares	-	-
Number of shares repurchased	-	-
- Common shares	-	-
- Preferred shares	-	-
Number of outstanding shares	24.402.105	22.805.789
- Common shares	24.402.105	22.805.789
- Preferred shares	-	-

Face value of outstanding shares: VND 10.000.

19. Items not recognised in the Statement of Financial Position

	<u>Ending balance</u>	<u>Beginning balance</u>
US Dollar (USD)	1.087,1	1.298,58
Russian Ruble (RUB)	2.415	3.075

VI. ADDITIONAL INFORMATION ON THE ITEMS OF THE INCOME STATEMENT**1. Revenue from sales of goods and provisions of services****1a. Revenue**

<u>Quarter 2 Current year</u>	<u>Quarter 2 Previous year</u>	<u>Accumulated from the beginning of the year Current year</u>	<u>Previous year</u>
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TIEN THINH GROUP JOINT STOCK COMPANY

Address: My Phu Hamlet, Tan Phuoc Hung Commune, Can Tho City, Vietnam

FINANCIAL STATEMENTS**Notes to the Financial Statements for the second quarter of 2026 (continued)**

	Quarter 2 Current year	Quarter 2 Previous year	Accumulated from the beginning of the year Current year	Accumulated from the beginning of the year Previous year
Sales of merchandise	52.793.334.863	52.221.090.857	77.816.070.529	89.729.903.857
Sales of finished goods	108.071.207.098	36.086.564.275	131.793.275.167	60.617.095.637
Sales of service provisions	1.184.842.895	599.773.400	1.305.768.104	928.561.971
Total	162.049.384.856	88.907.428.532	210.915.113.800	151.275.561.465

1b. Revenue from sales of goods and rendering of services to related parties

The Company did not have any transactions relating to sales of goods and rendering of services with its subsidiary. Transactions relating to sales of goods and rendering of services with related parties other than the subsidiary are as follows:

	Quarter 2 Current year	Quarter 2 Previous year	Accumulated from the beginning of the year Current year	Accumulated from the beginning of the year Previous year
Hanh Nguyen Logistics JSC.	2.511.000	1.750.000	58.883.000	1.750.000
Phu Thinh Export Food Processing JSC.	-	-	-	-
Total	2.511.000	1.750.000	58.883.000	1.750.000

2. Revenue Deductions

	Quarter 2 Current year	Quarter 2 Previous year	Accumulated from the beginning of the year Current year	Accumulated from the beginning of the year Previous year
Sales Discounts	-	-	-	9.924.704
Sales Returns	-	-	-	-
Total	-	-	-	9.924.704

3. Cost of Goods Sold

	Quarter 2 Current year	Quarter 2 Previous year	Accumulated from the beginning of the year Current year	Accumulated from the beginning of the year Previous year
Costs of merchandise sold	52.340.171.014	50.758.993.994	76.410.179.845	87.063.216.922
Costs of finished goods sold	92.731.737.272	25.632.658.005	110.595.652.557	44.529.705.723
Total	145.071.908.286	76.391.651.999	187.005.832.402	131.592.922.645

4. Financial income

	Quarter 2 Current year	Quarter 2 Previous year	Accumulated from the beginning of the year Current year	Accumulated from the beginning of the year Previous year
Demand deposit interest	3.239.575	2.850.078	3.742.371	3.021.894
Exchange gain arising	805.707.983	354.710.935	1.013.505.810	517.031.063
Total	808.947.558	357.561.013	1.017.248.181	520.052.957

5. Financial expenses

TIEN THINH GROUP JOINT STOCK COMPANY

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FINANCIAL STATEMENTS**Notes to the Financial Statements for the second quarter of 2026 (continued)**

	Quarter 2	Quarter 2	Accumulated from the beginning of the year	
	Current year	Previous year	Current year	Previous year
Loan interest expenses	3.839.253.707	2.803.294.192	7.020.698.833	5.370.204.052
Exchange loss arising	102.931.409	64.259.677	338.759.716	181.325.368
Total	3.942.185.116	2.867.553.869	7.359.458.549	5.551.529.420

6. Selling expenses

	Quarter 2	Quarter 2	Accumulated from the beginning of the year	
	Current year	Previous year	Current year	Previous year
Expenses for employees	437.367.000	642.264.262	921.399.000	1.014.926.465
Tools, supplies	-	2.499.999	-	4.999.998
External services rendered	2.253.381.087	1.040.760.503	2.865.531.570	1.701.432.865
Other expenses	374.570.917	102.480.760	450.632.498	137.716.796
Reversal of Prepaid Expenses	(1.500.000.000)	-	(1.500.000.000)	(109.100.000)
Total	1.565.319.004	1.788.005.524	2.737.563.068	2.749.976.124

7. General and administration expenses

	Quarter 2	Quarter 2	Accumulated from the beginning of the year	
	Current year	Previous year	Current year	Previous year
Expenses for employees	556.367.114	703.632.030	1.093.576.027	1.428.873.460
Office stationery	16.309.085	40.833.712	28.896.503	77.202.606
Depreciation/(amortization) of fixed assets	893.549.223	878.804.392	1.787.098.446	1.766.522.419
Taxes, fees and legal fees	-	78.424	-	3.078.424
External services rendered	624.746.232	190.051.256	848.468.415	495.559.339
Other expenses	406.791.247	473.295.370	743.114.199	933.500.305
Total	2.497.762.901	2.286.695.184	4.501.153.590	4.704.736.553

8. Other Income**9. Other expenses**

	Quarter 2	Quarter 2	Accumulated from the beginning of the year	
	Current year	Previous year	Current year	Previous year
Penalties for late payment of social insurance	-	13.091.687	-	13.091.687
Penalties and tax collected in arrears	1.220.980	6.515.048	1.220.980	6.515.048
Net Book Value of Liquidated Assets	19.826.629	12.953.856	20.090.831	12.998.078

TIEN THINH GROUP JOINT STOCK COMPANY

Address: My Phu Hamlet, Tan Phuoc Hung Commune, Can Tho City, Vietnam

FINANCIAL STATEMENTS**Notes to the Financial Statements for the second quarter of 2026 (continued)**

Other expenses	-	-	3.002.140	-
Total	21.047.609	32.560.591	24.313.951	32.604.813

10. Production and Business Costs by Element

	Accumulated from the beginning of the year	
	Current year	Previous year
Raw Materials and Supplies Costs	83.961.276.536	24.752.000.999
Labor Costs	5.596.923.301	9.868.448.828
Depreciation of Fixed Assets	7.327.321.960	7.301.526.985
External Service costs	17.315.608.386	8.853.821.179
Other Costs	1.601.641.079	1.380.387.200
Total	115.802.771.262	52.156.185.191

VII. OTHER INFORMATION**1. Transactions and balances with key management personnel and their related parties**

Key management personnel comprise members of the Board of Directors, the Audit Committee and the Chief Executive Officer. Related parties of key management personnel include their close family members.

Transactions with key management personnel and their related parties

The Company did not have any transactions relating to sales of goods and rendering of services with key management personnel. The Company only had the following transactions with members of the Board of Directors:

	Accumulated from the beginning of the year	
	Current year	Previous year
<i>The Board of Management</i>		
Borrowing	26.681.499.511	18.137.950.009
Repayment of borrowing	(41.804.542.720)	(19.684.649.000)

Guarantee commitments

The Chairman of the Board of Directors has used his term deposits, land use rights and assets attached to land under his ownership as collateral to secure the Company's borrowings from Vietcombank – Can Tho Branch, VPBank – Can Tho Branch, and VietinBank – Branch 10, Ho Chi Minh City.

Receivables from key management personnel are unsecured and will be settled in cash.

Remuneration of key management personnel and the Audit Committee

Full name	Position	Accumulated from the beginning of the year	
		Current year	Prior year
Mr. Pham Tien Hoai	Chairman of the Board of Directors	350.000.000	300.000.000
Mr. To Thai Thanh	Member of the Board of Directors and General Director	217.000.000	217.000.000
Mr. Huynh Trung Nghia	Member of the Board of Directors and Chairman of the Audit Committee (dismissed on 17 April 2026)	-	-
Mr. Le Van Tuyen	Member of the Board of	-	-

TIEN THINH GROUP JOINT STOCK COMPANY

Address: My Phu Hamlet, Tan Phuoc Hung Commune, Can Tho City, Vietnam

FINANCIAL STATEMENTS**Notes to the Financial Statements for the second quarter of 2026 (continued)**

<u>Full name</u>	<u>Position</u>	<u>Current year</u>	<u>Prior year</u>
	Directors and Member of the Audit Committee (appointed on 17 April 2026)		
Mr. Pham Vu Dang Khoa	Member of the Board of Directors and Chairman of the Audit Committee (appointed on 17 April 2026)	-	-
Mr. Nguyen Ba Doan	Member of the Board of Directors (dismissed on 23 May 2025)	-	124.300.000
Mr. Vo Phan Hai Au	Member of the Board of Directors	95.965.000	-
Mr. Phan Duy Binh	Member of the Board of Directors and Member of the Audit Committee (dismissed on 17 April 2026)	64.000.000	48.000.000
Total		726.965.000	689.300.000

2. Transactions and balances with other related parties

Other related parties of the Company include:

<u>Other related parties</u>	<u>Relationship</u>
Hanh Nguyen Logistics Joint Stock Company	Company having the same legal representative
Phu Thinh Export Food Processing Joint Stock Company	The Company has a legal representative who has a relationship with key management personnel
HG Services Joint Stock Company	The Company's legal representative is a member of key management personnel.

Transactions with other related parties

The Company had the following transactions with other related parties:

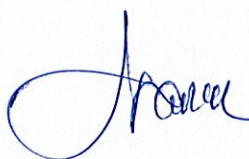
	<u>Accumulated from the beginning of the year</u>	
	<u>Current year</u>	<u>Previous year</u>
Hanh Nguyen Logistics Joint Stock Company		
Storage charges	4.689.660.874	2.726.284.556
Container Haulage and Service Fees	3.632.570.401	22.000.000

Sales of goods to other related parties are conducted at agreed prices. Purchases of goods and services from other related parties are also conducted at agreed prices.

Can Tho City, July 29, 2026



Ngo Ngoc Lien
Preparer



Tran Ha Giang
Chief Accountant




Pham Tien Hoai
Chairman