**APPENDIX B**

UOL Group Limited
华业集团有限公司

## NOTICE OF VALUATION OF REAL ASSETS

| Date of valuation | Name of valuer | Description of property | Tenure of Land | Valuation |
|---|---|---|---|---|
| 31/12/2019 | Jones Lang LaSalle Property Consultants Pte Ltd | PARKROYAL COLLECTION Pickering, Singapore<br>3 Upper Pickering Street<br>Singapore 058289 | 99-Year Lease from 2008 | S$508,000,000 |
| 31/12/2019 | Jones Lang LaSalle Property Consultants Pte Ltd | PARKROYAL on Kitchener Road<br>181 Kitchener Road<br>Singapore 208533 | Freehold | S$441,000,000 |
| 31/12/2019 | Jones Lang LaSalle Property Consultants Pte Ltd | Site at 10 Claymore Road<br>Singapore 229540 | Freehold | S$295,000,000<br><br>('As is' market value in its condition as a development site) |
| 31/12/2019 | Jones Lang LaSalle Property Consultants Pte Ltd | PARKROYAL on Beach Road<br>7500C Beach Road<br>Singapore 199593 | 99-Year Lease from 1968 | S$238,000,000 |
| 31/12/2019 | Jones Lang LaSalle Property Consultants Pte Ltd | Pan Pacific Serviced Suites Orchard<br>96 Somerset Road<br>Singapore 238163 | Freehold | S$159,000,000 |
| 31/12/2019 | Jones Lang LaSalle Property Consultants Pte Ltd | Pan Pacific Serviced Suites Beach Road<br>7500B Beach Road<br>Singapore 199592 | 99-Year Lease from 1968 | S$136,000,000 |
| TOTAL | | | | S$1,777,000,000 |