SECOND CHANCE PROPERTIES LTD
(Incorporated in Republic of Singapore)
Company Registration No.198103193M

UNAUDITED HALF YEAR FINANCIAL RESULTS FOR THE PERIOD ENDED 28-02-2021

Note: All figures are in Singapore Dollars

PART I - INFORMATION REQUIRED FOR QUARTERLY (Q1, Q2 & Q3), HALF-YEAR AND FULL YEAR ANNOUNCEMENTS

1(a) An income statement and statement of comprehensive income, or a statement of comprehensive income for the Group together with a comparative statement for the corresponding period of the immediately preceding financial year.

	Group For the 6 months ended		
	28-02-2021	29-02-2020	Change
	$ '000	$ '000	%
Revenue	**16,420**	**13,522**	**21.43**
Cost of sales	**(9,731)**	**(6,342)**	**53.44**
Gross profit	**6,689**	**7,180**	**(6.84)**
Other income	1,558	273	470.70
Expenses			
Distribution expenses	(346)	(223)	55.16
Property operating expenses	(397)	(479)	(17.12)
Gold operating expenses	(97)	(87)	11.49
Apparels operating expenses	(114)	(295)	(61.36)
Administrative expenses	(1,414)	(1,569)	(9.88)
Other operating expenses	-	(2)	nm
	(2,368)	(2,655)	(10.81)
Profit from operations	**5,879**	**4,798**	**22.53**
Loss on fair valuation of financial assets, at fair value through profit or loss	(95)	(963)	(90.13)
Finance costs	(186)	(184)	1.09
Profit before income tax	**5,598**	**3,651**	**53.33**
Income tax expense	(595)	(120)	395.83
Net profit	**5,003**	**3,531**	**41.69**

Net profit	**5,003**	**3,531**	**41.69**
Other Comprehensive Income			
Items that may be reclassified subsequently to profit or loss:			
Currency translation differences arising from consolidation - gains	133	124	7.26
Items that will not be reclassified subsequently to profit or loss:			
Fair value gains/(loss) on financial assets, at fair value through other comprehensive income	17,678	(902)	nm
Other comprehensive income,/(loss) net of tax	17,811	(778)	nm
Total comprehensive income	**22,814**	**2,753**	**728.70**

Notes	**Group For the 6 months ended**	
	28-02-2021	29-02-2020
	$ '000	$ '000
Net profit is arrived at after crediting / (charging):		
Dividend/coupon income	1,204	1,928
Gain/(loss) on disposal of financial assets, at FVTPL	149	(16)
Gain on disposal of investment property	550	-
Foreign exchange gain	649	59
Expenses include:	-	-
Depreciation of property, plant and equipment	70	73
Total directors' remuneration	692	633
Directors' CPF	13	13
Directors' fees	55	57
Income Tax		
Under/(Over) provision of income tax	6	(287)
Finance costs		
Interest expenses:-		
Short-term loans	186	184

nm – not meaningful

1(b)(i) A statement of financial position (for the issuer and Group), together with a comparative statement as at the end of the immediately preceding financial year

	Group		Company	
	28-02-2021	31-08-2020	28-02-2021	31-08-2020
	$ '000	$ '000	$ '000	$ '000
ASSETS				
Current assets				
Cash and cash equivalents	5,032	8,891	406	106
Trade and other receivables	466	751	964	5,589
Inventories	17,378	16,934	571	701
Other current assets	226	404	70	58
Property held for sale	4,630	-	-	-
Income tax recoverable	66	20	-	-
Financial assets, at fair value through profit or loss	1,417	17,575	-	-
Total current assets	29,215	44,575	2,011	6,454
Non-current assets				
Amounts due from subsidiaries	-	-	186,862	152,199
Investments in subsidiaries	-	-	17,231	17,231
Financial assets, at fair value through other comprehensive income	173,892	61,871	37,648	34,870
Property, plant and equipment	20,311	20,263	16	21
Investment properties	144,585	156,665	13,750	13,750
Deferred tax assets	16	67	-	-
Total non-current assets	338,804	238,866	255,507	218,071
Total assets	**368,019**	**283,441**	**257,518**	**224,525**
LIABILITIES AND EQUITY				
Current liabilities				
Borrowings	93,863	31,100	36,903	9,541
Trade payables	1,914	1,749	210	190
Other payables	844	1,455	611	1,334
Current income tax liabilities	535	156	-	12
Total current liabilities	97,156	34,460	37,724	11,077
Non-current liabilities				
Deferred income tax liabilities	47	47	3	3
Total non-current liabilities	47	47	3	3
Total liabilities	**97,203**	**34,507**	**37,727**	**11,080**
Net assets	**270,816**	**248,934**	**219,791**	**213,445**
EQUITY				
Capital and reserves attributable to equity holders of the Company				
Share capital	137,454	138,308	137,454	138,308
Reserves	133,362	110,626	82,337	75,137
Total equity	**270,816**	**248,934**	**219,791**	**213,445**

1(b)(ii) Aggregate amount of Group's borrowings and debt securities

Amount repayable in one year or less, or on demand

As at 28-02-2021		As at 31-08-2020	
Secured $'000	***Unsecured $'000***	***Secured $'000***	***Unsecured $'000***
$93,863	-	$31,100	-

Details of Collateral

For the current period ended 28 February 2021, the Group's bank borrowings are secured by the mortgage of freehold, leasehold lands and buildings of the subsidiaries and assignment of rental proceeds from these properties as well as financial assets, at fair value through other comprehensive income. The Group's bank borrowings were secured by the mortgage of financial assets, at fair value through other comprehensive income and financial assets, at fair value through profit or loss during the prior year ended 31 August 2020.

1(c) A statement of cash flows (for the Group), together with a comparative statement for the corresponding period of the immediately preceding financial year.

	Group For the 6 months ended	
	28-02-2021 **$ '000**	**29-02-2020** **$ '000**
Cash flows from operating activities		
Net profit	5,003	3,531
Adjustments for		
-Income tax expense	595	120
-Depreciation of property, plant and equipment	70	73
-Depreciation of right-of-use assets	-	134
-Interest income from bank deposits	(90)	(204)
-Finance expense	186	184
-(Gain)/loss on disposal of financial assets, at fair value through profit or loss	(149)	16
-Gain on disposal of investment property	(550)	-
- Fair value loss on financial assets, at fair value through profit or loss	95	963
-Unrealised currency translation differences	(588)	4
	4,572	**4,821**
Changes in working capital		
-Inventories	(439)	(1,018)
-Trade and other receivables	466	56
-Trade and other payables	(446)	(1,835)
Net cash generated from operations	**4,153**	**2,024**
Income taxes paid	(212)	2
Interest received	90	204
Interest paid	(186)	(179)
Net cash provided by operating activities	**3,845**	**2,051**
Cash flows from investing activities		
-Proceeds from disposal of financial assets, at fair value through other comprehensive income	293	90
-Proceeds from disposal of financial assets, at fair value through profit or loss	2,211	2,094
-Proceeds from disposal of investment properties	8,000	-
-Purchase of financial assets, at fair value through other comprehensive income	(80,713)	(186)
-Purchase of financial assets, at fair value through profit or loss	-	(712)
Net cash (used in)/provided by investing activities	**(70,209)**	**1,286**

Cash flows from financing activities		
-Proceeds from issue of shares	-	60
-Cash used in Share Buyback	(854)	-
-Proceeds from bank borrowings	167,561	66,704
-Repayment of bank borrowings	(104,202)	(70,623)
-Repayment of lease liabilities	-	(142)
Net cash provided by/(used in) financing activities	**62,505**	**(4,001)**
Net decrease in cash and cash equivalents	(3,859)	(664)
Cash and cash equivalents at beginning of financial period	8,891	11,117
Cash and cash equivalents at end of financial period	**5,032**	**10,453**
Cash and cash equivalents consist of:		
Cash at bank	5,032	10,453
	5,032	**10,453**

1(d)(i) A statement (for the issuer and Group) showing either (i) all changes in equity or (ii) changes in equity other than those arising from capitalisation issues and distributions to shareholders, together with a comparative statement for the corresponding period of the immediately preceding financial year

Group

	Share Capital	Assets Revaluation Reserve	Fair Value Reserve	Translation Reserve	Retained Earnings	Total
	$ '000	$ '000	$ '000	$ '000	$ '000	$ '000
Balance as at 29 February 2020	**138,308**	**8,082**	**3,488**	**(5,856)**	**120,913**	**264,935**
Dividends paid	-	-	-	-	(3,399)	**(3,399)**
Transfer upon disposal of investments	-	-	46	-	(46)	-
Total comprehensive (loss)/income for the period	-	(861)	(12,321)	(334)	914	**(12,602)**
Balance as at 31 August 2020	**138,308**	**7,221**	**(8,787)**	**(6,190)**	**118,382**	**248,934**
Share buyback	(854)	-	-	-	-	**(854)**
Transfer upon disposal of investments	-	-	78	-	(78)	-
Total comprehensive income for the period	-	-	17,600	133	5,003	**22,736**
Balance as at 28 February 2021	**137,454**	**7,221**	**8,891**	**(6,057)**	**123,307**	**270,816**

	Share Capital	Assets Revaluation Reserve	Fair Value Reserve	Translation Reserve	Retained Earnings	Total
	$ '000	$ '000	$ '000	$ '000	$ '000	$ '000
Balance as at 28 February 2019	**138,248**	**7,964**	**628**	**(5,817)**	**117,708**	**258,731**
Dividends paid	-	-	-	-	(3,020)	**(3,020)**
Total comprehensive income/(loss) for the period	-	118	3,762	(163)	2,699	**6,416**
Balance as at 31 August 2019	**138,248**	**8,082**	**4,390**	**(5,980)**	**117,387**	**262,127**
Issue of share capital	60	-	-	-	-	**60**
Transfer	-	-	-	-	(5)	**(5)**
Total comprehensive (loss)/income for the period	-	-	(902)	124	3,531	**2,753**
Balance as at 29 February 2020	**138,308**	**8,082**	**3,488**	**(5,856)**	**120,913**	**264,935**

Company

	Share Capital	Fair Value Reserve	Retained Earnings	Total
	$ '000	$ '000	$ '000	$ '000
Balance as at 29 February 2020	**138,308**	**6,001**	**81,257**	**225,566**
Dividends paid	-	-	(3,399)	**(3,399)**
Transfer upon disposal of investments	-	46	(46)	-
Total comprehensive (loss)/income for the period	-	(9,167)	445	**(8,722)**
Balance as at 31 August 2020	**138,308**	**(3,120)**	**78,257**	**213,445**
Share buyback	(854)	-	-	**(854)**
Transfer upon disposal of investments	-	78	(78)	-
Total comprehensive income for the period	-	2,857	4,343	**7,200**
Balance as at 28 February 2021	**137,454**	**(185)**	**82,522**	**219,791**

	Share Capital	Fair Value Reserve	Retained Earnings	Total
	$ '000	$ '000	$ '000	$ '000
Balance as at 28 February 2019	**138,248**	**2,860**	**81,710**	**222,818**
Dividends paid	-	-	(3,020)	**(3,020)**
Total comprehensive income for the period	-	3,378	1,600	**4,978**
Balance as at 31 August 2019	**138,248**	**6,238**	**80,290**	**224,776**
Issue of share capital	60	-	-	**60**
Transfer	-	5	(5)	-
Total comprehensive (loss)/income for the period	-	(242)	972	**730**
Balance as at 29 February 2020	**138,308**	**6,001**	**81,257**	**225,566**

1(d)(ii) Details of any changes in the Company's share capital arising from rights issue, bonus issue, subdivision, consolidation, share buy-backs, exercise of share options or warrants, conversion of other issues of equity securities, issue of shares for cash or as consideration for acquisition or for any other purpose since the end of the previous period reported on. State the number of shares that may be issued on conversion of all the outstanding convertibles, if any, against the total number of issued shares excluding treasury shares and subsidiary holdings of the issuer, as at the end of the current financial period reported on and as at the end of the corresponding period of the immediately preceding financial year. State also the number of shares held as treasury shares and the number of subsidiary holdings, if any, and the percentage of the aggregate number of treasury shares and subsidiary holdings held against the total number of shares outstanding in a class that is listed, as at the end of the current financial period reported on and as at the end of the corresponding period of the immediately preceding financial year

Cancelled shares due to Share Buyback reduced the share capital by $853,631 during the financial period ended 28 February 2021. Share capital increased by $59,778.50 during the period ended 29 February 2020 due to exercise of old warrants. The old warrants which were issued on 23 January 2017 expired on 23 January 2020. The company issued new warrants on 6 February 2020 which will expire on 7 March 2023. The number of shares that may be issued on conversion of the convertibles is as follows:

	28-02-2021	**29-02-2020**
Warrants - New	2,265,814,014	2,265,814,014

1(d)(iii) To show the total number of issued shares excluding treasury shares as at the end of the current financial period and as at the end of the immediately preceding year.

	As at 29-02-2021	As at 31-08-2020
Total number of issued shares	751,906,638	755,271,338
Less: Treasury shares	-	-
Total number of issued shares excluding treasury shares	751,906,638	755,271,338

1(d)(iv) A statement showing all sales, transfers, cancellation and/or use of treasury shares as at the end of the current financial period reported on.

Not applicable.

1(d)(v) A statement showing all sales, transfers, cancellation and/or use of subsidiary holdings as at the end of the current financial period reported on.

Not applicable.

2. Whether the figures have been audited or reviewed, and in accordance with which auditing standard or practice

The figures have neither been audited nor reviewed.

3. Where the figures have been audited or reviewed, the auditors' report (including any modifications or emphasis of matter)

Not applicable.

3A. Where the latest financial statements are subject to an adverse opinion, qualified opinion or disclaimer of opinion:-

(a) Updates on the efforts taken to resolve each outstanding audit issue.

The latest financial statements are not subject to an adverse opinion, qualified opinion or disclaimer of opinion.

(b) Confirmation from the Board that the impact of all outstanding audit issues on the financial statements have been adequately disclosed.

Not applicable

4. Whether the same accounting policies and methods of computation as in issuer's most recently audited annual financial statements have been applied

All accounting policies and methods of computation applied are the same as those in the most recently audited annual financial statements.

5. If there are any changes in the accounting policies and methods of computation, including any required by an accounting standard, what has changed, as well as the reasons for, and the effect of, the change

The Group has adopted all the new and revised Singapore Financial Reporting Standards (International) ("SFRS(I)") and SFRS(I) Interpretations ("SFRS(I) INT") that are relevant to its operations and effective for annual periods beginning or after 1 September 2020. The adoption of these new or revised SFRS(I) and SFRS(I) INT did not result in changes to the Group's accounting policies and has no material effect on the amounts reported for the current or prior financial years.

6. Earnings per ordinary share of the Group for the current financial period reported on and the corresponding period of the immediately preceding financial year, after deducting any provision for preference dividends

	Group For the 6 months ended	
	28-02-2021	29-02-2020
Earnings per share	0.66 cents	0.47 cents
Earnings per share on fully diluted basis	0.66 cents	0.47 cents

The calculation of earnings per share for the period ended 28 February 2021 and 29 February 2020 are based on the weighted average number of shares in issue of 754,527,455 and 755,111,929 respectively.

There was no dilution in earnings per share for the period ended 28 February 2021 and 29 February 2020 as the average market price of the Company's shares for the period was less than the exercise price of the warrants of $0.25.

7. Net Asset value (for the issuer and Group) per ordinary share based on the total number of issued shares excluding treasury shares of the issuer at the end of the (a) current financial period reported on; and (b) immediately preceding financial year

	Group 28-02-2021	Group 31-08-2020	Company 28-02-2021	Company 31-08-2020
Net asset value per share	36.02 cents	32.96 cents	29.23 cents	28.26 cents

8. A review of the performance of the Group, to the extent necessary for a reasonable understanding of the Group's business. The review must include a discussion of (a) any significant factors that affected the turnover, costs, and earnings of the Group for the current financial period reported on, including (where applicable) seasonal or cyclical factors; and (b) any material factors that affected the cash flow, working capital, assets or liabilities of the Group during the current financial period reported on

Notes:

1. Throughout the review in this section, FP 2021 refers to the financial period of six months ended 28 February 2021. FP 2020 refers to the six months period ended 29 February 2020.

2. Adjusted EBITDA is the operating earnings before interest expenses, tax, depreciation, divestment and revaluation gains/deficits on non-current assets and foreign exchange differences.

OVERVIEW

The Group net profit increased by $1.47 million from $3.53 million in FP 2020 to $5 million in FP 2021.

Revenue increased by $2.90 million to $16.42 million in FP 2021 from $13.52 million in FP 2020.

Adjusted EBITDA increased by $0.81 million from $3.85 million in FP 2020 to $4.66 million in FP 2021.

REVENUE

Revenue increased by $2.90 million to $16.42 million in FP 2021 from $13.52 million in FP 2020.

Below is the contribution of the various business segments to revenue:

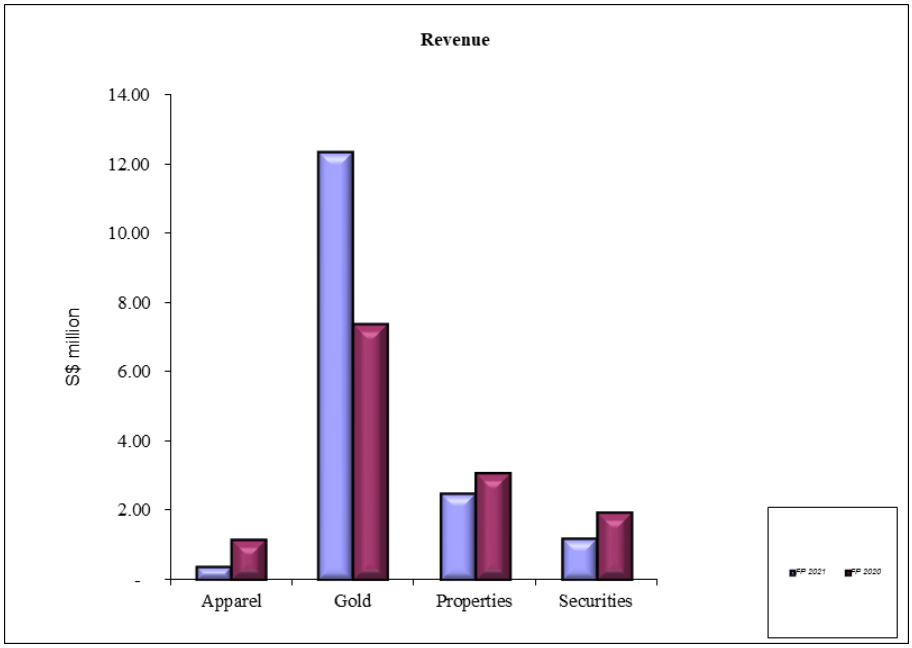
Revenue	FP 2021	FP 2020	Variance	
	$ million	$ million	$ million	%
Apparel	0.39	1.16	(0.77)	(66.38)
Gold	12.34	7.36	4.98	67.66
Properties	2.49	3.07	(0.58)	(18.89)
Securities	1.20	1.93	(0.73)	(37.82)

The revenue from apparel business decreased by $0.77 million from 1.16 million in FP 2020 to $0.39 million in FP 2021. Of the $0.39 million in FP 2021, Malaysian apparel business contributed $0.20 million as compared to $0.74 million in FP 2020. The closure of our biggest outlet in Singapore at Tanjong Katong Complex in December 2019, reduction in selling price of apparels, change in consumer preferences and the increasing trend of online shopping mainly contributed to the decreased revenue from this business segment.

The revenue from gold business increased substantially by $4.98 million from $7.36 million in FP 2020 to $12.34 million in FP 2021 possibly because of pent-up demand during the current period.

Rental revenue from properties decreased by $0.58 million from $3.07 million in FP 2020 to $2.49 million in FP 2021. There was a loss of rental income mainly on account of sale of four investment properties since the end of the prior period as well as lower rentals received on some lease renewals.

The revenue from securities business witnessed a decline of $0.73 million from $1.93 million in FP 2020 to $1.20 million in FP 2021 due to lower dividends received during the current period.



Other income increased by $1.29 million from $0.27 million in FP 2020 to $1.56 million in FP 2021. Other income mainly consists of unrealised foreign exchange gain, interest on fixed deposits and profit from disposal of investment properties. There was an unrealised foreign exchange gain of $0.65 million in FP 2021 as compared to $0.06 million in FP 2020. Also, gain of $0.55 million realised on sale of investment properties in the current period ended 28 February 2021 as well as profit of $0.15 million on disposal of financial assets, at fair value through profit or loss resulted in higher other income in FP 2021 as compared to the prior period.

PROFIT

The Group net profit increased by $1.47 million from $3.53 million in FP 2020 to $5 million in FP 2021.

The contribution from various business segments are illustrated below (the contributions are before interest, tax and unallocated expenses).

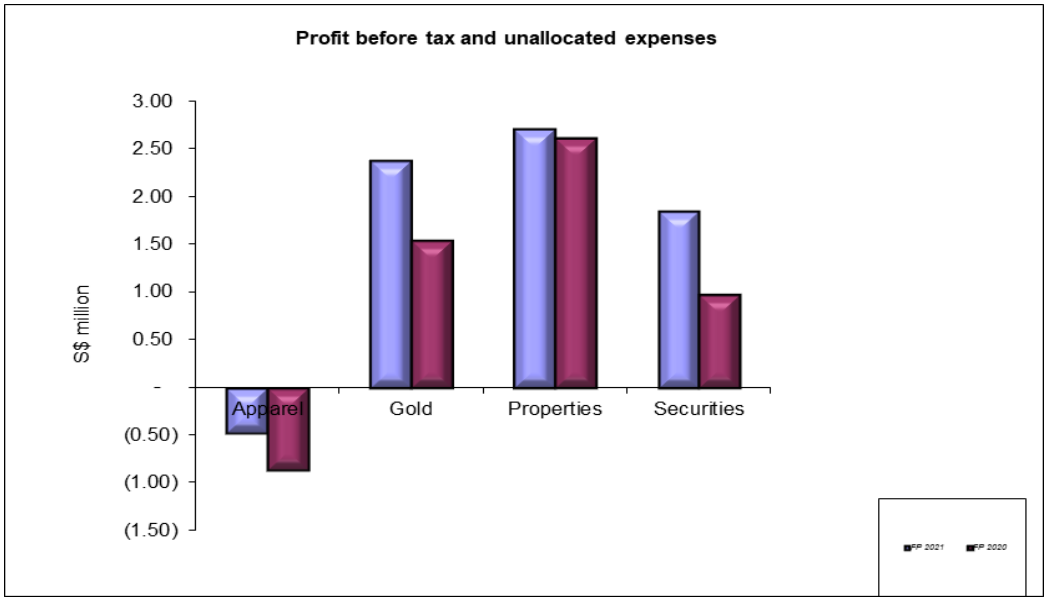
	FP 2021	FP 2020	Variance	
	$ million	$ million	$ million	%
Apparel	(0.48)	(0.87)	0.39	(44.83)
Gold	2.38	1.54	0.84	54.55
Properties	2.71	2.61	0.10	3.83
Securities	1.85	0.97	0.88	90.72

The loss from apparel business decreased by $0.39 million from $0.87 million in FP 2020 to $0.48 million in FP 2021 mainly because of reduced staff and administrative expenses both in Singapore and Malaysia.

The gold business contributed $2.38 million in FP 2021 which was higher by $0.84 million from the $1.54 million generated in FP 2020. The increased revenue which was attributable to good business witnessed in FP 2021 resulted in increased profit from this segment.

Properties segment witnessed $2.71 million profit in FP 2021 which was $0.10 million higher as compared to the prior period. Despite decreased rental income, profit from this segment increased on account of gain of $0.55 million realized on sale of three investment properties as well as property tax rebate received for 4 months during the current period.

The securities segment reported a profit of $1.85 million in FP 2021 as compared to $0.97 million in FP 2020. Though the revenue from this segment decreased during the current period, the profit increased as the unrealized loss on financial assets, at fair value through profit or loss reduced by $0.87 million from $0.96 million in FP 2020 to $ 0.09 million in FP 2021. Also, there was an unrealized foreign exchange gain of $0.65 million recorded for this segment in FP 2021 as well as profit of $0.15 million on disposal of financial assets, at fair value through profit or loss.



The income tax expense increased by $0.48 million to $0.60 million in FP 2021 from $0.12 million in FP 2020. This was lower in prior period mainly because of income tax credit received in one of the companies on account of group relief claimed.

Interest expenses remained almost same despite an increase in short-term borrowings in the current period mainly due to lower interest rates in the current period ended 28 February 2021 as compared to the prior period ended 29 February 2020.

Adjusted EBITDA

Adjusted EBITDA increased by $0.81 million from $3.85 million in FP 2020 to $4.66 million in FP 2021.

The details of Adjusted EBITDA calculation is as below:

Adjusted EBITDA*	**FP 2020**	**FP 2019**
	$ '000	$ '000
Net Profit	5,003	3,531
Add/(Less):		
Interest expenses	186	184
Taxes	595	120
Depreciation	70	73
Gains on divestment of investment property	(550)	-
Exchange differences	(649)	(59)
	4,655	**3,849**

**Earnings before interest, tax, depreciation, exchange gains/losses, revaluation gains/deficit, divestment profits/losses*

CASH FLOW

The net cash generated from operating activities was $3.84 million in FP 2021.

Proceeds from disposal of financial assets, at fair value through other comprehensive income including capital distribution generated $0.29 million. In addition, proceeds from disposal of financial assets, at fair value through profit or loss generated $2.21 million. This included redemption of bonds amounting to $0.27 million and sale of equities totaling $1.94 million. Disposal of investment properties generated $8 million and the Group had drawn down an amount of $167.56 million from banks.

Of the above, an amount of $0.38 million was used for rights subscription while an amount of $80.33 million was utilized to purchase financial assets, at fair value through other comprehensive income. Share buyback amounted to $0.85 million and $104.20 million was used to repay bank borrowings. Cash and cash equivalents at the end of the period i.e. 28 February 2021 was $5.03 million while it was $8.89 million at the beginning of the period i.e. 31 August 2020. Thus, there was a decrease of $3.86 million through the period.

FINANCIAL POSITION AS AT 28 FEBRUARY 2021

Investment properties of the Group totaled $144.59 million. In addition, $20.33 million worth of property owned by the group in Malaysia was classified as Property, Plant and equipment because it was self-occupied. Thus the total value of the properties was $164.92 million.

As at 28 February 2021, financial assets at fair value through other comprehensive income comprised of equities valued at $173.89 million and financial assets at fair value, through profit or loss comprised of fixed income securities and equities valued at $1.31 million and $0.10 million respectively. There was an increase of $17.68 million in the market value of financial assets at fair value through other comprehensive income at 28 February 2021 as compared to 31 August 2020 and this gain was taken directly to equity. For financial assets at fair value, through profit or loss, there was an unrealised loss of $0.09 million during FP 2021 which was taken to the income statement.

Inventories at 28 February 2021 totaled $17.38 million of which $15.99 million was gold stock.

WORKING CAPITAL

The Group had a negative working capital of $67.94 million as at 28 February 2021 as against positive working capital of $10.12 million as at 31 August 2020. This was because the group utilized short-term bank facilities in order to benefit from lower interest rates. These loans are rolled over on maturity and have the flexibility of repayment at anytime. The group purchased equity

securities classified as financial assets, at other comprehensive income using these short-term loans during FP 2021.

BANK BORROWINGS

The short term borrowings of the Group totaled $93.86 million at 28 February 2021 as compared to $31.10 million at 31 August 2020. The gearing ratio of the Group stood at 0.33 on 28 February 2021 as against 0.09 on 31 August 2020.

SHARE CAPITAL

Share capital stood at $137.45 million as at 28 February 2021 as compared to $138.31 million as at 31 August 2020. The movement in share capital was due to share buyback of $0.85 million during FP 2021. There were 751.91 million shares in float as at 28 February 2021 as compared to 755.27 million as at 31 August 2020. Total shareholders' equity amounted to $270.82 million and NTA per share was 36.02 cents as at 28 February 2021.

9. Where a forecast, or a prospect statement, has been previously disclosed to shareholders, any variation between it and the actual results

The half year results are in line with disclosures made in the previous announcement of results of the Group.

10. A commentary at the date of the announcement of the significant trends and competitive conditions of the industry in which the Group operates and any known factors or events that may affect the Group in the next reporting period and the next 12 months

Covid-19 pandemic continues to impact the world economy and the uncertainty remains despite some progress in production & distribution of the vaccine.

As for the Group, the apparel business will be affected further due to the increasing trend of online sales and intense competition.

The gold business is expected to continue being profitable.

Given the economic uncertainities, the tenants will avoid or defer entering into long term rental commitments.

The Group has recently made substantial investments in listed securities which we intend to hold for long term. We focus mainly on investments that provide good yields and expect our dividend income from these investments to increase considerably.

Market forces, interest rates as well as government stimulus will continue to determine the performance of the financial instruments sector.

11. If a decision regarding dividend has been made:-

(a) ***Whether an interim (final) ordinary dividend has been declared (recommended)***

No

(b) ***(i) Amount per share ….. cents***

No

(ii) Previous corresponding period ….. cents

Yes

Name of Dividend: Interim
Dividend type: Cash
Dividend Amount per share (in cents): 0.45 cents per ordinary share
Tax Rate: Tax exempt

(c) Whether the dividend is before tax, net of tax or tax exempt. If before tax or net of tax, state the tax rate and the country where the dividend is derived. (If the dividend is not taxable in the hands of shareholders, this must be stated).

Not applicable

(d) The date the dividend is payable

Not applicable

(e) The date on which Registrable Transfers received by the company (up to 5.00 pm) will be registered before entitlements to the dividend are determined.

Not applicable

12. If no dividend has been declared (recommended), a statement to that effect and the reason(s) for the decision.

No dividend has been declared or recommended by the Board of Directors of the company for the current financial period ended 28 February 2021. The management has decided to declare dividend at the end of the financial year with the full year results announcement instead of declaring it now with the half year results announcement.

13. If the Group has obtained a general mandate from shareholders for IPTs, the aggregate value of such transactions as required under Rule 920(1)(a)(ii). If no IPT mandate has been obtained, a statement to that effect.

There were no interested person transactions for the half year under review. The Company does not have a general mandate from its shareholders for the interested person transaction.

14. Negative confirmation pursuant to Rule 705(5)

To the best of our knowledge, nothing has come to the attention of the Board of Directors, which may render the financial statements for the six months period ended 28 February 2021 to be false or misleading in any material aspect.

15. Confirmation that the issuer has procured undertakings from all its directors and executive officers under Rule 720(1)

The Company hereby confirms that it has procured undertakings from all its directors and executive officers under Rule 720(1) of the Listing Manual.

On behalf of the Board of Directors

Mohamed Salleh s/o Kadir Mohideen Saibu Maricar CEO	Mohamed Hasan Marican s/o Kadir Mohideen Saibu Maricar Deputy CEO

30 March 2021