

DEBAO PROPERTY DEVELOPMENT LTD.
(Incorporated in Singapore on 16 August 2007)
(Registration Number: 200715053Z)

**APPLICATION FOR WAIVER TO COMPLY WITH RULE 707(1) OF THE LISTING MANUAL
("LISTING MANUAL") OF THE SINGAPORE EXCHANGE SECURITIES TRADING LIMITED
("SGX-ST") AND EXTENSION OF TIME TO HOLD THE ANNUAL GENERAL MEETING**

The Board of Directors (the "**Board**") of Debao Property Development Ltd. (the "**Company**", and together with its subsidiaries, the "**Group**") wishes to inform shareholders that the auditors of the Company, Deloitte & Touche LLP ("**Auditors**"), had informed the Company that the audit of the consolidated financial statements for financial year ended 2017 ("**FY2017**") of the Group will not be completed in time for the FY2017 annual general meeting ("**AGM**") to be held on or before 30 April 2018 as it has come to the knowledge of the Company and the Auditors that judgement ("**Judgement**") has been passed against the Company's wholly-owned subsidiary, Foshan Nanhai Debao Property Development Co., Ltd, and the Executive Chairman and Chief Executive Officer of the Company, Mr Yuan Le Sheng, for bribing a Chinese official ("**Chinese Official**") of Foshan City, Guangdong Province, the People's Republic of China ("**PRC**").

As announced by the Company on 25 October 2016, Mr Yuan Le Sheng, as requested by the People's Procuratorate of Nanhai District, Foshan City, Guangdong Province, had assisted in investigations on the Chinese Official. The investigations related to the Group's Sanshui Project. After the acquisition of the land at Sanshui ("**Sanshui Land**"), the Group faced relocation issues with the then occupants of the Sanshui Land which were not resolved by the Land Authority as well as infrastructure issues relating to infrastructure to be constructed by the government between 2007 and 2012. The Group approached the Chinese Official to assist in the resolution of these issues as these would have adversely affected the Sanshui Project. The said Chinese Official requested for certain construction contracts to be awarded to a certain PRC contractors after providing such assistance. These contracts were however awarded on arm's length basis. The Sanshui Project was disposed of by the Group on 10 March 2017.

The Guangdong Province, Foshan City, Nanhai District People's Court concluded that Foshan Nanhai Debao Property Development Co., Ltd, through Mr Yuan Le Sheng, returned the favour of the Chinese Official by giving cash gifts and gifts totalling RMB 2,700,000 between 2008 to 2012.

Accordingly, Foshan Nanhai Debao Property Development Co., Ltd has been found guilty of bribery and fined RMB 2,000,000.

Mr Yuan Le Sheng, as legal representative of Foshan Nanhai Debao Property Development Co., Ltd, has been sentenced to either an imprisonment of two (2) years or three (3) years of probation in lieu of imprisonment.

Mr Yuan Le Sheng and Foshan Nanhai Debao Property Development Co., Ltd will seek an appeal on the Judgement. The Company will make further announcements thereon.

The Company has submitted the application letter today to the SGX-ST for waiver to comply with Rule 707(1) of the Listing Manual (the "**Waiver**") and an extension of time of up to 30 June 2018 to hold its AGM for FY2017.

Contingent upon obtaining the Waiver, the Company will apply to the Accounting and Corporate Regulatory Authority for an extension of time to hold its AGM.

The Company will provide updates on the outcome of the application to the SGX-ST in due course.

By Order of the Board

Zhang Mao
Executive Director
13 April 2018