

IMPORTANT NOTICE

IMPORTANT: You must read the following before continuing. The following applies to the offering circular (the “**Offering Circular**”) following this page, and you are therefore advised to read this carefully before reading, accessing or making any other use of this Offering Circular. In accessing this Offering Circular, you agree to be bound by the following terms and conditions, including any modifications to them any time you receive any information from us as a result of such access.

NOTHING IN THIS ELECTRONIC TRANSMISSION CONSTITUTES AN OFFER OF SECURITIES FOR SALE IN ANY JURISDICTION WHERE IT IS UNLAWFUL TO DO SO. THE SECURITIES REFERRED TO IN THIS OFFERING CIRCULAR HAVE NOT BEEN, AND WILL NOT BE, REGISTERED UNDER THE U.S. SECURITIES ACT OF 1933, AS AMENDED (THE “**SECURITIES ACT**”), OR THE SECURITIES LAWS OF ANY STATE OF THE UNITED STATES OR OTHER JURISDICTION, AND MAY NOT BE OFFERED, SOLD OR OTHERWISE TRANSFERRED WITHIN THE UNITED STATES (AS DEFINED IN REGULATION S UNDER THE SECURITIES ACT), EXCEPT PURSUANT TO AN EXEMPTION FROM, OR IN A TRANSACTION NOT SUBJECT TO, THE REGISTRATION REQUIREMENTS OF THE SECURITIES ACT AND APPLICABLE STATE OR LOCAL SECURITIES LAWS.

THIS OFFERING CIRCULAR MAY NOT BE FORWARDED OR DISTRIBUTED TO ANY OTHER PERSON AND MAY NOT BE REPRODUCED IN ANY MANNER WHATSOEVER. ANY FORWARDING, DISTRIBUTION OR REPRODUCTION OF THIS DOCUMENT IN WHOLE OR IN PART IS UNAUTHORISED. FAILURE TO COMPLY WITH THIS DIRECTIVE MAY RESULT IN A VIOLATION OF THE SECURITIES LAWS OF APPLICABLE JURISDICTIONS. IF YOU HAVE GAINED ACCESS TO THIS TRANSMISSION CONTRARY TO ANY OF THE FOREGOING RESTRICTIONS, YOU ARE NOT AUTHORISED AND WILL NOT BE ABLE TO PURCHASE ANY OF THE SECURITIES DESCRIBED HEREIN.

Confirmation and your representation: In order to be eligible to view this Offering Circular or make an investment decision with respect to the securities, you must comply with the following provisions. By accepting the e-mail and accessing this Offering Circular, you shall be deemed to have represented to the Issuer, the Parent Guarantor and Guotai Junan Securities (Hong Kong) Limited and UBS AG Hong Kong Branch (together, the “**Joint Global Coordinators**”) and CMB International Capital Limited (together with the Joint Global Coordinators, the “**Joint Bookrunners**” and the “**Joint Lead Managers**”) that (i) you and any customers you represent are outside the United States and the e-mail address that you gave us and to which this e-mail has been delivered is not located in the United States and (ii) you consent to delivery of such Offering Circular by electronic transmission.

PRIIPs/IMPORTANT — EEA RETAIL INVESTORS — The Notes are not intended to be offered, sold or otherwise made available to and should not be offered, sold or otherwise made available to any retail investor in the European Economic Area (“**EEA**”). For these purposes, a retail investor means a person who is one (or more) of: (i) a retail client as defined in point (11) of Article 4(1) of MiFID II; (ii) a customer within the meaning of Directive (EU) 2016/97 (the “**Insurance Distribution Directive**”), where that customer would not qualify as a professional client as defined in point (10) of Article 4(1) of MiFID II; or (iii) not a qualified investor as defined in Regulation (EU) 2017/1129 (the “**Prospectus Regulation**”). Consequently no key information document required by Regulation (EU) No 1286/2014 (as amended, the “**PRIIPs Regulation**”) for offering or selling the Notes or otherwise making them available to retail investors in the EEA has been prepared and therefore offering or selling the Notes or otherwise making them available to any retail investor in the EEA may be unlawful under the PRIIPs Regulation.

PRIIPs/IMPORTANT — UK RETAIL INVESTORS — The Notes are not intended to be offered, sold or otherwise made available to and should not be offered, sold or otherwise made available to any retail investor in the United Kingdom (“**UK**”). For these purposes, a retail investor means a person who is one (or more) of: (i) a retail client, as defined in point (8) of Article 2 of Regulation (EU) No 2017/565 as it forms part of domestic law by virtue of the European Union (Withdrawal) Act 2018 (“**EUWA**”); (ii) a customer within the meaning of the provisions of the Financial Services and Markets Act 2000 (“**FSMA**”) and any rules or regulations made under the FSMA to implement Directive (EU) 2016/97, where that customer would not qualify as a professional client, as defined in point (8) of Article 2(1) of Regulation (EU) No 600/2014 as it forms part of domestic law by virtue of the EUWA; or (iii) not a qualified investor as defined in Article 2 of Regulation (EU) 2017/1129 as it forms part of domestic law by virtue of the EUWA. Consequently no key information document required by Regulation (EU) No 1286/2014 as it forms part of domestic law by virtue of the EUWA (the “**UK PRIIPs Regulation**”) for offering or selling the Notes or otherwise making them available to retail investors in the UK has been prepared and therefore offering or selling the Notes or otherwise making them available to any retail investor in the UK may be unlawful under the UK PRIIPs Regulation.

Within the United Kingdom, this Offering Circular is being directed solely at and may only be communicated to persons: who (i) fall within Article 19(5) or Article 49(2)(a)-(d) of the Financial Services and Markets Act 2000 (Financial Promotion) Order 2005; (ii) are outside the United Kingdom; or (iii) are persons to whom an invitation or inducement to engage in an investment activity (within the meaning of Section 21 of the Financial Services and Markets Act 2000) in connection with the issue or sale of any securities may otherwise be lawfully communicated or caused to be communicated (all such persons collectively being referred to as “**Relevant Persons**”). This Offering Circular is directed only at Relevant Persons. Any investment or investment activity to which this Offering Circular relates is available only to Relevant Persons and will be engaged in only with Relevant Persons. This Offering Circular and its contents are confidential and should not be distributed, published or reproduced (in whole or in part) or disclosed by recipients to any other person. Any person who is not a Relevant Person should not act or rely on the Offering Circular or any of its contents.

Notification under Section 309B(1)(c) of the Securities and Futures Act, Chapter 289 of Singapore (the “**SFA**”) — the Issuer has determined, and hereby notifies all relevant persons (as defined in Section 309A(1) of the SFA), that the Bonds are prescribed capital markets products (as defined in the Securities and Futures (Capital Markets Products) Regulations 2018 of Singapore) and Excluded Investment Products (as defined in MAS Notice SFA 04-N12: Notice on the Sale of Investment Products and MAS Notice FAA-N16: Notice on Recommendations on Investment Products).

The materials relating to the offering do not constitute, and may not be used in connection with, an offer or solicitation in any place where offers or solicitations are not permitted by law. If a jurisdiction requires that the offering be made by a licenced broker or dealer and the Joint Lead Managers or any affiliate of the Joint Lead Managers is a licensed broker or dealer in that jurisdiction, the offering shall be deemed to be made by the Joint Lead Managers or such affiliate, as the case may be, on behalf of the Issuer in such jurisdiction.

This Offering Circular has been sent to you in an electronic form. You are reminded that documents transmitted via this medium may be altered or changed during the process of electronic transmission and, consequently, none of the Joint Lead Managers, the Trustee, the Agents, any person who controls or is otherwise affiliated with it, or any of its directors, officers, employees, affiliates or agents accepts any liability or responsibility whatsoever in respect of any difference between the Offering Circular distributed to you in electronic format and the hard copy version available to you on request from the Joint Lead Managers.

You are responsible for protecting against viruses and other destructive items. Your use of this e-mail is at your own risk and it is your responsibility to take precautions to ensure that it is free from viruses and other items of a destructive nature.

Yango (Cayman) Investment Limited

(incorporated with limited liability in the Cayman Islands)

US\$90,000,000 4.00 per cent. Bonds due 2024

Unconditionally and irrevocably guaranteed by

Fujian Yango Group Co., Ltd.

(福建陽光集團有限公司)

(incorporated with limited liability in the People's Republic of China)



and with the benefit of an irrevocable Standby Letter of Credit provided by
Jiangxi Bank Co., Ltd., Nanchang Xiangnan Branch

Issue Price: 100.00 per cent.

The 4.00 per cent. guaranteed bonds due 2024 in the aggregate principal amount of US\$90,000,000 (the “**Bonds**”) will be issued by Yango (Cayman) Investment Limited (the “**Issuer**”), and will be irrevocably and unconditionally guaranteed (the “**Parent Guarantee**”) by Fujian Yango Group Co., Ltd. (the “**Parent Guarantor**” or the “**Company**”, together with its consolidated subsidiaries, the “**Group**”). Payments of principal, premium (if any) and interest in respect of the Bonds will have the benefit of an irrevocable standby letter of credit (the “**Standby Letter of Credit**”) denominated in U.S. dollars and issued by Jiangxi Bank Co., Ltd., Nanchang Xiangnan Branch (the “**LC Bank**”). See “*Appendix — Form of Standby Letter of Credit*” for the form of the Standby Letter of Credit.

The Bonds constitute direct, unsubordinated, unconditional and unsecured obligations of the Issuer and shall at all times rank *pari passu* and without any preference or priority among themselves save for such payment obligations as may be provided by mandatory provisions of applicable laws and regulations.

The Bonds will bear interest from and including 10 June 2021 (the “**Issue Date**”) at the rate of 4.00 per cent. of their principal amount per annum. Interest on the Bonds is payable semi-annually in arrears on the Interest Payment Dates (as defined in the terms and conditions of the Bonds, the “**Terms and Conditions of the Bonds**”) falling on 10 December and 10 June each year, commencing on 10 December 2021.

The Bonds will mature on 10 June 2024 at their principal amount unless previously redeemed or purchased and cancelled. Following the occurrence of a Relevant Event (as defined in the Terms and Conditions of the Bonds), a Bondholder will have the right, at such Bondholder’s option, to require the Issuer to redeem all, but not some only, of such Bondholder’s Bonds at their principal amount, together with accrued interests to but excluding the Put Settlement Date (as defined in the Terms and Conditions of the Bonds). The Bonds shall be redeemed at their principal amount on the Interest Payment Date (as defined in the Terms and Conditions of the Bonds) immediately falling after the date a Pre-funding Failure Notice (as defined in the Terms and Conditions of the Bonds) is given to the Bondholders in accordance with Condition 3(c) (the “**Mandatory Redemption Date**”), together with interest accrued to, but excluding, the Mandatory Redemption Date. As more fully described herein, the Issuer may redeem the Bonds, in whole but not in part, at a redemption price equal to 100 per cent. of the principal amount thereof, together with accrued and unpaid interest, if any, to the date fixed by the Issuer or the Parent Guarantor for redemption, if the Issuer or the Parent Guarantor would become obligated to pay certain additional amounts as a result of certain changes in tax laws or certain other circumstances. See “*Terms and Conditions of the Bonds — Redemption and Purchase*”.

Pursuant to the Notice on Promoting the Reform of the Filing and Registration System for Issuance of Foreign Debt by Enterprises (國家發展改革委關於推進企業發行外債備案登記制管理改革的通知(發改外資[2015]2044號)) (the “**NDRC Notice**”) promulgated by the National Development and Reform Commission of the PRC (the “**NDRC**”) on 14 September 2015 which came into effect on the same day, the Parent Guarantor has registered the issuance of the Bonds with the NDRC and obtained a certificate from the NDRC on 25 February 2021 evidencing such registration, which at the date of this Offering Circular remains valid and in full force and effect. Pursuant to the NDRC Notice, the Parent Guarantor will cause relevant information relating to the issue of the Bonds to be reported to the NDRC within the time period prescribed by the NDRC Notice.

Guarantees of foreign indebtedness arising from offshore bond issuances by a PRC-incorporated entity are subject to registration by the State Administration of Foreign Exchange (the “**SAFE**”). The Parent Guarantor plans to undertake the SAFE registration to discharge its obligations under the Parent Guarantee. If such registration is not completed on or prior to the 180th Fujian Business Day (as defined herein) after the Issue Date, the Issuer or the Parent Guarantor will be required to make an offer to purchase all of the outstanding Bonds at a price equal to 100 per cent. of the principal amount thereof, plus accrued and unpaid interest to but excluding the date of purchase.

For a more detailed description of the Bonds, see “*Terms and Conditions of the Bonds*” beginning on page 69.

Investing in the Bonds involves risks. See “*Risk Factors*” beginning on page 19 for a description of certain risk factors to be considered in connection with an investment in the Bonds.

The Bonds, the Parent Guarantee and the Standby Letter of Credit have not been and will not be registered under the United States Securities Act of 1933, as amended (the “Securities Act**”), and may not be offered or sold within the United States except pursuant to an exemption from, or in a transaction not subject to, the registration requirements of the Securities Act. The Bonds are being offered only outside the United States in offshore transactions in reliance on Regulation S. For a description of these and certain further restrictions on offers and sales of the Bonds, the Parent Guarantee and the Standby Letter of Credit and the distribution of this Offering Circular, see “*Subscription and Sale*” beginning on page 198.**

Approval in-principle has been received from the Singapore Exchange Securities Trading Limited (the “**SGX-ST**”) for the listing and quotation of the Bonds on the SGX-ST. The SGX-ST assumes no responsibility for the correctness of any of the statements made, opinions expressed or reports contained herein. Approval in-principle from, admission to the Official List of, and listing and quotation of the Bonds on, the SGX-ST are not to be taken as an indication of the merits of the offering of the Bonds, the Issuer, the Company, the Group or the Bonds. The Issuer and the Company accept full responsibility for the accuracy of the information contained in this Offering Circular and confirm, having made all reasonable enquiries, that to the best of their knowledge and belief there are no other facts the omission of which would make any statement herein misleading.

The Bonds will be evidenced by beneficial interests in the global certificate (the “**Global Certificate**”) in registered form which will be registered in the name of a nominee of, and shall be deposited on or about the Issue Date with, a common depositary for Euroclear Bank SA/NV (“**Euroclear**”) and Clearstream Banking S.A. (“**Clearstream**”). Beneficial interests in the Global Certificate will be shown on, and transfers thereof will be effected only through, records maintained by Euroclear and Clearstream. Except as described herein, certificates for Bonds will not be issued in exchange for interests in the Global Certificate.

Joint Global Coordinators, Joint Bookrunners and Joint Lead Managers

Guotai Junan International

UBS

Joint Bookrunner and Joint Lead Manager

CMB International

The date of this Offering Circular is 7 June 2021

IMPORTANT NOTICE

This Offering Circular has been prepared by the Issuer and the Company solely for use in connection with the proposed offering of the Bonds described in this Offering Circular. The distribution of this Offering Circular and the offering of the Bonds in certain jurisdictions may be restricted by law. Persons into whose possession this Offering Circular comes are required by the Issuer, the Company, Guotai Junan Securities (Hong Kong) Limited and UBS AG Hong Kong Branch (together, the “**Joint Global Coordinators**”) and CMB International Capital Limited (together with the Joint Global Coordinators, the “**Joint Bookrunners**” and the “**Joint Lead Managers**”) to inform themselves about and to observe any such restrictions. No action is being taken to permit a public offering of the Bonds or the distribution of this Offering Circular in any jurisdiction where action would be required for such purposes. There are restrictions on the offer and sale of the Bonds and the circulation of documents relating thereto, in certain jurisdictions including the United States, the European Economic Area (the “**EEA**”), the United Kingdom (the “**UK**”), Hong Kong, Japan, Singapore, the People’s Republic of China, the Cayman Islands and the British Virgin Islands, and to persons connected therewith. For a description of certain further restrictions on offers, sales and resales of the Bonds and distribution of this Offering Circular, see “*Subscription and Sale*”.

Neither the United States Securities and Exchange Commission nor any state securities commission or regulatory authority in the United States has approved or disapproved these securities or determined if this Offering Circular is truthful, complete or adequate. Any representation to the contrary is a criminal offence.

Section 309B Notification: The Bonds are prescribed capital markets products (as defined in the Securities and Futures (Capital Markets Products) Regulations 2018 and Excluded Investment Products (as defined in MAS Notice SFA 04-N12: Notice on the Sale of Investment Products and MAS Notice FAA-N16: Notice on Recommendations on Investment Products)).

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PRIIPs/IMPORTANT — UK RETAIL INVESTORS — The Notes are not intended to be offered, sold or otherwise made available to and should not be offered, sold or otherwise made available to any retail investor in the United Kingdom (“**UK**”). For these purposes, a retail investor means a person who is one (or more) of: (i) a retail client, as defined in point (8) of Article 2 of Regulation (EU) No 2017/565 as it forms part of domestic law by virtue of the European Union (Withdrawal) Act 2018 (“**EUWA**”); (ii) a customer within the meaning of the provisions of the Financial Services and Markets Act 2000 (“**FSMA**”) and any rules or regulations made under the FSMA to implement Directive (EU) 2016/97, where that customer would not qualify as a professional client, as defined in point (8) of

Article 2(1) of Regulation (EU) No 600/2014 as it forms part of domestic law by virtue of the EUWA; or (iii) not a qualified investor as defined in Article 2 of Regulation (EU) 2017/1129 as it forms part of domestic law by virtue of the EUWA. Consequently no key information document required by Regulation (EU) No 1286/2014 as it forms part of domestic law by virtue of the EUWA (the “**UK PRIIPs Regulation**”) for offering or selling the Notes or otherwise making them available to retail investors in the UK has been prepared and therefore offering or selling the Notes or otherwise making them available to any retail investor in the UK may be unlawful under the UK PRIIPs Regulation.

Each of the Issuer and the Company having made all reasonable enquiries confirms that (i) this Offering Circular contains all information with respect to the Issuer, the Company, the Group, the Bonds, the Standby Letter of Credit and the Parent Guarantee, which is material in the context of the issue and offering of the Bonds; (ii) the statements contained herein relating to the Issuer, the Company and the Group are in every material respect true and accurate and not misleading; (iii) there are no other facts with respect to the Issuer, the Company, the Group, the Bonds, the Standby Letter of Credit or the Parent Guarantee, the omission of which would, in the context of the issue and offering of the Bonds make any statement, opinions or intentions expressed in this Offering Circular misleading in any material respect; and (iv) all reasonable enquiries have been made by the Issuer and the Company to ascertain the facts, and to verify the accuracy of all the information and statements, stated herein with respect to the Issuer, the Company, the Group, the Bonds, the Standby Letter of Credit, or the Parent Guarantee.

Notwithstanding the foregoing, the information included in this Offering Circular regarding the LC Bank is for information purposes only and is based on, or derived or extracted from, among other sources, publicly available information. Other than specifically stated in this Offering Circular, any information available from public sources that are referenced in this Offering Circular but is not separately included in this Offering Circular shall not be deemed to be incorporated by reference to this Offering Circular. The Issuer and the Company have taken reasonable care in the compilation and reproduction of the information. However, none of the Issuer, the Company, the Joint Lead Managers, the Trustee, the Agents or any person who controls any of them and their respective affiliates, officers, employees, directors, agents and advisors (in each case as defined herein) has independently verified such information. No representation or warranty, express or implied, is made or given by the Issuer, the Company, the Joint Lead Managers, the Trustee or the Agents or any person who controls any of them as to the accuracy, completeness or sufficiency of such information. Accordingly, such information should not be unduly relied upon.

No person has been or is authorised to give any information or to make any representation concerning the Issuer, the Company, the Group, the LC Bank, the Bonds, the Standby Letter of Credit or the Parent Guarantee other than as contained herein and, if given or made, any such other information or representation should not be relied upon as having been authorised by the Issuer, the Company, the Group, the Joint Lead Managers, the Trustee, the Agents or any person who controls any of them or their respective affiliates, officers, employees, directors, agents or advisors. Neither the delivery of this Offering Circular nor any offering, sale or delivery made in connection with the issue of the Bonds shall, under any circumstances, constitute a representation that there has been no change or development reasonably likely to involve a change in the affairs of the Issuer, the Company, the Group or any of them or the LC Bank since the date hereof or create any implication that the information contained herein is correct as of any date subsequent to the date hereof. This Offering Circular does not constitute an offer of, or an invitation by or on behalf of the Issuer, the Company, the Group, the Joint Lead Managers, the Trustee, the Agents or any person who controls any of them or their respective affiliates, officers, employees, directors, agents or advisors to subscribe for or purchase any of the Bonds and may not be used for the purpose of an offer to, or a solicitation by, anyone in any jurisdiction or in any circumstances in which such offer or solicitation is not authorised or is unlawful.

This Offering Circular is being furnished by the Issuer and the Company in connection with the offering of the Bonds exempt from registration under the Securities Act solely for the purpose of enabling a prospective investor to consider purchasing the Bonds. Investors must not use this Offering Circular for any other purpose, make copies of any part of this Offering Circular or give a copy of it to any other person, or disclose any information in this Offering Circular to any other person. The information contained in this Offering Circular has been provided by the Issuer, the Company and other sources identified in this Offering Circular. Any reproduction or distribution of this Offering Circular, in whole or in part, and any disclosure of its contents or use of any information herein for any purpose other than considering an investment in the Bonds offered by this Offering Circular is prohibited. Each offeree of the Bonds, by accepting delivery of this Offering Circular, agrees to the foregoing.

This Offering Circular is personal to each offeree and does not constitute an offer to any other person or to the public generally to subscribe for or otherwise acquire securities. This Offering Circular may not be copied or reproduced in whole or in part. It may be distributed only to and its contents may be disclosed only to the prospective investors to whom it is provided. By accepting delivery of this Offering Circular each investor agrees to these restrictions.

No representation or warranty, express or implied, is made or given by the Joint Lead Managers, the Trustee or the Agents or any person who controls any of them or their respective affiliates, officers, employees, directors, agents or advisors as to the accuracy, completeness or sufficiency of the information contained in this Offering Circular or any other information supplied in connection with the Bonds, and nothing contained in this Offering Circular is, or shall be relied upon as a promise, representation or warranty by the Joint Lead Managers, the Trustee, the Agents or any person who controls any of them or their respective affiliates, officers, employees, directors, agents or advisors.

To the fullest extent permitted by law, the Joint Lead Managers, the Trustee, the Agents or any person who controls any of them and their respective affiliates, officers, employees, directors, agents and advisors do not accept any responsibility for the contents of this Offering Circular and assume no responsibility for the contents, accuracy, completeness or sufficiency of any such information or for any other statement, made or purported to be made by the Joint Lead Managers or on their behalf in connection with the Company, the Issuer, the Group, the Standby Letter of Credit, the LC Bank or the issue and offering of the Bonds. Each of the Joint Lead Managers, the Trustee, the Agents or any person who controls any of them and their respective affiliates, officers, employees, directors, agents, and advisors accordingly disclaim all and any liability whether arising in tort or contract or otherwise which they might otherwise have in respect of this Offering Circular or any statement herein.

None of the Joint Lead Managers, the Trustee or any Agent undertakes to review the financial condition or affairs of the Issuer, the Company, the Group or the LC Bank after the date of this Offering Circular nor to advise any investor or potential investor in the Bonds of any information coming to the attention of the Joint Lead Managers, the Trustee or any Agent. The Joint Lead Managers, the Trustee, the Agents or any person who controls any of them and their respective affiliates, officers, employees, directors, agents, and advisors have not independently verified any of the information contained in this Offering Circular and can give no assurance that this information is accurate, truthful or complete. This Offering Circular is not intended to provide the basis of any credit or other evaluation nor should it be considered as a recommendation by any of the Issuer, the Company, the Group, the LC Bank, the Joint Lead Managers, the Trustee or the Agents that any recipient of this Offering Circular should purchase the Bonds. Each potential purchaser of the Bonds should determine for itself the relevance of the information contained in this Offering Circular and its purchase of the Bonds should be based upon such investigations with its own tax, legal and business advisors as it deems necessary.

In connection with the issue of the Notes, the Joint Lead Managers acting as Stabilisation Manager(s) (or persons acting on behalf of any Stabilisation Manager(s)) may over-allot Notes or effect transactions with a view to supporting the market price of the Notes at a level higher than that which might

otherwise prevail. However, stabilisation may not necessarily occur. Any stabilisation action may begin on or after the date on which adequate public disclosure of the terms of the offer of the Notes is made and, if begun, may cease at any time, but it must end no later than the earlier of 30 days after the issue date of the Notes and 60 days after the date of the allotment of the Notes. Any stabilisation action or over-allotment must be conducted by the relevant Stabilisation Manager(s) (or person(s) acting on behalf of any Stabilisation Manager(s)) in accordance with all applicable laws and rules.

THE ISSUER AND THE COMPANY ACCEPT FULL RESPONSIBILITY FOR THE ACCURACY OF THE INFORMATION CONTAINED IN THIS OFFERING CIRCULAR AND CONFIRM, HAVING MADE ALL REASONABLE ENQUIRIES, THAT TO THE BEST OF THEIR RESPECTIVE KNOWLEDGE AND BELIEF, THERE ARE NO OTHER FACTS THE OMISSION OF WHICH WOULD MAKE ANY STATEMENT HEREIN MISLEADING.

Approval in-principle from, admission to the Official List of, and listing and quotation of the Bonds on, the SGX-ST are not to be taken as an indication of the merits of the offering of the Bonds, the Issuer, the Company, the Group or the Bonds. In making an investment decision, investors must rely on their own examination of the Issuer, the Company and the Group and the terms of the offering of the Bonds, including the merits and risks involved. See “*Risk Factors*” for a discussion of certain factors to be considered in connection with an investment in the Bonds. The Issuer, the Company, the Group, the Joint Lead Managers, the Trustee, the Agents and or any person who controls any of them their respective affiliates, officers, employees, directors, agents and advisors are not making any representation to any purchaser of the Bonds regarding the legality of any investment in the Bonds by such purchaser under any legal investment or similar laws or regulations. The contents of this Offering Circular should not be construed as providing legal, business, accounting or investment advice.

In making an investment decision, investors must rely on their own examination of the Issuer, the Company, the Group, the LC Bank, the Standby Letter of Credit, the Parent Guarantee and the terms of the offering, including the merits and risks involved. See “*Risk Factors*” for a discussion of certain factors to be considered in connection with an investment in the Bonds.

Each person receiving this Offering Circular acknowledges that such person has not relied on the Joint Lead Managers or any person affiliated with the Joint Lead Managers in connection with its investigation of the accuracy of such information or its investment decision.

The contents of this Offering Circular have not been reviewed by any regulatory authority in any jurisdiction. Investors are advised to exercise caution in relation to the offer. If investors are in any doubt about any of the contents of this Offering Circular, investors should obtain independent professional advice.

CERTAIN DEFINITIONS, CONVENTIONS AND CURRENCY PRESENTATION

The Group has prepared this Offering Circular using a number of conventions, which you should consider when reading the information contained herein.

In this Offering Circular, the term “Company”, “Parent Guarantor”, “we”, “our”, “us”, “our Group” and “the Group” refers to Fujian Yango Group Co., Ltd. (福建陽光集團有限公司), or Fujian Yango Group Co., Ltd. and its consolidated subsidiaries, as the context may require.

References to the “Issuer” are to Yango (Cayman) Investment Limited, an exempted Cayman company with company number 310116, incorporated with limited liability in the Cayman Islands on 1 April 2016.

References to “U.S. dollars”, “USD” and “US\$” are to United States dollars, the official currency of the United States of America (the “**United States**” or “**U.S.**”). References to “Renminbi” or “RMB” are to Renminbi, the official currency of the People’s Republic of China (“**China**” or the “**PRC**”). References to “Hong Kong dollars”, “HKD”, or “HK\$” are to Hong Kong dollars, the official currency of the Hong Kong Special Administrative Region of the PRC (“**Hong Kong**”).

The Company prepares and publishes its consolidated financial statements in Renminbi. Unless otherwise stated in this Offering Circular, all translations from Renminbi to U.S. dollars have been made at the rates of RMB6.5250 to US\$1.00, the noon buying rate in effect on 31 December 2020 set forth in the H.10 statistical release of the Federal Reserve Board. All such translations in this Offering Circular are provided solely for your convenience and no representation is made that the Renminbi amounts referred to herein have been, could have been or could be converted into U.S. dollars, or Hong Kong dollar amounts, as the case may be, or vice versa, at any particular rate or at all. For further information relating to the exchange rates, see “*Exchange Rate Information*”.

References to “EIT” are to the PRC Enterprise Income Tax “EIT Law” are to the PRC Enterprise Income Tax Law

References to “PRC” and “China”, in the context of statistical information and description of laws and regulations in this Offering Circular, except where the context otherwise requires, do not include Hong Kong, Macau Special Administrative Region of the PRC (“**Macau**”), or Taiwan. References to “PRC government” or “State” means the central government of the PRC, together with all political subdivisions (including provincial, municipal and other regional or local governments) and instrumentalities thereof, or, where the context may require, any of them.

All site area and gross floor area (“**GFA**”) data presented in this Offering Circular for any project represents the site area and GFA of the entire project, respectively, including such amount attributable to the other shareholders of the Group’s non-wholly-owned project companies.

References to “sq.m.” are to the measurement unit of square metres.

In this Offering Circular, where information has been presented in thousands or millions of units, amounts may have been rounded up or down. Accordingly, totals of columns or rows of numbers in tables may not be equal to the apparent totals of the individual items and actual numbers may differ from those contained herein due to such rounding.

The English names of the PRC nationals, entities, departments, facilities, laws, regulations, certificates, titles and the like are translations of their Chinese names and are included for identification purposes only. In the event of any inconsistency, the Chinese names shall prevail.

PRESENTATION OF FINANCIAL INFORMATION

The Company's audited consolidated financial information has been prepared and presented in accordance with the Basic Standards and 38 specific standards of the Accounting Standards for Business Enterprises (the "ASBE") issued by the Ministry of Finance of the PRC (the "MOF") on 15 February 2006, Application Guidance and Interpretations of ASBE and other relevant regulations issued thereafter and the disclosure requirements in the Preparation Convention of Information Disclosure by Companies Offering Securities to the Public No.15 — General Provisions on Financial Reporting (revised 2010) issued by the China Securities Regulatory Commission (collectively, the "PRC GAAP"), which differ in certain material respects from International Financial Reporting Standards (the "IFRS") as issued by the International Accounting Standards Board. See "*Summary of Certain Material Differences between PRC GAAP and IFRS*".

The consolidated financial information of the Company as at and for the years ended 31 December 2019 and 2020 has been extracted from the Company's audited consolidated financial statements as at and for the year ended 31 December 2020 (the "**Company's 2020 Annual Financial Statements**") and the consolidated financial information of the Company as at and for the year ended 31 December 2018 has been extracted from the Company's audited consolidated financial statements as at and for the year ended 31 December 2019 (the "**Company's 2019 Annual Financial Statements**", together with the Company's 2020 Annual Financial Statements, the "**Company's Annual Financial Statements**"). The Company's Annual Financial Statements were prepared and presented in accordance with PRC GAAP and have been audited by Lixin Zhonglian CPAs (Special General Partnership) (the "**Lixin Zhonglian**"), the Company's independent auditor.

The Company's reporting currency is the Renminbi.

FORWARD-LOOKING STATEMENTS

This Offering Circular contains forward-looking statements. All statements other than statements of historical facts contained in this Offering Circular, including, without limitation, those regarding the Group's future financial position, the Group's strategies, plans, objectives, goals, targets and future developments in the markets where the Group participates or is seeking to participate, and any statements preceded by, followed by or that include the words "may", "will", "should", "could", "would", "expect", "intend", "plan", "anticipate", "going forward", "ought to", "seek", "project", "forecast", "believe", "estimate", "predict", "potential" or "continue" or the negative of these terms or other comparable terminology are forward-looking statements. Such statements reflect the current views of the Group's management with respect to future events, operations, results, liquidity and capital resources and are not a guarantee of future performance and may not materialise or may change. Although the Group believes that the expectations reflected in these forward-looking statements are reasonable, it cannot assure you that such expectations will prove to be correct, and you are cautioned not to place undue reliance on such statements. In addition, unanticipated events may adversely affect the actual results the Group achieves. Important factors that could cause actual results to differ materially from the Group's expectations are disclosed under the section entitled "Risk Factors" in this Offering Circular. Except as required by law, the Group undertakes no obligation to update or otherwise revise any forward-looking statements contained in this Offering Circular, whether as a result of new information, future events or otherwise after the date of this Offering Circular. All forward-looking statements contained in this Offering Circular are qualified by reference to the cautionary statements set forth in this section. Important factors that could cause the Group's actual performance or achievements to differ materially from those expressed or implied by the forward-looking statements include, among other things, the following:

- the Group's business and operating strategies;
- the Group's acquisition strategies;
- the Group's capital expenditure and property development plans;
- the amount and nature of, and potential for, future development of the Group's business;
- the Group's operations and business prospects;
- various business opportunities that the Group may pursue;
- the interpretation and implementation of the existing rules and regulations relating to land appreciation tax and its future changes in enactment, interpretation or enforcement;
- the prospective financial information regarding the Group's businesses;
- availability and costs of bank loans and other forms of financing;
- projects under development or held for future development;
- the regulatory environment of the Group's industry in general;

- the performance and future developments of the property market in China or any region in China in which the Group may engage in property development and investment;
- changes in political, economic, legal and social conditions in China, including the specific policies of the PRC central and local governments affecting the region where the Group operates, which affect land supply, availability and cost of financing, and pre-sale, pricing and volume of the Group's property development projects;
- significant delay in obtaining the various permits, proper legal titles or approvals for the Group's properties under development or held for future development;
- changes in competitive conditions and the Group's ability to compete under these conditions;
- changes in currency exchange rates; and
- other factors beyond the Group's control.

GLOSSARY OF TECHNICAL TERMS

The following are definitions of certain terms in this Offering Circular that are commonly used in connection with the Group's business. The terms and their meanings may not correspond to standard industry meanings or usages of those terms.

“aggregate GFA”	the total of saleable/rentable GFA and non-saleable/rentable GFA
“certificate of completion”	the construction project planning inspection and clearance certificate (建設工程竣工驗收備案) issued by various local bureaus in the PRC including but not limited to the fire protection department, planning department, environmental protection department and air defence department with respect to the completion of property projects subsequent to their on-site examinations and inspections
“construction land planning permit”...	the construction land planning permit (建設用地規劃許可證) issued by a local urban zoning and planning bureau or some other relevant government authorities
“construction permit”	the construction works commencement permit (建設工程施工許可證) issued by a local governmental construction committee or some other relevant government authority
“construction works planning permit”	the construction works planning permit (建設工程規劃許可證) issued by a local urban zoning and planning bureau or some other relevant government authorities
“land bank”	the total amount, in terms of aggregate GFA, of: (i) completed properties that have not been sold or delivered, (ii) properties under development, and (iii) properties held for future development (including those for which the Group has entered into a land grant contract but have not obtained the land use rights certificate)
“land grant contract”	the state-owned land use right grant contract (國有土地使用權出讓合同) entered into with a land administration bureau or some other relevant government authorities in respect of the grant of state-owned land use rights
“land use right certificate”	the state-owned land use right certificate (國有土地使用證) issued by a local land and resources bureau or some other relevant government authorities
“LAT”	land appreciation tax
“non-saleable/rentable GFA”	the amount of GFA that is not for sale or for rent, which typically includes communal facilities

“pre-sale”	sales of properties prior to the completion of their construction, after the satisfaction of certain conditions under PRC laws and regulations
“pre-sale permit”	the commodity property pre-sale permit (商品房預售許可證) issued by a local land and resources and/or housing administration bureau or some other relevant government authorities
“property ownership certificate”	the property ownership certificate (房地產權證) issued by a local land and resources and/or housing administration bureau or some other relevant government authorities
“saleable/rentable GFA”	the amount of GFA that a property developer intends to sell or rent and that does not exceed the multiple of the site area and the maximum permissible plot ratio

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SUMMARY

This summary does not contain all the information that may be important to you in deciding to invest in the Bonds. You should read the entire Offering Circular, including “Risk Factors”, “Terms and Conditions of the Bonds”, and the Group’s consolidated financial statements and the related notes, before making an investment decision.

The Group’s Business

The Group is a large conglomerate which primarily engages in property development, trading, education service and environmental protection businesses. With approximately 18 years of track record, the Group has established a high-quality business combination which has benefited from the economic growth of China, urbanisation and industrialisation. The Group has significant experience in managing different businesses in China and has successfully grown its core businesses into strong players with widely recognised brands within their respective industries. The Group seeks to achieve sustainable and rapid growth through the continued optimisation of its existing business portfolio and prudent expansion into new business areas both overseas and within the PRC. As a large, diversified, private enterprise in a rapidly growing market, the Group has developed strong execution capabilities that allow it to respond quickly to opportunities and challenges emerging from rapid economic development.

The Group’s core operational businesses include property development, trading, education service and environmental protection businesses. The Group also invests in financial services and other industries that benefit from China’s growth momentum and seeks to further develop and expand its business both overseas and within the PRC.

The Group engages in the property development business primarily through Yango Group Co., Ltd.¹ (陽光城集團股份有限公司) (“**Yango City**”) which is listed on the Shenzhen Stock Exchange with the stock code of 000671. Yango City is one of the leading large-scale property development enterprises in China. Based on a ranking by China Real Estate TOP 10 Research Group (中國房地產TOP10研究組), it ranked 13th among “China Top 100 Real Estate Developers Enterprises” in 2020, No. 13 among “China Top 100 PRC Real Estate Developers Enterprises” in 2021 and No. 1 among “Top 10 Fast-growing Company of Top 100 PRC Real Estate Developers” in 2021. Leveraging its strong foothold in Fujian province, especially in Fuzhou where the Group was the champion in the local real estate market in terms of both GFA sold and sales volume for nine consecutive years from 2012 to 2020 according to China Real Estate Information Corporation, the Group has selectively expanded into other cities and regions across China that have strong demand for commercial and residential properties.

The Group engages in the trading business primarily through the Company and Yango International Trade Group Co., Ltd. (陽光國貿集團有限公司). Yango International Trade Group Co. Ltd. has a number of wholly-owned subsidiaries located in Shanghai, Beijing, Tianjin, Fuzhou, Xiamen, Hong Kong and other places and it is one of the Group’s business pillars in implementing its industry-finance interactive and coordinated development strategy. The Group mainly conducts domestic trading businesses and its domestic trading business substantially contributes the revenue generated from the Group’s trading business. The Group’s domestic trading business mainly focuses on trading in nonferrous metals, including nickel, copper cathode, aluminium, lead and zinc. Most of the Group’s domestic trading suppliers and customers are state-owned enterprises, large listed companies or the Group’s long-term partners with good reputation.

¹ English name is for the identification purpose only.

The Group engages in the education service business primarily through Yango College (陽光學院) and Yango Education Holding Group Co., Ltd. (陽光教育控股集團有限公司) (“**Yango Education Holding**”). The Group provides comprehensive private educational services from primary, middle and high school to college. As at 31 December 2020, the Group was one of the largest private educational service providers and operators in the PRC, with 26 K-12 schools and one college. The Group will continue to expand its education service business by devoting more funds to set up more K-12 schools.

The Group engages in the environmental protection business primarily through Fujian Longking Co., Ltd. (福建龍淨環保股份有限公司) (“**Longking**”). Longking focuses on atmospheric treatment and holds a leading position in production technologies, with a particular focus on the research, development, design, production, installation, debugging and operation of environmental protection products related to atmospheric pollution control. The primary business of Longking includes desulphurisation, denitrification, dust removal and environmental-friendly delivery of material and electronic control equipment. Longking is one of a few companies which can provide all-round solutions for industrial flue gas multi-pollutant treatment. Longking’s product technology has reached internationally leading levels and has been widely applied in the electricity, building materials, metallurgy, chemical and light industries.

Given the growing affluence and rising demand for financial services in China, the Group has made strategic investments in the financial services sector. With a focus on the integration of industry and finance, the Group also leads other Chinese private enterprises to upgrade or transform their business structures and to go abroad, serving China’s national strategy. One of the Group’s shareholders, Yango Holding Co., Ltd. (陽光控股有限公司), together with seven other large private enterprises in Fujian, established Fujian Huatong Bank Co., Ltd., which is the first private bank headquartered in Fujian Province. Fujian Huatong Bank Co., Ltd. commenced operations in January 2017. In addition, Yango Holding Co., Ltd. and the Parent Guarantor made a strategic investment in Industrial Bank Co., Ltd. by means of a private placement under a joint arrangement in March 2017. In June 2018, Yango Investment Limited, the Group’s wholly owned subsidiary, entered into a cornerstone investment agreement with Jiangxi Bank Co., Ltd. (“**Jiangxi Bank**”), pursuant to which the Group agreed to subscribe for Jiangxi Bank’s shares upon its listing and trading on The Stock Exchange of Hong Kong Limited (the “**SEHK**”) in Hong Kong under its global offering in an amount of HK\$1,400 million. Jiangxi Bank was listed on the SEHK with the Stock Code 01916 on 26 June 2018, and as at the date of this Offering Circular, the Group held approximately 3.66 per cent. of the total issued share capital of Jiangxi Bank. Besides, the Group acquired equity interests of Huatai Insurance Group Co., Ltd. (華泰保險集團股份有限公司) through its two subsidiaries, Longking and Longking Industrial Investment Group Co., Ltd. (龍淨實業投資集團有限公司) from 2018 to 2020. As at the date of this Offering Circular, the Group held approximately 8.17 per cent. of the total shareholding of Huatai Insurance Group Co., Ltd. In addition to improving its profitability, the Group’s active development in the financial sector facilitates the growth of its other business segments.

For the years ended 31 December 2018, 2019 and 2020, the Group’s operating revenue was RMB86,386 million, RMB90,534 million and RMB109,437 million, respectively. In addition, the Group’s total assets increased from RMB308,802 million as at 31 December 2018 to RMB359,634 million as at 31 December 2019, and further to RMB415,062 million as at 31 December 2020.

Recent Developments

July 2020 Notes of Yango City

On 15 July 2020, Yango City entered into an indenture pursuant to which it issued US\$300.0 million principal amount of 7.50% guaranteed senior notes due 2024 (the “**Original July 2020 Notes of Yango City**”) and further issued US\$82.0 million principal amount of 7.50% guaranteed senior notes due 2024 on 29 April 2021 (the “**July 2020 Additional Notes of Yango City**”, together with the Original July 2020 Notes of Yango City, the “**July 2020 Notes of Yango City**”). The July 2020 Notes of Yango City are listed on the SGX-ST. As at the date of this Offering Circular, the total principal amount of the July 2020 Notes of Yango City outstanding is US\$382.0 million.

November 2020 Notes Offering

On 10 November 2020, the Company issued US\$175.0 million principal amount of the 11.875% guaranteed senior notes due 2023 (the “**Original November 2020 Notes**”), and US\$75.0 million principal amount of 11.875% guaranteed senior notes due 2023 on 8 December 2020 (the “**First November 2020 Additional Notes**”), and further issued US\$50.0 million principal amount of 11.875% guaranteed senior notes due 2023 on 11 March 2021 (the “**Second November 2020 Additional Notes**”, together with the Original November 2020 Notes and the First November 2020 Additional Notes, the “**November 2020 Notes**”). The November 2020 Notes are listed on the SGX-ST. As at the date of this Offering Circular, the Company had a total principal amount of US\$300.0 million of the November 2020 Notes outstanding.

January 2021 Notes of Yango City

On 12 January 2021, Yango City entered into an indenture pursuant to which it issued US\$200.0 million principal amount of 5.30% guaranteed senior notes due 2022 (the “**January 2021 Notes of Yango City**”). The January 2021 Notes of Yango City are listed on the SGX-ST. As at the date of this Offering Circular, the total principal amount of the January 2021 Notes of Yango City outstanding is US\$200.0 million.

January 2021 Domestic Corporate Bonds of Yango City

On 22 January 2021, Yango City issued a total amount of RMB1.0 billion of domestic corporate bonds (the “**January 2021 Domestic Corporate Bonds of Yango City**”) with a maturity of five years and a coupon rate of 6.90%. The January 2021 Domestic Corporate Bonds of Yango City are listed on the Shenzhen Stock Exchange.

2021 Medium Term Note Program of Yango City

On 13 January 2021, Yango City obtained the approval from National Association of Financial Market Institutional Investor (“**NAFMII**”) to register RMB4.0 billion domestic medium term note program (the “**2021 MTN Program of Yango City**”). On 29 January 2021, Yango City issued RMB580 million notes under the 2021 MTN Program of Yango City (the “**2021 MTN 001 of Yango City**”). The 2021 MTN 001 of Yango City has a tenor of four years, with a coupon rate of 6.92%.

March 2021 Notes Offering

On 19 March 2021, the Company issued US\$175.0 million principal amount of 12.00% guaranteed senior notes due 2024 (the “**Original March 2021 Notes**”) and further issued US\$125.0 million principal amount of 12.00% guaranteed senior notes due 2024 on 27 May 2021 (the “**March 2021 Additional Notes**”), together with the Original March 2021 Notes, the “**March 2021 Notes**”). As at the date of this Offering Circular, the Company had a total principal amount of US\$300.0 million of the March 2021 Notes outstanding.

2021 Longking Industrial Debt Financing Plan

On 15 April 2021, Longking Industrial Investment Group Co., Ltd. (龍淨實業投資集團有限公司) issued a debt financing plan with a total principal amount of RMB100.0 million and coupon rate of 6.50% (the “**2021 Longking Industrial Debt Financing Plan**”). The 2021 Longking Industrial Debt Financing Plan has a tenor of three years. The 2021 Longking Industrial Debt Financing Plan is listed on the Beijing Financial Assets Exchange.

May 2021 Notes of Yango City

On 4 June 2021, Yango City entered into an indenture pursuant to which it issued US\$290.0 million principal amount of 7.875% guaranteed senior notes due 2024 (the “**May 2021 Notes of Yango City**”). The May 2021 Notes of Yango City are listed on the SEHK. As at the date of this Offering Circular, the total principal amount of the May 2021 Notes of Yango City outstanding is US\$290.0 million.

The Recent Novel Coronavirus Outbreak

In December 2019, an outbreak of Coronavirus disease 2019 (“**COVID-19**”), a viral respiratory illness, was first reported in Wuhan, Hubei province, PRC and has since been reported in Hong Kong and numerous other countries globally. Travel restrictions were imposed in relation to several cities in the PRC as well as in other countries in an effort to curb the spread of COVID-19.

The COVID-19 outbreak poses potential risks to the Group’s business, results of operations, financial condition and prospects. The Group has been actively combating COVID-19 since the outbreak of this pandemic and the Group has taken comprehensive preventive measures. As at the date of this Offering Circular, the Group has largely resumed its business and operation.

Competitive Strengths

The Group believes that the following strengths are key to its potential growth and enable the Group to compete successfully:

- Nationally recognised large conglomerate focusing on property development, trading, the education service and environmental protection business;
- Well established education service business with asset light model;
- Leading position in environmental protection industry in terms of sales volume and advanced technology;

- Clear property development strategy and Yango City’s well-recognised brand and value, laying out a strong and solid foundation for the Group’s further development;
- “Finance plus industry” business model to drive synergies; and
- Diverse financing channels, low financial cost and optimised capital structure to support the Group’s business growth.

Business Strategies

The Group intends to implement the following business strategies in order to achieve the Group’s goal of becoming a top-tier conglomerate with an excellent asset base, with diversified business operations which cover education service, environmental protection and property development businesses and a strong commitment to corporate social responsibility and the ability to exert significant market influence.

- Expanding the Group’s education business to lead China’s private education sector;
- Establishing Longking as a leading international first tier service provider in the environmental protection industry;
- Adhering to the Group’s regional layout plan and “high turnover and low cost” operation strategy in property development business;
- Entrenching the “Five Circle” Model through the Group’s operation management and control system in property development business; and
- Developing the financial sector to support the “finance plus investment” business model.

THE OFFERING

The following summary contains some basic information about the Bonds. Some of the terms described below are subject to important limitations and exceptions. Words and expressions defined in “Terms and Conditions of the Bonds” shall have the same meanings in this summary. For a more complete description of the terms and conditions of the Bonds, see “Terms and Conditions of the Bonds”.

Issuer	Yango (Cayman) Investment Limited.
Company	Fujian Yango Group Co., Ltd. (福建陽光集團有限公司).
Issue	US\$90,000,000 in aggregate principal amount of 4.00 per cent. guaranteed Bonds due 2024.
Issue Price	100.00 per cent.
Form and Denomination	The Bonds will be issued in registered form in the specified denomination of US\$200,000 each and integral multiples of US\$1,000 in excess thereof.
Interest	The Bonds will bear interest from and including the Issue Date at the rate of 4.00 per cent. per annum, payable semi-annually in arrears on 10 December and 10 June in each year, commencing on 10 December 2021.
Issue Date	10 June 2021.
Maturity Date	10 June 2024.
Standby Letter of Credit	The Bonds have the benefit of the Standby Letter of Credit issued in favour of the Trustee, on behalf of itself and the Bondholders, by the LC Bank. The Standby Letter of Credit shall be drawable by the Trustee as beneficiary under the Standby Letter of Credit on behalf of itself and the Bondholders upon the presentation of a Demand (as defined in the Terms and Conditions of the Bonds) by authenticated SWIFT (or otherwise as permitted under the Standby Letter of Credit) sent by or on behalf of the Trustee to the LC Bank in accordance with the Standby Letter of Credit (provided that in the event that the SWIFT system is not available for any reason, the Trustee may instead present a Demand to the LC Bank via facsimile transaction during the LC Bank’s normal branch opening hours) stating that (i) the Issuer has failed to comply with Condition 3(d) in relation to pre-funding specified in the Conditions for an amount that is required to be pre-funded under these Conditions and/or failed to provide the Required Confirmations (as defined below) in accordance with Condition 3(d) or (ii) an Event of Default (as defined in Condition 9) has occurred and the Trustee has given notice to

the Issuer that the Bonds are immediately due and payable in accordance with Condition 9.

Only one drawing is permitted under the Standby Letter of Credit. Such drawing on the Standby Letter of Credit will be payable in US dollars to or to the order of the Trustee at the time and to the account specified in the Demand presented to the LC Bank. Payment received by the Trustee in respect of a Demand will be deposited into the LC Proceeds Account.

The payment made under the Standby Letter of Credit in respect of any amount payable under the Terms and Conditions of the Bonds or in connection with the Bonds, the Trust Deed or the Agency Agreement and/or any other transaction document relating to the Bonds shall, to the extent of the drawing paid to or to the order of the Trustee, satisfy the obligations of the Issuer in respect of such amount payable under these Conditions or in connection with the Bonds, the Trust Deed or the Agency Agreement and/or any other transaction document relating to the Bonds.

The LC Bank's liability under the Standby Letter of Credit shall be expressed and payable in US dollars and shall not exceed US\$92,800,000 in aggregate, representing (A) the aggregate principal amount of the Bonds plus interest payable for one interest period (being six months) in accordance with the Conditions and (B) US\$1,000,000 being the maximum amount payable under this Standby Letter of Credit for any fees, costs, expenses, indemnity payments and other amounts which may be incurred by or payable to the Trustee under or in connection with the Bonds, the Trust Deed, the Agency Agreement, the Standby Letter of Credit and/or any other transaction documents relating to the Bonds. The Standby Letter of Credit takes effect from the Issue Date (as defined above) and expires at 6:00 p.m. (Hong Kong time) on 10 July 2024 unless extended in accordance with its terms.

“Business Day” as defined in the Standby Letter of Credit means a day (other than a Saturday or a Sunday or a public holiday) on which banks and foreign exchange markets are open for business in Beijing, Hong Kong, London and New York City.

See *“Terms and Conditions of the Bonds — Status, Guarantee, Standby Letter of Credit and Pre-funding — Standby Letter of Credit”* and *“Appendix A — Form of Standby Letter of Credit”*.

Pre-funding In order to provide for the payment of any amount in respect of the Bonds and any amount payable under the Trust Deed, the Agency Agreement and/or other transaction document relating to the Bonds (the “**Relevant Amount**”), as the same shall become due, the Issuer shall, in accordance with the Agency Agreement, by no later than 10:00 a.m. (Hong Kong time) on the Business Day (the “**Pre-funding Date**”) falling 10 Business Days prior to the due date for such payment under these Conditions:

- (i) unconditionally pay or procure to be paid the Relevant Amount into the Pre-funding Account; and
- (ii) deliver to the Trustee and the Principal Paying Agent by email (A) a Payment and Solvency Certificate signed by any Authorised Signatory of the Issuer, and (B) a copy of the irrevocable payment instruction from the Issuer to the Pre-funding Account Bank requesting the Pre-funding Account Bank to pay the Relevant Amount which was paid into the Pre-funding Account on or before the Pre-funding Date in full to the Principal Paying Agent by no later than 10:00 a.m. (Hong Kong time) on the Business Day immediately preceding the due date for such payment (together, the “**Required Confirmations**”)

If the Relevant Amount has not been paid into the Pre-funding Account in full, upon such notice by the Pre-funding Account Bank to the Trustee, or the Trustee does not receive the Required Confirmations, in each case (i) by 10:00 a.m. (Hong Kong time) on the Business Day immediately following the Pre-funding Date (the “**Pre-funding Failure**”), the Trustee shall as soon as practicable notify the LC Bank and the LC Proceeds Account Bank of the occurrence of the Pre-funding Failure, and (ii) no later than 5:00 p.m. (Hong Kong time) on the second Business Day following the Pre-funding Date (A) give notice to the Issuer of the Pre-funding Failure, and the Issuer shall promptly ensure that notice regarding such Pre-funding Failure (the “**Pre-funding Failure Notice**”) and the mandatory redemption of the Bonds in accordance with Condition 6(d) shall be promptly delivered to the Principal Paying Agent in writing and to the Bondholders (in

accordance with Condition 16), and (B) issue a demand notice to the LC Bank for the aggregate principal amount of all of the Bonds then outstanding, together with interest accrued to but excluding the Mandatory Redemption Date (as defined in Condition 6(d)) and all fees and expenses of the Trustee then outstanding in accordance with the Standby Letter of Credit (a “**Demand**”), provided that the Trustee need not physically present the Demand to the LC Bank and shall be entitled to draw on the Standby Letter of Credit by way of a Demand by authenticated SWIFT sent on its behalf, or, in the event that the SWIFT system is unavailable for any reason, via facsimile transmission as contemplated in the Standby Letter of Credit.

After receipt by the LC Bank of such Demand, the LC Bank shall by 11:00 a.m. (Hong Kong time) on the fourth Business Day immediately following receipt of such Demand (or, if such Demand is received after 11:00 a.m. (Hong Kong time) on a Business Day, the fifth Business Day immediately following receipt of such Demand), pay to or to the order of the Trustee the amount in U.S. dollars specified in the Demand to the LC Proceeds Account.

See “*Terms and Conditions of the Bonds — Status, Guarantee, Standby Letter of Credit and Pre-funding — Pre-funding*” and “*Appendix A — Form of Standby Letter of Credit*”.

Status The Bonds constitute direct, unsubordinated, unconditional and unsecured obligations of the Issuer and shall at all times rank *pari passu* and without any preference or priority among themselves, as further described in Condition 3(a) of the Terms and Conditions of the Bonds.

The Parent Guarantor will unconditionally and irrevocably guarantee the due and punctual payment of all sums expressed to be payable by the Issuer under the Trust Deed and the Bonds. The Parent Guarantee will constitute direct, unconditional, unsubordinated and unsecured obligations of the Parent Guarantor which will at all times rank at least equally with all its other present and future unsecured and unsubordinated obligations of the Parent Guarantor, save for such exceptions as may be provided by mandatory provisions of applicable laws and regulation.

Events of Default The Bonds contain certain event of default provisions as further described in Condition 9 of the Terms and Conditions of the Bonds.

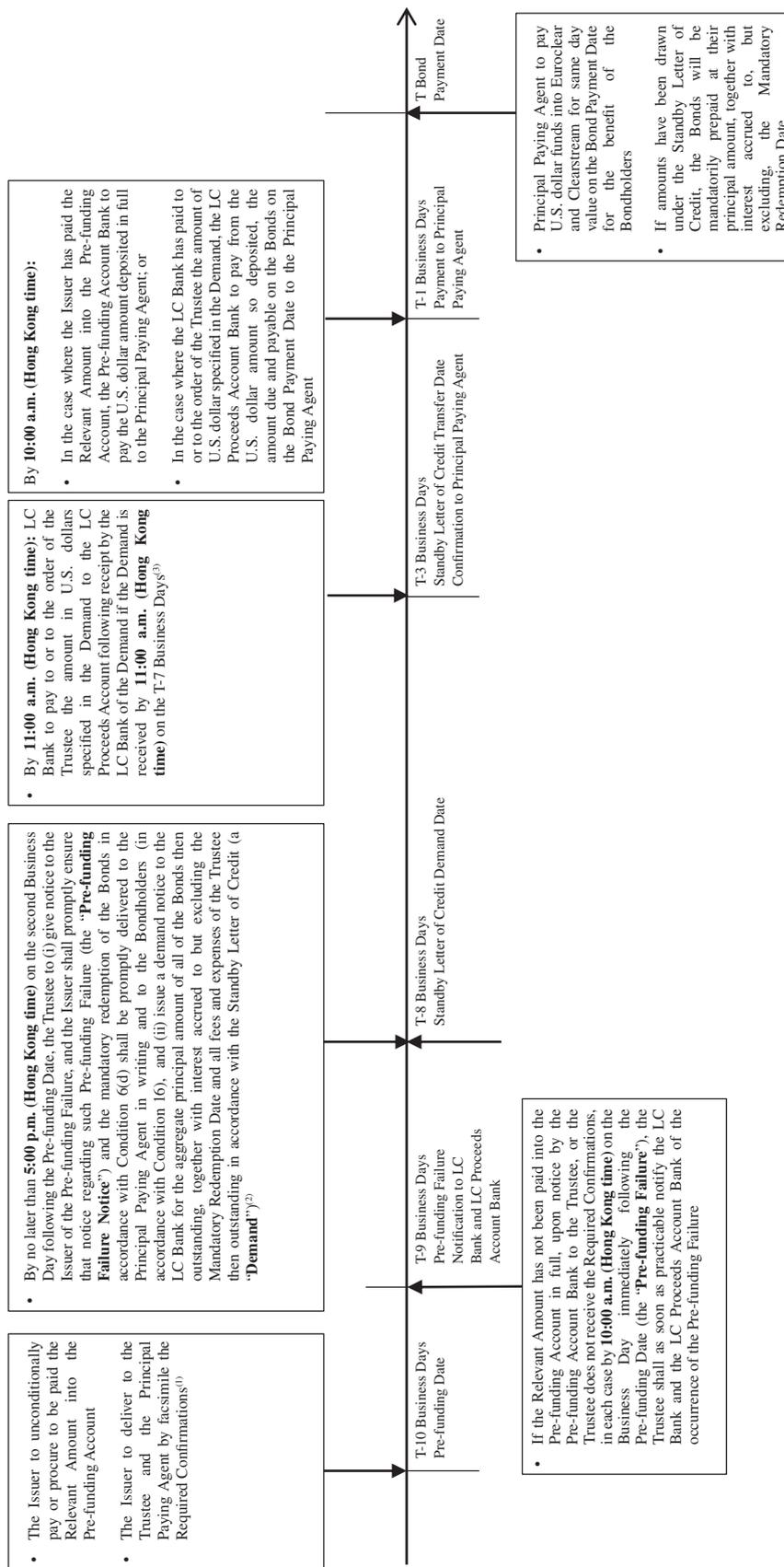
Taxation	All payments of principal, premium (if any) and interest by or on behalf of the Issuer, the Parent Guarantor or a Surviving Person (as defined in the Terms and Conditions of the Bonds) in respect of the Bonds or under the Parent Guarantee shall be made free and clear of, and without withholding or deduction for or on account of, any taxes, duties, assessments or governmental charges of whatever nature imposed, levied, collected, withheld or assessed by or within the Cayman Islands or the PRC (or in the case of a Surviving Person, the jurisdiction of its establishment or tax residence) or any political subdivision or authority therein or thereof having power to tax, unless such withholding or deduction is required by law, as further described in Condition 8 of the Terms and Conditions of the Bonds. In such event, the Issuer, the Parent Guarantor, or a Surviving Person shall, as the case may be and subject to the limited exceptions specified in the Terms and Conditions of the Bonds, pay such additional amounts as will result in receipt by the Bondholders of such amounts as would have been received by them had no such withholding or deduction been required.
Final Redemption	Unless previously redeemed, or purchased and cancelled, the Bonds will be redeemed at their principal amount on 10 June 2024.
Redemption for Tax Reasons	Subject to certain exceptions and as more fully described herein, the Issuer may redeem the Bonds, as a whole but not in part, at a redemption price equal to 100 per cent. of the principal amount thereof, together with accrued and unpaid interest including any Additional Tax Amounts (as defined in the Terms and Conditions of the Bonds), if any, to the date fixed by the Issuer for redemption.
Redemption for Relevant Events...	Following the occurrence of a Relevant Event, a Bondholder will have the right, at such Bondholder's option, to require the Issuer to redeem all, but not some only, of such Bondholder's Bonds at their principal amount, plus accrued interest to but excluding the Put Settlement Date, as further described in Condition 6(c) of the Terms and Conditions of the Bonds.

Mandatory Redemption upon Pre-funding Failure	The Bonds shall be redeemed at their principal amount on the Interest Payment Date (as defined in the Terms and Conditions of the Bonds) immediately falling after the date a Pre-funding Failure Notice (as defined in the Terms and Conditions of the Bonds) is given to the Bondholders in accordance with Condition 3(c) (the “ Mandatory Redemption Date ”), together with interest accrued to, but excluding, the Mandatory Redemption Date, as further described in Condition 6(d) of the Terms and Conditions of the Bonds.
Clearing Systems	The Bonds will be represented initially by beneficial interests in the Global Certificate, which will be registered in the name of a nominee of, and deposited on the Issue Date with, a common depository for, Euroclear and Clearstream. Beneficial interests in the Global Certificate will be shown on, and transfers thereof will be effected only through, records maintained by Euroclear and Clearstream. Except as described in this Offering Circular, certificates for the Bonds will not be issued in exchange for beneficial interests in the Global Certificate.
ISIN:	XS2351301812
Common Code:	235130181
Governing Law	The Bonds, the Trust Deed and the Agency Agreement, the Standby Letter of Credit and any non-contractual obligations arising out of or in connection with them will be governed by, and construed in accordance with, English law, with the submission to the exclusive jurisdiction of Hong Kong courts.
Trustee	Citicorp International Limited.
Principal Paying Agent and Transfer Agent	Citibank, N.A., London Branch.
Registrar	Citibank, N.A., London Branch.
Pre-funding Account Bank and LC Proceeds Account Bank	Citibank, N.A., Hong Kong Branch.
Listing	Approval in-principle has been received for the listing and quotation of the Bonds on the SGX-ST. The Bonds will be traded on the SGX-ST in a minimum board lot size of US\$200,000 (or its equivalent in foreign currencies) for so long as such Bonds are listed on the SGX-ST and the rules of the SGX-ST so provide.

Further Issues	The Issuer may from time to time, without the consent of the Bondholders, create and issue further bonds having the same terms and conditions as the Bonds in all respects (or in all respects except the issue date, issue price and the first interest period and, to the extent necessary, certain temporary securities law transfer restrictions and the timing, as elected by the Issuer, for compliance with NDRC post issue filing and the undertakings associated with the registration of the Guarantee with the SAFE) so as to form a single series with the Bonds, as further described in Condition 13 of the Terms and Conditions of the Bonds.
Use of Proceeds	The Issuer intends to use the net proceeds to finance its existing offshore indebtedness and the development of its education business.
Risk Factors	For a discussion of certain factors that should be considered in evaluating an investment in the Bonds, see “ <i>Risk Factors</i> ”.

SUMMARY OF PAYMENT ARRANGEMENTS ON EACH SCHEDULED DUE DATE UNDER THE BONDS

The following diagram sets forth a summary of the pre-funding arrangements under the Bonds and the drawing arrangements in respect of the Standby Letter of Credit on each scheduled due date under the Bonds. The following diagram is not intended to be comprehensive. This diagram should be read in conjunction with “Terms and Conditions of the Bonds”, the Trust Deed and the Agency Agreement referred therein and “Appendix 1 — Form of Irrevocable Standby Letter of Credit”. Words and expressions defined in the “Terms and Conditions of the Bonds” shall have the same meaning in this summary.



Notes:

- (1) The Required Confirmations consist of: (a) a Payment and Solvency Certificate signed by any Authorised Signatory of the Issuer, and (b) a copy of the irrevocable payment instruction from the Issuer to the Pre-funding Account Bank requesting the Pre-funding Amount which was paid into the Pre-funding Account on or before the Pre-funding Date in full to the Principal Paying Agent by no later than 10:00 a.m. (Hong Kong time) on the Business Day immediately preceding the due date for such payment.
- (2) The Trustee need not physically present the Demand to the LC Bank and shall be entitled to draw on the Standby Letter of Credit by way of a Demand by authenticated SWIFT sent on its behalf, or, in the event that the SWIFT system is unavailable for any reason, via facsimile transmission as contemplated in the Standby Letter of Credit.
- (3) If such Demand is received after **11:00 a.m. (Hong Kong time)** on a Business Day, the payment is to be made on the fifth Business Day (T-2) following receipt of such Demand.

SUMMARY CONSOLIDATED FINANCIAL DATA

The following tables present the Company's summary consolidated financial and other data. The consolidated financial information of the Company as at and for the years ended 31 December 2019 and 2020 has been extracted from the Company's 2020 Annual Financial Statements and the consolidated financial information of the Company as at and for the year ended 31 December 2018 has been extracted from the Company's 2019 Annual Financial Statements. The Company's Annual Financial Statements were prepared and presented in accordance with PRC GAAP and have been audited by Lixin Zhonglian, the Company's independent auditor.

PRC GAAP differs in certain material respects from IFRS. See "*Summary of Certain Material Differences Between PRC GAAP and IFRS*". You should read the summary consolidated financial statements set forth below in conjunction with the Company's consolidated financial statements, together with the accompanying notes, included elsewhere in this Offering Circular.

Summary Consolidated Income Statement

	Year ended 31 December		
	2018	2019	2020
	<i>(RMB in thousands)</i>		
Operating revenue	86,386,059	90,533,718	109,437,256
Cost from operations, including	(82,153,756)	(84,381,226)	(102,846,420)
Operating costs	(68,807,324)	(71,271,493)	(90,346,362)
Taxes and surcharges	(4,042,523)	(4,025,535)	(3,795,990)
Selling expenses	(1,978,735)	(2,841,127)	(2,670,181)
Administrative expenses	(2,373,800)	(3,180,803)	(2,949,969)
Research and development expenses	(477,800)	(503,529)	(592,560)
Financial expenses	(2,142,188)	(2,558,738)	(2,491,359)
Includes: Interest expense	(1,970,420)	(2,659,264)	(2,991,003)
Interest income	360,966	512,351	531,470
Other income	158,785	172,042	256,931
Investment income/(loss)	1,189,965	2,589,663	3,471,531
Including: Investment income/(loss) from associates and joint ventures	651,894	1,451,116	3,010,642
Gain/(loss) from changes in fair value	(100,302)	184,724	1,064,784
Credit impairment loss	—	(99,277)	(193,227)
Assets impairment loss	(593,069)	(708,795)	(947,481)
Gain/(loss) on disposal of assets	1,711	233	88,195
Operating profit	7,220,778	8,291,082	10,331,570
Non-operating income	89,838	93,620	130,541
Non-operating expenses	(114,951)	(146,669)	(453,478)
Profit before income tax	7,195,665	8,238,034	10,008,633
Income tax expense	(2,614,382)	(2,618,529)	(3,693,729)
Net profit	4,581,283	5,619,504	6,314,904

	Year ended 31 December		
	2018	2019	2020
		<i>(RMB in thousands)</i>	
After-tax net amount of other comprehensive earnings	135,373	(174,767)	(40,216)
Total comprehensive income	4,716,657	5,444,737	6,274,688
Total comprehensive income attributable to shareholders of parent company	1,163,548	1,715,012	1,842,210
Total comprehensive income attributable to minority shareholders	3,553,109	3,729,725	4,432,478

Summary Consolidated Balance Sheet

	As at 31 December		
	2018	2019	2020
	<i>(RMB in thousands)</i>		
Current assets			
Monetary capital	44,117,746	48,041,396	55,341,155
Financial assets at fair value through profit or loss . .	418,764	—	—
Trading financial assets	—	4,878,260	9,914,651
Notes receivable	1,668,824	511,048	573,596
Accounts receivable	6,728,870	6,033,928	4,620,347
Account Receivable Financing	—	1,917,300	1,430,566
Prepayments	6,682,733	7,315,881	10,924,238
Other receivables	48,467,636	43,530,053	51,726,996
Inventories	149,544,768	183,665,218	196,402,897
Contract assets	—	—	2,393,751
Held-for-sale assets	215,355	—	—
Non-current assets due within one year	—	2,103,880	473,510
Other current assets	6,774,500	7,185,496	9,741,486
Total current assets	264,619,196	305,182,460	343,543,193
Non-current assets			
Available-for-sale financial assets	1,082,165	—	—
Long-term receivables	196,951	181,607	265,415
Long-term equity investment	15,667,095	22,086,821	37,830,834
Investment in other equity instruments	—	111,344	97,647
Other non-current financial assets	—	648,000	756,164
Investment properties	9,007,520	11,925,676	12,466,971
Property, plant and equipment	5,546,990	6,554,114	7,567,451
Construction in process	134,869	627,505	331,207
Intangible assets	2,230,223	3,080,224	3,208,724
Development expenditure	—	11,396	10,012
Goodwill	2,939,401	2,873,261	3,141,095
Long-term defined expenses	110,888	121,723	149,773
Deferred income tax assets	149,880	252,460	489,746
Other non-current assets	7,117,205	5,977,608	5,204,215
Total non-current assets	44,183,185	54,451,740	71,519,254
Total assets	308,802,381	359,634,200	415,062,447
Current liabilities			
Short-term borrowings	21,746,266	14,305,188	10,055,343
Financial derivative liabilities	—	—	26,285
Notes payable	2,067,212	4,172,946	6,680,622
Accounts payable	20,060,320	22,966,497	31,145,816
Advanced payments from customers	69,389,975	87,888,754	126,431
Contract liabilities	—	—	78,611,531
Salary payables	846,074	1,237,624	1,170,441
Tax payables	7,163,979	9,618,024	12,903,410
Other payables	23,879,758	34,922,289	68,380,768
Non-current liabilities due within one year	33,448,235	28,181,438	32,598,669
Other current tax liabilities	2,447,325	1,629,800	10,168,729
Total current liabilities	181,049,144	204,922,560	251,868,045

	As at 31 December		
	2018	2019	2020
	<i>(RMB in thousands)</i>		
Non-current liabilities			
Long-term borrowing	56,178,504	70,054,798	58,311,064
Bonds payables	19,346,788	20,923,783	28,073,014
Long-term payables	—	190,671	234,918
Estimated liabilities	504,578	469,809	600,162
Deferred income	139,736	176,992	236,143
Deferred income tax liabilities	867,988	915,849	1,357,581
Other non-current liabilities	—	—	2,691,548
Total non-current liabilities	77,037,595	92,731,902	91,504,430
Total liabilities	258,086,740	297,654,462	343,372,475
Owner's equity			
Paid-in capital	7,660,000	7,960,000	7,960,000
Capital reserves	361,006	339,771	548,873
Other comprehensive income	352,740	206,222	265,903
Surplus reserves	—	—	135,166
Retained earnings	2,470,348	4,255,810	5,863,453
Total owners' equity attributable to parent company	10,844,094	12,761,802	14,773,394
Non-controlling interest	39,871,547	49,217,936	56,916,579
Total owner's equity	50,715,642	61,979,738	71,689,973
Total liabilities and owner's equity	308,802,381	359,634,200	415,062,447
 Summary Cash Flows Statement			
	Year ended 31 December		
	2018	2019	2020
	<i>(RMB in thousands)</i>		
Net cash from/(used in) operating activities	20,203,286	14,719,143	19,905,516
Net cash from/(used in) investing activities	(17,954,866)	(11,311,200)	(21,590,508)
Net cash from/(used in) financing activities	(407,498)	(984,291)	6,639,474
Influence of changes in exchange rate on cash and cash equivalents	(35,194)	144,545	(500,138)
Net increase (decrease) in cash and cash equivalents	1,805,728	2,568,197	4,454,345
Cash and cash equivalents at beginning of the year	35,838,283	37,644,011	40,212,208
Cash and cash equivalents at the end of the year	37,644,011	40,212,208	44,666,553

RISK FACTORS

You should carefully consider the risks and uncertainties described below and other information contained in this Offering Circular before making an investment decision in relation to the Bonds. The risks and uncertainties described below may not be the only ones that exist. Additional risks and uncertainties that the Group is not aware of or that the Group currently believes are immaterial may also materially and adversely affect the Group's business, prospects, financial condition and results of operations. If any of the events described below occurs, the Group's business, prospects, financial condition or results of operations could be materially and adversely affected and the market price of the Bonds may decline. In such case, the Group may not be able to satisfy its obligations under the Bonds, and you could lose all or part of your investment.

RISKS RELATING TO THE GROUP'S GENERAL OPERATIONS

The Group's business operations are capital intensive and any failure by the Group to obtain sufficient capital resources on acceptable terms or in a timely manner may adversely affect its business and prospects.

The Group's business operations require substantial capital resources. The Group has historically met its capital requirement through (i) the cash flow generated from its operating activities, (ii) proceeds of bank and other borrowings, (iii) issuance of bonds in the PRC capital markets, and (iv) private channel financing. The Group believes that it will continue to require substantial capital resources to support its business operations and expansion.

The Group's ability to generate sufficient operating cash flow is affected by a number of factors, such as its ability to carry on its business activities in an efficient manner, due performance of its contractors, the results of its pre-sales or sales of completed properties, changes in general market conditions and the regulatory environment and the competition in certain sectors in which the Group operates. Any adverse change in any of these factors, may create capital shortfall. There is no assurance that the Group's operating activities will generate sufficient cash to satisfy its cash need at all times. See also "*— The Group has historically experienced net operating cash outflows*". In addition, as at 31 December 2018, 2019 and 2020, the Group's monetary capital was RMB44,118 million, RMB48,041 million and RMB55,341 million, respectively.

Insufficient cash flow generated from the Group's operating activities may increase its reliance on external financing. As at 31 December 2020, the Group's total indebtedness (comprising short-term borrowings, non-current liabilities due within one year, other current liabilities, long-term borrowings and bonds payable) was RMB135,566 million. In order to finance its capital intensive business, the Group has incurred substantial indebtedness. As at 31 December 2020, the Group had credit facilities in a total amount of approximately RMB149,748 million, of which approximately RMB66,867 million had not been used. The Group's ability to arrange for external financing and the cost of such financing are dependent on numerous factors, including:

- general economic and capital market conditions;
- changes in monetary policies with respect to bank interest rates and lending policy;
- interest rates and credit availability from banks or other lenders;

- investor confidence in the Group and the success of its business;
- the Group's ability to obtain the PRC government approvals required to access domestic or international financing;
- provisions of tax and securities laws that may be applicable to the Group's efforts to raise capital; and
- political and economic conditions in the rest of the PRC generally.

There is no assurance that additional financing, either on a short-term or a long-term basis, will be available, or that the Group will obtain such financing on terms favourable to it. If the Group is unable to obtain financing on a timely basis and at a reasonable cost, it may not be able to undertake new projects or implement them as planned. This would restrict the Group's ability to grow and, over time, may reduce the quality and reliability of the services it provides and adversely affects its business, financial condition, results of operations and prospects. In addition, substantial indebtedness may in turn increase the pressure on the Group's liquidity and cause additional operational risks. See “— *Substantial indebtedness may restrict the Group's business activities and increase its exposure to various operational risks*”.

Substantial indebtedness may restrict the Group's business activities and increase its exposure to various operational risks.

The Group primarily relies on bank loans and proceeds from bond issuances to satisfy its capital requirements and it has had a significant amount of outstanding indebtedness. As at 31 December 2020, the Group's total indebtedness (comprising short-term borrowings, non-current liabilities due within one year, other current liabilities, long-term borrowings and bonds payable) was RMB135,566 million of which RMB46,490 million would become due within 12 months. In addition, as at 31 December 2020, the Group provided guarantees for loans of third parties with an aggregate principal amount of RMB1,557 million and it pledged 207 million shares of Yango City held by the Parent Guarantor and 232 million shares of Yango City held by Oriental Xinlong Financing Guarantee Co., Ltd., its wholly-owned subsidiary, to secure loans of third parties.

Substantial indebtedness could impact the Group's business in a number of ways, including:

- requiring the Group to divert its operating cash flow to service its indebtedness;
- increasing its finance costs, thus affecting the overall profit of the Group;
- decreasing the Group's financial flexibility in carrying on its business or responding to unexpected market changes;
- limiting, together with the financial and other restrictive covenants of its indebtedness, its ability to borrow additional funds; and
- increasing the Group's vulnerability to adverse general economic and industry conditions.

Certain financing contracts, including loan agreements with trust companies entered into by the Group's subsidiaries, contain operational and financial restrictions that prohibit the borrowers from incurring additional indebtedness unless they are able to satisfy certain financial ratios, restrict the borrowers from creating security or granting guarantees or prohibit the borrowers from changing their business and corporate structure and declaring or paying dividends without the lenders' prior consent. Such restrictions may negatively affect the relevant subsidiaries' ability to respond to changes in market conditions, pursue the business opportunities they believe to be desirable, obtain future financing, fund capital expenditures, or withstand a continuing or future downturn in their business. Any of these factors could materially and adversely affect the Group's ability to satisfy its obligations under outstanding financial obligations, such as the Bonds after issuance.

If the Group or any of its relevant subsidiaries are unable to comply with the restrictions (including restrictions on future investments) and covenants in the current or future debt obligations and other financing agreements, a default under the terms of such agreements may occur. In the event of a default under such agreements, the creditors may be entitled to terminate their commitments granted to the Group or its subsidiaries, accelerate the debt and declare all amounts borrowed due and payable or terminate the agreements, depending on the provisions of the relevant agreements. Some of the Group's financing agreements contain cross-acceleration or cross-default provisions, which give creditors under these financing agreements the right to require the Group to immediately repay their loans or declare a default as a result of the acceleration or default of other financing agreements by any other member of the Group. If any of these events occurs, there can be no assurance that the Group will be able to obtain the relevant lender's waiver in a timely manner or that the assets and cash flows of the Group or its subsidiaries would be sufficient to repay in full all of the respective debts as they become due, or that the Group or its subsidiaries will be able to find alternative financing. Even if the Group and its subsidiaries could obtain alternative financing, there can be no assurance that it would be on terms that are favourable or acceptable to the Group or, as the case may be, its subsidiaries.

As at 31 December 2020, the Group's assets amounted to RMB415,062 million, of which the Group provided monetary capital of RMB10,675 million, inventories of RMB100,983 million, property, plant and equipment of RMB3,651 million and investment properties of RMB8,422 million as security to secure loan facilities and other purposes. In addition, as at 31 December 2020, the Group pledged 207 million shares of Yango City held by the Parent Guarantor and 232 million shares of Yango City held by Oriental Xinlong Financing Guarantee Co., Ltd., the Group's wholly-owned subsidiary, to secure loans of third parties. Third-party security rights may limit the Group's use of the underlying collateral assets and adversely affect its operation efficiency. If the borrowers are unable to service and repay their debts under such loan facilities on a timely basis, the assets mortgaged or charged to secure such bank loans may be foreclosed, which may adversely affect the Group's business, financial conditions, results of operations and prospects.

Significant inventories and other receivables may affect the Group's liquidity and restrict its business activities.

As at 31 December 2018, 2019 and 2020, the Group had inventories of RMB149,545 million, RMB183,665 million and RMB196,403 million, respectively, representing 56.5 per cent., 60.2 per cent. and 57.2 per cent. of its total current assets, respectively. The Group has made provisions for inventory obsolescence based on the prevailing market conditions. However, any more stringent real estate adjusting and controlling policies issued by the PRC government in the future or changes in the

national land policy may lead to a decline in the demand for commercial and residential properties, which in turn may adversely affect the value of the Group's inventory and thus have an impact on its profitability.

As at 31 December 2018, 2019 and 2020, the Group's other receivables amounted to RMB48,468 million, RMB43,530 million and RMB51,727 million, respectively, representing 18.3 per cent., 14.3 per cent. and 15.1 per cent. of its total current assets, respectively. Most of the Group's other account receivables are trade receivables, notes receivables, deposit and receivables from suppliers, joint venture companies and other unassociated companies. According to the Group's accounting policies, it makes provisions for overdue receivables on its balance sheet as a reserve against the future recognition of bad debts. There are inherent risks associated with the government and the Group's other customers' ability to make timely payments and their failure to make timely payments could materially and adversely affect the Group's liquidity and in turn affect its business, financial conditions or results of operations.

The Group's corporate structure, which consists of a large number of companies in multiple business lines, exposes it to challenges not found in companies with a single business line.

The Group operates through a large number of subsidiaries and affiliates in multiple industries. Due to the diverse characteristics of its subsidiaries and affiliates, the Group faces challenges which are typically not found in companies with a single business line. In particular:

- the Group is exposed to business, market and regulatory risks relating to different industries and hence it needs to devote substantial resources to monitor changes in different operating environments so that it can react with appropriate strategies that fit the needs of the subsidiaries affected; and
- due to the large number of companies involved, successful operation of the Group's business requires an effective management system that emphasises accountability, imposes financial discipline on subsidiaries, and creates value-focused incentives for management. As the Group continues to grow through acquisitions of business in an increasing number of different industries, its operations will become more complex, which increases the difficulty of implementing its management system.

A portion of the borrowings of its subsidiaries are guaranteed by the Group. If a subsidiary defaults on any such borrowings, the relevant lender may exercise its right under the guarantee to demand payment from the Group. This may result in a funding shortage and adversely affect the financial support that the Group may offer to its subsidiaries in other segments.

The Group faces intense competition.

The Group's business, particularly its property development, trading and education service, operates in competitive markets, and faces increasing competition for capital, labour, location, facilities and supporting infrastructure, services, pricing, raw materials as well as acquisition opportunities and new business opportunities. Certain of the Group's competitors in their respective businesses may have longer operating histories, stronger customer relationships and greater access to financial, technical, infrastructure, marketing or other resources and/or higher brand recognition levels than the Group. A number of the Group's competitors as a result of consolidation in their respective markets, are able to capitalise upon the extensive local knowledge, business relationships and longer operating history of

their newly acquired subsidiaries and enjoy greater economies of scale and operating efficiencies. There can be no assurance that the Group will be able to compete successfully in the future against its existing or potential competitors or that increased competition with respect to the Group's activities will not have a material adverse effect on its financial conditions and results of operations.

The Group's controlling shareholder has significant influence in determining the outcome of major corporate transactions and may take actions that conflict with the interests of the holders of the Bonds.

As at the date of this Offering Circular, Ms. Wu Jie is the Group's largest shareholder and is holding in effect a supermajority of the voting rights in the Group. Ms. Wu has and will continue to have the ability to exercise a controlling influence in the Group's business, and may cause the Group to take actions that are not in, or may conflict with, the interests of the holders of the Bonds. Ms. Wu will be able to influence the major policy decisions of the Group by controlling the election of board members and, in turn, indirectly controlling the selection of its senior management, determining the timing and amount of any dividend payments, approving annual budgets, deciding on increases or decreases in its share capital, determining the terms for any issuance of new securities, approving mergers, acquisitions and disposals of its assets or businesses, and amending its articles of association. These actions may be taken even if they are opposed by or not in the best interests of the holders of the Bonds.

The Group's sustainable success largely depends on its senior management and professional employees.

The Group's sustainable success depends heavily on its current senior management team. In light of its diversified business portfolio, the Group depends on the continued service of its executive officers and other skilled managerial and technical personnel. Competition for qualified personnel in the industries where the Group operates is intense. The Group's businesses and financial condition may suffer if it loses the services of a number of key personnel and are not able to recruit quality replacements. Furthermore, as the Group's businesses continue to grow, it will need to recruit and train additional qualified personnel. While the Group has implemented certain measures aimed at promoting effective recruitment and retention of its employees, it cannot assure you that these measures will be effective. If the Group fails to attract and retain key members of its senior management team or key qualified personnel, its businesses and financial conditions may also be materially and adversely affected.

Any failure to protect the Group's brand, trademarks and other intellectual property rights could have a negative impact on its business.

The Group believes that its brand, trademarks and other intellectual property rights are integral to its success. Its brand has gained significant recognition in the PRC and the Group has received several industry awards. The Group believes the success of its business depends in part on its continued ability to use and promote its brand and trademarks. As at 31 December 2020, the Group had registered approximately 1,000 trademarks. While the Group relies on the intellectual property laws in the PRC to protect its intellectual property, any unauthorised use of such intellectual property could adversely affect its business and reputation. Historically, the PRC has not protected intellectual property rights to the same extent as certain other developed countries do, and infringement of intellectual property rights continues to pose a serious risk to doing business in the PRC. Moreover, monitoring and preventing the unauthorised use of the Group's intellectual property is difficult. The measures the Group takes to protect its brand, trademarks and other intellectual property rights may not be adequate to prevent their unauthorised use by third parties. Any litigation or dispute in relation to the Group's trade names or

trademarks could result in substantial costs and the diversion of resources. Furthermore, the application of laws governing intellectual property rights in the PRC is uncertain and evolving and if the Group is unable to adequately protect its brand, trademarks and other intellectual property, the Group may lose these rights and its business, prospects, financial conditions and results of operations may suffer materially.

The Group is exposed to and subject to a significant number of laws and regulations.

The Group's activities are exposed to and subject to extensive laws and regulations governing various matters relating to bribery and corruption, taxation, antitrust, financial markets, environmental protection, hazardous substances and explosives, natural resources, resources owned by various governments, exploration, development of projects, production and post-closure reclamation, the employment of expatriates, labour and occupational health and safety standards, and historical and cultural preservation. The terms attaching to any permit or licence to operate may be onerous. Additionally, in certain developing countries where the Group operates, the legal systems may not be mature and legal practice may not be developed. As a result, in certain cases, there may be significant uncertainty as to the correct legal position, as well as the possibility of laws being changed or new laws and regulations being enacted, which has the potential to render the Group unable to enforce its understanding of titles, permits or other rights, as well increase its compliance costs.

These laws and regulations may allow governmental authorities and private parties to bring lawsuits based upon damages to property and injury to persons resulting from the environmental, health and safety and other impacts of the Group's past and current operations, and could lead to substantial fines, penalties, civil or criminal sanctions, the curtailment or cessation of operations, orders to pay compensation, orders to remedy the effects of violations and/or orders to take preventative steps against possible future violations. Moreover, the costs associated with compliance with these laws and regulations are substantial. In addition, the enactment of new laws and regulations and changes to existing laws or regulations or more stringent enforcement or restrictive interpretation of current laws and regulations by governmental authorities or rulings or clearances obtained from such governmental authorities could cause additional expenditure to be incurred or impose restrictions on or suspensions of the Group's operations and delays in the development of its properties. Failure to obtain or renew a necessary permit could mean that the Group would be unable to proceed with the development or continued operation of an asset.

The Company's subsidiaries and the companies in which the Group holds investments are generally required, under applicable laws and regulations, to seek governmental licences, permits, authorisations, concessions and other approvals in connection with their activities. Obtaining the necessary governmental permits can be a particularly complex and time-consuming process and may involve costly undertakings. The duration and success of permit applications are contingent on many factors, including those outside the Group's control.

The Group's financial condition and results of operations may be affected by material fluctuations of interest rates.

The Group has substantial bank loans outstanding. Most of the Group's bank loans bear interest that accrues at rates linked to the benchmark lending rates published by the People's Bank of China (中國人民銀行) (the "PBOC"). A material fluctuation in the benchmark lending rates may have a material impact on the Group's interest expenses and payables under its bank loans and in turn negatively affect its financing costs and results of operations. The PBOC may from time to time adjust interest rates as

implementation of its economic and monetary policies. Since 2012, the PBOC has reduced the benchmark one-year lending rate a number of times to 4.35 per cent. as at 24 October 2015. For the years ended 31 December 2018, 2019 and 2020, the Group's interest expenses were RMB1,970 million, RMB2,659 million and RMB2,991 million, respectively. Although the Group's financial condition and results of operations may benefit from a low-interest environment, there is no assurance that this environment will continue. Any increase in the benchmark lending rate by the PBOC in the future will increase the Group's financing costs and adversely affect its profitability, financial conditions and results of operations.

The illiquid nature and the lack of alternative uses of investment properties could limit the Group's ability to respond to adverse changes in the performance of its properties.

The Group currently holds several properties that it develops for investment purposes. Investment properties are relatively illiquid compared to other types of investments such as publicly traded equity securities. As a result, the Group's ability to promptly sell one or more of its investment properties in response to changing economic, financial and investment conditions is limited. The property market is affected by many factors that are beyond the Group's control, including general economic conditions, the availability of mortgage financing and interest rates, and the Group cannot accurately determine the market price of its investment properties nor is it able to predict whether it will be able to sell any of its investment properties at the price or on the terms set by the Group, or whether any price or other terms offered by a prospective purchaser would be acceptable to the Group. In addition, investment properties may not be readily convertible for alternative uses without substantial capital expenditures if the original function of such investment property became unprofitable due to competition, obsolescence, decreased demand or other factors. Similarly, for certain investment properties to be sold, substantial capital expenditures may be required to correct defects or make improvements to the property due to factors such as changes in building regulations or as a result of obsolescence, compounding the effort and time required. These and any others factors that would impede the Group's ability to respond to adverse changes in the performance of its investment properties could materially and adversely affect its business, financial conditions and results of operations.

The Group may not be able to generate adequate returns on its properties held for long-term investment purposes.

The investment returns available from investments in real estate depend, to a large extent, on the amount of capital appreciation generated, income earned from the rental of the relevant properties as well as the expenses incurred. Maximising yields from properties held for investment also depends to a large extent on active ongoing management and maintenance of the properties. The Group's ability to eventually dispose of investment properties will also depend on market conditions and levels of liquidity, which may be limited or subject to significant fluctuation in the case of certain types of commercial properties. The revenue derived from and the value of property investment may be adversely affected by a number of factors, including but not limited to changes in market rates for comparable rentals, the inability to collect rent due to bankruptcy or insolvency of tenants and the costs resulting from periodic maintenance, repair and re-letting.

The fair value of the Group's investment properties may fluctuate from time to time.

The Group's results of operations have historically been affected by adjustments in the estimated fair value of its investment properties. In accordance with the Group's accounting policy, it is required to reassess the fair value of its investment properties on each reporting date, and gains or losses arising

from fair value changes and the relevant deferred tax should be accounted for in its income statements in the period in which they arise. Fair value gains or losses do not, however, change the Group's cash position as long as the relevant investment properties are held by the Group, and accordingly do not increase the Group's liquidity in spite of the increased profit represented by any fair value gains. For the year ended 31 December 2020, the Group had fair value gains on its investment properties of RMB136 million.

Property valuation involves the exercise of professional judgement and the making of certain assumptions. Favourable or unfavourable changes in the assumptions used by the Group's independent property value assessor would result in changes to the fair value of its investment properties and corresponding adjustments to the amount of gains or losses reported in its income statement. In addition, the amount of revaluation adjustments has been, and will continue to be, subject to market fluctuations. Macroeconomic factors, including economic growth rate, interest rate, inflation rate, urbanisation, disposable income level, and government regulations can substantially affect the fair value of the Group's investment properties and affect the supply and demand in the PRC property market. Many of these factors are beyond the Group's control and there can be no assurance that changes in market conditions will continue to create fair value gains on the Group's investment properties at historical levels, or that the fair value of the Group's investment properties will not decrease in the future.

The Group may not be able to successfully manage its growth.

The Group has been expanding its business in recent years. As the Group continues to grow, it needs to continue to improve its managerial, technical and operational knowledge, better allocate its resources and continue to improve its management-information system. To effectively manage its expanded operations, the Group needs to continue to recruit and train managerial, accounting, internal audit, engineering, technical, sales and other staff to satisfy its development requirements. In order to fund its ongoing operations and its future growth, the Group needs to have sufficient internal sources of liquidity or access to additional financing from external sources. Further, the Group needs to manage relationships with a greater number of customers, suppliers, contractors, service providers, lenders and other third parties. The Group needs to further strengthen its internal control and compliance functions to ensure that it complies with its legal and contractual obligations and reduce its operational and compliance risks. There can be no assurance that the Group will not experience issues such as capital constraints, construction delays, operational difficulties at new locations or difficulties in expanding its existing business and/or training an increasing number of personnel to manage and operate the expanded business. The Group cannot assure you that its expansion plans will not adversely affect its existing operations and thereby have a material adverse effect on its business, financial conditions, results of operations and prospects.

The Group may not be successful in expanding into new geographic markets or developing new property products.

As part of its business strategy, the Group may expand its business into new geographic markets or develop new property products in its current or future target markets. The Group may also selectively pursue strategic acquisitions of or investments in project companies in its existing or new geographic markets when suitable opportunities arise. See “— *The Group's acquisition activities expose itself to various risks*”. Any expansion or new product development may require a significant amount of capital investment and involve risks such as operating in a new geographic market or developing a new property product in which the Group has relatively little experience. The Group may also have to

address the challenges of integrating new businesses and the diversion of management's attention and other resources. Any failure to address these risks may have a material adverse effect on its business, financial condition and results of operations.

The Group's acquisition activities expose itself to various risks.

As part of its business strategy, the Group has pursued and may continue to pursue acquisitions of complementary assets and businesses. The Group cannot assure you that it will be able to identify additional suitable acquisition opportunities, negotiate acceptable terms or successfully acquire identified targets.

The Group's acquisition strategy involves inherent risks, including:

- unanticipated costs and assumption of liabilities and exposure to unforeseen liabilities of acquired business, including, but not limited to, environmental liabilities;
- difficulties in integrating the operations and assets of the acquired business and the acquired personnel;
- limitations on the Group's ability to properly assess and maintain effective internal controls over an acquired business in order to comply with applicable periodic reporting requirements;
- limitations on the Group's ability to manage an entirely new line of business;
- potential losses of key employees and customers of the acquired business;
- risks of entering business markets in which the Group has limited prior experience;
- potential exposure to additional laws and regulations that the Group is not familiar with;
- limited synergy between the acquired business and the Group's existing business; and
- potential increase in the Group's expenses and working capital requirements.

The process of integrating an acquired business may involve unforeseen costs and delays or other operational, technical and financial difficulties that may require a disproportionate amount of management attention and financial and other resources. The Group's failure to achieve consolidation savings, realise the expected synergy effect, successfully incorporate the acquired businesses and assets into its existing operations or minimise any unforeseen operational difficulties could have a material adverse effect on its financial condition and results of operations.

In addition, the Group may not have sufficient capital resources to complete additional acquisitions in the future. The Group may incur substantial additional indebtedness to finance future acquisitions and it also may issue equity securities or debt securities in connection with such acquisitions. Debt service requirements could represent a significant burden on the Group's results of operations and financial condition and the incurrence of additional debt may impact the Group's ability to repay its existing noteholders. Furthermore, the Group may not be able to obtain additional financing on satisfactory terms.

The Group is subject to joint venture risks.

Certain of the Group's operations are conducted through jointly controlled entities and associated companies. Co-operation and agreement among the Group's joint venture partners on its existing or any future projects are important factors for the smooth operation and financial success of such projects. The Group's joint venture partners may (i) have economic or business interests or goals that are inconsistent with those of ours; (ii) be unable or unwilling to fulfil their obligations under the relevant joint venture or other agreements; or (iii) experience financial or other difficulties. Further, the Group may not be able to control the decision-making process of the joint ventures as, in some cases, it does not have majority control of the joint venture. The Group does, however, through contractual provisions or representatives appointed by it, typically have the ability to influence certain material decisions. Although the Group has not to date experienced any significant problems with its partners, no assurance can be given that disputes among the Group's partners will not arise in the future that could adversely affect such projects.

The Group may fail to realise any profits from its financial investment activities.

The Group has made and expects to continue to make significant financial investments in the securities of privately-held and publicly-traded companies. If the Group's financial investments do not generate revenue, profit or cash flow in time or at anticipated levels, its growth prospects, business, results of operations and financial condition may be materially and adversely affected. Many of the Group's financial investments, in particular its private equity investments, are made in privately-held companies by purchasing a portion of their equity securities. The Group holds these securities mainly for investment purposes and its principal means of realising investment returns are through privately negotiated sales or through initial public offerings of the companies in which it has invested. Generally, it takes considerable time before the Group can sell any such investment and in many cases involves substantial efforts and resources to improve the management and business of a company in which the Group has invested with a view to enhancing the value of its investment, especially when the Group plans to take the company public. Further, in many cases, the Group may be prohibited by contracts or by applicable securities laws from selling such securities for a period of time. Sales of privately-held investments through privately negotiated transactions depend heavily on the Group's ability to identify suitable buyers for the particular investment. It may be difficult for the Group to find suitable buyers for its financial investment in a privately-held company as

- any intended sale may involve prolonged and difficult negotiations with the potential buyer, which may not be successful; and
- realising investment returns through the initial public offering of an invested company also involves significant uncertainties and is subject to a number of factors beyond the Group's control, including general economic conditions, the performance of the relevant industries, competitiveness of the invested company as well as the conditions in the global and regional financial and capital markets. The securities offering will also need to comply with applicable securities laws.

The Group's also invests in publicly-traded securities from time to time. The Group's ability to dispose of these investments is heavily dependent on the performance of the securities market, apart from other factors that may affect a publicly-traded company's financial performance. Market prices of publicly traded securities tend to be volatile and subject to significant fluctuations. The Group may be unable to sell any such securities at a favourable price, if at all, and may lose all or a portion of its investment

amount. In addition, large holdings often can only be disposed of over a substantial length of time, exposing the Group's investment returns to risks of downward movement in market prices during the intended disposition period. Accordingly, the Group may be forced to either sell the securities at lower prices or hold the securities for a considerable period of time, which could have a material adverse effect on its business, results of operations and financial conditions.

The Group's insurance coverage may not adequately protect it against all operating risks.

The Group faces various operational risks in connection with its business, including:

- production interruptions caused by operational errors, electricity outages, raw material shortages, the failure of equipment and other production risks;
- operating limitations imposed by environmental or other regulatory requirements;
- work-related personal injuries;
- economic loss due to product reclaim;
- on-site production accidents;
- social, political and labour unrest;
- disruption in global capital markets and global economy in general;
- loss on investments;
- environmental or industrial accidents; and
- catastrophic events such as fires, earthquakes, explosions, floods, mine collapses or other natural disasters.

To manage its operating risks, the Group maintains in its portfolio companies insurance coverage of various kinds. Although the Group believes that each company's insurance coverage is consistent with the relevant industry practice in the PRC, the Group cannot assure you that all claims under their insurance policies will be honoured fully or on time. In addition, the Group cannot assure you that the safety measures it has in place for its operations will be sufficient to mitigate or reduce industrial accidents. The Group also cannot assure you that casualties or accidents will not occur or that its insurance coverage would be sufficient to cover costs associated with accidents. Furthermore, the Group is generally unable to insure against certain types of losses, including but not limited to losses caused by earthquakes, typhoons, floods, wars and riots. The Group does not have business interruption insurance. To the extent that any of the Group's portfolio companies suffers loss or damage that is not covered by insurance or that exceeds the limit of its insurance coverage, the Group's results of operations and cash flow may be adversely affected. See "*Risks Relating to the Group's Business — Risks Relating to the Group's Property Development Business — The Group's property development business may suffer certain losses not covered by insurance*".

The Group is exposed to litigation risks.

The Group may from time to time be involved in disputes with governmental entities, contractors, suppliers, construction workers, purchasers, tenants, employees and other third party service providers during the course of its daily operations. Claims may be brought against certain relevant subsidiaries or ourselves based on a number of causes such as defective or incomplete work, personal injuries, property damages, defective goods, breach of warranty or delay in completion and delivery projects. In addition, the Group may bring up claims against project contractors for additional costs incurred as a result of the contractors' underperformance or non-performance, project defects or default by the contractors. If the disputes or claims are not resolved or settled through negotiation or mediation, the Group's may be involved in lengthy and costly litigation or arbitration proceedings, which may distract its financial and managerial resources. In the event that the Group prevails in those legal proceedings, there is no assurance that the judgement or awards will be effectively enforced. If a judgement or award is rendered against the Group, the amounts payable by it may not be fully covered by its insurance, and the amounts could differ from the provisions made by the Group based on its estimates. Any material charges associated with claims brought against the Group and material write downs associated with the Group's claims could have a material adverse impact on the Group's financial conditions, results of operations and cash flow.

The Group's risk management and internal control systems may not be adequate or effective in identifying or mitigating the risks to which it is exposed.

The Group has been devoted to establishing risk management and internal control systems consisting of an organisation framework, policies, procedures and risk management methods that it considers to be tailored to the operations of each of the relevant business segment. However, there is no assurance that the Group's systems may be adequate or effective in identifying and mitigating the Group's risk exposure in the market environments related to the relevant business segment or against all types of risks that the relevant business segment may be exposed to.

The Group may not be able to detect money laundering and other illegal or improper activities in its business operations.

The Group is required to comply with applicable anti-money laundering and anti-terrorism laws and other regulations in the PRC and other relevant jurisdictions. The PRC's anti-money laundering law requires financial institutions to establish sound internal control policies and procedures with respect to anti- money laundering monitoring and reporting activities. Such policies and procedures require the Group, among other things, to establish a customer identification system in accordance with the relevant rules, record the details of customer activities and report suspicious transactions to the relevant authorities. While the Group has adopted policies and procedures to detect and prevent the use of its business vehicles to facilitate money laundering activities and terrorist acts, such policies and procedures have only been recently adopted in some cases and may not completely eliminate instances in which money laundering and other illegal activities may be engaged by other parties. In the event that the Group fails to detect money laundering or other illegal or improper activities or fail to fully comply with applicable laws and regulations, the relevant government agencies may conduct investigations on the Group's business and senior management, freeze the Group's assets or impose fines or other penalties on the Group. Any of these may materially and adversely affect the Group's business reputation, financial conditions and results of operations.

The occurrence of a force majeure event or an outbreak, or threatened outbreak, of any severe contagious disease may reduce demand for the Group's services and have an adverse effect on its financial conditions and results of operations.

The Group's business may be affected by natural disasters, epidemics and other acts of God which are beyond its control. Earthquakes, sandstorms, snowstorms, fires, droughts, or epidemics such as Severe Acute Respiratory Syndrome (SARS) and Coronavirus disease 2019 (COVID-19) typically have significant material adverse impacts on the economic and social conditions in the affected regions. For instance, two serious earthquakes in Sichuan Province in May 2008 and April 2013 resulted in significant loss of lives and harm to the economic condition and development in Sichuan Province. In addition, past occurrences of epidemics, depending on their scale, have caused various degrees of damage to the national and local economies in the PRC. A recurrence of a force majeure event or an outbreak of such or any other epidemics in the PRC may have a material adverse effect on the Group's business, financial conditions and results of operations.

The Group's historical consolidated financial information may not be indicative of its current or future results of operations.

The Group's historical financial information included in this Offering Circular is not indicative of its future financial results. This financial information is not intended to represent or predict the results of operations of any future periods. The Group's future results of operations may change materially if its future growth does not follow the historical trends for various reasons, including factors beyond the Group's control, such as changes in economic environment, PRC environmental rules and regulations and the domestic and international competitive landscape of the industries in which the Group operates its business.

The Group is subject to various environmental, safety and health regulations in the PRC and any failure to comply with such regulations may result in penalties, fines, governmental sanctions, proceedings or suspension or revocation of its licences or permits.

The Group is required to comply with extensive environmental, safety and health regulations in the PRC. Failure to comply with such regulations may result in fines or suspension or revocation of the Group's licences or permits to conduct its business. Given the volume and complexity of these regulations, compliance may be difficult or involve significant financial and other resources to establish efficient compliance and monitoring systems. There is no assurance that the Group will be able to comply with all applicable requirements or obtain these approvals and permits on a timely basis, if at all. As at the date of this Offering Circular, the Group has not received any notice regarding noncompliance with the applicable environmental safety regulations or requirements from any governmental authority. In addition, PRC laws and regulations are constantly evolving. There can be no assurance that the PRC government will not impose additional or stricter laws or regulations, which may increase compliance costs of the Group. See "*Risks Relating to the Group's Business — Risks Relating to the Group's Property Development Business — Potential liability for environmental problem could result in substantial costs*".

The Group relies heavily on information technology systems for its business and any information technology system limitations or failures could adversely affect its business, financial conditions and results of operations.

The Group's business depends on the integrity and performance of the business, accounting and other data processing systems at the holding company and at its subsidiaries. If the Group's systems cannot effectively address the issues arising from an increased business or otherwise fail to effectively perform, the Group could experience unanticipated disruptions in business, slower response times and limitation on its ability to monitor and manage data and risk exposures, control financial and operation conditions, or keep accurate records. These consequences could result in operating outages, poor operating performance, financial losses, and intervention by regulatory authorities. Although the Group's systems have not experienced major systems failures and delays in the past, there is no assurance that these systems will not experience failures and delays in the future, or the measures taken by the Group to reduce the risk of system disruptions are adequate. If internet traffic and communication volume increase unexpectedly or other unanticipated events occur, the Group may need to expand and upgrade its technologies, systems and network infrastructures. There is no assurance that the Group will be able to accurately project the rate, timing or cost of any increases, or expand and upgrade its systems and infrastructures to accommodate any increases in a timely manner.

RISKS RELATING TO THE GROUP'S BUSINESS

Risks Relating to the Group's Property Development Business

The Group depends heavily on the performance of the property market in the PRC.

The Group engages in property development in various cities in the PRC. Its success depends largely on the performance of the property market in China. If economic conditions in the PRC deteriorate as a result of a prolonged global economic downturn or otherwise, or if the PRC government implements macroeconomic controls or other measures that aim to curtail, or have the effect of curtailing, property demand or property development in China, or if the Group fails to respond to changes in market conditions and government policies, in particular those related to its target markets, in a timely manner, the Group's business, prospects, financial conditions and results of operations would be materially and adversely affected. Any decreased property demand is likely to affect the selling prices of the Group's properties as well as the time it will take the Group to pre-sell or sell its properties. Lower selling prices, without a corresponding decrease in costs, will adversely affect the Group's operating profit and reduce cash flows generated from the sale of its properties, which may increase the Group's reliance on external financing and negatively impact its ability to finance the growth of its business. Delays in selling properties will increase the Group's selling and distribution costs as well as reduce the cash flows generated from the sale of its properties, which could have a material adverse effect on the Group's business, prospects, financial conditions and results of operations.

The Group may not be able to obtain sites that are suitable for property developments at commercially suitable prices or at all.

Land prices have increased significantly in the PRC in recent years and may continue to increase in the future. To maintain and grow its business in the future, the Group will be required to replenish its land bank with suitable sites at reasonable cost. The Group has, and expects to maintain, a land bank sufficient for future development for two to three years. The Group's ability to identify and acquire suitable sites is subject to a number of factors that are beyond the Group's control. The PRC

government controls land supply in the PRC and regulates land sales in the secondary market. As a result, PRC government policies toward land supply affect the Group's ability to acquire land use rights for sites the Group identify for development and the costs of any acquisition. The PRC central and local governments may regulate the means by which property developers, including the Group, obtain land sites for property developments. In addition, there may not be land available in attractive locations in the Group's target cities for new development or re-development. The Group cannot assure you that it will be able to identify and acquire sufficient and appropriate sites at reasonable prices, or at all, in the future. Any inability to identify and acquire sufficient and appropriate sites for the Group's land reserves would result in uncertainties in the Group's future development schedules, which in turn would have a material adverse effect on the Group's future growth prospects, profitability and profit margins.

The Group faces risks relating to the calculation and enforcement of LAT by the PRC tax authorities, which may materially and adversely affect its profitability and cash flow position.

All entities and individuals receiving net profits from the sale or transfer of state-owned land use rights, buildings and their attached facilities are required to pay LAT in China. LAT is levied at progressive rates from 30.0 per cent. to 60.0 per cent. under current regulations, local tax authorities can formulate their own implementation rules relating to LAT settlement. The Group makes provisions for LAT based on its estimates of the full amount of applicable LAT payable in accordance with the requirements set forth in relevant PRC tax laws and regulations, but the Group only prepays a portion of such provisions each year as required by the local tax authorities. The State Administration of Taxation of the PRC (國家稅務總局) has issued regulations in the past to set minimum prepayment rates as applicable in different regions in China and may raise the prepayment rates from time to time.

There can be no assurance that the Group's LAT prepayments and provisions will be sufficient to cover its LAT liabilities or that the relevant tax authorities will agree with the basis on which the Group and its subsidiaries and associates calculated their LAT liabilities. If the LAT provisions the Group has made are substantially lower than the actual LAT amounts assessed by the PRC government in the future, the Group's business, prospects, financial condition and results of operations would be materially and adversely affected. There are uncertainties as to when the tax authorities will enforce the LAT collection or whether the LAT collection will be applied retrospectively to properties sold before the effective date of the LAT Notice. These factors could materially and adversely affect the Group's business, prospects, financial condition, results of operations and ability to execute its business plans.

The Group's property development business is subject to legal and business risks if its subsidiaries or associates fail to obtain or renew their qualification certificates.

Property developers in the PRC must obtain a valid qualification certificate in order to engage in property development in the PRC. Newly established developers must first apply for a temporary qualification certificate, which can be renewed for a maximum of two additional one-year periods, by which time a formal qualification certificate must have been issued. Property developers of different grades are subject to different limitations on scale of development in respect of their projects. In reviewing such applications, the relevant authority generally considers the property developer's registered capital, property development investments, history of property development, quality of property construction, expertise of the developer's management, and whether the property developer has any illegal or inappropriate operations. Each of the Group's subsidiaries and associates that engages in property development in the PRC is responsible for submitting its own application. Formal qualification certificates are subject to renewal on an annual basis. Government regulations require developers to fulfil all statutory requirements before obtaining or renewing their qualification certificates.

If any one of the Group's companies is unable to meet the relevant requirements for obtaining or renewing its qualification certificate, that company will be given a cure period within which it must rectify any insufficiency or noncompliance with such requirements, subject to a penalty of between RMB50,000 and RMB100,000. Failure to meet the requirements within the specified timeframe could result in the revocation of any qualification certificate and the business licence of such company. The Group cannot assure you that all of its subsidiaries and associates will be able to pass the annual verification of the qualification certificates or that all of its subsidiaries and associates will be able to obtain formal qualification certificates in a timely manner, or at all, as and when they expire. If any of the Group's subsidiaries and associates is unable to obtain or renew its qualification certificate, such company may not be permitted to continue its operation, which could materially and adversely affect the Group's business, prospects, financial condition and results of operations.

The PRC government may impose fines on the Group or take back the land the Group has purchased if the Group fails to develop a property according to the terms of the relevant land grant contract.

Under PRC laws and regulations, if the Group fails to develop a property according to the terms of the relevant land grant contract, including those relating to the payment of land premium, demolition and resettlement costs and other fees, the specified use of the land and the time for commencement and completion of the development, the PRC government may issue a warning, impose a penalty and/or take back the Group's land. Under current PRC laws and regulations, if the Group fails to pay any outstanding land grant premium on time, it may be subject to a late payment penalty of 0.1 per cent. of the outstanding balance for every day of delay in payment. In addition, the PRC government may impose an idle land fee of 20.0 per cent. of the land premium or allocation fees if (i) the Group does not commence construction for more than one year after the date specified in the relevant land grant contract, (ii) total constructed GFA is less than one-third of the total proposed GFA for the development, or (iii) the capital invested in the development is less than one-fourth of the total investment approved for the development and the development is suspended for more than one year without governmental approval. Furthermore, the PRC government has the authority to take back the land without compensation to the Group, if the Group does not commence construction for more than two years after the date specified in the land grant contract, unless the delay is caused by force majeure or governmental action.

As at 31 December 2020, the amount of unpaid land grant premium of the Group based on the underlying contracts is RMB4,327 million and there was no delay in the commencement of construction or the development of the Group's properties. The Group cannot assure you that there will be no significant delays in the commencement of construction or the development of its properties in the future, or that the Group's developments will not be subject to idle land penalties or be taken back by the government as a result of such delays. The imposition of substantial idle land penalties could have a material and adverse effect on the Group's business, results of operations and financial conditions. If any of the Group's land is taken back by the government, the Group would not only lose the opportunity to develop the property, but it would also lose its prior investments in the development, including land premiums paid and costs incurred in connection with such land.

The Group may not be able to obtain the land use right certificates for certain land parcels held for future development and may be subject to stricter payment terms for land use rights with respect to land the Group acquires in the future as a result of any additional restrictive regulations promulgated by the PRC.

Under certain circumstances, the Group's subsidiaries may experience delays obtaining the land use right certificates of the land parcels the Group acquired as the winning bidder for such land parcels and entering into a confirmation with the relevant land authority. There can be no assurance that the Group will be able to obtain the land use right certificate with respect to these land parcels in a timely manner, or at all. If the Group fails to do so, it may not be able to acquire new replacement land on terms acceptable to the Group, or at all, which would have a material adverse effect on the Group's business, prospects, financial conditions and results of operations.

On 28 September 2007, the Ministry of Land and Resources (中華人民共和國國土資源部) (the "MLR") amended the Regulation on the Grant of State-Owned Land Use Rights by Way of Tender, Auction or Listing-for-Sale (招標拍賣掛牌出讓國有建設用地使用權規定), which became effective on 1 November 2007. This regulation provides, among other things, that property developers must pay the relevant land grant fees in full according to the provisions of the relevant land grant contract for all land parcels under the contract before they can receive the land registration and land use right certificates. As a result, effective from 1 November 2007, property developers are not allowed to bid for a large piece of land, make partial payment, and then apply for land registration and a land use right certificate for the corresponding portion of land in order to commence development, which has been the past practice in many Chinese cities. On 18 November 2009, five government authorities, including the MOF and the MLR, issued the Notice on Further Strengthening the Income and Expenditure Management Relating to Land Grants (關於進一步加強土地出讓收支管理的通知) to regulate the management of income and expenditure on land grants and curb excessive increases in land prices. In particular, the notice requires property developers to provide a down payment of no less than 50 per cent. of the land grant fee and, generally, to pay the remaining balance in instalments within one year.

On 8 March 2010, the MLR issued the Notice on Further Increasing the Supply and Strengthening the Supervision of Land for Property Development Purposes (國土資源部關於加強房地產用地供應和監管有關問題的通知), which reiterates and reinforces certain measures on land supply and land use, such as requiring the execution of a land grant contract within 10 business days of completing the tender, auction or listing-for-sale process. All property developers who have defaulted on a land grant fee payment, leave land idle and unused, or are engaged in land speculation, or have otherwise defaulted on a land grant contract are prohibited from acquiring land for a certain period of time. As a result, property developers, including the Group, are required to maintain a higher level of working capital and may be restricted in their ability to expand their land reserve as planned. In addition, the Group cannot assure you that the PRC government will not adopt any additional regulations to impose stricter payment terms for land acquisition by property developers. If this occurs, the Group's cash flow position, financial conditions or business plans could be materially and adversely affected.

The total GFA of some of the Group's developments may exceed the original permitted GFA and the excess GFA is subject to governmental approval and payment of additional land premium.

The permitted total GFA for a particular development is set out in various governmental documents issued at various stages. In many cases, the underlying land grant contract will specify permitted total GFA. Total GFA is also set out in the relevant urban planning approvals and various construction permits. If constructed total GFA exceeds the permitted total, or if the completed development contains

built-up areas that the authorities believe do not conform to the approved plans as set out in relevant construction works planning permit, the Group may not be able to obtain the acceptance and compliance form of construction completion (《竣工驗收備案表》) for the development, and as a consequence the Group would not be in a position to deliver individual units to purchasers or to recognise the related pre-sale proceeds as revenue. Moreover, excess GFA requires governmental approval and the payment of additional land premium. The Group may also be subject to liability to purchasers under its sales and purchase agreements.

The Group cannot assure you that constructed total GFA for each of the Group's existing projects under development or any future property developments will not exceed permitted total GFA for that development, or that the authorities will not determine that all built-up areas conform to the plans approved as set out in the construction permit. Moreover, the Group cannot assure you that it would have sufficient funding to pay any required additional land premium or to pay for any corrective action that may be required in a timely manner, or at all. Any of these circumstances may materially and adversely affect the Group's reputation, business, results of operations and financial conditions.

The Group's business, prospects, financial conditions and results of operations may be materially and adversely affected by increases in the cost of labour and construction materials.

Construction and development costs account for the majority of the Group's cost of sales and are one of the significant factors affecting the Group's business, prospects, financial conditions and results of operations. In general, the Group's labour and construction materials costs are included in the contract fee payable to its contractors, who are generally responsible for procuring the required labour and construction materials. Nonetheless, the Group agrees to bear certain of the increased costs when the prices of the labour and construction materials exceed a certain threshold. Due to the rapid growth in the property development industry in the PRC in recent years, wages for construction workers and the prices of construction materials and building equipment have substantially increased. By entering into construction contracts with such price adjustment terms, the Group seeks to reduce its exposure to fluctuations of wages and construction materials prices. The Group believes this will help it limit project cost overruns because the Group is not required to increase the contract fee or re-negotiate other terms in case of significant fluctuations of wages and construction materials prices. However, the Group cannot assure you that it will continue to be able to enter into contracts with similar pricing terms in the future, which will, in part, be affected by market practices which may be beyond the Group's control. Furthermore, there can be no assurance that the Group's contractors will actually complete their contract performance without any fee adjustment, or at all, or that the Group can find replacement contractors at the same fee if wages and construction materials prices continue to increase. Should the Group's contractors fail to perform under the fixed price contracts as a result of increases in labour cost or construction materials prices or otherwise, the Group may incur significant litigation costs and replacement costs, which would materially and adversely affect its business, prospects, financial conditions and results of operations. In addition, as it normally takes years to complete a property development project, the Group often enters into multiple contracts sequentially for different phases or sub-phases of a project, which could have different unit fee because of the fluctuations of wages and construction materials prices.

If the Group is unable to pass on any increase in the cost of labour and construction materials to either its contractors or its customers, the Group's results of operations may be adversely affected by the cost volatility of labour and construction materials.

The Group relies on independent contractors.

The Group engages independent contractors to provide various services, including construction, piling and foundation, engineering, interior decoration, mechanical and electrical installation and utilities installation. The Group generally selects contractors through public tenders. The Group invites selected contractors to tender bids based on their reputation for quality, track record and references, and supervises the construction progress once the contract is awarded. However, the Group cannot assure you that the services rendered by any of these contractors will always be satisfactory or match the Group's requirements for quality. Moreover, although the Group has not experienced any material problem of delay or incompleteness, the Group cannot assure you that the Group's properties under development or properties held for future development will be completed on time, or at all. If the Group's contractors cannot deliver satisfactory services due to financial or other difficulties, the Group might incur additional costs and suffer reputational harm, which may have a material adverse effect on its business, prospects, financial conditions and results of operations.

The Group may not be able to complete its property development projects on time or at all.

Property development projects require substantial capital expenditures prior to and during the construction period. One, two or several years may elapse before a project generates positive cash flows through pre-sales or sales. The timing and costs involved in completing a development project can be adversely affected by many factors, including:

- delays in obtaining licences, permits or approvals as required by government authorities;
- changes in government policies or in applicable laws or regulations;
- delays in or increased costs of relocation of existing site occupants or demolition of existing structures;
- shortages of materials, equipment, contractors and skilled labour;
- labour disputes;
- construction accidents;
- disputes with or delays caused by the Group's contractors or sub-contractors;
- delays in the construction of supporting infrastructure or completing land clearing work by the local government authorities;
- adverse weather conditions and natural disasters, including earthquakes, ice storms and other natural hazards;
- changes in market conditions;
- unforeseen engineering, design, environmental, structural or geographic problems;
- discovery of historic and cultural relics in the construction site; and

- widespread diseases or epidemics, including Severe Acute Respiratory Syndrome, Coronavirus disease 2019 (COVID-19), H5N1 flu, H1N1 flu and other diseases.

Construction delays or the failure to complete the construction of a project according to the Group's planned specifications, schedule or budget as a result of the above factors may result in increased costs, harm to the Group's reputation, loss of or delay in recognising revenues and lower returns. If a pre-sold property development is not completed on time, the purchasers of the pre-sold units may be entitled to compensation for late delivery. If the delay extends beyond a certain period, the purchasers may even be entitled to terminate the pre-sale agreements and claim damages. The Group cannot assure you that it will not experience any significant delays in completion or delivery in the future or that it will not be subject to any liabilities for any such delays. There can be no assurance that the Group will not experience any delays or other issues with respect to any of its projects. Any of these may disrupt the Group's project schedules and result in violation of the applicable land regulations or a breach of the relevant land grant contracts, which could materially and adversely affect the Group's business, prospects, financial conditions and results of operations and subject the Group to various penalties, including forfeiture of land.

Moreover, further regulatory changes, competition, inability to procure governmental approvals or required changes in project development practice could occur at any stage of the planning and development process. The Group may not be able to complete projects that it is currently developing or plan to develop and it may find itself liable to purchasers of the pre-sold units for losses suffered by them.

The Group's property development business may suffer certain losses not covered by insurance.

There is no mandatory provision under the PRC laws, regulations and government rules promulgated by the PRC central government which requires a property development or management enterprise to take out insurance policies for its real estate developments or management. In accordance with what the Group believes to be industry practice, it does not carry comprehensive insurance against all potential losses or damages with respect to its properties before their delivery to customers, nor does it maintain insurance coverage against liability from tortious acts, property damage or personal injury relating to the construction and maintenance of all of the Group's properties. Although the Group expects its third-party construction companies to maintain appropriate insurance coverage, it cannot assure you that their insurance would cover or be sufficient to satisfy all claims, or that it would not be sued or held liable for damages notwithstanding their insurance coverage. Moreover, there are certain losses for which insurance is not available on commercially practicable terms in the PRC, such as losses suffered due to earthquake, typhoon, flooding, war and civil disorder. If the Group suffers from any losses, damages or liabilities in the course of its business, it may not have sufficient financial resources to cover such losses, damages or liabilities or to satisfy its related obligations. Any payment the Group makes to cover any losses, damages or liabilities may have a material and adverse effect on the Group's business, results of operations and financial conditions.

The construction business and the property development business are subject to claims under statutory quality warranties.

Under Regulations on the Administration of Quality of Construction Works (建設工程質量管理條例), all property development companies in the PRC, including the Group, must provide certain quality warranties for the properties they develop or sell. The Group may sometimes receive quality warranties from its third-party contractors with respect to its development projects. If a significant number of

claims are brought against the Group under the Group's warranties and if the Group is unable to obtain reimbursement for such claims from third-party contractors in a timely manner or at all, the Group could incur significant expenses to resolve such claims or face delays in correcting the related defects, which could in turn harm the Group's reputation and have a material and adverse effect on its business, prospects, financial conditions and results of operations.

The Group may be liable to its customers for damages if it fails to assist its customers in obtaining individual property ownership certificates in a timely manner.

The Group is typically required to obtain a general property ownership certificate for each of its completed projects. In addition, the Group generally has to assist its customers in obtaining their individual property ownership certificates within a specified time frame after the delivery of the property as set forth in the relevant sale and purchase agreements. In general, the Group elects to specify the deadline for the delivery of the individual property ownership certificates in the sale and purchase agreements to allow sufficient time for the application and approval processes. The Group is typically required to submit the proofs of certain government approvals, permits and certifications in connection with its property developments, including those evidencing its land use rights and various planning and construction permits, to the local bureau of land and resources and housing administration within 30 days after the receipt of the certificate of completion in respect of the relevant properties and apply for the general property ownership certificate in respect of such properties. The Group is then required to submit, within certain periods after delivery of the properties, the sale and purchase agreements relating to such properties, the identification documents of the purchasers and the proof of payment of deed tax, together with the general property ownership certificate, for the relevant local authority's review and for the issuance of individual property ownership certificates in respect of the properties delivered to the Group's customers. Delays by the various administrative authorities in reviewing and approving the applications involved, among other factors, may affect the timely delivery of the general or individual property ownership certificates. The Group may be liable to its customers for late delivery of the individual property ownership certificates if the Group cannot prove that the delays are due to delays in the administrative approval processes or any other reasons beyond the Group's control. The Group cannot assure you that it will be able to timely deliver all property ownership certificates in the future.

The Group is exposed to risks relating to the pre-sale of properties, and changes in laws and regulations with respect to the pre-sale of properties may materially and adversely affect its business, prospects, financial conditions and results of operations.

The Group depends on proceeds from the pre-sale of properties as an important source of funding for its property projects. Under current PRC laws and regulations, property developers must fulfil certain conditions before they can commence the pre-sale of the relevant properties and may use pre-sale proceeds only to finance the development of such properties. Changes in such laws and regulations which restrict or ban the pre-sale of properties, such as imposing additional conditions for obtaining a pre-sale permit or further restrictions on the use of pre-sale proceeds, may materially and adversely affect the Group's cash flows and require the Group to obtain alternative sources of funding for its business. Failure to obtain alternative funding at a low cost, or at all, may materially and adversely affect the Group's business, prospects, financial condition and results of operations. In addition, under current PRC laws and regulations and pursuant to pre-sale contracts entered into with purchasers of the Group's properties, the Group is liable for potential breaches of the terms of the pre-sale contracts. For example, if the Group fails to complete a property that it has pre-sold by the agreed delivery time, it will typically be liable to the purchasers for their losses and such purchasers may seek compensation

for late delivery pursuant to the pre-sale contracts or PRC laws and regulations. If the Group's delay extends beyond a specified period, the purchasers may terminate the pre-sale contracts and claim for damages. Unless otherwise provided for in the pre-sale contract, a purchaser may also terminate a pre-sale contract with the Group if the GFA of the relevant unit, as set out in the individual property ownership certificate, deviates by more than 3 per cent. from the GFA of that unit set out in the pre-sale contract. The Group cannot assure you of the timely completion or delivery of its projects. If a substantial number of purchasers claim against the Group for breach of contract or terminate their pre-sale contracts with the Group, the Group's business, prospects, financial conditions and results of operations may be materially and adversely affected.

Potential liability for environmental problem could result in substantial costs.

The Group is subject to a variety of laws and regulations concerning the protection of the environment and public health. The particular environmental laws and regulations which apply to any given project development site vary greatly according to the site's location, the site's environmental condition and the present and former uses of the site and adjoining properties. Environmental laws and conditions may result in delays, may cause the Group to incur substantial compliance and other costs and can prohibit or severely restrict project development activity in environmentally-sensitive regions or areas. In addition, under PRC law, each of the Group's projects is required to undergo environmental assessments, and an environmental impact assessment document is required to be submitted to the relevant government authorities for approval before the commencement of construction. Failure to obtain such approval prior to construction may result in suspension of construction and be imposed a fine of not less than 1 per cent. but not more than 5 per cent. of the total investment of the construction project. The Group cannot assure you that it will satisfy the environmental assessments for each of its projects in the future. Although the environmental assessments conducted to date have not revealed any environmental liability that the Group believes would have a material adverse effect on the Group's business, financial condition or results of operations, it is possible that these assessments did not reveal all environmental liabilities, or that there are material environmental liabilities of which the Group is unaware.

The results of operations of the Group's property development business may vary significantly from period to period.

The results of operations of the Group's property development business may vary significantly from period to period, due to a number of factors, including the timetables of the Group's property development projects, the timing of the sale of properties that the Group has developed, the Group's revenue recognition policies and any volatility in expenses, such as raw material costs. The overall schedules of the Group's property development and the number of properties that the Group can develop or complete during any particular period are limited as a result of the substantial capital required for the acquisition of land, demolition and resettlement and construction. The sale of properties the Group develops is subject to general market or economic conditions in the areas where the Group conducts its business and the level of acceptance of the Group's properties by prospective customers. According to the Group's accounting policy, the Group recognises revenue when (i) the property has passed the examination of the relevant authorities; (ii) the sale contracts have been signed; and (iii) the first instalment has been received and the payment arrangement of the rest instalments has been agreed, which may generally take one to two years after the commencement of pre-sales. Therefore, in periods in which the Group pre-sells a large aggregate GFA, the Group may not generate a correspondingly high level of revenue if the properties pre-sold are not delivered within the same period. The Group will continue to experience significant fluctuations in revenue and profit from period to period in

connection with its property development business. The Group therefore believes that period-to-period comparisons of its operating results may not be as meaningful as they would be for a company with more stable recurring revenue.

The Group's business is subject to extensive governmental regulation and policy changes that target the PRC property sector.

The Group's business is subject to extensive governmental regulation. As with other PRC property developers, the Group must comply with various requirements mandated by the PRC laws and regulations, including the policies and procedures established by local authorities designed to implement such laws and regulations. In particular, the PRC government exerts considerable direct and indirect influence on the development of the PRC property sector by imposing industry policies and other economic measures, such as control over the supply of land for property development, control of foreign exchange, property financing, taxation and foreign investment. Through these policies and measures, the PRC government may restrict or reduce land available for property development, raise benchmark interest rates of commercial banks, place additional limitations on the ability of commercial banks to make loans to property developers and property purchasers, and impose additional taxes and levies on property sales and restrict foreign investment in the PRC property sector.

Since the second half of 2009, residential property prices in certain cities in the PRC have risen rapidly. In order to prevent the overheating of the property market and the possible formation of a speculative bubble, the PRC government introduced a series of regulatory measures in an effort to stabilise the real estate market and facilitate its sustainable development, including raising the down payment ratio and residential mortgage loan interest rate, limiting the number of houses that a single household may purchase, increasing the supply of affordable housing to low- and middle-income families, increasing the supply of public housing to targeted populations, restricting foreign investments in properties in China, abolishing the preferential business tax treatment on transfer of ordinary housing within five years and launching new property tax schemes in certain cities.

Recently, the property market in the PRC has witnessed signs of a slowdown, with some developers reported to have lowered prices in order to stimulate sales and some local governments reported to have relaxed property purchase restrictions previously imposed as cooling measures to help boost demand. More recently, however, due to a strong increase in prices starting early 2016, local governments in certain cities have implemented measures to suppress the level of increase in property prices, such as tightening mortgage restrictions on second home purchases. The Group cannot assure you that the PRC government will not adopt additional and more stringent industry policies, regulations and measures in the future. If the Group fails to adapt its operations to such new policies, regulations and measures that may come into effect from time to time, its business prospects, results of operations and financial conditions may be materially and adversely affected.

The Group acts as guarantor for the mortgages provided to its purchasers and consequently is liable to the mortgage banks if its purchasers default on their mortgage payments.

The Group assists purchasers of its properties in obtaining mortgage loans from various domestic banks. In accordance with market practice, domestic banks require the Group to provide short-term guarantees for these mortgages. Substantially all of these guarantees are discharged upon the earlier of (i) the issuance to the purchasers of the property ownership certificate, which generally takes place within an average period of two to three years after completion of the guarantee registration, and (ii) the satisfaction of obligations under the mortgage loans by the purchasers. If a purchaser defaults under

the mortgage loan and the bank calls on the guarantee, the Group is required to repay all debt owed by the purchaser to the mortgagee bank under the loan, in which case typically the mortgagee bank will assign to the Group its rights under the loan and the mortgage and the Group will have full recourse to the property. If the Group fails to do so, the mortgagee bank may auction off the underlying property and recover any additional amounts outstanding from the Group as the guarantor of the mortgage. In line with industry practice, the Group does not conduct independent credit checks on its customers but relies instead on the credit checks conducted by the mortgagee banks, which may not be as extensive as credit checks conducted in other jurisdictions. As at 31 December 2020, the Group had outstanding guarantees for mortgage loans of its purchasers in the amount of RMB83,443 million.

There can be no assurance that the default rate will not increase significantly in the future. If a default occurs and the Group's relevant guarantee is called upon, the Group's business, prospects, financial conditions and results of operations may be materially and adversely affected to the extent that there is a material depreciation in the value of the relevant properties or if the Group is unable to sell the properties due to unfavourable market conditions or other reasons.

The Group's business will be adversely affected if mortgage financing becomes more costly or otherwise less attractive or available.

Many purchasers of the Group's properties rely on mortgages to finance their purchases. Any increase in interest rates may significantly increase the cost of mortgage financing, thus affecting the purchasers' affordability of properties. In addition, the PRC government and commercial banks may increase the down-payment requirement, impose other conditions or otherwise change the regulatory framework in a manner that would make mortgage financing unavailable or unattractive to potential property purchasers.

From time to time, the PRC government issues laws, regulations or policies regarding mortgage financing to regulate the PRC property market. In January 2010, the General Office of the State Council issued the Circular on Promoting the Stable and Sound Development of the Real Estate Market (《關於促進房地產市場平穩健康發展的通知》), which, among other things, provides that homeowners with outstanding mortgage loans who intend to buy additional properties for themselves, their spouses or dependent children are required to pay a down payment of no less than 40 per cent. of the purchase price and the applicable interest rate shall be set strictly based upon the associated risk level. In April 2010, the State Council issued a notice to raise the minimum down payment for second home purchases to 50 per cent. and set a minimum 30 per cent. down payment on first homes with a GFA of more than 90 sq.m. In May 2010, the Ministry of Housing and Urban-Rural Development (中華人民共和國住房和城鄉建設部) (the "MOHURD"), the PBOC and China Bank Regulatory Commission (the "CBRC", now renamed the China Bank and Insurance Regulatory Commission, the "CBIRC") jointly issued a circular to clarify that the number of residential properties owned by an individual property purchaser who is applying for mortgage loans shall be determined by all residential properties owned by the family members of such purchaser (including the purchaser and such purchaser's spouse and children under the age of 18), and that property purchasers of second or subsequent residential properties shall be subject to different credit terms when applying for mortgage loans. On 25 August 2019, the PBOC issued an announcement (PBOC Notice (2019) No. 16) regarding the interest rate for new mortgage loans, which provides that after 8 October 2019, new mortgage loans shall be priced by adding basis points to the latest monthly Loan Prime Rate (the "LPR") of corresponding maturity; the interest rate of the loans for the first residential property shall not be lower than the LPR of corresponding maturity, and that of the second residential property shall not be lower than the LPR of corresponding maturity

plus 60 basis points. Further, the interest rates of the loan for commercial properties shall not be lower than the LPRs of corresponding maturities plus 60 basis points, and no adjustments shall be made to the interest rates of housing provident fund for residential properties for the time being.

According to a notice jointly issued by the PBOC and CBRC on 29 September 2010, the minimum down-payment has been raised to 30 per cent. for all first home purchases, and commercial banks are required to suspend mortgage loans for purchases of a customer's third or subsequent residential properties. In January 2011, the State Council issued a circular to further raise the minimum down-payment requirement for second home purchases to 60 per cent. In addition, mortgagee banks may not lend to any individual borrower if the monthly repayment of the anticipated mortgage loan would exceed 50 per cent. of the borrower's monthly income or if the total debt service of the borrower would exceed 55 per cent. of such individual's monthly income. Since 2013, as a result of foregoing factors, PRC banks have generally tightened mortgage lending, which had affected the demand in the property market in general. On 29 September 2014, the PBOC and CBRC jointly issued the "Notice of the People's Bank of China and the China Banking Regulatory Commission on Further Improving Housing Financial Services" (《中國人民銀行、中國銀行業監督管理委員會關於進一步做好住房金融服務工作的通知》), according to which, the reasonable housing loan demand of residential households shall be actively supported; where a household that owns an existing property for which the property purchase loan has been paid off applies for a new loan to purchase another ordinary commodity housing for the purpose of improving living conditions, the relevant banking financial institution shall adopt the lending policies applicable to the first owner-occupied property. If the availability or attractiveness of mortgage financing is reduced or limited, many of the Group's prospective customers may not be able to purchase the Group's properties and, as a result, the Group's business, results of operations and financial conditions may be materially and adversely affected.

Risks Relating to the Group's Trading Business

The commodities trading industry is very competitive and the Group may have difficulty to effectively compete with other trading companies.

The commodities trading industry is characterised by strong competition. The Group faces intense competition with domestic and international competitors with greater diversification across different commodity groups and global geographical presences and scales. These competitors are generally in a better position in regards of operating scale, profitability, resources, distribution networks, relevant import and export permits and completeness of the industrial chain, whereas the Group mainly focuses on a narrower commodity group and geographic area. And these competitors may, in the future, use their resources to expand into all of the markets in which the Group operates and therefore compete against the Group. These competitors may also expand and diversify their commodity sourcing, processing or marketing operations, or engage in pricing or other financial or operational practices that could increase competitive pressure on the Group across each of its business segments. Increased competition may result in losses of market share for the Group and could materially adversely affect the Group's business, results of operations and financial conditions.

The Group is exposed to fluctuations in commodity prices.

The revenue of the Group's trading business is influenced by prevailing commodity prices. Commodity prices are influenced by a number of external factors, including the supply and demand for commodities, speculative activities by market participants, global political and economic conditions and

related industry cycles and production costs in major producing countries. Fluctuations in the price of commodities traded by the Group could materially impact the Group's business, results of operations and earnings.

When the prices for a particular commodity are higher on average, the premiums/margins that the Group generates in its trading operations relating to such commodity as a result of geographical, time and quality imbalances tend to be higher. The Group's trading business also generally benefits from fluctuating market prices, rather than long periods of stable prices, as it seeks to physically arbitrage such resulting price differentials. As prices of commodities rise, the Group generally has higher working capital financing requirements over the same quantity of commodities in question. During periods of falling commodity prices, the opposite applies in that the Group will require less working capital financing for its trading business.

In addition, an actual or perceived decline in the nonferrous metals industry may have a material adverse effect on the business, results of operations or earnings of the Group. For example, although most commodities' fixed pricing periods are relatively short, a significant reduction or increase in commodity prices could result in customers or suppliers, as the case may be, being unwilling or unable to honour their contractual commitments to purchase or sell commodities on pre-agreed pricing terms and a tightening of available credit by the Group's suppliers. In addition, the default, or a significant decline in the credit rating, of one or more sovereigns or financial institutions could cause severe stress in the financial system generally and could adversely affect the markets in which the Group operates and the business and economic condition and prospects of the Group's counterparties, customers, suppliers or creditors, directly or indirectly, in ways which it is difficult to predict. The impact of this could be detrimental to the Group and could have a material adverse effect on the business, results of operations or earnings of the Group.

The Group is exposed to fluctuations in the expected volumes of supply and demand for commodities.

The expected volumes of supply and demand for the commodities in which the Group is active vary over time, based on the supply policies of competitors, changes in resource availability, government policies and regulation, costs of production, global and regional economic conditions, demand in end markets for products in which the commodities are used, technological developments (including commodity substitutions), fluctuations in global production capacity, global and regional weather conditions, natural disasters and diseases, all of which impact global markets and demand for commodities. Furthermore, changes in expected supply and demand conditions impact the expected future prices (and thus the price curve) of each commodity.

Fluctuations in the volume of each commodity traded by the Group could materially impact the business, results of operations and earnings of the Group. These fluctuations could result in a reduction or increase in the income generated in respect of the volumes handled by the Group's trading activities.

The Group is exposed to the risks relating to low profit margins of its trading activities.

The Group has experienced low profit margins in conducting its trading business. The sustainability of the Group's profit margin depends on a number of factors, including the types of products traded, selling prices and purchase costs. The selling price and purchase cost for each transaction vary according to a combination of factors including, but not limited to, the Group's bargaining power relative to that of the supplier and buyer, the pricing basis, the reference metal products under floating price basis, demand and supply in the market and the market price trend. Some of these factors are

beyond control of the buyer, the supplier and the Group. Therefore, the selling price and purchase cost may differ for the same product traded within the same time period. There is no assurance that the profit margin will not fluctuate from period to period. If the Group continues to have low profit margins in the future, there is no assurance that the Group will achieve or maintain profitability in the future.

The Group is subject to counterparty credit and performance risk.

Non-performance by the Group's suppliers and customers may occur in a range of situations, such as:

- a significant increase in commodity prices could result in suppliers being unwilling to honour their contractual commitments to sell commodities to the Group at the pre-agreed prices;
- a significant reduction in commodity prices could result in customers being unwilling or unable to honour their contractual commitments to purchase commodities from the Group at the pre-agreed prices; and
- suppliers may take payment in advance from the Group and then find themselves unable to honour their delivery obligations due to financial distress or other reasons.

In addition, financial assets consisting primarily of cash and cash equivalents, marketable securities, receivables and advances, derivative instruments and long-term advances and loans could potentially expose the Group to concentration of credit risks.

The Group relies on third parties to source the majority of the commodities. Any disruptions in the supply of product, which may be caused by factors outside the Group's control, could adversely affect the Group's margins. The Group's business, results of operations, financial conditions and prospects could be materially and adversely impacted if the Group is unable to continue to source required volumes of commodities from its suppliers on reasonable terms or at all.

The Group seeks to reduce the risk of customer non-performance by requiring credit support from creditworthy financial institutions, including making extensive use of credit enhancement products, such as letters of credit, bank guarantees or insurance policies, where appropriate, and by imposing limits on open accounts extended. Whilst these limits are believed to be appropriate based on current levels of perceived risk, there is a possibility that a protracted difficult economic environment could negatively impact the quality of these exposures. In addition, mark-to-market exposures in relation to hedging contracts are regularly and substantially collateralised (primarily with cash) pursuant to margining arrangements in place with such hedge counterparties. However, no assurance can be given that the Group's attempts to reduce the risk of customer non-performance will be successful in every instance or that the Group's financial results will not be adversely affected by the failure of a counterparty or counterparties to fulfil their contractual obligations in the future. Such failure could have an adverse impact on the Group's business, results of operations and financial conditions, including by creating an unintended and unmatched commodity price exposure.

Risks Relating to the Group's Environmental Protection Business

The development of the environmental protection industry where the Group operates is highly dependent on the PRC regulatory environment and government support.

The Group provides all its environmental protection services to customers in the PRC. To enhance its efforts in pollution control, the PRC Government has promulgated a series of laws and regulations regulating pollution issues of certain industries, including the coal-fired power industry. These rules cover issues such as general policy support for the development of the environmental protection industry, mandatory requirements for the installation of certain environmental protection equipment such as desulphurisation, denitrification and dust removal equipment, emissions standards which are increasingly rigorous, and pilot plans for new business models in the environmental protection industry which aim to increase the effectiveness and enforcement of mandatory emission and “ultra-low emission” standards. Accordingly, demand for the Group's environmental protection services and the Group's revenue generated from this business segment, are directly linked with the environmental protection requirements imposed on the Group's current and potential customers.

Initiatives provided by PRC government through regulatory reform and policy implementation, as well as provision of financial and other governmental subsidies have stimulated demand for the Group's services. The PRC government has provided support in the form of policy initiatives and financial subsidies to both power producers and service providers of certain services in the environmental protection and energy conservation sectors, which comprise the main sectors in which the Group operates. Continued governmental support for the environmental protection and conservation industries is key to the Group's financial condition and results of operations. There can be no assurance that the PRC government will continue to provide regulatory and financial support to operators in these industries, or that such support levels will not be decreased. If this occurs, growth in these industries, and consequently, the Group's financial condition and results of operations may be affected.

The Group may experience delays in accounts receivable.

The Group operates environmental protection business primarily through the business model of environmental protection facility engineering, operation and maintenance and concession operation. The Group's engineering, procurement and construction contracts typically provide for progress payments received from customers with reference to the value of work completed at specific milestone dates. As a result, the Group may need to commit cash and other resources to projects prior to receiving payments from customers to cover certain project expenditures as they are incurred. Delays in accounts payable from the Group's customers may increase the Group's working capital needs or cash flow pressure. If a customer defaults in making its payments on a project to which the Group has devoted significant resources, it could also affect the Group's liquidity and decrease the capital resources that are otherwise available for other uses. The Group may file a claim for compensation of the loss that the Group incurred pursuant to the Group's contracts but settlement of disputes generally takes significant time and financial and other resources, and the outcome is often uncertain.

Failure to obtain sufficient raw materials and equipment, or to do so on commercially acceptable terms could adversely affect the Group's results of operation and financial condition.

The Group's business operation requires timely procurement of sufficient raw materials and equipment at commercially acceptable prices. The Group cannot assure you that it will be able to obtain sufficient raw materials and equipment from its existing suppliers or from alternative sources at commercially

acceptable prices and in a timely manner, or at all. The Group cannot assure you that shortages of raw materials and equipment will not occur or that it will be able to pass on cost increases to its customers in the future. Any failure to obtain adequate raw materials and equipment, or to do so on commercially acceptable terms and in a timely manner, could interrupt and hence adversely affect the Group's business operations.

Fluctuation in the purchase prices of raw materials and equipment is a key factor affecting the Group's costs. The prices and availability of raw materials and equipment may be affected by factors beyond the Group's control, including demand and supply, inflation and economic cycles, price control measures imposed by the government or private companies, international geopolitical issues and instability of governments in the exporting countries. Because it is difficult to predict the trends of prices for raw materials and equipment, and cost fluctuations may occur during the term of contract, the Group's profitability, financial condition and results of operations may be materially and adversely affected.

The Group is exposed to price fluctuations of raw materials and equipment, thus it is exposed to the risk of increases in the prices of these raw materials and equipment, and, to the extent the Group cannot pass on the price increases in these raw materials and equipment to its customers or suppliers or subcontractors fully or partially, the Group's business and financial condition could be affected. The Group cannot assure you that it will achieve the expected profits from its fixed-price contracts and the Group's results of operations and financial condition may be materially and adversely affected.

Acquisition of new businesses or assets involves risks.

The Group may expand its environmental protection business through acquisition of relevant businesses or assets. Acquisition of new businesses or assets involves risks. For example, the acquisition targets may not be as profitable as anticipated. The Group may also incur unanticipated costs and expenses or be exposed to unanticipated liabilities in connection with the acquisitions. The integration of acquired businesses or assets into the Group's existing business may require substantial resources and management attention, and may ultimately be unsuccessful. Meanwhile, the Group may also require additional funding for the acquisitions, and its inability to borrow additional amounts or refinance the existing debts associated with the targets may adversely affect the results of operation and financial position of the entire Group.

The Group cannot assure you that it will be able to achieve the financial returns as the Group expects at the time such acquisitions are made. Any failure in the potential acquisitions may have a material and adverse effect on the Group's business, financial position and results of operation.

Risks Relating to the Group's Education Service

The Group may not be able to maintain its revenues and profitability from education services as it operates in a highly competitive industry.

The education industry in China is highly competitive. Competition for students among primary schools, junior-senior high schools, colleges and other educational services providers has intensified in recent years as a result of the growth of the education industry in China. For example, following the changes in enrolment expansion policies in education, students are now enabled to choose their preferred primary schools, junior-senior high schools, colleges or universities. In all of the geographical areas in which the Group operates or expects to operate, there are primary schools, junior-senior high schools, colleges and universities and other educational services providers, such as training centres and

language learning centres and supplementary classes, which provide services comparable to those that the educational institutions the Group operates offer or are expected to offer. Some primary schools, junior-senior high schools, colleges and universities that compete with the educational institutions the Group operates are owned by governmental agencies and can finance capital expenditures on a tax-exempt basis. According to the Notice of the MOF and the State Administration of Taxation of the PRC on Relevant Tax Issues concerning Education Institutions (Caishui [2004] No. 39) (《財政部、國家稅務總局關於教育稅收政策的通知》) (財稅[2004]第39號), the education institutions with preferential tax treatment, which collect tuition fees, including extra charges for education, are entitled to tax benefits including exemption from income, turnover and property taxes.

Some of the competitors or potential competitors of the educational institutions the Group operates may be larger, be more established, have greater geographic coverage, offer a wider range of services or have more capital or other resources than the Group does. Each of the educational institutions the Group operates competes with one other main school, college or university as well as various other education centres and training centres in its community. If the competitors of the educational institutions the Group operates receive adequate financing, actively recruit teaching staff, expand their services and/or obtain favourable managed training contracts, the educational institutions the Group operates could face difficulties retaining existing students and attracting new students. The educational institutions the Group operates may also face these difficulties if any of their competitors expand existing educational institutions or open new educational institutions in the markets where the educational institutions the Group operates service. Increased competition may also reduce the fees that the educational institutions the Group operates are able to charge their students.

If the Group is unable to successfully centralise operations for its existing or future operations, it may fail to achieve anticipated synergies, cost savings and growth opportunities and the Group's business and prospects may be materially and adversely affected.

The Group's successful operation of the primary schools, junior-senior high schools, colleges and universities the Group operates and any additional primary schools, junior-senior high schools, colleges and universities the Group may acquire control of in the future depends in part upon the Group's ability to improve the operational efficiencies in each of the primary schools, junior-senior high schools, colleges and universities and of the group of primary schools, junior-senior high schools, colleges and universities as a whole. In order to achieve these operational efficiencies, the Group seeks to centralise its operations by, among other things, centralising the procurement of educational products and materials, marketing efforts and information technology systems. If the Group is not able to successfully centralise its operations, the Group may not be able to realise all the anticipated synergies, cost savings and growth opportunities that the Group hopes to achieve by operating a group of primary schools, junior-senior high schools, colleges and universities and the Group's business and prospects may be materially and adversely affected.

If the Group fails to develop and introduce new courses, services and products that meet the Group's target customers' expectations, or adopt new technologies important to its business, its competitive position and ability to generate revenues may be materially and adversely affected.

The Group focuses on providing private educational services in urban communities. As the growing trend towards urbanisation is expected to result in more people seeking job and career advancement opportunities in urban areas, the development of new courses, services and products is subject to risks and uncertainties. Unexpected technical, operational, logistical, regulatory or other problems could delay or prevent the introduction of one or more of new courses, service or products. Moreover, the

Group cannot assure you that any of these courses, products and services will match the quality or popularity of those developed by the Group's competitors, achieve widespread market acceptance or generate the desired level of income.

The technology used in internet and value-added telecommunications services and products in general, and in online education services in particular, has evolved a lot in recent years. The online course providers seek to satisfy the demand of self-taught learners for high-level education and part-time workers seeking time flexibility. Providers of traditional education may lose part of the target course participants, if they fail to anticipate and adapt to such technological changes.

The education sector is subject to extensive regulation in the PRC, and the Group's ability to conduct business is highly dependent on its compliance with these regulatory frameworks.

The PRC government regulates all aspects of the education sector, including licensing of parties to perform various services, pricing of tuition and other fees, curriculum content, standards for the operations of schools and learning centres associated with foreign participation. The laws and regulations applicable to the education sector are in some aspects vague and uncertain, and often lack detailed implementing regulations. These laws and regulations are subject to change, and new laws and regulations may be adopted, some of which may have retroactive application or have a negative effect on the Group's business. For example, in 2003, the PRC government adopted a new regulatory framework for Chinese-foreign cooperation in education. This new framework may encourage institutions with more experience, better reputation, greater technological know-how and larger financial resources to develop in the PRC. In addition, because the PRC government and the public view the conduct of educational institutions as a vital social service, there is considerable ongoing scrutiny of the education sector and its participants.

The Group focuses on providing private educational services and cooperates with some foreign schools. The Group must comply with the PRC's extensive regulations on private and foreign participation in the education sector, which have caused the Group to adopt complex structural arrangements with its PRC subsidiary and PRC affiliated entity. If the relevant PRC authorities decide that the Group's structural arrangements have not complied with these restrictions, the Group would be precluded from conducting some or all of its current business.

PRC regulators have broad powers to regulate the tuition and other fees charged by schools and, as a result, can adversely impact the fees the Group receives from the schools to which it provides services, as well as the returns from the private schools operated by the Group's PRC affiliated entity. While investors are allowed to establish and operate profit private schools, they are not allowed to establish and operate profit private schools providing compulsory education.

Although the Group's corporate structure and business are designed to comply with the limitations on foreign investment and participation in the education sector, the Group cannot assure you that it will not be found to be in violation of any current or future PRC laws and regulations. There are substantial uncertainties regarding the interpretation and application of PRC laws and regulations. If the Group or its PRC subsidiary or PRC affiliated entity are found to be or to have been in violation of PRC laws or regulations limiting foreign ownership or participation in the education sector, the relevant regulatory authorities have broad discretion in dealing with such violation, including but not limited to:

- levying fines and confiscating illegal income;

- restricting or prohibiting the Group’s use of the proceeds from this offering to finance its business and operations in the PRC;
- requiring the Group to restructure the ownership structure or operations of its PRC subsidiary or PRC affiliated entity;
- requiring the Group to discontinue all or a portion of its business; and/or
- revoking business licences.

Any of these or similar actions could cause significant disruption to the Group’s business operations or render the Group unable to conduct all or a substantial portion of its business operations.

If the educational institutions the Group operates are unable to obtain necessary governmental approvals for their expansion plans, the Group’s business and its prospects for growing its business may be adversely affected.

In the PRC, primary schools, junior-senior high schools, colleges or universities expansion plans may require governmental approval in advance. For example, the educational institutions the Group operates may need to obtain governmental approval to add additional educational facilities and to purchase and spread educational product, such as reference books and multi-media study materials. If the educational institutions the Group operates are unable to obtain the necessary governmental approvals to expand the operations of the educational institutions the Group operates, the Group’s ability to generate additional revenue through the expansion of educational services and facilities will be limited.

RISKS RELATING TO THE PRC

PRC has experienced a slowdown in its economic development and the future performance of China’s economy is uncertain.

The Group primarily engages in property development, trading and education in the PRC and its revenue is substantially derived from its operating activities in the PRC. Therefore, the performance of the PRC economy affects, to a significant degree, the Group’s business, financial conditions, results of operations and prospects. The economy of the PRC experienced rapid growth in the past 30 years. There has been a slowdown in the growth of the PRC’s GDP since the second half of 2013 and this has raised market concerns that the historic rapid growth of the economy of the PRC may not be sustainable. According to the National Statistics Bureau of the PRC, for the years ended 31 December 2016, 2017, 2018 and 2019, China’s GDP growth rate was 6.7 per cent., 6.9 per cent., 6.6 per cent. and 6.1 per cent, respectively. The recent outbreak of COVID-19 has also had a significant impact on China’s economy. According to statistics released by the National Statistics Bureau of the PRC, China’s GDP for the year of 2020 increased 2.3% year on year, the lowest growth rate since 1976 but the only major economy to have expanded in the pandemic-ravaged year. Rapid acceleration at the end of 2020 means China’s economy was growing more strongly than it was before the coronavirus pandemic hit. On June 29, 2020, S&P affirmed its sovereign credit ratings on China at “A+” for the long term with a stable outlook on Monday, stating that China is likely to maintain above-average economic growth performance relative to other middle-income economies in the next few years, despite the pressure of uncertainties over the COVID-19 pandemic, US-China tensions and ongoing efforts to restructure the

economy and reduce financial risks. On September 14, 2020, Moody's had affirmed its A1 long-term local and foreign currency rating on China with a stable outlook, citing the strength of the country's institutions and governance in mitigating credit risks.

The future performance of the PRC's economy is not only affected by the economic and monetary policies of the PRC government. It is also exposed to material changes in global economic and political environments as well as the trade policies performance of certain major developed economies in the world, such as the United States and the European Union. In particular, ongoing international trade disputes, including tariff actions announced by the United States, the PRC and certain other countries, and the uncertainties created by such disputes may adversely affect the economies in jurisdictions in which we operate as well as global markets and economic conditions. In addition, the United Kingdom withdrew from the European Union on January 31, 2020 ("**Brexit**"), but continued to participate in certain European Union organizations (such as the customs union) during a transition period that ended on December 31, 2020. With Brexit taking full effect, there remains uncertainty about the future relationship between the United Kingdom and the European Union. Although a new trade and cooperation agreement between the United Kingdom and the European Union was agreed upon on December 24, 2020, applied on a provisional basis for a limited time until April 30, 2021 and formally entered into force on 1 May 2021, it is unclear how Brexit would ultimately affect the fiscal, monetary and regulatory landscape within the United Kingdom, the European Union and the rest of the world. Therefore, there exists a continued uncertainty for the overall prospects for the global and the PRC economies this year and beyond.

Uncertainty with respect to the PRC legal system could affect the Group.

As substantially all of the Group's business operations are conducted, and substantially all of the Group's assets are located, in the PRC, the Group's operations are governed principally by PRC laws and regulations. The PRC legal system is based on written statutes while prior court decisions can only be cited as reference. Since 1979, the PRC government has promulgated laws and regulations in relation to economic matters such as foreign investment, corporate organisation and governance, commerce, taxation, foreign exchange and trade, with a view to developing a comprehensive system of commercial law. However, the PRC has not developed a fully integrated legal system and recently enacted laws and regulations that may not sufficiently cover all aspects of economic activities in the PRC. In particular, because these laws and regulations are relatively new, and because of the limited volume of published decisions and their non-binding nature, the interpretation and enforcement of these laws and regulations involve uncertainties. In addition, the PRC legal system is based, in part, on government policies and internal rules (some of which are not published on a timely basis or at all) that may have a retroactive effect. As a result, the Group may not be aware of its violation of these policies and rules until sometime after the violation. In addition, any litigation in the PRC may be protracted and result in substantial costs and diversion of resources and management's attention and it may be difficult to obtain a swift and equitable enforcement of laws in the PRC, or the enforcement of judgements by a court of another jurisdiction. These uncertainties relating to the interpretation and implementation of PRC laws and regulations may adversely affect the legal protections and remedies that are available to the Group in its operations and to the holders of the Bonds.

Investors may experience difficulties in effecting service of legal process and enforcing judgements against the Group and its management.

The Group and a number of its subsidiaries are incorporated in the PRC. A substantial portion of the Group's assets are located in the PRC. In addition, most of the Group's directors, supervisors and senior management reside within the PRC and the assets of such directors and officers may be located within the PRC. As a result, it may not be possible to effect service of process outside the PRC upon most of the Group's directors, supervisors and senior management, including for matters arising under applicable securities law. A judgement of a court of another jurisdiction may be reciprocally recognised or enforced if the jurisdiction has a treaty with China or if judgements of the PRC courts have been recognised before in that jurisdiction, subject to the satisfaction of other requirements. However, China does not have treaties providing for the reciprocal recognition and enforcement of judgements of courts with many countries, including Japan, the United States and the United Kingdom. Therefore, it may be difficult for Investors to enforce any judgements obtained from foreign courts against the Group or any of its respective directors, supervisors or senior management in the PRC.

Government control of currency conversion may adversely affect the value of investors' investments.

Most of the Group's operating income is denominated in Renminbi, which is also the reporting currency. Renminbi is not a freely convertible currency. A portion of the Group's cash may be required to be converted into other currencies in order to meet the Group's foreign currency needs, including cash payments on declared dividends, if any, on the Bonds. However, the PRC government may restrict future access to foreign currencies for current account transactions at its discretion. If this were to occur, the Group might not be able to pay dividends to the holders of the Bonds in foreign currencies. On the other hand, foreign exchange transactions under capital account in the PRC continue to be not freely convertible and require the approval of the SAFE. These limitations could affect the Group's ability to obtain foreign currencies through equity financing, or to obtain foreign currencies for capital expenditures.

The payment of dividends by the Group's operating subsidiaries in the PRC is subject to restrictions under the PRC law.

The PRC laws require that dividends be paid only out of net profit, calculated according to the PRC accounting principles, which differ from generally accepted accounting principles in other jurisdictions. In addition, the PRC law requires enterprises set aside part of their net profit as statutory reserves before distributing the net profit for the current financial year. These statutory reserves are not available for distribution as cash dividends. Since the availability of funds to fund the Group's operations and to service the Group's indebtedness depends upon dividends received from these subsidiaries, any legal restrictions on the availability and usage of dividend payments from the Group's subsidiaries may impact the Group's ability to fund its operations and to service its indebtedness.

There can be no assurance of the accuracy or comparability of facts and statistics contained in this Offering Circular with respect to the PRC, its economy or the relevant industry.

Facts and other statistics in this Offering Circular relating to the PRC, its economy or the relevant industry in which the Group operates have been directly or indirectly derived from official government publications and certain other public industry sources and although the Group believes such facts and statistics are accurate and reliable, it cannot guarantee the quality or the reliability of such source materials. They have not been prepared or independently verified by the Group, the Trustee, the Agents

or any of the Group's or their respective affiliates, employees, directors, agents, advisors or representatives, and, therefore, the Group, the Trustee, the Agents or any of the Group's or their respective affiliates, employees, directors, agents, advisors or representatives makes no representation as to the completeness, accuracy or fairness of such facts or other statistics, which may not be consistent with other information compiled within or outside the PRC. Due to possibly flawed or ineffective collection methods or discrepancies between published information and market practice and other problems, the statistics herein may be incomplete, inaccurate or unfair or may not be comparable to statistics produced for other economies or the same or similar industries in other countries and should not be unduly relied upon. Furthermore, there is no assurance that they are stated or compiled on the same basis or with the same degree of accuracy as may be the case elsewhere. In all cases, Investors should give consideration as to how much weight or importance they should attach to or place on such facts or other statistics.

The Issuer may be deemed a PRC resident enterprise under the PRC Corporate Income Tax Law, which may subject it to PRC taxation on its worldwide income, require it to withhold taxes on interest it pays on the Bonds and require holders of the Bonds to pay taxes on gains realised from the sale of the Bonds.

Under the PRC Corporate Income Tax Law and the related regulations, enterprises organised under the laws of jurisdictions outside the PRC with their “de facto management bodies” located within the PRC may be considered PRC “resident enterprises” and subject to 25 per cent. PRC income tax on their worldwide income. The implementation rules to the PRC Corporate Income Tax Laws define the term “de facto management body” as a “body that has material and overall management and control over the manufacturing and business operations, personnel and human resources, finances and treasury”. The Group currently takes the position that the Issuer is not a PRC “resident enterprise”. However, the Group has been advised by its PRC legal advisor, Beijing Dentons Law Offices, LLP (Fuzhou), that there is uncertainty as to whether the Issuer will be treated as a PRC “resident enterprise” for the purpose of the PRC Corporate Income Tax Law. If the Issuer is treated as a PRC “resident enterprise”, PRC income tax at a rate of 10 per cent. would be required to be withheld from interest and any redemption premium payments to holders that are “non-resident enterprises” and that do not have an establishment or place of business in the PRC, or that have such establishment or place of business but the relevant income is not effectively connected with such establishment or place of business, if such income is treated as arising from sources within the PRC. The PRC Individual Income Tax Law also imposes a withholding tax at the rate of 20 per cent. on interest from a PRC source paid to non-resident individual holders. In addition, any gain realised on the sale of the Bonds by such holders would be subject to PRC income tax at the rate of 10 per cent. for non- resident enterprise holders or 20 per cent. for non-resident individual holders if such gain is regarded as income derived from sources within the PRC. These tax rates may be reduced by an applicable tax treaty. However, it is unclear whether in practice non-resident holders would be able to obtain the benefit of income tax treaties entered into between PRC and their countries. Furthermore, because the Parent Guarantor is incorporated in the PRC, any payment under the Parent Guarantee will be subject to PRC withholding tax at the rates described above. The Issuer and the Parent Guarantor have agreed to pay, subject to certain exceptions, such Additional Amounts (as defined herein) as will result in the holders' receipt of the amounts that would have been received in the absence of any withholding of taxes by the Issuer or the Parent Guarantor. If the Issuer is required to withhold PRC taxes from payments on the Bonds, or if payments are made under the Parent Guarantee, the requirement to pay Additional Amounts with respect to any PRC tax withheld will increase the cost of servicing the Bonds and will adversely affect the Group's cash flows and financial positions.

On 23 March 2016, MOF and the State Administration of Taxation jointly issued the Circular of Full Implementation of Business Tax to VAT Reform (Cai Shui [2016] No. 36) (關於全面推開營業稅改徵增值稅試點的通知) (財稅[2016]36號) (the “**Circular 36**”), which provides that all business tax payers are included into the pilot programme to pay a value-added tax (“**VAT**”) from 1 May 2016. VAT is applicable where the entities or individuals provide services within the PRC. VAT is unlikely to be applicable to any transfer of Bonds between entities or individuals located outside of the PRC and therefore unlikely to be applicable to gains realised upon such transfers of Bonds, but there is uncertainty as to the applicability of VAT if either the seller or buyer of Bonds is located inside the PRC. As Circular 36 and laws and regulations pertaining to VAT are relatively new, the interpretation and enforcement of such laws and regulations involve uncertainties.

RISKS RELATING TO THE BONDS, THE PARENT GUARANTEE AND THE STANDBY LETTER OF CREDIT

The Issuer is a special-purpose finance vehicle and payments with respect to the Bonds are dependent upon cash flow from other members of the Group.

The Issuer is a special-purpose finance vehicle with no material operations and no significant assets. The Issuer’s primary assets are intergroup loans to other member(s) of the Group. Accordingly, the Issuer’s ability to pay principal and interest on the Bonds will depend upon its receipt of principal and interest payments on the intergroup loans from such borrowing entities and the ability of the Parent Guarantor to honour its obligations under the Parent Guarantee. The borrowing subsidiaries may not have material operations or assets, and therefore depend upon the receipt of sufficient funds from the Parent Guarantor or other members in the Group to meet their obligations.

Payments with respect to the Parent Guarantee are structurally subordinated to liabilities, contingent liabilities and obligations of the Parent Guarantor’s subsidiaries.

The Parent Guarantor conducts a substantial part of its operations through its subsidiaries in the PRC. The Bonds will not be guaranteed by any of the current or future subsidiaries. In addition, shares of the Parent Guarantor’s subsidiaries will not be pledged for the benefit of the Bondholders. Accordingly, the Parent Guarantor’s ability to honour the Parent Guarantee will depend upon its receipt of principal and interest payments on intercompany loans and distributions of dividends from its subsidiaries, mainly its PRC subsidiaries.

Creditors, including trade creditors of the Parent Guarantor’s subsidiaries and any holders of preferred shares in such entities, would have a claim on their respective assets that would be prior to the claims of the Bondholders. As a result, the Parent Guarantor payment obligations under the Parent Guarantee will be effectively subordinated to all existing and future obligations of its subsidiaries (including obligations of its subsidiaries under guarantees issued in connection with its business), and all claims of creditors of the Parent Guarantor’s subsidiaries will have priority as to the assets of such entities over its claims and those of the Parent Guarantor’s creditors, including the Bondholders.

As at 31 December 2020, the Parent Guarantor’s subsidiaries had total borrowings of approximately RMB121,617 million. The Bonds and the Trust Deed permit the Parent Guarantor and its subsidiaries to incur additional indebtedness and issue additional guarantees. The Bonds and the Trust Deed do not restrict the ability of the Parent Guarantor’s subsidiaries to issue guarantees in the ordinary course of

business. In addition, the secured creditors of the Issuer and the Parent Guarantor have priority as to the Parent Guarantor's assets or the assets of the Issuer securing the related obligations over claims of the Bondholders.

The Parent Guarantor has substantial indebtedness and may incur substantial additional indebtedness in the future, which could adversely affect its financial health and its ability to generate sufficient cash to satisfy its outstanding and future debt obligations.

The Parent Guarantor has and may from time to time incur, a substantial amount of bank and other borrowings. As at 31 December 2020, the Parent Guarantor's total indebtedness (comprising short-term borrowings, non-current liabilities due within one year, other current liabilities, long-term borrowings and bonds payable) was RMB135,566 million, of which RMB46,490 million would become due within 12 months. In addition, as at 31 December 2020, the Parent Guarantor and its subsidiaries provided guarantees for loans of third parties with an aggregate principal amount of RMB1,557 million and the Parent Guarantor pledged 207 million shares of Yango City held by the Parent Guarantor and its subsidiaries and 232 million shares of Yango City held by Oriental Xinlong Financing Guarantee Co., Ltd., its wholly-owned subsidiary, to secure loans of third parties. These bank borrowing and any significant increase in the Parent Guarantor's outstanding bank and other borrowings could have important consequences for you. For example, it could:

- limit the Parent Guarantor's ability to satisfy its obligations under the Bonds and other debt;
- increase the Parent Guarantor's vulnerability to adverse general economic and industry conditions;
- require the Parent Guarantor to dedicate a substantial portion of its cash flow from operations to servicing and repaying its indebtedness, thereby reducing the availability of its cash flow to fund working capital, capital expenditures and other general corporate purposes;
- limit the Parent Guarantor's flexibility in planning for or reacting to changes in its businesses and the industry in which it operates;
- place the Parent Guarantor at a competitive disadvantage compared to its competitors that have less debt;
- limit, along with the financial and other restrictive covenants of the Parent Guarantor's indebtedness, among other things, its ability to borrow additional funds; and
- increase the cost of additional financing.

The Parent Guarantor's ability to generate sufficient cash to satisfy its outstanding and future debt obligations will depend upon its future operating performance, which will be affected by prevailing economic conditions and financial, business and other factors, many of which are beyond the Parent Guarantor's control. If the Parent Guarantor is unable to service its indebtedness, it will be forced to adopt an alternative strategy that may include actions such as reducing or delaying capital expenditures, selling assets, restructuring or refinancing its indebtedness or seeking equity capital. These strategies may not be instituted on satisfactory terms, if at all. If the Parent Guarantor or its subsidiaries incur additional debt, the risks that it faces could intensify.

There can be no assurance that the Parent Guarantor will be able to obtain and remit foreign exchange.

The ability of the Issuer to satisfy its obligations under the Bonds depends upon the Parent Guarantor's ability to obtain and remit sufficient foreign currency to the Issuer. The Parent Guarantor needs to present certain documents to the SAFE, its authorised branch, or the designated foreign exchange bank, for approval before it can obtain and remit foreign currencies out of the PRC. If the Parent Guarantor for any reason fails to satisfy any of the PRC legal requirements for remitting foreign currency payments, it will be unable to make payments to the Issuer in foreign currency, which may affect the Issuer's ability to satisfy its obligations under the Bonds.

The Parent Guarantor may be subject to risks presented by fluctuations in exchange rates between the Renminbi and other currencies, particularly the U.S. dollar.

The Bonds are denominated in U.S. dollars, whereas substantially all of the Parent Guarantor's revenues are generated by its PRC operating subsidiaries and are denominated in Renminbi. However, the PBOC surprised the markets in August 2015 by devaluing the Renminbi, lowering its daily mid-point trading price significantly against the U.S. dollar for three times. The currency devaluation of the Renminbi was intended to bring it more in line with the market by taking market signals into account. Renminbi depreciated significantly against the U.S. dollar following this August 2015 announcement by the PBOC. In January and February 2016, Renminbi experienced further fluctuation in value against the U.S. dollar. Further, the Renminbi further depreciated in value against the U.S. dollar and reached the lowest in recent six years. With an increased floating range of the Renminbi's value against foreign currencies and a more market-oriented mechanism for determining the midpoint exchange rates, the Renminbi may further appreciate or depreciate significantly in value against the U.S. dollar or other foreign currencies in the long-term.

If in the long-term the Renminbi depreciates against the U.S. dollar, the Parent Guarantor's financial condition and results of operations could be adversely affected because of its substantial U.S. dollar-denominated indebtedness and other obligations. Such a depreciation could also adversely affect the value, translated or converted into U.S. dollars or otherwise, of the Parent Guarantor's earnings and its ability to satisfy its obligations under the Bonds and other indebtedness denominated in foreign currencies. There are limited hedging instruments available in China to reduce the Parent Guarantor's exposure to exchange rate fluctuations between the Renminbi and other currencies. To date, the Parent Guarantor has not entered into any hedging transactions to reduce its exposure to such risks. Following the offering of the Bonds, the Parent Guarantor may enter into foreign exchange or interest rate hedging agreements in respect of its U.S. dollar-denominated liabilities under the Bonds. These hedging agreements may require the Parent Guarantor to pledge or transfer cash and other collateral to secure its obligations under the agreements, and the amount of collateral required may increase as a result of mark-to-market adjustments. The Joint Lead Managers and their respective affiliates may enter into such hedging agreements permitted under the Trust Deed, and these agreements may be secured by pledges of the Parent Guarantor's cash and other assets as permitted under the Trust Deed. If the Parent Guarantor was unable to provide such collateral, it could constitute a default under such agreements.

Any hedging obligation entered into, or to be entered into by the Parent Guarantor or its subsidiaries, may contain terms and conditions that may result in the early termination, in whole or in part, of such hedging obligation upon the occurrence of certain termination or analogous events or conditions (howsoever described), including such events relating to the Parent Guarantor and/or any of its subsidiaries, and the terms and conditions of such hedging obligation(s) may provide that, in respect of

any such early termination, limited or no payments may be due and payable to, or that certain payments may be due and payable by, the Parent Guarantor and/or any of its subsidiaries (as relevant) in respect of any such early termination. Any such early termination, in whole or in part, of any such hedging obligation(s), and the payment and any other consequences and effects of such early termination(s), may be material to the Parent Guarantor's financial condition and/or any of its subsidiaries and may be material in relation to the performance of the Parent Guarantor's or their respective obligations under or in relation to the Bonds (if applicable), any indebtedness or any other present or future obligations and commitments.

The Issuer or the Parent Guarantor may not be able to redeem the Bonds upon the occurrence of a Change of Control.

The Issuer or the Parent Guarantor may have to redeem the Bonds upon the occurrence of a Change of Control (as defined in the Terms of Conditions of the Bonds) at a purchase price equal to 100 per cent. of the principal amount plus accrued and unpaid interest. See "*Terms and Conditions of the Bonds — Redemption for Relevant Events*".

The source of funds for any such purchase would be the Issuer's and the Parent Guarantor's available cash or third-party financing. However, the Issuer or the Parent Guarantor may not have enough available funds at the time of the occurrence of a Change of Control. The Issuer's or the Parent Guarantor's failure to redeem the Bonds would constitute an Event of Default under the Bonds. The Event of Default may, in turn, constitute an event of default under other indebtedness, any of which could cause the related debt to be accelerated after any applicable notice or grace periods. If the Issuer's or the Parent Guarantor's other debt were to be accelerated, the Issuer's or the Parent Guarantor may not have sufficient funds to purchase the Bonds and repay the debt.

In addition, the definition of "Change of Control" for purposes of the Terms and Conditions of the Bonds does not necessarily afford protection for the Bondholders in the event of some highly leveraged transactions, including certain acquisitions, mergers, refinancing, restructurings or other recapitalisations, although these types of transactions could increase the Parent Guarantor's indebtedness or otherwise affect the Parent Guarantor's capital structure or credit ratings. The definition of "Change of Control" for purposes of the Terms and Conditions of the Bonds also includes a phrase relating to the sale of "all or substantially all" of the Parent Guarantor's assets. Although there is a limited body of case law interpreting the phrase "substantially all", there is no precise established definition under applicable law. Accordingly, the Parent Guarantor's obligation to make an offer to purchase the Bonds, and the ability of a Bondholder to require the Parent Guarantor to purchase its Bonds pursuant to the offer as a result of a highly leveraged transaction or a sale of less than all of the Parent Guarantor's assets, may be uncertain. Investors should note that the Parent Guarantor's equity interests may, from time to time be, pledged by the Parent Guarantor's shareholders to secure financing provided by third-party banks to the Parent Guarantor's shareholders. If the Parent Guarantor's shareholders default on such financing, it may result in enforcement of such pledges by such third-party banks, that may result in the occurrence of a Change of Control.

The Issuer or the Parent Guarantor may not be able to redeem the Bonds upon the occurrence of a SAFE Noncompliance Event.

Following the occurrence of a SAFE Noncompliance Event (as defined in the Terms of Conditions of the Bonds), the holder of any Bond will have the right, at such holder's option, to require the Issuer to redeem all, but not some only, of the Bonds at a price in cash equal to 100 per cent. of the principal

amount of the Bonds repurchased, plus accrued and unpaid interest on the principal amount of the Bonds being repurchased to but excluding the date of repurchase. See “*Terms and Conditions of the Bonds — Redemption for Relevant Events*”. If such an event were to occur, the Issuer may not have sufficient cash in hand and may not be able to arrange financing to redeem the Bonds in time, or on acceptable terms, or at all. There is also no assurance that the Parent Guarantor would have sufficient liquidity at such time to make the required redemption of the Bonds. The ability to redeem the Bonds in such event may also be limited by the terms of other debt instruments. The Issuer’s and the Parent Guarantor’s failure to repay, repurchase or redeem the Bonds could constitute an event of default under the Bonds, which may also constitute a default under the terms of the Issuer’s or the Parent Guarantor’s other indebtedness.

The Bonds will be mandatorily redeemed upon a pre-funding failure.

The Conditions provide for a demand to be made under the Standby Letter of Credit in the event the Issuer fails to pre-fund principal and or interest payments due on the Bonds or upon the occurrence of an Event of Default under the Bonds. Such demand will be made in respect of the full amount of the outstanding principal due and interest accrued on the Bonds (together with all fees, expenses and other amounts payable by the Issuer under or in connection with the Bonds, the Trust Deed and/or the Agency Agreement then outstanding), and thereafter the Bonds will be mandatorily redeemed in accordance with Condition 6(d) (Mandatory Redemption upon Pre-funding Failure). Bondholders will not be able to hold their Bonds to maturity should such mandatory redemption occur.

The Parent Guarantor does not have operational control over entities and strategic alliances in which it holds a minority interest, and the conduct of the controlling shareholder or other major shareholders in such arrangements may harm the Parent Guarantor’s reputation or adversely affect the value of the Parent Guarantor’s investment and may limit its ability to offer its products in certain markets directly or through other third parties.

The Parent Guarantor has and may in the future acquire minority equity interests in entities and enter into strategic alliances, in which it lacks management and operational control. Minority investments involve risks. The controlling shareholder and other major shareholders in such entities and alliances may have business interests, strategies or goals that are inconsistent with the Parent Guarantor’s, including with respect to customer relations, investments, marketing and other business initiatives, interactions with local governments and competitors, and business decisions. Actions or omissions of the controlling shareholder, other major shareholders or the entity in which the Parent Guarantor has an interest may result in harm to the Parent Guarantor’s reputation or adversely affect the value of its investment. The Parent Guarantor’s partners may encounter financial difficulties, including declaring bankruptcy, which may as a practical matter subject the Parent Guarantor to such partners’ liabilities in connection with the entity in which the Parent Guarantor has an interest. In addition, the Parent Guarantor’s minority investments in certain unlisted companies are not liquid or easily transferable which may adversely affect the value of such investments. The occurrence of any or all of these events could have a material adverse effect on the Parent Guarantor’s results of operations.

The Issuer may be able to redeem the Bonds in whole but not in part at a redemption price equal to 100 per cent. of the principal amount plus accrued and unpaid interest in the event the Issuer is required to pay Additional Tax Amounts because it is treated as a PRC “resident enterprise”.

As discussed under “Risk Factors — Risks Relating to the PRC — The Issuer may be deemed a PRC resident enterprise under the PRC Corporate Income Tax Law, which may subject it to PRC taxation on its worldwide income, require it to withhold taxes on interest it pays on the Bonds and require the holders of the Bonds to pay taxes on gains realised from the sale of the Bonds”, the Issuer may be treated as a PRC “resident enterprise” under the EIT Law.

In the event that the Issuer is treated as a PRC “resident enterprise” under the EIT Law, it may be required to withhold PRC income tax on interest paid to certain of its non-resident investors. In such case, the Issuer will, subject to certain exceptions, be required to pay such Additional Tax Amounts as will result in receipt by a Bondholder of such amounts as would have been received by the Bondholder had no such withholding been required.

As described under the subsection entitled “*Terms and Conditions — Redemption for Taxation Reasons*”, in the event that the Issuer is required to pay Additional Tax Amounts as a result of certain changes in tax law, including any change to an existing official position or the stating of an official position regarding the application or interpretation of such tax law that results in the Issuer being required to withhold tax on interest payments as a result of its being treated as a PRC “resident enterprise”, the Issuer may redeem the Bonds in whole but not in part at a redemption price equal to 100 per cent. of the principal amount plus accrued and unpaid interest and any Additional Tax Amounts.

The insolvency laws of the Cayman Islands and other local insolvency laws may differ from the laws of jurisdictions with which the Bondholders are familiar.

The Issuer is incorporated under the laws of the Cayman Islands. Therefore, an insolvency proceeding relating to the Issuer, even if brought in the United States, would likely involve the insolvency laws of the Cayman Islands, which may have different procedural and substantive provisions from the United States federal bankruptcy law. In addition, the Parent Guarantor is incorporated in the PRC. The insolvency law the PRC may also differ from the laws of the United States or other jurisdictions with which the Bondholders are familiar.

The Parent Guarantor conducts substantially all of its business operations through PRC-incorporated subsidiaries in the PRC. The Parent Guarantor is therefore subject to the bankruptcy and insolvency laws of the PRC in a bankruptcy or insolvency proceeding involving its PRC subsidiaries. The PRC laws and regulations relating to bankruptcy and insolvency and the legal proceedings in that regard may significantly differ from those of jurisdictions with which the Bondholders are familiar. You should analyse the risks and uncertainties carefully before you invest in the Parent Guarantor’s Bonds.

If the Issuer or the Parent Guarantor is unable to comply with the restrictions and covenants in their respective debt agreements or the Trust Deed, there could be a default under the terms of these agreements or the Trust Deed, which could cause repayment of the Issuer’s or the Parent Guarantor’s debt to be accelerated.

If the Issuer or the Parent Guarantor is unable to comply with the restrictions and covenants in the Trust Deed, or its current or future debt and other agreements, there could be a default under the terms of these agreements. In the event of a default under these agreements, the holders of the debt could

terminate their commitments to lend to the Issuer or the Parent Guarantor, accelerate the debt and declare all amounts borrowed due and payable or terminate the agreements, as the case may be. Furthermore, some of the Issuer's or the Parent Guarantor's debt agreements, including the Trust Deed, contain cross-acceleration or cross-default provisions. As a result, the Issuer's or the Parent Guarantor's default under one debt agreement may cause the acceleration of debt, including the Bonds, or result in a default under its other debt agreements, including the Trust Deed. If any of these events occurs, there is no assurance that the Issuer's or the Parent Guarantor's assets and cash flow would be sufficient to repay in full all of its indebtedness, or that it would be able to find alternative financing. Even if the Issuer or the Parent Guarantor could obtain alternative financing, it cannot assure you that it would be on terms that are favourable or acceptable to the Issuer or the Parent Guarantor.

The Bonds may initially be sold to a small number of investors and do not have a liquid trading market. In addition, one or more of the investors may own a significant percentage or a majority of the Bonds and may therefore be able to exercise certain rights and powers on behalf of all Bondholders.

The Bonds may initially be sold to a small number of investors. Accordingly, there may not be a liquid trading market for the Bonds, in which case you may not be able to resell your Bonds at their fair market value or at all. In addition, one or more of the investors may hold a significant percentage or a majority of the aggregate principal amount of the Bonds. Any Bondholder of a majority in aggregate principal amount of the Bonds will have certain rights and powers under the Trust Deed and related documents. Accordingly, any investor that holds a majority in aggregate principal amount of the Bonds will be able to exercise such rights and powers on behalf of all Bondholders and control the outcome of votes on such matters even if such outcome is not in line with the interest of the Bondholders who vote against the matters.

A trading market for the Bonds may not develop, and there are restrictions on resales of the Bonds.

The Bonds are a new issue of securities for which there is currently no trading market. The Parent Guarantor has been advised that the Joint Lead Managers intend to make, or to continue to make, a market in the Bonds, but the Joint Lead Managers are not obligated to do so and may discontinue such market making activity at any time without notice. In addition, the Bonds are being offered pursuant to exemptions from registration under the Securities Act and, as a result, you will only be able to resell your Bonds in transactions that have been registered under the Securities Act or in transactions not subject to or exempt from registration under the Securities Act. See "*Subscription and Sale*". The Parent Guarantor cannot predict whether an active trading market for the Bonds will develop or be sustained.

The liquidity and price of the Bonds following the offering may be volatile.

The price and trading volume of the Bonds may be highly volatile. Factors such as variations in the Issuer's or the Parent Guarantor's revenues, earnings and cash flows and proposals for new investments, strategic alliances and/or acquisitions, interest rates and fluctuations in prices for comparable companies, government regulations and changes thereof applicable to the Parent Guarantor's industry and general economic conditions nationally or internationally, any adverse change in the credit rating, the revenues, earnings, results of operations or otherwise in the financial conditions of the LC Bank could cause the price of the Bonds to change. Any such developments may result in large and sudden changes in the volume and price at which the Bonds will trade. There is no assurance cannot assure you that these developments will not occur in the future.

Certain facts and statistics are derived from publications not independently verified by the Group, the Joint Lead Managers or its or their respective advisors.

Facts and statistics in this Offering Circular relating to the PRC economy and the property development industry, trading industry, education industry and the information of LC Bank are derived from publicly available sources. While the Issuer or the Parent Guarantor has taken reasonable care to ensure that the facts and statistics presented are accurately reproduced from such sources, they have not been independently verified by the Issuer or the Parent Guarantor, the Joint Lead Managers or its or their respective advisors and, therefore, the Issuer or the Parent Guarantor makes no representation as to the accuracy of such facts and statistics, which may not be consistent with other information compiled within or outside China. Due to possibly flawed or ineffective calculation and collection methods and other problems, the facts and statistics herein may be inaccurate or may not be comparable to facts and statistics produced for other economies and should not be unduly relied upon. Furthermore, there is no assurance that they are stated or compiled on the same basis or with the same degree of accuracy as may be the case elsewhere.

The Bonds will initially be held in book-entry form, and therefore you must rely on the procedures of the relevant clearing systems to exercise any rights and remedies.

The Bonds will initially only be issued in global form and held through Euroclear and Clearstream. Interests in the Bonds represented by the Global Certificate will trade in book-entry form only, and Bonds in definitive registered form, or definitive registered Bonds, will be issued in exchange for book-entry interests only in very limited circumstances. Owners of book entry interests will not be considered owners or the Bondholders. The nominee of the common depository for Euroclear and Clearstream will be the sole registered holder of the Global Certificate representing the Bonds. Payments of principal, interest and other amounts owing on or in respect of the Global Certificate representing the Bonds will be made to the Paying Agent, which will make payments to Euroclear and Clearstream. Thereafter, these payments will be credited to accounts of participants that hold book-entry interests in the Global Certificate representing the Bonds and credited by such participants to indirect participants. After payment to the nominee of the common depository for Euroclear and Clearstream, the Issuer or the Parent Guarantor will have no responsibility or liability for the payment of interest, principal or other amounts to the owners of book-entry interests. Accordingly, if you own a book-entry interest, you must rely on the procedures of Euroclear and Clearstream or, if you are not a participant in Euroclear and Clearstream, on the procedures of the participant through which you own your interest, to exercise any rights and obligations of Bondholder under the Trust Deed.

Unlike the Bondholders themselves, owners of book-entry interests will not have the direct right to act upon the Issuer's solicitations for consents, requests for waivers or other actions from Bondholders. Instead, if you own a book-entry interest, you will be permitted to act only to the extent you have received appropriate proxies to do so from Euroclear and Clearstream. The procedures implemented for the granting of such proxies may not be sufficient to enable you to vote on a timely basis. Similarly, upon the occurrence of an Event of Default under the Trust Deed, unless and until definitive registered Bonds are issued in respect of all book-entry interests, if you own a book-entry interest, you will be restricted to acting through Euroclear and Clearstream. The procedures to be implemented through Euroclear and Clearstream may not be adequate to ensure the timely exercise of rights under the Bonds.

If the Parent Guarantor fails to complete the post-issuance reporting to the NDRC in connection with the Bonds, the NDRC may impose penalties or other administrative procedures on the Parent Guarantor.

Pursuant to the NDRC Notice, if a PRC enterprise or an offshore enterprise controlled by a PRC enterprise wishes to issue bonds outside of the PRC with a maturity of more than one year, such PRC enterprise must in advance of issuing such bonds, file certain prescribed documents with the NDRC and procure a registration certificate from the NDRC in respect of such issue. According to the NDRC Notice, the NDRC is expected to issue a decision on the submission within seven working days after it accepts the submission. In addition, the enterprise must also report certain details of the bonds to the NDRC within ten business days upon the completion of the bond issue according to the NDRC Notice.

The NDRC Notice is silent on the legal consequences of noncompliance with the pre-issue registration requirement. In the worst case scenario, it might become unlawful for the Issuer and the Parent Guarantor to perform or comply with any of its obligations under the Bonds. Similarly, there is no clarity on the legal consequences of non-compliance with the post-issuance reporting requirement under the NDRC Notice. Additional guidance has been issued by the NDRC (the “**NDRC Notice Guidelines**”) on 18 December 2015, which states that companies, investment banks, law firms and other intermediaries involved in debt securities issues which do not comply with the registration requirement under the NDRC Notice will be subject to a blacklist and sanctions. The NDRC Notice Guidelines are silent as to how such blacklist will be implemented or the exact sanctions that will be enacted by the NDRC, or any impact on the Bondholders, in the event of a noncompliance by the Parent Guarantor with the NDRC Notice. The Parent Guarantor has undertaken to notify the NDRC of the particulars of the issue of the Bonds within the prescribed period under the NDRC Notice.

There can be no assurance that the NDRC will not issue further implementation rules or notices, which may require additional steps in terms of the registration or provide sanctions or other administrative procedures the NDRC may impose in case of failure of such registration with the NDRC, or noncompliance with the post-issuance reporting requirement. There can be no assurance that the registration with the NDRC will not be revoked or amended in the future or that future changes in PRC laws and regulations will not have a negative impact on the performance or validity and enforceability of the Bonds in the PRC. The Parent Guarantor has completed the pre-issue registration with the NDRC and obtained the pre-issue registration certificate on 25 February 2021. If the Parent Guarantor does not report the post issuance information with respect to the Bonds within the timeframe as provided under the NDRC Notice, the NDRC may impose sanctions or other administrative procedures on the Parent Guarantor which may have a material adverse impact on the Bonds and the investors in the Bonds, or to its business, financial condition or results of operations.

If the Parent Guarantor fails to complete the SAFE registration in connection with the Parent Guarantee within the time period prescribed by the SAFE, there may be logistical hurdles for cross-border payment under the Parent Guarantee.

Pursuant to the Parent Guarantee executed by the Parent Guarantor, the Parent Guarantor will unconditionally and irrevocably guarantee the due payment of all sums expressed to be payable by the Issuer under the Bonds and the Trust Deed. The Parent Guarantor is required to submit the Parent Guarantee to the SAFE for registration in accordance with, and within the time period prescribed by, the Foreign Exchange Administration Rules on Cross-border Security. Although the non-registration does not render the Parent Guarantee ineffective or invalid under the PRC law, the SAFE may impose penalties on the Parent Guarantor if registration is not carried out within the stipulated time frame. The

Parent Guarantor intends to register the Parent Guarantee as soon as practicable and in any event within 180th Fujian Business Days after the Issue Date. In addition, if the Parent Guarantor fails to complete the SAFE registration, there may be logistical hurdles at the time of remittance of funds (if any cross-border payment is to be made by the Parent Guarantor under the Parent Guarantee) as domestic banks may require evidence of the SAFE registration in connection with the Parent Guarantee in order to effect such remittance, although this does not affect the validity of the Parent Guarantee itself.

The rating to be assigned to the Parent Guarantor’s corporate ratings may be lowered or withdrawn in the future.

The Parent Guarantor has been assigned a corporate credit rating of “B” with a stable outlook by S&P and “BB-” with a stable outlook by Lianhe Global. The ratings do not constitute a recommendation to purchase, hold or sell the Bonds in as much as such ratings do not comment as to market price or suitability for a particular investor. Each such ratings should be evaluated independently of any other rating on the Bonds, on other securities of ours, or on us. There is no assurance that the ratings will remain in effect for any given period or that the ratings will not be revised by such rating agencies in the future if in their judgement circumstances so warrant, including as a result of the increase in the Parent Guarantor’s level of indebtedness. The Parent Guarantor no obligation to inform holders of the Bonds of any such revision, downgrade or withdrawal. A suspension, reduction or withdrawal at any time of the ratings assigned to us may adversely affect the market price of the Bonds.

The Issuer will follow the applicable corporate disclosure standards for debt securities listed on the SGX-ST, and such standards may be different from those applicable to debt securities listed in certain other jurisdictions.

The Issuer will be subject to reporting obligations in respect of the Bonds to be listed on the SGX-ST. The disclosure standards imposed by the SGX-ST may be different than those imposed by securities exchanges in other countries or regions such as the United States or Hong Kong. As a result, the level of information that is available may not correspond to what investors in the Bonds are accustomed to.

The Parent Guarantee may be challenged under the PRC insolvency or fraudulent transfer laws, which could impair its enforceability.

Under bankruptcy laws, fraudulent transfer laws, insolvency or unfair preference or similar laws in the PRC, or where insolvency proceeding may be commenced with respect to the Parent Guarantee, the Parent Guarantee could be voided, or claims in respect of a it could be subordinated to all other debts of the Parent Guarantor if, among other things, the Parent Guarantor, at the time it incurred the indebtedness evidenced by, or when it gives its guarantee:

- incurred the debt with the intent to hinder, delay or defraud creditors or was influenced by a desire to put the beneficiary of the guarantee in a position which, in the event of the guarantor’s insolvency, would be better than the position the beneficiary would have been in had the guarantee not been given;
- received less than reasonably equivalent value or fair consideration for the incurrence of such guarantee;
- was insolvent or rendered insolvent by reason of such incurrence;

- was engaged in a business or transaction for which the guarantor's remaining assets constituted unreasonably small capital; or
- intended to incur, or believed that it would incur, debts beyond its ability to pay such debts as they mature.

In addition, the Parent Guarantor may be subject to review under applicable insolvency or fraudulent transfer laws in the PRC or subject to a lawsuit by or on behalf of creditors of the Parent Guarantor. In such case, the analysis set forth above would generally apply, except that such guarantee could also be subject to the claim that, since such guarantee was not incurred for the benefit of the guarantor, the obligations of the guarantor thereunder was incurred for less than reasonably equivalent value or fair consideration.

If a court voids the Parent Guarantee, subordinates such guarantee to other indebtedness of the Parent Guarantor, or holds the Parent Guarantee unenforceable for any other reason, the Bondholders would cease to have a claim against the Parent Guarantor based upon such guarantee, would be subject to the prior payment of all liabilities (including trade payables) of the Parent Guarantor, and would solely be creditors of the Issuer. The Parent Guarantor cannot assure you that, in such an event, after providing for all prior claims, there would be sufficient assets to satisfy the claims of the Bondholders.

The Trustee may request Bondholders to provide an indemnity, security and/or pre-funding to its satisfaction.

Under certain circumstances, including without limitation giving notice to the Issuer upon an Event of Default and taking enforcement steps pursuant to the terms of the Trust Deed, the Trustee may, at its sole and absolute discretion, request Bondholders to provide an indemnity, security and/or pre-funding to its satisfaction before it takes actions on behalf of Bondholders. The Trustee shall not be obliged to take any such actions if not indemnified, secured and/or pre-funded to its satisfaction. Negotiating and agreeing to an indemnity, security and/or pre-funding can be a lengthy process and may impact on when such actions can be taken. The Trustee may not be able to take actions, notwithstanding the provision of an indemnity, security and/or pre-funding to it, in breach of the terms of the Trust Deed and in circumstances where there is uncertainty or dispute as to the applicable laws or regulations and, to the extent permitted by the agreements and the applicable law, it will be for the Bondholders to take such actions directly.

Uncertainty with respect to the PRC legal system, lack of uniform interpretation and effective enforcement may cause significant uncertainties to the Group's operations and the enforcement of Standby Letter of Credit.

As a substantial part of the Group's businesses are conducted, and a substantial part of the Group's assets are located, in the PRC, its operations are governed principally by PRC laws and regulations. The PRC legal system is based on written statutes while prior court decisions can only be cited as reference.

Since 1979, the PRC government has promulgated laws and regulations in relation to economic matters such as foreign investment, corporate organisation and governance, commerce, taxation, foreign exchange and trade, with a view to developing a comprehensive system of commercial law. However, the PRC has not developed a fully integrated legal system and recently enacted laws and regulations that may not sufficiently cover all aspects of economic activities in the PRC. In particular, because

these laws and regulations are relatively new, and because of the limited volume of published decisions and their nonbinding nature, the interpretation and enforcement of these laws and regulations involve uncertainties. In addition, the PRC legal system is based, in part, on government policies and internal rules (some of which are not published on a timely basis or at all) that may have a retroactive effect. As a result, the Group may not be aware of its violation of these policies and rules until sometime after the violation. In addition, any litigation in the PRC may be protracted and result in substantial costs and diversion of resources and management attention. As a result of these uncertainties with respect to the PRC legal system, lack of uniform interpretation and effective enforcement, the Group will be subject to uncertainties in its operations.

Payments of principal and interest in respect of the Bonds will have the benefit of the Standby Letter of Credit. If the Standby Letter of Credit is deemed as a cross-border Guarantee by the SAFE or its local branches, according to the Foreign Exchange Administration of Cross-border Guarantee (跨境擔保外匯管理規定) (“**Circular 29**”) promulgated by SAFE on 12 May 2014, the LC Bank shall include the information of the Standby Letter of Credit in its report of outbound guarantee to the competent office of SAFE and failure to make such filing with SAFE will not affect the validity of the Standby Letter of Credit. However, Circular 29 was recently promulgated and there is only a limited volume of published decisions on its interpretation and/or enforcement. There is no assurance that Circular 29 will not be amended in the future to provide for the requirement that the Standby Letter of Credit will require approval from, or registration with, the relevant PRC governmental authorities. There is no assurance that such approval or registration will be obtained or completed. Furthermore, any amendment to Circular 29 may be made with retroactive effect. Therefore, any amendment to Circular 29 which requires the Standby Letter of Credit to be approved by or registered with the relevant PRC governmental authorities may adversely affect the validity or enforceability of the Standby Letter of Credit in the PRC.

In addition, as neither the Bank nor the LC Bank has waived sovereign immunity for the purpose of the Standby Letter of Credit, it is possible that such immunity is asserted at the time of enforcement of the Standby Letter of Credit.

Modifications and waivers may be made in respect of the Conditions, the Trust Deed, the Guarantee, the Standby Letter of Credit and/or the Agency Agreement by the Trustee or less than all of the Bondholders.

The Conditions contain provisions for calling meetings of Bondholders to consider matters affecting their interests generally. These provisions permit defined majorities to bind all Bondholders including those Bondholders who do not attend and vote at the relevant meeting and those Bondholders who vote in a manner contrary to the majority.

The Conditions also provide that the Trustee may, without the consent of Bondholders, agree to any modification of the Trust Deed, the Guarantee, the Standby Letter of Credit and/or the Agency Agreement which will not be materially prejudicial to the interests of Bondholders and to any modification of the Trust Deed, the Guarantee, the Standby Letter of Credit and/or the Agency Agreement which is of a formal, minor or technical nature or is to correct a manifest error.

In addition, the Trustee may, without the consent of the Bondholders, authorise or waive any proposed breach or breach of the Bonds, the Trust Deed, the Guarantee, the Standby Letter of Credit or the Agency Agreement (other than a proposed breach or breach relating to the subject of certain reserved matters) if the interests of the Bondholders will not be materially prejudiced thereby.

A change in English law which governs the Bonds may adversely affect the Bondholders.

The Terms and Conditions of the Bonds are governed by English law. No assurance can be given as to the impact of any possible judicial decision or change to English law or administrative practice after the date of issue of the Bonds.

The LC Bank's ability to perform its obligations under the Standby Letter of Credit is subject to the financial conditions of Jiangxi Bank Co., Ltd. (the "Bank").

The LC Bank is not a separate and independent legal person but has capacity to carry on its activities within its scope of the authorisation given by the Bank, and if the assets of the LC Bank are not sufficient to meet the obligations of the LC Bank under the Standby Letter of Credit, the Bank would have an obligation to satisfy the balance of the obligations under the Standby Letter of Credit. Therefore, the ability of the LC Bank to make payments under the Standby Letter of Credit will depend on the financial condition of the Bank, which could be materially and adversely affected by a number of factors, including, but not limited to, the following:

- Impaired loans and advances: the Bank's results of operations have been and will continue to be negatively affected by its impaired loans. If the Bank is unable to control effectively and reduce the level of impaired loans and advances in its current loan portfolio and in new loans the Bank extends in the future, or the Bank's allowance for impairment losses on loans and advances is insufficient to cover actual loan losses, Jiangxi Bank's financial condition could be materially and adversely affected.
- Collateral and guarantees: A substantial portion of the Bank's loans is secured by collateral. In addition, a substantial portion of its PRC loans and advances is backed by guarantees. If the Bank is unable to realise the collateral or guarantees securing its loans to cover the outstanding principal and interest balance of such loans due to various factors, the Bank's financial condition could be materially and adversely affected.
- Loans to real estate sector and government financing platforms: the Bank's loans and advances to the real estate sector primarily comprise loans issued to real estate companies and individual housing loans. The real estate market may be affected by many factors, including, without limitation, cyclical economic volatility and economic downturns. In addition, the PRC government has in recent years imposed macroeconomic control measures that are aimed at preventing the real estate market from over-heating. Such factors may adversely affect the growth and quality of its loans to the real estate industry and, consequently, the Bank's financial condition and results of operations. Loans to government financing platforms are a part of the loan portfolio of the Bank. Government revenues are primarily derived from taxes and land premiums. Therefore, economic cycles and fluctuations in the real estate market may also adversely affect the quality of such loans.

The Bonds may not be a suitable investment for all investors.

Each potential investor in any Bonds must determine the suitability of that investment in light of its own circumstances. In particular, each potential investor should:

- have sufficient knowledge and experience to make a meaningful evaluation of the relevant Bonds, the merits and risks of investing in the relevant Bonds and the information contained or incorporated by reference in this Offering Circular;
- have access to, and knowledge of, appropriate analytical tools to evaluate, in the context of its particular financial situation, an investment in the relevant Bonds and the impact such investment will have on its overall investment portfolio;
- have sufficient financial resources and liquidity to bear all of the risks of an investment in the relevant Bonds;
- understand thoroughly the terms of the relevant Bonds and be familiar with the behaviour of any relevant indices and financial markets; and
- be able to evaluate (either alone or with the help of a financial advisor) possible scenarios for economic, interest rate and other factors that may affect its investment and its ability to bear the applicable risks.

A potential investor should not invest in Bonds which are complex financial instruments unless it has the expertise (either alone or with the help of a financial advisor) to evaluate how the Bonds will perform under changing conditions, the resulting effects on the value of such Bonds and the impact this investment will have on the potential investor's overall investment portfolio.

Additionally, the investment activities of certain investors are subject to legal investment laws and regulations, or review or regulation by certain authorities. Each potential investor should consult its legal advisors to determine whether and to what extent (a) Bonds are legal investments for it, (b) Bonds can be used as collateral for various types of borrowing and (c) other restrictions apply to purchase of any Bonds. Financial institutions should consult their legal advisors or the appropriate regulators to determine the appropriate treatment of Bonds under any applicable risk-based capital or similar rules.

The Issuer may issue additional Bonds in the future.

The Issuer may, from time to time, and without prior consultation of the Bondholders, create and issue further Bonds (see "*Terms and Conditions of the Bonds — Further Issues*") or otherwise raise additional capital through such means and in such manner as it may consider necessary. There can be no assurance that such future issuance or capital raising activity will not adversely affect the market price of the Bonds.

Decisions that may be made on behalf of all Bondholders may be adverse to the interests of individual Bondholders.

The Terms and Conditions of the Bonds contain provisions for calling meetings of Bondholders to consider matters affecting their interests generally. These provisions permit defined majorities to bind all Bondholders including those Bondholders who do not attend and vote at the relevant meeting and those Bondholders who vote in a manner contrary to the majority. Furthermore, there is a risk that the decision of the majority of Bondholders may be adverse to the interests of individual Bondholders.

The Standby Letter of Credit expires within certain days after the Maturity Date.

The Standby Letter of Credit will expire within certain days after the Maturity Date. In the event that the Trustee does not enforce the Standby Letter of Credit by this expiration date, Bondholders will not be able to benefit from the credit protection provided by the LC Bank.

TERMS AND CONDITIONS OF THE BONDS

The following other than the words in italics is the text of the terms and conditions of the Bonds which will appear on the reverse of each of the definitive certificates evidencing the Bonds and be referred to in the Global Certificate (as defined below):

The issue of the US\$90,000,000 in aggregate principal amount of 4.00 per cent. guaranteed bonds due 2024 (the “**Bonds**” which term shall include, unless the context requires otherwise, any further bonds issued in accordance with Condition 13 and consolidated and forming a single series therewith) was authorised by a resolution of the board of directors of Yango (Cayman) Investment Limited (the “**Issuer**”) passed on 24 March 2020. The Bonds are unconditionally and irrevocably guaranteed by Fujian Yango Group Co., Ltd. (福建陽光集團有限公司) (the “**Guarantor**”) and the guarantee of the Bonds was authorised by a resolution of the board of directors of the Guarantor passed on 6 January 2021. The Bonds are constituted by a trust deed (as amended and/or supplemented from time to time, the “**Trust Deed**”) dated 10 June 2021 made between the Issuer, the Guarantor and Citicorp International Limited (the “**Trustee**”, which expression shall include all persons for the time being the trustee or trustees under the Trust Deed) as trustee for itself and the holders of the Bonds (the “**Bondholders**”). The Bonds are the subject of an agency agreement (as amended and/or supplemented from time to time, the “**Agency Agreement**”) dated 10 June 2021 made between the Issuer, the Guarantor, the Trustee, Citibank, N.A., London Branch as registrar (the “**Registrar**”), transfer agent (the “**Transfer Agent**”) and principal paying agent (the “**Principal Paying Agent**”), Citibank, N.A., Hong Kong Branch as the account bank (the “**Pre-funding Account Bank**”) where the Pre-funding Account (as defined below) is held and as the account bank (the “**LC Proceeds Account Bank**”) where the LC Proceeds Account (as defined below) is held, and any other Agents appointed thereunder. References herein to “**Paying Agents**” mean the Principal Paying Agent and any additional paying agents and their successors appointed from time to time in connection with the Bonds; and “**Agents**” means the Principal Paying Agent, the Registrar, the Transfer Agent and any other agent or agents appointed from time to time under the Agency Agreement with respect to the Bonds. The Bonds have the benefit of an irrevocable standby letter of credit (the “**Standby Letter of Credit**”) dated 10 June 2021 issued by Jiangxi Bank Co., Ltd., Nanchang Xiangnan Branch (the “**LC Bank**”) in favour of the Trustee on behalf of itself and the Bondholders. The Bondholders are entitled to the benefit of, are bound by, and are deemed to have notice of, all the provisions of the Trust Deed and the Standby Letter of Credit and are deemed to have notice of those provisions of the Agency Agreement applicable to them. Copies of the Trust Deed, the Agency Agreement and the Standby Letter of Credit are available for inspection by the Bondholders, upon prior written request and proof of holding and identity to the satisfaction of the Trustee, at all reasonable times during usual business hours (between 9:00 am (Hong Kong time) and 5:00 pm (Hong Kong time) from Monday to Friday (other than public holidays)) at the principal place of business of the Trustee (presently at 20/F, Citi Tower, One Bay East, 83 Hoi Bun Road, Kwun Tong, Kowloon, Hong Kong).

All capitalised terms that are not defined in these terms and conditions (these “**Conditions**”) will have the meanings given to them in the Trust Deed.

Certain provisions of these Conditions are summaries of the Trust Deed and the Agency Agreement and are subject to their detailed provisions.

1 Form, Specified Denomination and Title

The Bonds are issued in the specified denomination of US\$200,000 (each, a “**Specified Denomination**”) and integral multiples of US\$1,000 in excess thereof.

The Bonds are evidenced by registered certificates (“**Certificates**”) and, save as provided in Condition 2(b), each Certificate shall evidence the entire holding of the Bonds by the same holder. Title to the Bonds shall pass by transfer and registration in the Register as described in Condition 2. The holder of any Bond will (except as otherwise ordered by a court of competent jurisdiction or required by law) be treated as its absolute owner for all purposes whether or not it is overdue and regardless of any notice of ownership, trust or an interest in it, any writing on the Certificate representing it or the theft or loss of such Certificate and no person shall be liable for so treating the holder.

In these Conditions, “**Bondholder**” or “**holder**” in relation to a Bond means the person in whose name a Bond is registered.

*Upon issue, the Bonds will be evidenced by a global certificate (the “**Global Certificate**”) substantially in the form scheduled to the Trust Deed. The Global Certificate will be registered in the name of a nominee of and deposited with, a common depositary for Euroclear Bank SA/NV and Clearstream S.A., and will be exchangeable for individual Certificates only in the circumstances set out therein. The Conditions are modified by certain provisions contained in the Global Certificate in respect of any of the Bonds that are evidenced by the Global Certificate. See “Summary of Provisions relating to the Bonds in Global Form”.*

2 Transfers of Bonds

(a) Register

The Issuer will cause the register (the “**Register**”) to be kept at the specified office of the Registrar and in accordance with the terms of the Agency Agreement, on which shall be entered the names and addresses of the holders and the particulars of the Bonds held by them and of all transfers of the Bonds. Each holder shall be entitled to receive only one Certificate in respect of its entire holding of Bonds.

(b) Transfer

Subject to the Agency Agreement and Conditions 2(e) and 2(f) herein, a Bond may be transferred by delivery of the Certificate issued in respect of that Bond, with the form of transfer endorsed on the back of the Certificate duly completed and signed by the holder or his attorney duly authorised in writing and any other evidence as the Registrar or such Transfer Agent may require, to the specified office of the Registrar or any Transfer Agent, *provided, however*, that a Bond may not be transferred unless the principal amount of Bonds transferred and (where not all of the Bonds held by a holder are being transferred) the principal amount of the balance of Bonds not transferred are at least the Specified Denomination. No transfer of title to a Bond will be valid unless and until entered on the Register.

In the case of a transfer of part only of a holding of Bonds represented by one Certificate, a new Certificate shall be issued to the transferee in respect of the part transferred (which shall be in the Specified Denomination) and a further new Certificate in respect of the balance of the holding not transferred shall be issued to the transferor (which shall be in the Specified Denomination). In the case of a transfer of Bonds to a person who is already a Bondholder, a new Certificate representing the enlarged holding shall only be issued against surrender of the Certificate representing the existing holding.

Transfers of interests in the Bonds evidenced by the Global Certificate will be effected in accordance with the rules of the relevant clearing systems.

(c) Delivery of New Certificates

Each new Certificate to be issued pursuant to Condition 2(b) shall be available for delivery within seven business days of receipt of a duly completed form of transfer and surrender of the existing Certificate(s). Delivery of the new Certificate(s) shall be made at the specified office of any Transfer Agent or of the Registrar (as the case may be) to whom delivery or surrender of such form of transfer and Certificate shall have been made or, at the option of the holder making such delivery or surrender as aforesaid and as specified in the relevant form of transfer or otherwise in writing, be mailed by uninsured post at the risk of the holder entitled to the new Certificate to such address as may be so specified, unless such holder requests otherwise and pays in advance to the relevant Transfer Agent or the Registrar (as the case may be) the costs of such other method of delivery and/or such insurance as it may specify. In this Condition 2(c) and in Condition 2(e), “**business day**” means a day, other than a Saturday, Sunday or public holiday, on which banks are open for business in the place of the specified office of the relevant Transfer Agent or the Registrar (as the case may be).

Except in the limited circumstances described herein (see “Summary of Provisions relating to the Bonds in Global Form”), owners of interests in the Bonds will not be entitled to receive physical delivery of Certificates.

(d) Formalities Free of Charge

Certificates, on transfer, shall be issued and registered without charge to the relevant Bondholder by or on behalf of the Issuer, the Registrar or any Transfer Agent, but upon (i) payment (or the giving of such indemnity and/or security and/or pre-funding as the Issuer or any Agent may require) by the relevant Bondholder in respect of any tax, duties or other governmental charges that may be imposed in relation to it (or the giving of such indemnity and/or security and/or pre-funding as the Registrar or the relevant Transfer Agent may require); and (ii) the Registrar or the relevant Transfer Agent being satisfied in its absolute discretion with the documents of title or identity of the person making the application and (iii) the relevant Agent being satisfied that the Regulations (as defined in Condition 2(f)) concerning transfer of Bonds have been complied with.

(e) Closed Periods

No Bondholder may require the transfer of a Bond to be registered (i) during the period of seven business days ending on (but excluding) the due date for any payment of principal (or premium) in respect of that Bond, (ii) during the period of seven business days ending on

(and including) any Record Date (as defined in Condition 7(a)) (iii) during the period of 15 days prior to (and including) any date on which Bonds may be called for redemption by the Issuer pursuant to Condition 6(b), (iv) after a Put Exercise Notice (as defined in Condition 6(c) in respect of any such Bond has been deposited by such Bondholder pursuant to Condition 6(c), or (v) after a Pre-funding Failure Notice (as defined below) has been delivered by the Principal Paying Agent acting on instruction of the Issuer pursuant to Condition 3(c).

(f) Regulations

All transfers of Bonds and entries on the register of holders will be made subject to the detailed regulations concerning transfer of Bonds (the “**Regulations**”), the initial form of which is scheduled to the Agency Agreement. The regulations may be changed by the Issuer with the prior written approval of the Registrar and the Trustee or by the Registrar with the prior written approval of the Trustee. A copy of the current regulations will be made available (free of charge to the holders and at the expense of the Issuer) by the Registrar to any Bondholder who requests one in writing and following proof of holding and identity satisfactory to the Registrar.

3 Status, Guarantee, Standby Letter of Credit and Pre-funding

(a) Status

The Bonds constitute direct, unsubordinated, unconditional and unsecured obligations of the Issuer and shall at all times rank *pari passu* and without any preference or priority among themselves. The payment obligations of the Issuer under the Bonds shall, save for such exceptions as may be provided by mandatory provisions of applicable laws and regulation, at all times rank at least equally with all its other present and future unsecured and unsubordinated obligations.

(b) Guarantee

The Guarantor has unconditionally and irrevocably guaranteed (the “**Guarantee**”) the due payment of all sums expressed to be payable by the Issuer under the Trust Deed and the Bonds. The Guarantee constitutes direct, unsubordinated, unconditional and unsecured obligations of the Guarantor. The obligations of the Guarantor under the Guarantee shall, save for such exceptions as may be provided by mandatory provisions of applicable law and regulation, at all times rank at least equally with all its other present and future unsecured and unsubordinated obligations.

(c) Standby Letter of Credit

The Bonds have the benefit of the Standby Letter of Credit issued in favour of the Trustee, on behalf of itself and the Bondholders, by the LC Bank. The Standby Letter of Credit shall be drawable by the Trustee as beneficiary under the Standby Letter of Credit on behalf of itself and the Bondholders upon the presentation of a Demand (as defined below) by authenticated SWIFT (or otherwise as permitted under the Standby Letter of Credit) sent by or on behalf of the Trustee to the LC Bank in accordance with the Standby Letter of Credit (*provided* that in the event that the SWIFT system is not available for any reason, the

Trustee may instead present a Demand to the LC Bank via facsimile transaction during the LC Bank's normal branch opening hours) stating that (i) the Issuer has failed to comply with Condition 3(d) in relation to pre-funding specified in the Conditions for an amount that is required to be pre-funded under these Conditions and/or failed to provide the Required Confirmations (as defined below) in accordance with Condition 3(d) or (ii) an Event of Default (as defined in Condition 9) has occurred and the Trustee has given notice to the Issuer that the Bonds are immediately due and payable in accordance with Condition 9.

Only one drawing is permitted under the Standby Letter of Credit. Such drawing on the Standby Letter of Credit will be payable in US dollars to or to the order of the Trustee at the time and to the account specified in the Demand presented to the LC Bank. Payment received by the Trustee in respect of a Demand will be deposited into the LC Proceeds Account.

The payment made under the Standby Letter of Credit in respect of any amount payable under these Conditions or in connection with the Bonds, the Trust Deed or the Agency Agreement and/or any other transaction document relating to the Bonds shall, to the extent of the drawing paid to or to the order of the Trustee, satisfy the obligations of the Issuer in respect of such amount payable under these Conditions or in connection with the Bonds, the Trust Deed or the Agency Agreement and/or any other transaction document relating to the Bonds.

The LC Bank's liability under the Standby Letter of Credit shall be expressed and payable in US dollars and shall not exceed US\$92,800,000 in aggregate, representing (A) the aggregate principal amount of the Bonds plus interest payable for one interest period (being six months) in accordance with the Conditions and (B) US\$1,000,000 being the maximum amount payable under this Standby Letter of Credit for any fees, costs, expenses, indemnity payments and other amounts which may be incurred by or payable to the Trustee under or in connection with the Bonds, the Trust Deed, the Agency Agreement, the Standby Letter of Credit and/or any other transaction documents relating to the Bonds. The Standby Letter of Credit takes effect from the Issue Date (as defined below) and expires at 6:00 p.m. (Hong Kong time) on 10 July 2024 unless extended in accordance with its terms.

The form of the Standby Letter of Credit is appended to the Offering Circular. See "Appendix A — Form of Standby Letter of Credit".

(d) Pre-funding

In order to provide for the payment of any amount in respect of the Bonds and any amount payable under the Trust Deed, the Agency Agreement and/or any other transaction document relating to the Bonds (the "**Relevant Amount**"), as the same shall become due, the Issuer shall, in accordance with the Agency Agreement, by no later than 10:00 a.m. (Hong Kong time) on the Business Day (the "**Pre-funding Date**") falling 10 Business Days prior to the due date for such payment under these Conditions:

- (i) unconditionally pay or procure to be paid the Relevant Amount into the Pre-funding Account; and

- (ii) deliver to the Trustee and the Principal Paying Agent by email (A) a Payment and Solvency Certificate signed by any Authorised Signatory of the Issuer, and (B) a copy of the irrevocable payment instruction from the Issuer to the Pre-funding Account Bank requesting the Pre-funding Account Bank to pay the Relevant Amount which was paid into the Pre-funding Account on or before the Pre-funding Date in full to the Principal Paying Agent by no later than 10:00 a.m. (Hong Kong time) on the Business Day immediately preceding the due date for such payment (together, the “**Required Confirmations**”).

If the Relevant Amount has not been paid into the Pre-funding Account in full, upon notice by the Pre-funding Account Bank to the Trustee, or the Trustee does not receive the Required Confirmations, in each case:

- (i) by 10:00 a.m. (Hong Kong time) on the Business Day immediately following the Pre-funding Date (the “**Pre-funding Failure**”), the Trustee shall as soon as practicable notify the LC Bank and the LC Proceeds Account Bank of the occurrence of the Pre-funding Failure, and
- (ii) no later than 5:00 p.m. (Hong Kong time) on the second Business Day following the Pre-funding Date (A) give notice to the Issuer of the Pre-funding Failure, and the Issuer shall promptly ensure that notice regarding such Pre-funding Failure (the “**Pre-funding Failure Notice**”) and the mandatory redemption of the Bonds in accordance with Condition 6(d) shall be promptly delivered to the Principal Paying Agent in writing and to the Bondholders (in accordance with Condition 16), and (B) issue a demand notice to the LC Bank for the aggregate principal amount of all of the Bonds then outstanding, together with interest accrued to but excluding the Mandatory Redemption Date (as defined in Condition 6(d)) and all fees and expenses of the Trustee then outstanding in accordance with the Standby Letter of Credit (a “**Demand**”), *provided* that the Trustee need not physically present the Demand to the LC Bank and shall be entitled to draw on the Standby Letter of Credit by way of a Demand by authenticated SWIFT sent on its behalf, or, in the event that the SWIFT system is unavailable for any reason, via facsimile transmission as contemplated in the Standby Letter of Credit.

After receipt by the LC Bank of such Demand, the LC Bank shall by 11:00 a.m. (Hong Kong time) on the fourth Business Day immediately following receipt of such Demand (or, if such Demand is received after 11:00 a.m. (Hong Kong time) on a Business Day, the fifth Business Day immediately following receipt of such Demand), pay to or to the order of the Trustee the amount in US dollars specified in the Demand to the LC Proceeds Account.

For the purposes of these Conditions:

“**Authorised Signatory**” means any director or any other officer of the Issuer or the Guarantor, as the case may be, who has been duly authorised by the board of directors of the Issuer or the Guarantor, as the case may be, to sign any certificate or document required in connection with the Bonds on behalf of, and so as to bind, the Issuer or the Guarantor, as the case may be, and which the Issuer or the Guarantor, as the case may be, has notified in writing to the Trustee and the Agents as provided in the Agency Agreement;

“**Business Day**” means a day (other than a Saturday or a Sunday or a public holiday) on which banks and foreign exchange markets are open for business in Beijing, Hong Kong, London and New York City;

“**LC Proceeds Account**” means a non-interest bearing US dollar account established in the name of the Trustee with the LC Proceeds Account Bank;

“**Payment and Solvency Certificate**” means a certificate stating the Relevant Amount due on the relevant due date in respect of the Bonds and confirming that (i) a payment for the Relevant Amount has been made by the Issuer to the Pre-funding Account in accordance with Condition 3(c) and (ii) the Issuer is solvent, in substantially the form set forth in the Agency Agreement;

“**Pre-funding Account**” means a non-interest bearing US dollar account established in the name of the Issuer with the Pre-funding Account Bank, and designed for the purposes specified above;

4 Covenants

(a) Undertaking relating to the Guarantee

The Guarantor undertakes to file or cause to be filed with the Fujian Branch of SAFE, the Guarantee within 15 Fujian Business Days after the execution of the Guarantee in accordance with the Provisions on the Foreign Exchange Administration of Cross-Border Guarantees (跨境擔保外匯管理規定) promulgated by SAFE on 12 May 2014 which came into effect on 1 June 2014 (the “**Cross-Border Guarantee Registration**”) and any implementation rules as issued by SAFE from time to time. The Guarantor shall use its best endeavours to complete the Cross-Border Guarantee Registration and obtain a registration certificate from SAFE (or any other document evidencing the completion of registration issued by SAFE) on or before the Registration Deadline and comply with all applicable PRC laws and regulations in relation to the issue of the Bonds and the Guarantee.

(b) Undertaking relating to NDRC

The Guarantor undertakes to report or cause to be reported with the NDRC the requisite information and documents within the prescribed timeframe after the Issue Date in accordance with the Circular on Promoting the Reform of the Filing and Registration System on the Issuance by Enterprises of Foreign Debt (國家發展改革委關於推進企業發行外債備案登記制管理改革的通知 (發改外資[2015]2044號)) issued by the NDRC and which came into effect on 14 September 2015, and any implementation rules as issued by the NDRC from time to time (the “**NDRC Post-issue Filing**”).

(c) Notification of Completion of the NDRC Post-issue Filing and the Cross-Border Guarantee Registration

The Guarantor shall on or before the Registration Deadline promptly after the later of the submission of the NDRC Post-issue Filing and receipt of the registration record from SAFE (or any other document evidencing the completion of registration issued by the Fujian Branch of SAFE), provide the Trustee with (i) a certificate in English substantially in the

form set out in the Trust Deed signed by an Authorised Signatory of the Guarantor confirming the completion of the NDRC Post-issue Filing and the Cross-Border Guarantee Registration; and (ii) copies of the relevant documents evidencing the NDRC Post-issue Filing (if any) and the Cross-Border Guarantee Registration or any other document evidencing the completion of registration issued by SAFE and the particulars of such registration, each certified in English by an Authorised Signatory of the Guarantor as being a true and complete copy of the original (the items specified in (i) and (ii) together, the “**Registration Documents**”). The Cross-Border Guarantee Registration and the delivery of the Registration Documents to the Trustee are collectively referred to as the “**SAFE Completion Event**”.

The Trustee may rely conclusively on the Registration Documents and shall have no obligation or duty to monitor or ensure the completion of (or otherwise assist with) the NDRC Post-issue Filing or the Cross-Border Guarantee Registration on or before the Registration Deadline or to verify the accuracy, validity and/or genuineness of any documents in relation to or in connection with the NDRC Post-issue Filing or the Cross-Border Guarantee Registration and/or the Registration Documents or any translation thereof or to give notice to the Bondholders confirming the completion of the NDRC Post-issue Filing or the Cross-Border Guarantee Registration, and shall not be liable to the Bondholders or any other person for not doing so.

(d) Issuer’s Activities

Notwithstanding anything contained in the Trust Deed to the contrary, the Issuer will not engage in any business activity or undertake any other activity, other than (i) to finance the business operations of the Guarantor or one or more companies controlled by the Guarantor through the offering, sale or issuance of securities and borrowings of indebtedness and investing in or lending the proceeds thereof to the Guarantor or one or more companies controlled by the Guarantor, and any other activities in connection therewith; and (ii) other activities, not specifically enumerated, that are otherwise *de minimis* in nature or directly related to the establishment and/or maintenance of the Issuer’s corporate existence.

(e) Financial Statements

So long as any Bond remains outstanding, the Guarantor will furnish the Trustee with:

- (i) as soon as they are available, but in any event within 150 calendar days after the end of the fiscal year of the Guarantor, copies of the financial statements (on a consolidated basis) of the Guarantor in respect of such financial year (including a statement of income, balance sheet and cash flow statement), together with notes thereto, prepared in accordance with PRC GAAP and audited by a member firm of an internationally or nationally recognised firm of independent accountants together with an English translation thereof; and
- (ii) as soon as they are available, but in any event within 120 calendar days after the end of the second financial quarter of the Guarantor, copies of the unaudited and unreviewed financial statements (on a consolidated basis) of the Guarantor in respect of such semi-annual period (including a statement of income, balance sheet and cash flow statement), together with notes thereto, prepared on a basis consistent with the

audited financial statements of the Guarantor, together with a certificate signed by the principal financial officer, controller or accounting officer of the Guarantor to the effect that such financial statements are true in all material respects and present fairly the financial position of the Guarantor as at the end of, and the results of its operations for, the relevant semi-annual period, in each case together with an English translation thereof.

provided that if at any time the common stock of the Guarantor is listed for trading on a recognised stock exchange, the Guarantor may, in lieu of providing the reports described in clauses (i) and (ii) above, furnish the Trustee, as soon as they are available but in any event not more than 10 business days after they are filed with such exchange, true and correct copies of any financial report filed with such exchange, in each case together with an English translation thereof.

In addition, so long as any Bond remains outstanding (as defined in the Trust Deed), the Guarantor will provide to the Trustee within 150 days after the close of each fiscal year ending after the Issue Date and within 14 days of any request therefor from the Trustee, a Compliance Certificate of the Guarantor (on which the Trustee may rely conclusively as to such compliance and shall not be liable to any Bondholder or any other person for such reliance).

In these Conditions:

“**Compliance Certificate**” means a certificate in English of the Guarantor signed by an Authorised Signatory, in the form as set out in the Trust Deed, that as at a date (the “**Certification Date**”) not more than five days before the date of the certificate:

- (A) no Event of Default (as defined in Condition 9) or Potential Event of Default had occurred since the Certification Date of the last such certificate or (if none) the date of the Trust Deed or, if such an event had occurred, giving details of it; and
- (B) each of the Issuer and the Guarantor has complied with all its obligations under the Trust Deed, the Agency Agreement, the Guarantee (in the case of the Guarantor only), and the Bonds or, if any noncompliance had occurred, giving details of it;

“**Fujian Business Day**” means a day other than a Saturday, Sunday or a day on which the Fujian Branch of the SAFE is authorised or obligated by law or executive order to remain closed.

“**Hong Kong**” means the Hong Kong Special Administrative Region of the People’s Republic of China;

“**Issue Date**” means 10 June 2021;

“**NDRC**” means the National Development and Reform Commission of the PRC or its local counterparts;

“**person**” means any individual, corporation, partnership, limited liability company, joint venture, trust, unincorporated organisation or government or any agency or political subdivision thereof;

“**Potential Event of Default**” means an event or circumstance which could with the giving of notice, lapse of time, issue of a certificate and/or fulfilment of any other requirement provided for in Condition 9 become an Event of Default;

“**PRC**” means the People’s Republic of China, which shall for the purposes of these Conditions, exclude Hong Kong, the Macau Special Administrative Region of the People’s Republic of China and Taiwan;

“**PRC GAAP**” means the Accounting Standards for Business Enterprises issued by the Ministry of Finance of the PRC from time to time;

“**Registration Deadline**” means the day falling 180 Fujian Business Days after the Issue Date; and

“**SAFE**” means the State Administration of Foreign Exchange of the PRC.

5 Interest

The Bonds bear interest on their outstanding principal amount from and including 10 June 2021 at the rate of 4.00 per cent. per annum, payable semi-annually in arrears on 10 December and 10 June in each year (each, an “**Interest Payment Date**”), commencing on 10 December 2021. Each Bond will cease to bear interest from the due date for redemption unless, upon surrender of the Certificate representing such Bond, payment of principal is improperly withheld or refused. In such event it shall continue to bear interest at such rate (both before and after judgment) until whichever is the earlier of (i) the day on which all sums due in respect of such Bond up to that day are received by or on behalf of the relevant holders, and (ii) the day falling seven days after the Trustee or the Principal Paying Agent has notified the Bondholders of receipt of all sums due in respect of all the Bonds up to that seventh day (except to the extent that there is failure in the subsequent payment to the relevant holders under these Conditions).

In these Conditions, the period beginning on and including the Issue Date and ending on but excluding the first Interest Payment Date and each successive period beginning on and including an Interest Payment Date and ending on but excluding the next succeeding Interest Payment Date is called an “**Interest Period**”.

Interest in respect of any Bond shall be calculated per US\$1,000 in principal amount of the Bonds (the “**Calculation Amount**”). The amount of interest payable per Calculation Amount for any period shall, save as provided above in relation to equal instalments, be equal to the product of the rate of interest specified above, the Calculation Amount and the day count fraction for the relevant period, rounding the resulting figure to the nearest cent (half a cent being rounded upwards). The relevant day-count fraction will be determined on the basis of a 360-day year consisting of 12 months of 30 days each and in the case of an incomplete month, the number of days elapsed.

6 Redemption and Purchase

(a) *Final Redemption*

Unless previously redeemed, or purchased and cancelled, the Bonds will be redeemed at their principal amount on 10 June 2024 (the “**Maturity Date**”).

(b) *Redemption for Taxation Reasons*

The Bonds may be redeemed, at the option of the Issuer or an Issuer Surviving Person, as a whole but not in part, upon giving not less than 30 days’ nor more than 60 days’ notice to the Bondholders and in writing to the Trustee (which notice shall be irrevocable), at a redemption price equal to 100 per cent. of the principal amount thereof, together with accrued and unpaid interest (including any Additional Tax Amounts (as defined in Condition 8)), if any, to the date fixed by the Issuer or the Issuer Surviving Person, as the case may be, for redemption if, as a result of:

- (i) any change in, or amendment to, the laws (or any regulations or rulings promulgated thereunder) of a Relevant Taxing Jurisdiction affecting taxation; or
- (ii) any change in the existing official position or the stating of an official position regarding the application or interpretation of such laws, regulations or rulings (including a holding, judgment or order by a court of competent jurisdiction),

which change or amendment is proposed and becomes effective or, in the case of an official position, is announced (i) with respect to the Issuer or the Guarantor, on or after the Issue Date, or (ii) with respect to any Surviving Person, on or after the date such Surviving Person becomes a Surviving Person, with respect to any payment due or to become due under the Bonds, the Guarantee or the Trust Deed, the Issuer, the Guarantor or a Surviving Person, as the case may be, is, or on the next Interest Payment Date would be, required to pay Additional Tax Amounts, and such requirement cannot be avoided by the taking of reasonable measures by the Issuer, the Guarantor or a Surviving Person, as the case may be; *provided* that no such notice of redemption shall be given earlier than 90 days prior to the earliest date on which the Issuer, the Guarantor or a Surviving Person, as the case may be, would be obligated to pay such Additional Tax Amounts if a payment in respect of the Bonds were then due.

Prior to the giving of any notice of redemption of the Bonds pursuant to the foregoing, the Issuer, the Guarantor or a Surviving Person, as the case may be, will deliver to the Trustee at least 30 days but not more than 60 days before a redemption date:

- (i) a certificate in English signed by an Authorised Signatory stating that such change, amendment or stating of an official position referred to in this Condition 6(b) has occurred, describing the facts related thereto and stating that such requirement cannot be avoided by the Issuer, the Guarantor or a Surviving Person, as the case may be, by taking reasonable measures available to it; and

- (ii) an opinion, addressed to and in form and substance satisfactory to the Trustee, of independent tax or legal advisers of recognised standing, stating that the requirement to pay such Additional Tax Amounts results from such change or amendment or stating of an official position referred to in this Condition 6(b).

The Trustee shall be entitled (but not obliged) to accept and rely upon such certificate and opinion as sufficient evidence of the satisfaction of the condition precedent described above without further verification, in which event the same shall be conclusive and binding on the Bondholders and the Trustee shall be protected and shall have no liability to any Bondholder or any person for so accepting and relying on such certificate or opinion.

All Bonds in respect of which any notice of redemption is given under this Condition 6(b) shall be redeemed and cancelled on the date specified in such notice in accordance with this Condition 6(b).

Neither the Trustee nor any of the Agents shall be responsible for calculating or verifying the calculations of any amount payable under any notice of redemption including without limitation under this Condition 6(b) or any Put Exercise Notice under Condition 6(c) and shall not be liable to the Bondholders, the Issuer, the Guarantor or any other person for not doing so.

(c) *Redemption for Relevant Events*

Following the occurrence of a Relevant Event, the holder of any Bond will have the right (the “**Relevant Event Put Right**”), at such holder’s option, to require the Issuer to redeem all, but not some only, of that holder’s Bonds on the Put Settlement Date (as defined below in this Condition) at their principal amount, together with accrued interest to but excluding the Put Settlement Date. To exercise such right, the holder of the relevant Bond must deposit at the specified office of any Paying Agent a duly completed and signed notice of redemption, in the form for the time being current, obtainable from the specified office of any Paying Agent (a “**Put Exercise Notice**”), together with the Certificate evidencing the Bonds to be redeemed, by not later than 30 days following a Relevant Event, or, if later, 30 days following the date upon which notice thereof is given to the Bondholders by the Issuer in accordance with Condition 16.

The “**Put Settlement Date**” shall be the 14th day (in the case of a redemption for a Change of Control) or the fifth Payment Business Day (in the case of a redemption for a SAFE Noncompliance Event) after the expiry of such period of 30 days as referred to in this Condition 6(c) above.

A Put Exercise Notice, once delivered, shall be irrevocable and the Issuer shall redeem the Bonds that are the subject of Put Exercise Notices delivered as aforesaid on the Put Settlement Date.

Not later than 10 calendar days (in the case of a redemption for a Change of Control) or five calendar days (in the case of a redemption for a SAFE Noncompliance Event) following the day on which the Issuer or the Guarantor becomes aware of a Relevant Event, the Issuer or

the Guarantor shall procure that notice regarding such Relevant Event shall be delivered to the Trustee and the Principal Paying Agent in writing and to the Bondholders (in accordance with Condition 16) stating:

- (i) the Put Settlement Date;
- (ii) the date of the Relevant Event and, briefly, the events causing, as applicable, the Change of Control (in the case of a Change of Control) or the SAFE Noncompliance Event (in the case of a SAFE Noncompliance Event);
- (iii) the date by which the Put Exercise Notice must be given;
- (iv) the redemption amount and the method by which such amount will be paid;
- (v) the names and addresses of all Paying Agents;
- (vi) the procedures that Bondholders must follow and the requirements that Bondholders must satisfy in order to exercise the Relevant Event Put Right; and
- (vii) that a Put Exercise Notice, once validly given, may not be withdrawn.

So long as the Bonds are represented by the Global Certificate and the Global Certificate is held on behalf of Euroclear Bank SA/NV or Clearstream Banking S.A. or an Alternative Clearing System (as defined in the form of the Global Certificate), the rules of Euroclear Bank SA/NV or Clearstream Banking S.A. or such Alternative Clearing System shall apply in relation to the contents of the notice regarding a Relevant Event.

Neither the Trustee nor the Agents shall be required to monitor or to take any steps to ascertain whether a Relevant Event or any event which could lead to the occurrence of a Relevant Event has occurred or may occur and none of them shall be liable to the Bondholders, the Issuer, the Guarantor or any other person for not doing so. Each of them shall be entitled to assume that no such event has occurred until it has received written notice to the contrary from the Issuer. Neither the Trustee nor the Agents shall have any obligation or duty to verify the accuracy, validity and/or genuineness of any Registration Documents or any documents in relation to or in connection with the Relevant Event or the Registration Conditions and none of them shall be responsible or liable to the Bondholders, the Issuer or any other person for any loss arising from their not doing any of the foregoing.

(d) *Mandatory Redemption upon Pre-funding Failure*

The Bonds shall be redeemed at their principal amount on the Interest Payment Date immediately falling after the date a Pre-funding Failure Notice is given to the Bondholders in accordance with Condition 3(c) (the “**Mandatory Redemption Date**”), together with interest accrued to, but excluding, the Mandatory Redemption Date.

If any Bondholder shall have exercised its right to require the Issuer to redeem its Bonds in accordance with Condition 6(c) and a Pre-funding Failure Notice is given to the Bondholders in accordance with Condition 3(c) as a result of the Pre-funding Failure relating to the amount payable pursuant to such redemption, all the Bonds then outstanding shall be

redeemed in whole, but not in part, at their principal amount in accordance with this Condition 6(d) on the Put Settlement Date, together with interest accrued to, but excluding, the Put Settlement Date, provided that if such Pre-funding Failure occurs and a Pre-funding Failure Notice has been given or is given to the Bondholders in respect of a scheduled payment of principal or interest payable under Condition 5 or Condition 6(a), the Bonds shall be redeemed in whole, but not in part, on the Mandatory Redemption Date at their principal amount, together with interest accrued to, but excluding, the Mandatory Redemption Date.

(e) *No Other Redemption*

The Issuer shall not be entitled to redeem the Bonds otherwise than as provided in this Condition 6.

(f) *Notice of Redemption*

All Bonds in respect of which any notice of redemption is given under this Condition shall be redeemed on the date, in such place and in such manner as specified in such notice in accordance with this Condition. If there is more than one notice of redemption given in respect of any Bond (which shall include any notice given by the Issuer pursuant to Condition 6(b) and any Put Exercise Notice given by a Bondholder pursuant to Condition 6(c)), the notice given first in time shall prevail and in the event of two notices being given on the same date, the first to be given shall prevail.

(g) *Purchase*

The Issuer, the Guarantor and their respective Subsidiaries may at any time purchase Bonds in the open market or otherwise at any price. The Bonds so purchased, while held by or on behalf of the Issuer, the Guarantor or any such Subsidiary, shall not entitle the holder to vote at any meetings of the Bondholders and shall not be deemed to be outstanding for, among other things, the purposes of calculating quorums at meetings of the Bondholders. All Bonds redeemed or repurchased by the Issuer or the Guarantor may not be reissued or resold.

(h) *Cancellation*

All Certificates evidencing Bonds redeemed or purchased by or on behalf of the Issuer, the Guarantor and their respective Subsidiaries may be held, resold or, at the option of the Issuer, the Guarantor or the relevant Subsidiary, surrendered to the Registrar for cancellation and, upon surrender thereof, all such Bonds shall be cancelled forthwith. Any Certificates so surrendered for cancellation may not be reissued or resold and the obligations of the Issuer and the Guarantor in respect of any such Bonds shall be discharged.

In these Conditions:

an “**Affiliate**” means, with respect to any Person, any other Person (1) directly or indirectly controlling, controlled by, or under direct or indirect common control with, such Person; (2) who is a director or officer of such Person or any Subsidiary of such Person or of any Person referred to in clause (1) of this definition; or (3) who is a spouse or any person cohabiting as a spouse, child or step-child, parent or step-parent, brother, sister, step-brother

or step-sister, parent-in-law, grandchild, grandparent, uncle, aunt, nephew or niece of a Person described in clause (1) or (2). For purposes of this definition, “**control**” (including, with correlative meanings, the terms “**controlling**”, “**controlled by**” and “**under common control with**”), as applied to any Person, means the possession, directly or indirectly, of the power to direct or cause the direction of the management and policies of such Person, whether through the ownership of voting securities, by contract or otherwise.

A “**Change of Control**” occurs when:

- (i) the merger, amalgamation or consolidation of the Guarantor with or into another person (other than one or more Permitted Holders) or the merger or amalgamation of another person (other than one or more Permitted Holders) with or into the Guarantor, or the direct or indirect sale of all or substantially all the consolidated assets of the Guarantor to another person (other than one or more Permitted Holders);
- (ii) the Permitted Holders are collectively the beneficial owners (as such term is used in Rule 13d-3 of the U.S. Exchange Act) of less than 50.1% of the total voting power of the voting stock of the Guarantor;
- (iii) individuals who on the Issue Date constituted the board of directors of the Guarantor, together with any new directors whose election or nomination to the board of directors of the Guarantor was approved by a vote of at least a majority of the directors then still in office who were either directors on the Issue Date or whose election or nomination was previously so approved, cease for any reason to constitute a majority of the board of directors of the Guarantor then in office;
- (iv) the adoption of a plan relating to the liquidation or dissolution of the Guarantor; or
- (v) Yango Group Co., Ltd. (陽光城集團股份有限公司) ceases to be a Subsidiary of the Guarantor.

“**Capital Stock**” means, with respect to any Person, any and all shares, interests, participations or other equivalents (however designated, whether voting or non-voting) in equity of such Person, whether outstanding on the Issue Date or issued thereafter, including, without limitation, all Common Stock and Preferred Stock, but excluding debt securities convertible or exchangeable into such equity.

“**Common Stock**” means, with respect to any Person, any and all shares, interests or other participations in, and other equivalents (however designated and whether voting or non-voting) of such Person’s common stock or ordinary shares, whether or not outstanding at the date of the Indenture, and include, without limitation, all series and classes of such common stock or ordinary shares.

“**Issuer Surviving Person**” means any person formed by a consolidation with the Issuer or into which the Issuer is merged or to whom the Issuer has sold, conveyed, transferred, leased or otherwise dispose of its properties and assets substantially as an entirety in one transaction or a series of related transactions.

“**Guarantor Surviving Person**” means any person formed by a consolidation with the Guarantor or into which the Guarantor is merged or to whom the Guarantor has sold, conveyed, transferred, leased or otherwise dispose of its properties and assets substantially as an entirety in one transaction or a series of related transactions.

“**Permitted Holders**” means any or all of the following:

- (1) Mr. LIN Tengjiao and Ms. WU Jie;
- (2) any Affiliate (other than an Affiliate as defined in clause (2) or (3) of the definition of Affiliate) of any Person specified in clause (1) of this definition; and
- (3) any person both the Capital Stock and the Voting Stock of which (or in the case of a trust, the beneficial interests in which) are owned 80% or more by one or more of the Persons specified in clauses (1) and (2) of this definition.

“**Person**” means any individual, corporation, partnership, limited liability company, joint venture, trust, unincorporated organisation or government or any agency or political subdivision thereof.

“**Preferred Stock**” as applied to the Capital Stock of any Person means Capital Stock of any class or classes that by its term is preferred as to the payment of dividends, or as to the distribution of assets upon any voluntary or involuntary liquidation or dissolution of such Person, over shares of Capital Stock of any other class of such Person.

a “**Relevant Event**” will be deemed to occur if:

- (i) there is a Change of Control; or
- (ii) there is a SAFE Noncompliance Event.

“**Relevant Taxing Jurisdiction**” means any jurisdiction in which the Issuer, a Surviving Person or the Guarantor is organised or resident for tax purposes or any political subdivision or taxing authority thereof or therein.

“**SAFE Noncompliance Event**” means the SAFE Completion Event shall not have occurred on or prior to the Registration Deadline.

“**Subsidiary**” means, with respect to any person, (i) any company or other business entity of which that person owns or controls (either directly or through one or more other Subsidiaries) more than 50 per cent. of the issued share capital or other ownership interest having ordinary voting power to elect directors, managers or trustees of such company or other business entity, or (ii) any company or other business entity which at any time has its accounts consolidated with those of that person or which, under the laws, regulations or generally accepted accounting principles of the jurisdiction of incorporation of such person from time to time, should have its accounts consolidated with those of that person.

“**Surviving Person**” means the Issuer Surviving Person or the Guarantor Surviving Person, as the case may be.

“**Voting Stock**” means, with respect to any Person, Capital Stock of any class or kind ordinarily having the power to vote for the election of directors, managers or other voting members of the governing body of such Person.

7 Payments

(a) *Method of Payment*

- (i) Payments of principal and premium (if any) shall be made (subject to surrender of the relevant Certificates at the specified office of the Principal Paying Agent if no further payment falls to be made in respect of the Bonds represented by such Certificates) in the manner provided in Condition 7(a)(ii).
- (ii) Interest on each Bond shall be paid on the due date to the person shown on the Register at the close of business on the fifth business day before the due date for payment thereof (the “**Record Date**”), notwithstanding any transfer, exchange or cancellation thereof after a Record Date and prior to the immediately following Interest Payment Date. Payments of interest on each Bond shall be made in US dollars by transfer to the registered account of the Bondholder. For the purpose of this Condition 7(a), a Bondholder’s “**registered account**” means the US dollar denominated account maintained by or on behalf of it with a bank that processes payments in US dollars, the details of which appear on the Register at the close of business on the Record Date. In this Condition 7(a)(ii), “**business day**” means a day, other than a Saturday, a Sunday or a public holiday, on which the Registrar is open for business in the place of its specified office.
- (iii) If the amount of principal being paid upon surrender of the relevant Certificate is less than the outstanding principal amount of such Certificate, the Registrar will annotate the Register with the amount of principal so paid and will (if so requested in writing by the Issuer or a Bondholder) issue a new Certificate with a principal amount equal to the remaining unpaid outstanding principal amount. If the amount of interest being paid is less than the amount then due, the Registrar will annotate the Register with the amount of interest so paid.

*Notwithstanding the foregoing, so long as the Global Certificate is held on behalf of Euroclear, Clearstream or any other clearing system, each payment in respect of the Global Certificate will be made to the person shown as the holder in the Register at the close of business of the relevant clearing system on the Clearing System Business Day before the due date for such payments, where “**Clearing System Business Day**” means a weekday (Monday to Friday, inclusive) except December 25 and January 1.*

(b) *Payments subject to Fiscal Laws*

All payments are subject in all cases to (i) any applicable fiscal or other laws, regulations and directives in the place of payment, but without prejudice to the provisions of Condition 8 and (ii) any withholding or deduction required pursuant to an agreement described in Section 1471(b) of the US Internal Revenue Code of 1986, as amended (the “**Code**”) or otherwise imposed pursuant to Sections 1471 through 1474 of the Code, any regulations or agreement thereunder, any official interpretations thereof, or (without prejudice to provisions

of Condition 8) any law or official guideline implementing an intergovernmental approach thereto. No commission or expenses shall be charged to the Bondholders in respect of such payments.

(c) *Payment Initiation*

Payment instructions (for value the due date or, if that is not a Payment Business Day, for value the first following day which is a Payment Business Day) will be initiated on the due date or, if that is not a Payment Business Day, on the first following day which is a Payment Business Day or, in the case of payments of principal or premium (if any) where the relevant Certificate has not been surrendered at the specified office of any Transfer Agent or of the Registrar, on a day on which the Principal Paying Agent is open for business and on which the relevant Certificate is surrendered.

(d) *Agents*

The Principal Paying Agent, the Registrar and the Transfer Agent initially appointed by the Issuer and the Guarantor and their respective specified offices are listed below. The Principal Paying Agent, the Registrar and the Transfer Agent act solely as agents of the Issuer and the Guarantor and do not assume any obligation or relationship of agency or trust for or with any Bondholder. The Issuer and the Guarantor reserve the right at any time with the prior written approval of the Trustee to vary or terminate the appointment of any Agent and to appoint additional or other Agents, *provided* that the Issuer and the Guarantor shall at all times maintain (i) a Principal Paying Agent, (ii) a Registrar, (iii) a Transfer Agent, and (iv) such other agents as may be required by the stock exchange on which the Bonds may be listed, in each case, as approved in writing by the Trustee.

Notice of any such change or any change of any specified office shall promptly be given by the Issuer to the Bondholders in accordance with Condition 16.

(e) *Delay in Payment*

Bondholders will not be entitled to any interest or other payment for any delay after the due date in receiving the amount due on a Bond if the due date is not a Payment Business Day, if the Bondholder is late in surrendering or cannot surrender its Certificate (if required to do so).

(f) *Non-Payment Business Days*

If any date for payment in respect of any Bond is not a Payment Business Day, the holder shall not be entitled to payment until the next following Payment Business Day nor to any interest or other sum in respect of such postponed payment. In this Condition 7, “**Payment Business Day**” means a day (other than a Saturday, a Sunday or a public holiday) on which commercial banks and foreign exchange markets are open for business and settlement of US dollar payments in Hong Kong, New York City and the place in which the specified office of the Principal Paying Agent is located and where payment is to be made by transfer to an account maintained with a bank in US dollars, the place on which foreign exchange transactions may be carried on in US dollars in the principal financial centre of the country of such currency.

8 Taxation

All payments of principal, premium (if any) and interest by or on behalf of the Issuer, the Guarantor or a Surviving Person in respect of the Bonds or under the Guarantee shall be made free and clear of, and without withholding or deduction for or on account of, any present or future taxes, duties, assessments or governmental charges of whatever nature imposed, levied, collected, withheld or assessed by or within the Cayman Islands or the PRC (or in the case of a Surviving Person, the jurisdiction of its establishment or tax residence) or any political subdivision or authority therein or thereof having power to tax, unless such withholding or deduction is required by law.

Where such withholding or deduction is made by the Issuer, the Guarantor or a Surviving Person, as the case may be, by or within the PRC at the rate of up to and including the aggregate rate applicable on 7 June 2021 (the “**Applicable Rate**”), the Issuer, the Guarantor, or a Surviving Person, as the case may be, will increase the amounts paid by it to the extent required, so that the net amount received by Bondholders equals the amounts which would otherwise have been receivable by them had no such withholding or deduction been required.

If the Issuer, the Guarantor or a Surviving Person is required to make (i) any deduction or withholding by or within the Cayman Islands (or in the case of a Surviving Person, the jurisdiction of its establishment or tax residence), or (ii) any deduction or withholding by or within the PRC at a rate in excess of the Applicable Rate, then the Issuer (or the Guarantor, as the case may be) shall pay such additional amounts (“**Additional Tax Amounts**”) as will result in receipt by the Bondholders of such amounts as would have been received by them had no such withholding or deduction been required, except that no Additional Tax Amounts or additional amounts payable under the preceding paragraph shall be payable in respect of any Bond (or the Guarantee, as the case may be):

- (a) *Other Connection:* to a holder who is liable to such taxes, duties, assessments or governmental charges in respect of such Bond by reason of his (or the beneficial owner) having any present or former connection with the Cayman Islands (in the case of payments made by the Issuer) or the PRC (in the case of payments made by the Issuer or the Guarantor) other than the mere holding of the Bond; or
- (b) *Surrender More Than 30 Days after the Relevant Date:* in respect of which the Certificate evidencing it is presented or surrendered (where presentation or surrender is required) for payment more than 30 days after the Relevant Date except to the extent that the holder of it would have been entitled to such Additional Tax Amounts on presenting or surrendering (as the case may be) the Certificate evidencing such Bond for payment on the last day of such period of 30 days (as if such last day were a Payment Business Day).

References in these Conditions to principal, premium and interest shall be deemed also to refer to any Additional Tax Amounts which may be payable under this Condition 8 or any undertaking or covenant given in addition thereto or in substitution therefor pursuant to the Trust Deed.

“**Relevant Date**” in respect of any Bond means the date on which payment in respect of it first becomes due or (if any amount of the money payable is improperly withheld or refused) the date on which payment in full of the amount outstanding is made or (if earlier) the date seven days

after that on which notice is duly given to the Bondholders that, upon further surrender of the Certificate representing such Bond being made in accordance with the Conditions, such payment will be made, *provided* that payment is in fact made upon such surrender.

Neither the Trustee nor any Agent shall be responsible for paying any tax, duty, charges, assessments, withholding or other payment referred to in this Condition 8 or otherwise in connection with the Bonds or for determining whether such amounts are payable or the amount thereof, and none of them shall be responsible or liable for any failure by the Issuer, the Guarantor, a Surviving Person, any Bondholder or any other person to pay such tax, duty, charges, assessments, withholding or other payment in any jurisdiction or to provide any notice or information to any person that would permit, enable or facilitate the payment of any principal, premium (if any), interest or other amount under or in respect of the Bonds without deduction or withholding for or on account of any tax, duty, charges, assessments withholding or other payment imposed by or in any jurisdiction.

9 Events of Default

If an Event of Default (as defined below) occurs, the Trustee at its discretion may, and if so requested in writing by holders of at least 25 per cent. of the aggregate principal amount of the Bonds then outstanding or if so directed by an Extraordinary Resolution, shall (provided in any such case that the Trustee shall have been indemnified and/or secured and/or pre-funded to its satisfaction), give written notice to the Issuer and the Guarantor that the Bonds are, and they shall immediately become, due and payable at their principal amount together (if applicable) with accrued and unpaid interest without further action or formality.

An “**Event of Default**” occurs if:

(A) With respect to the Issuer or the Guarantor

- (a) *Non-Payment of Principal*: default in the payment of principal of (or premium, if any, on) the Bonds when the same becomes due and payable at maturity, upon acceleration, redemption or otherwise; or
- (b) *Non-Payment of Interest*: default in the payment of interest or Additional Tax Amounts on any Bond when the same becomes due and payable, and such default continues for a period of 30 consecutive days; or
- (c) *Breach of Other Obligations*: the Issuer or the Guarantor does not perform or comply with any one or more of its other obligations under the Bonds or the Trust Deed or the Guarantee and such default (i) is incapable of remedy or, (ii) being a default which is capable of remedy, remains unremedied for 30 consecutive days after the Trustee has given written notice thereof to the Issuer or the Guarantor, as the case may be; *provided* that (A) if there has been a breach by the Issuer of its obligations to pre-fund any amount in respect of the Bonds and/or to provide the Required Confirmations, in each case in accordance with Condition 3(c), and such amount has subsequently been paid to the Bondholders following a Demand under the Standby Letter of Credit, or (B) where such default gives rise to a right of redemption pursuant to Condition 6(c), then such breach will not constitute an Event of Default under this Condition 9(A)(c); or

- (d) *Cross Acceleration*: there occurs with respect to any indebtedness of the Guarantor or any Subsidiary having an outstanding principal amount of US\$30.0 million (or its equivalent in any currency or currencies (on the basis of the middle spot rate for the relevant currency against the US dollar quoted by any leading bank on the day on which this Condition 9(A)(d) operates)) or more in the aggregate for all such indebtedness of all such persons, whether such indebtedness now exists or shall hereafter be created, (a) an event of default that has caused the holder thereof to declare such indebtedness to be due and payable prior to its stated maturity and/or (b) a failure to pay principal of such indebtedness when the same becomes due; or
- (e) *Judgment Payment*: one or more final judgments or orders for the payment of money are rendered against the Guarantor or any Subsidiary and are not paid or discharged pursuant to such judgments or orders, and there is a period of 45 consecutive days following the due date of the payment pursuant to the final judgment or order that causes the aggregate amount for all such final judgments or orders outstanding and not paid or discharged against all such persons to exceed US\$30.0 million (or its equivalent in any currency or currencies (on the basis of the middle spot rate for the relevant currency against the US dollar quoted by any leading bank on the day on which this Condition 9(A)(e) operates)) (in excess of amounts which the Guarantor's insurance carriers have agreed to pay under applicable policies) during which a stay of enforcement, by reason of a pending appeal or otherwise, is not in effect;
- (f) *Enforcement Proceedings*: a distress, attachment, execution or other legal process is levied, enforced or sued out on or against all or substantially all of the property, assets or revenues of the Issuer, the Guarantor or any of their respective Principal Subsidiaries and is not discharged or stayed within 60 consecutive days; or
- (g) *Security Enforced*: any mortgage, pledge, security interest, encumbrance, lien or charge of any kind, present or future, created or assumed by the Issuer, the Guarantor or any of their respective Principal Subsidiaries in respect of all or substantially all of its assets becomes enforceable and any step is taken to enforce it (including the taking of possession or the appointment of a receiver, manager or other similar person) and is not discharged or stayed within 60 consecutive days; or
- (h) *Insolvency*: an involuntary case or other proceeding is commenced against the Guarantor or any Principal Subsidiary with respect to it or its debts under any applicable bankruptcy, insolvency or other similar law now or hereafter in effect seeking the appointment of a receiver, liquidator, assignee, custodian, trustee, sequestrator or similar official of the Guarantor or any Principal Subsidiary or for any substantial part of the property and assets of the Guarantor or any Principal Subsidiary and such involuntary case or other proceeding remains undismissed and unstayed for a period of 60 consecutive days; or an order for relief is entered against the Guarantor or any Principal Subsidiary under any applicable bankruptcy, insolvency or other similar law as now or hereafter in effect;
- (i) *Winding-up*: an order is made by a court of competent jurisdiction or an effective resolution is passed for the winding-up or dissolution of the Issuer or the Guarantor or any Principal Subsidiary, or the Issuer, the Guarantor or any Principal Subsidiary ceases or threatens to cease to carry on all or substantially all of its business or

operations, except for the (i) purpose of and followed by a reconstruction, amalgamation, reorganisation, merger or consolidation (A) on terms approved by an Extraordinary Resolution of the Bondholders, or (B) in the case of a Principal Subsidiary, whereby the undertaking and assets of such Principal Subsidiary are transferred to or otherwise vested in the Issuer or the Guarantor (as the case may be) or another of their respective Subsidiaries, or (ii) a solvent winding up of any Principal Subsidiary other than the Issuer, or (iii) a disposal of a Principal Subsidiary on an arm's length basis; or

- (j) *Authorisation and Consents*: any action, condition or thing (including the obtaining or effecting of any necessary consent, approval, authorisation, exemption, filing, license, order, recording or registration) at any time required to be taken, fulfilled or done in order (i) to enable each of the Issuer and the Guarantor lawfully to enter into, exercise their respective rights and perform and comply with their respective obligations under the Bonds, the Trust Deed and the Guarantee, (ii) to ensure that those obligations are legally binding and enforceable and (iii) to make the Bonds, the Trust Deed and the Guarantee admissible in evidence in the courts of Hong Kong is not taken, fulfilled or done; or
- (k) *Illegality*: it is or will become unlawful for the Issuer or the Guarantor to perform or comply with any one or more of their respective obligations under any of the Bonds, the Trust Deed or the Guarantee; or
- (l) *Standby Letter of Credit*: the Standby Letter of Credit is not (or is claimed by the LC Bank not to be) enforceable, valid or in full force and effect or the Standby Letter of Credit is modified, amended, supplemented or terminated without approval by an Extraordinary Resolution of the Bondholders other than pursuant to Condition 12(b) or Condition 13;
- (m) *Guarantee*: the Guarantee is not (or is claimed by the Guarantor not to be) enforceable, valid or in full force and effect; or
- (n) *Analogous Events*: any event occurs which under the laws of any relevant jurisdiction has an analogous effect to any of the events referred to in Condition 9(A)(d)-(i).

(B) With respect to the LC Bank

- (a) *Cross-Acceleration*: any other present or future Public External Indebtedness of the LC Bank or any of its Subsidiaries becomes due and payable prior to its stated maturity by reason of any default, event of default or the like (howsoever described) in respect of the terms thereof, or any such Public External Indebtedness is not paid when due or, as the case may be, within any applicable grace period, *provided* that the aggregate amount of the relevant Public External Indebtedness in respect of which one or more of the events mentioned above in this Condition 9(B)(a) have occurred equals or exceeds US\$30,000,000 or its equivalent; or
- (b) *Insolvency*: the LC Bank or any of its LC Bank Material Subsidiaries is insolvent or bankrupt or unable to pay its debts, stops or suspends payment of all or a material part of its debts, proposes or makes any agreement for the deferral, rescheduling or other

readjustment of all or a material part of its debts, proposes or makes a general assignment or an arrangement or composition with or for the benefit of the relevant creditors in respect of any of such debts or a moratorium is agreed or declared in respect of or affecting all or a material part of the debts of the LC Bank or any of its LC Bank Material Subsidiaries; or

- (c) *Winding-up*: an order is made or an effective resolution passed for the winding-up or dissolution or administration of the LC Bank or any of its LC Bank Material Subsidiaries, or the LC Bank ceases to carry on all or a material part of its business or operations, except for the purpose of and followed by a reconstruction, amalgamation, reorganisation, merger or consolidation (i) on terms approved by an Extraordinary Resolution of the Bondholders, or (ii) in the case of a LC Bank Material Subsidiary, whereby the undertaking and assets of the LC Bank Material Subsidiary are transferred to or otherwise vested in the LC Bank or another of its Subsidiaries; or
- (d) *Illegality*: it is or will become unlawful for the LC Bank to perform or comply with any one or more of its obligations under the Standby Letter of Credit; or
- (e) *Analogous Events*: any event occurs which under the laws of any relevant jurisdiction has an analogous effect to any of the events referred to in any of Conditions 9(B)(b) and 9(B)(c).

In this Condition 9:

“**LC Bank**” means Jiangxi Bank Co., Ltd, who is acting by and through its Nanchang Xiangnan Branch in issuing the Standby Letter of Credit;

“**LC Bank Material Subsidiary**” means a Subsidiary of the LC Bank whose total assets or total revenue (consolidated in the case of a Subsidiary which has Subsidiaries) as at the date at which its latest audited financial statements were prepared or, as the case may be, for the financial period to which these audited financial statements relate, account for five per cent. or more of the consolidated assets or consolidated revenue of the LC Bank as at such date or for such period. If a LC Bank Material Subsidiary transfers all of its assets and business to another Subsidiary of the LC Bank, the transferee shall become a LC Bank Material Subsidiary and the transferor shall cease to be a LC Bank Material Subsidiary on completion of such transfer;

“**Principal Subsidiary**” means a Subsidiary, or group of Subsidiaries, that would, when taken together, be a “significant subsidiary” within the meaning of the definition of “significant subsidiary” in Article 1, Rule 1-02(w) of Regulation S-X, promulgated pursuant to the U.S. Securities Act of 1933, as amended, as such Regulation is in effect on the Issue Date; provided that in each instance in such definition in which the term “10 percent” is used, the term “5 percent” shall be substituted therefor.

“**Public External Indebtedness**” means any indebtedness of the LC Bank or any Subsidiary of the LC Bank, or any guarantee or indemnity by the LC Bank of indebtedness, for money borrowed which (x) is in the form of or represented or evidenced by any bond, note, debenture, debenture stock, loan stock, certificate or other instrument which is, or is capable of being listed, quoted or traded on any stock exchange or in any securities market

(including, without limitation, any over-the-counter market) outside the PRC (without regard, however, to whether or not such instruments are sold through public offerings or private placements); and (y) has an original maturity of more than 365 days.

10 Prescription

Claims against the Issuer or the Guarantors for payment in respect of the Bonds or the Guarantee shall be prescribed and become void unless made within 10 years (in the case of principal or premium) or five years (in the case of interest) from the appropriate Relevant Date in respect of them.

11 Replacement of Certificates

If any Certificate is lost, stolen, mutilated, defaced or destroyed, it may be replaced, subject to applicable laws, regulations or other relevant regulatory authority regulations, at the specified office of the Registrar or any Transfer Agent, in each case on payment by the claimant of the fees and costs incurred in connection therewith and on such terms as to evidence, security, indemnity and otherwise as the Issuer, the Registrar or the relevant Transfer Agent may require. Mutilated or defaced Certificates must be surrendered before replacements will be issued.

12 Meetings of Bondholders, Modification, Waiver and Entitlement

(a) Meetings of Bondholders

The Trust Deed contains provisions for convening meetings of Bondholders to consider matters affecting their interests, including, without limitation, the sanctioning by Extraordinary Resolution of a modification of any of these Conditions or any provisions of the Trust Deed, the Guarantee or the Standby Letter of Credit. Such a meeting may be convened by the Issuer, the Guarantor or the Trustee, and shall be convened by the Trustee if requested in writing by Bondholders holding not less than 10 per cent. in aggregate principal amount of the Bonds for the time being outstanding and subject to it being indemnified and/or secured and/or prefunded to its satisfaction against any costs and expenses. The quorum for any meeting convened to consider an Extraordinary Resolution will be two or more persons holding or representing more than 50 per cent. in aggregate principal amount of the Bonds for the time being outstanding, or at any adjourned meeting two or more persons being or representing Bondholders whatever the principal amount of the Bonds held or represented, unless the business of such meeting includes consideration of proposals, inter alia, (i) to modify the maturity of the Bonds or the dates on which interest is payable in respect of the Bonds, (ii) to reduce or cancel the principal amount of, or interest on, the Bonds, (iii) to change the currency of payment of the Bonds, (iv) to modify the provisions concerning the quorum required at any meeting of Bondholders or the majority required to pass an Extraordinary Resolution, (v) to modify or release the Standby Letter of Credit (other than an amendment or supplement to, or a replacement of, the Standby Letter of Credit in connection with a further issue of securities pursuant to Condition 13) or (vi) to modify or cancel any term of the Guarantee, in which case the necessary quorum will be two or more persons holding or representing at least 75 per cent., or at any adjourned meeting at least 25 per cent., in aggregate principal amount of the Bonds for the time being outstanding. Any Extraordinary Resolution duly passed shall be binding on Bondholders (whether or not they were present at the meeting at which such resolution was passed).

The Trust Deed provides that a resolution (A) in writing signed by the holders of not less than 90 per cent. in aggregate principal amount of the Bonds for the time being outstanding (a “**Written Resolution**”) or (B) passed by way of electronic consent through the relevant clearing system(s) in accordance with the Trust Deed shall for all purposes be as valid and effective as an Extraordinary Resolution passed at a meeting of Bondholders duly convened and held. Such a resolution in writing may be contained in one document or several documents in the same form, each signed by or on behalf of one or more Bondholders. A Written Resolution will be binding on all Bondholders whether or not they participated in such Written Resolution.

So long as the Bonds are represented by the Global Certificate, Extraordinary Resolution includes a consent given by way of electronic consents through the relevant clearing system(s) (in a form satisfactory to the Trustee) by or on behalf of the Bondholders of not less than 90 per cent. in principal amount of the Bonds for the time being outstanding.

(b) *Modification of the Conditions, Trust Deed, Agency Agreement, Guarantee and Standby Letter of Credit*

The Trustee may (but shall not be obliged to) agree, without the consent of the Bondholders, to (i) any modification of any of the provisions of the Trust Deed, the Agency Agreement, the Guarantee or the Standby Letter of Credit that is, in its opinion, of a formal, minor or technical nature or to correct a manifest error or to comply with any mandatory provision of law, and (ii) any other modification (except as mentioned in the Trust Deed), and any waiver or authorisation of any breach or proposed breach, of any of the provisions of these Conditions, the Trust Deed, the Agency Agreement, the Guarantee or the Standby Letter of Credit that is not materially prejudicial to the interests of the Bondholders. Any such modification, authorisation or waiver shall be binding on the Bondholders and, unless the Trustee otherwise agrees, each such modification, authorisation or waiver shall be notified by the Issuer, failing whom, the Guarantor, to the Bondholders as soon as practicable.

(c) *Entitlement of the Trustee*

In connection with the exercise of its functions, rights, powers and/or discretions (including but not limited to those referred to in this Condition 12) the Trustee shall have regard to or be responsible for the interests of the Bondholders as a class and shall not have regard to or be responsible for the consequences of such exercise for individual Bondholders, and the Trustee shall not be entitled to require on behalf of any Bondholder, nor shall any Bondholder be entitled to claim, from the Issuer or the Trustee, any indemnification or payment in respect of any tax consequence of any such exercise upon individual Bondholders.

13 Further Issues

Subject to the covenants described below and in accordance with the terms of the Trust Deed, the Issuer may, from time to time, without the consent of the Bondholders, create and issue further bonds having the same terms and conditions as the Bonds (including the benefit of the Guarantee) in all respects (or in all respects except for the issue date, issue price and the first interest period and, to the extent necessary, certain temporary securities law transfer restrictions and the timing, as elected by the Issuer, for compliance with NDRC post issue filing and the undertakings

associated with the registration of the Guarantee with the SAFE) (a “**Further Issue**”) so that such further bonds may be consolidated and form a single class with the previously outstanding Bonds and vote together as one class on all matters with respect to the Bonds.

References in these Conditions to the Bonds include (unless the context requires otherwise) any other bonds issued pursuant to this Condition 13 and consolidated and forming a single series with the outstanding Bonds.

However, such further bonds may only be issued if (i) a further or supplemental or replacement standby letter of credit is issued by the LC Bank (or an amendment is made to the Standby Letter of Credit) on terms that are substantially similar to the Standby Letter of Credit (including that the stated amount of such further or supplemental or replacement or amended standby letter of credit is at least equal to the principal of and an amount equal to the interest payment which is or would be due for an entire Interest Period on such further securities) and (ii) such supplemental documents are executed and further opinions are obtained as the Trustee may require, as further set out in the Trust Deed. References to the Standby Letter of Credit shall thereafter include such further or supplemental or replacement or amended standby letter of credit. Any further securities forming a single series with the Bonds shall be constituted by a deed supplemental to the Trust Deed.

14 Enforcement

The Trustee may, at its discretion and without further notice, take such actions and/or steps and/or institute such proceedings against the Issuer, the Guarantor and/or the LC Bank as it may think fit to enforce the terms of the Trust Deed, the Guarantee and/or the Bonds and, where appropriate, to draw down on and enforce the Standby Letter of Credit, but it need not take any such actions and/or steps and/or institute such proceedings unless (i) it shall have been so directed by an Extraordinary Resolution or so requested in writing by Bondholders holding at least 25 per cent. in aggregate principal amount of the Bonds outstanding, and (ii) other than in the case of the making of a drawing under the Standby Letter of Credit, it shall have been indemnified and/or secured and/or pre-funded to its satisfaction. No Bondholder may proceed directly against the Issuer, the Guarantor or the LC Bank unless the Trustee, having become bound so to proceed, fails to do so within a reasonable time and such failure is continuing.

15 Indemnification of the Trustee and the Agents

The Trust Deed contains provisions for the indemnification of the Trustee and for its relief from responsibility. The Trustee is entitled to be indemnified, secured and/or pre-funded to its satisfaction and to be relieved from responsibility in certain circumstances including without limitation provisions relieving it from taking steps and/or actions and/or instituting proceedings to enforce its rights under the Trust Deed, the Agency Agreement, the Standby Letter of Credit and/or these Conditions and in respect of the Bonds and to enforce payment or taking other actions, steps and/or proceedings unless first indemnified and/or secured and/or pre-funded to its satisfaction and to be paid its fees, costs, expenses, indemnity payments, and other amounts in priority to the claims of the Bondholders. The Trustee and its affiliates are entitled to enter into business transactions with the Issuer, the Guarantor, the LC Bank and/or any entity related (directly or indirectly) to the Issuer, the Guarantor and/or the LC Bank without accounting for any profit.

The Trustee and the Agents may rely conclusively and without liability to Bondholders, the Issuer, the Guarantor or any other person on any report, information, confirmation or certificate from or any opinion or advice of any accountants, auditors, lawyers, valuers, auctioneers, surveyors, brokers, financial advisers, financial institution or any other expert, whether or not obtained by or addressed to it and whether their liability in relation thereto is limited (by its terms or by any engagement letter relating thereto or in any other manner) by reference to a monetary cap, methodology or otherwise. The Trustee may accept and shall be entitled to rely conclusively on any such report, information, confirmation, certificate, opinion or advice, in which case such report, information, confirmation, certificate, opinion or advice shall be binding on the Issuer, the Guarantor, the LC Bank and the Bondholders. The Trustee shall not be responsible or liable to the Issuer, the Guarantor, the Bondholders or any other person for any loss occasioned by acting on or refraining from acting on any such report, information, confirmation, certificate, opinion or advice.

Whenever the Trustee is required or entitled by the terms of the Trust Deed, the Agency Agreement, the Guarantee, the Standby Letter of Credit or these Conditions to exercise any discretion or power, take or refrain from any action, make any decision or give any direction, the Trustee is entitled, prior to exercising any such discretion or power, taking or refraining from taking any such action, making any such decision or giving any such direction, to seek directions from the Bondholders by way of Extraordinary Resolution or clarification of any directions, and the Trustee shall be entitled to rely on any such directions or clarification and shall not be responsible or liable for any loss or liability incurred by the Issuer, the Guarantor, the LC Bank, the Bondholders or any other person as a result of any delay in it exercising such discretion or power, taking or refraining from taking such action, making such decision or giving such direction as a result of seeking such direction or clarification of any directions from the Bondholders or in the event that no direction or clarification is given to the Trustee by the Bondholders.

None of the Trustee or any of the Agents shall be responsible or liable for the performance by the Issuer, the Guarantor, the LC Bank and/or any other person appointed by the Issuer, the Guarantor, and/or the LC Bank in relation to the Bonds of the duties and obligations on their part expressed in respect of the same and, unless it has written notice from the Issuer, the Guarantor, and/or the LC Bank to the contrary, the Trustee and each Agent shall be entitled to assume that the same are being duly performed.

None of the Trustee or any Agent shall be liable to any Bondholder, the Issuer, the Guarantor, the LC Bank or any other person for any action taken by the Trustee or such Agent in accordance with the instructions of the Bondholders. The Trustee and the Agents shall be entitled to rely conclusively on any direction, request or resolution of Bondholders given by Bondholders holding the requisite principal amount of Bonds outstanding or passed at a meeting of Bondholders convened and held in accordance with or otherwise passed in accordance with the Trust Deed (by way of written resolution or Electronic Resolution (as defined in the Trust Deed)).

16 Notices

Notices to the holders of Bonds shall be valid if mailed to them by uninsured mail at their respective addresses in the Register and deemed to have been given on the fourth weekday (being a day other than a Saturday or a Sunday) after the date of mailing. The Issuer shall also ensure that notices are duly published in a manner that complies with the rules and regulations of any

stock exchange or other relevant authority on which the Bonds are for the time being listed. Any such notice shall be deemed to have been given on the date of such publication or, if published more than once or on different dates, on the first date on which such publication is made.

Until such time as any definitive certificates are issued and so long as the Global Certificate is held in its entirety on behalf of Euroclear and Clearstream any notice to the Bondholders shall (notwithstanding the preceding provisions of this Condition 16) be validly given by the delivery of the relevant notice to Euroclear and Clearstream for communication by the relevant clearing system to entitled accountholders in substitution for notification as required by the Conditions and shall be deemed to have been given on the date of delivery to such clearing system.

17 Contracts (Rights of Third Parties) Act 1999

No person shall have any right to enforce any term or condition of the Bonds or any provision of the Trust Deed and the Agency Agreement under the Contracts (Rights of Third Parties) Act 1999 but this shall not affect any right or remedy which exists or is available apart from such Act.

18 Governing Law and Jurisdiction

(a) Governing Law

The Bonds, the Trust Deed, the Agency Agreement, the Standby Letter of Credit and any non-contractual obligations arising out of or in connection with them, are all governed by and shall be construed in accordance with English law.

(b) Jurisdiction

The courts of Hong Kong are to have exclusive jurisdiction to settle any disputes which may arise out of or in connection with the Bonds, the Trust Deed, the Agency Agreement and have exclusive jurisdiction to settle any disputes which may arise out of or in connection with the Standby Letter of Credit and accordingly any legal action or proceedings arising out of or in connection with the Bonds, the Trust Deed, the Agency Agreement and the Standby Letter of Credit (the “**Proceedings**”) must be brought in such courts. Each of the Issuer and the Guarantor has, in the Trust Deed and the Agency Agreement, irrevocably submitted to the jurisdiction of such courts and waives any objection to Proceedings in such courts on the ground of venue or on the ground that the Proceedings have been brought in an inconvenient or inappropriate forum to settle any dispute.

(c) Service of Process

Each of the Issuer and the Guarantor has irrevocably appointed in the Trust Deed an agent in Hong Kong to receive service of process in any Proceedings in Hong Kong. If for any reason the Issuer and/or the Guarantor ceases to have such an agent in Hong Kong, the Issuer and/or, as the case may be, the Guarantor shall promptly appoint a new agent in Hong Kong to accept service of process and deliver to the Trustee a copy of the agent’s acceptance of that appointment within 30 days of such cessation. Nothing herein shall affect the right to serve process in any other manner permitted by law.

(d) Waiver of Immunity

Each of the Issuer and the Guarantor has in the Trust Deed waived any right to claim sovereign or other immunity from jurisdiction or execution and any similar defence, and has irrevocably consented to the giving of any relief or the issue of any process, including, without limitation, the making, enforcement or execution against any property whatsoever (irrespective of its use or intended use) or any order or judgment made or given in connection with any Proceedings.

SUMMARY OF PROVISIONS RELATING TO THE BONDS IN GLOBAL FORM

The Global Certificate contains provisions which apply to the Bonds in respect of which the Global Certificate is issued, some of which modify the effect of the Terms and Conditions of the Bonds set out in this Offering Circular. Terms defined in the Terms and Conditions of the Bonds have the same meaning in the paragraphs below. The following is a summary of those provisions:

The Bonds will be represented by the Global Certificate in registered form, which will be registered in the name of a nominee of, and deposited with, a common depository for Euroclear and Clearstream, Luxembourg.

Under the Global Certificate, the Issuer, for value received, promises to pay such principal and interest on the Bonds to the Bondholders on such date or dates as the same may become payable in accordance with the Terms and Conditions of the Bonds, save that the calculation is made in respect of the total aggregate amount of the Bonds represented by the Global Certificate. So long as the Bonds are represented by a Global Certificate and the relevant Global Certificate is held on behalf of a clearing system, the Issuer has promised, *inter alia*, to pay interest in respect of such Bonds from the Issue Date in arrear at the rates, on the dates for payment, and in accordance with the method of calculation provided for in the Terms and Conditions, save that the calculation is made in respect of the total aggregate amount of the Bonds represented by such Global Certificate.

Owners of interests in the Bonds in respect of which the Global Certificate is issued will be entitled to have title to the Bonds registered in their names and to receive individual definitive Certificates if either Euroclear or Clearstream, Luxembourg or any other clearing system (an “**Alternative Clearing System**”) is closed for business for a continuous period of 14 days (other than by reason of holidays, statutory or otherwise) or announces an intention permanently to cease business or does in fact do so. In such circumstances, the Issuer will cause sufficient individual definitive Certificates to be executed and delivered to the Registrar for completion, authentication and dispatch to the relevant Bondholders. A person with an interest in the Bonds in respect of which the Global Certificate is issued must provide the Registrar not less than 30 days’ notice at its specified office of such holder’s intention to effect such exchange and a written order containing instructions and such other information as the Issuer and the Registrar may require to complete, execute and deliver such individual definitive Certificates.

In addition, the Global Certificate will contain provisions which modify the Terms and Conditions of the Bonds as they apply to the Bonds evidenced by the Global Certificate. The following is a summary of certain of those provisions:

Payment

So long as the Bonds are represented by the Global Certificate, each payment in respect of the Global Certificate will be made to, or to the order of, the person whose name is entered on the Register at the close of business on the Clearing System Business Day immediately prior to the due date for such payments, where “**Clearing System Business Day**” means a weekday (Monday to Friday inclusive) except 25 December and 1 January.

Trustee's Powers

In considering the interests of the Bondholders whilst the Global Certificate is registered in the name of a nominee for a clearing system, the Trustee may, to the extent it considers it appropriate to do so in the circumstances, but without being obliged to do so, (a) have regard to any information as may have been made available to it by or on behalf of the relevant clearing system or its operator as to the identity of its accountholders (either individually or by way of category) with entitlements in respect of the Bonds and (b) may consider such interests on the basis that such accountholders were the Bondholders in respect of which such Global Certificate is issued.

Notices

So long as the Bonds are represented by the Global Certificate and the Global Certificate is held on behalf of Euroclear or Clearstream, Luxembourg or any Alternative Clearing System, notices to Bondholders shall be given by delivery of the relevant notice to Euroclear or Clearstream, Luxembourg or such Alternative Clearing System, for communication by it to accountholders entitled to an interest in the Bonds in substitution for notification as required by the Terms and Conditions of the Bonds.

Bondholder's Redemption

The Bondholder's redemption option in Condition 6(c) may be exercised by the holder of the Global Certificate giving notice to the Principal Paying Agent of the principal amount of Bonds in respect of which the option is exercised within the time limits specified in the Conditions.

Transfers

Transfers of beneficial interests in the Bonds represented by the Global Certificate will be effected through the records of Euroclear and Clearstream, Luxembourg (or any Alternative Clearing System) and their respective participants in accordance with the rules and procedures of Euroclear and Clearstream, Luxembourg (or any Alternative Clearing System) and their respective direct and indirect participants.

Cancellation

Cancellation of any Bond by the Issuer following its redemption or purchase by the Issuer and its respective subsidiaries will be effected by reduction in the principal amount of the Bonds in the register of the Bondholders.

Meetings

For the purposes of any meeting of Bondholders, the Bondholders represented by the Global Certificate shall (unless the Global Certificate represents only one Bond) be treated as two persons for the purposes of any quorum requirements of a meeting of Bondholders and as being entitled to one vote in respect of each US\$1,000 in principal amount of the Bonds.

USE OF PROCEEDS

The gross proceeds from this offering, before deducting the underwriting discounts and commissions and other estimated expenses payable in connection with this offering, will be US\$90,000,000. The Group intends to use the proceeds to finance its existing offshore indebtedness and for the development of its education business.

CAPITALISATION AND INDEBTEDNESS

The table below sets forth the Company's consolidated capitalisation and indebtedness as at 31 December 2020:

- on an actual basis; and
- on an adjusted basis to give effect to the issuance of the Bonds and receipt of the gross proceeds from this offering before deducting the underwriting discounts and commissions and other estimated expenses relating to this offering payable by the Group.

You should read this table in conjunction with the Company's consolidated financial statements and the related notes included elsewhere in this Offering Circular.

	As at 31 December 2020	
	Actual	As adjusted
	<i>(RMB in thousands)</i>	<i>(RMB in thousands)</i>
Current borrowings		
Short-term borrowings	10,055,343	10,055,343
Non-current liabilities due within one year ⁽¹⁾	32,478,669	32,478,669
Other current liabilities ⁽²⁾	3,956,388	3,956,388
Total current borrowings	46,490,400	46,490,400
Non-current borrowings		
Long-term borrowings	58,311,064	58,311,064
Bonds payable	28,073,014	28,073,014
Other non-current liabilities	2,691,548	2,691,548
Notes to be issued	—	587,250
Total non-current borrowings	89,075,626	89,662,876
Total indebtedness⁽³⁾	135,566,026	136,153,276
Total Equity	71,689,973	71,689,973
Total capitalisation⁽⁴⁾	160,765,599	161,352,849

Notes:

- (1) Excluding long-term payables due within one year.
- (2) Excluding the output tax to be transferred.
- (3) Total indebtedness equals total current borrowings plus total non-current borrowings.
- (4) Total capitalisation equals total non-current borrowings plus total equity of the Group.

As at 31 December 2020, the Group's total indebtedness amounted to RMB135,566 million. The Group continues to enter into short-term and long-term borrowings in the ordinary course of business.

On 15 July 2020, Yango City entered into an indenture pursuant to which it issued US\$300.0 million principal amount of 7.50% guaranteed senior notes due 2024 and further issued US\$82.0 million principal amount of 7.50% guaranteed senior notes due 2024 on 29 April 2021. The July 2020 Notes of Yango City are listed on the SGX-ST. As at the date of this Offering Circular, the total principal amount of the July 2020 Notes of Yango City outstanding is US\$382.0 million.

On 10 November 2020, the Company issued US\$175.0 million principal amount of the 11.875% guaranteed senior notes due 2023, issued US\$75.0 million principal amount of 11.875% guaranteed senior notes due 2023 on 8 December 2020 and further issued US\$50.0 million principal amount of 11.875% guaranteed senior notes due 2023 on 11 March 2021. The November 2020 Notes are listed on the SGX-ST. As at the date of this Offering Circular, the Company had a total principal amount of US\$300.0 million of the November 2020 Notes outstanding.

On 12 January 2021, Yango City entered into an indenture pursuant to which it issued US\$200.0 million principal amount of 5.30% guaranteed senior notes due 2022. The January 2021 Notes of Yango City are listed on the SGX-ST. As at the date of this Offering Circular, the total principal amount of the January 2021 Notes of Yango City outstanding is US\$200.0 million.

On 22 January 2021, Yango City issued a total amount of RMB1.0 billion of domestic corporate bonds with a maturity of five years and a coupon rate of 6.90%. The January 2021 Domestic Corporate Bonds of Yango City are listed on the Shenzhen Stock Exchange.

On 13 January 2021, Yango City obtained the approval from National Association of Financial Market Institutional Investor to register RMB4.0 billion domestic medium term note program. On 29 January 2021, Yango City issued RMB580 million notes under the 2021 MTN Program of Yango City. The 2021 MTN 001 of Yango City has a term of four years, with a coupon rate of 6.92%.

On 19 March 2021, the Company issued US\$175.0 million principal amount of 12.00% guaranteed senior notes due 2024 and further issued US\$125.0 million principal amount of 12.00% guaranteed senior notes due 2024 on 27 May 2021. As at the date of this Offering Circular, the Company had a total principal amount of US\$300.0 million of the March 2021 Notes outstanding.

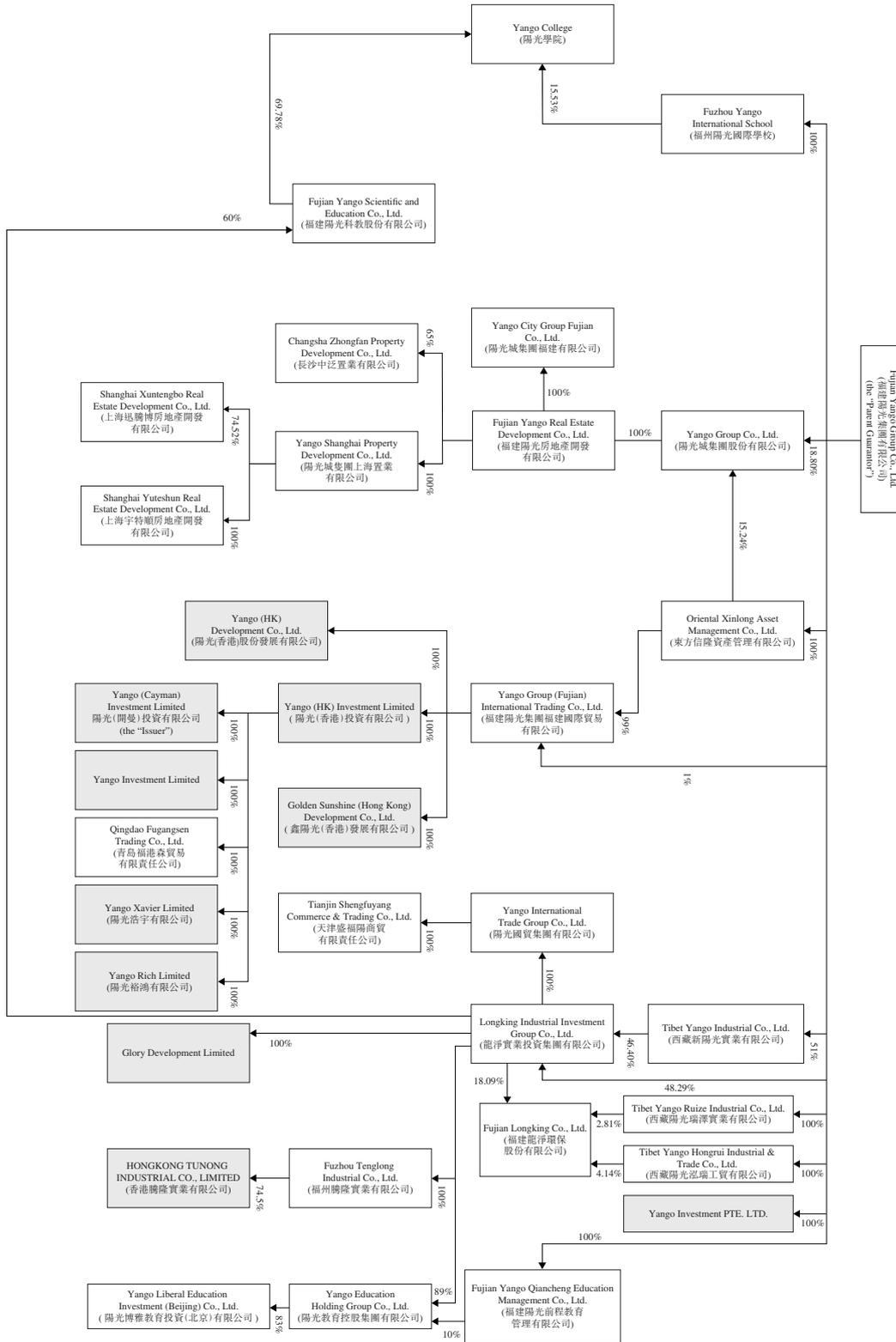
On 15 April 2021, Longking Industrial Investment Group Co., Ltd. (龍淨實業投資集團有限公司) issued a debt financing plan with a total principal amount of RMB100.0 million and coupon rate of 6.50%. The 2021 Longking Industrial Debt Financing Plan has a tenor of three years.

On 4 June 2021, Yango City entered into an indenture pursuant to which it issued US\$290.0 million principal amount of 7.875% guaranteed senior notes due 2024. The May 2021 Notes of Yango City are listed on the SEHK. As at the date of this Offering Circular, the total principal amount of the May 2021 Notes of Yango City outstanding is US\$290.0 million.

Except as otherwise disclosed in this Offering Circular, there has been no material change in the Group's capitalisation since 31 December 2020.

CORPORATE STRUCTURE OF THE GROUP

The following diagram sets forth the Group's simplified corporate structure as at the date of this Offering Circular:



Offshore Subsidiaries

DESCRIPTION OF THE ISSUER

History and introduction

The Issuer was incorporated as an exempted company under the laws of the Cayman Islands with limited liability on 1 April 2016. As at the date of this Offering Circular, the capital of the Issuer is US\$10,000.00 divided into 10,000 shares of a nominal or par value of US\$1.00 each and 10,000 shares have been issued to Yango (HK) Investment Limited (陽光(香港)投資有限公司). The Issuer is the Company's indirect wholly-owned subsidiary and, as at the date of this Offering Circular, carries on and has carried on no business other than entering into arrangements for the issue of the Bonds and other similar debt obligations and the lending of the net proceeds thereof to the Group. As at the date of this Offering Circular, the Issuer has no outstanding borrowings and has no contingent liabilities other than the issue of the Bonds and other similar outstanding debt obligations in an amount of approximately US\$1,330 million. The Issuer is not required under the laws of the Cayman Islands to file, and does not propose to file, any of its interim or annual accounts.

As at the date of this Offering Circular, the Issuer has no subsidiaries.

Management

As at the date of this Offering Circular, the directors of the Issuer are Ms. Shao Xiaohui (邵曉暉) and Mr. Ma Yong (馬永).

The registered office of the Issuer is situated at the offices of Vistra (Cayman) Limited, P.O. Box 31119 Grand Pavilion, Hibiscus Way, 802 West Bay Road, Grand Cayman, KY1-1205 Cayman Islands. The correspondence address of the two directors for the purposes of their directorships in the Issuer and the Issuer's principal place of business in the PRC is 19/F, Block 1, Binjiang International Plaza, 1058 Yangshupu Road, Yangpu District, Shanghai, PRC.

As at the date of this Offering Circular, the Issuer has no employee.

DESCRIPTION OF THE GROUP

OVERVIEW

The Group is a large conglomerate which primarily engages in property development, trading, education service and environmental protection businesses. With approximately 18 years of track record, the Group has established a high-quality business combination which has benefited from the economic growth of China, urbanisation and industrialisation. The Group has significant experience in managing different businesses in China and have successfully grown its core businesses into strong players with widely recognised brands within their respective industries. The Group seeks to achieve sustainable and rapid growth through the continued optimisation of its existing business portfolio and prudent expansion into new business areas both overseas and within the PRC. As a large, diversified, non-state-owned enterprise in a rapidly growing market, the Group has developed strong execution capabilities that allow it to respond quickly to opportunities and challenges emerging from rapid economic development.

The Group's core operational businesses include property development, trading, education service and environmental protection businesses. The Group also invests in financial services and other industries that benefit from China's growth momentum and seeks to further develop and expand its business both overseas and within the PRC.

The Group engages in the property development business primarily through Yango City which is listed on the Shenzhen Stock Exchange with the stock code of 000671. Yango City is one of the leading large-scale property development enterprises in China. Based on a ranking by China Real Estate TOP 10 Research Group (中國房地產TOP10研究組), it ranked 13th among "China Top 100 Real Estate Developers Enterprises" in 2020, No. 13 among "China Top 100 PRC Real Estate Developers Enterprises" in 2021 and No. 1 among "Top 10 Fast-growing Company of Top 100 PRC Real Estate Developers" in 2021. Leveraging the Group's strong foothold in Fujian province, especially in Fuzhou where it was the champion in the local real estate market in terms of both GFA sold and sales volume for nine consecutive years from 2012 to 2020 by China Real Estate Information Corporation, the Group's has selectively expanded into other cities and regions across China that have strong demand for commercial and residential properties.

The Group engages in the trading business primarily through the Company and Yango International Trade Group Co., Ltd. (陽光國貿集團有限公司). Yango International Trade Group Co. Ltd. has a number of wholly-owned subsidiaries located in Shanghai, Beijing, Tianjin, Fuzhou, Xiamen, Hong Kong and other places and it is one of the Group's business pillars in implementing its industry-finance interactive and coordinated development strategy. The Group mainly conducts domestic trading businesses and its domestic trading business substantially contributes the revenue generated from the Group's trading business. The Group's domestic trading business mainly focuses on trading in nonferrous metals, including nickel, copper cathode, aluminium, lead and zinc. Most of the Group's domestic trading suppliers and customers are state-owned enterprises, large listed companies or the Group's long-term partners with good reputation.

The Group engages in the education service business primarily through Yango College (陽光學院) and Yango Education Holding. It provides comprehensive private educational services from primary, middle and high school to college. As at 31 December 2020, the Group was one of the largest private

educational service providers and operators in the PRC, with 26 K-12 schools and one college. The Group will continue to expand its education service business by devoting more funds to set up more K-12 schools.

The Group engages in environmental protection business primarily through Longking. Longking focuses on atmospheric treatment and holds a leading position in production technologies, with a particular focus on the research, development, design, production, installation, debugging and operation of environmental protection products related to atmospheric pollution control. The primary business of Longking includes desulphurisation, denitrification, dust removal and environmental-friendly delivery of material and electronic control equipment. Longking is one of a few companies which can provide all-round solutions for industrial flue gas multi-pollutant treatment. Longking's product technology has reached internationally leading levels and has been widely applied in the electricity, building materials, metallurgy, chemical and light industries.

Given the growing affluence and rising demand for financial services in China, the Group has made strategic investments in the financial services sector. With a focus on the integration of industry and finance, the Group also leads other Chinese private enterprises to upgrade or transform their business structures and to go abroad, serving China's national strategy. One of the Group's shareholders, Yango Holding Co., Ltd. (陽光控股有限公司), together with seven other large private enterprises in Fujian, established Fujian Huatong Bank Co., Ltd., which is the first private bank headquartered in Fujian Province. Fujian Huatong Bank Co., Ltd. commenced operations in January 2017. In addition, Yango Holding Co., Ltd. and the Parent Guarantor made a strategic investment in Industrial Bank Co., Ltd. by means of a private placement under a joint arrangement in March 2017. In June 2018, Yango Investment Limited, the Group's wholly owned subsidiary, entered into a cornerstone investment agreement with Jiangxi Bank, pursuant to which the Group agreed to subscribe for Jiangxi Bank's shares upon its listing and trading on the SEHK in Hong Kong under its global offering in an amount of HK\$1,400 million. Jiangxi Bank was listed on the SEHK with the Stock Code 01916 on 26 June 2018, and as at the date of this Offering Circular, the Group held approximately 3.66 per cent. of the total issued share capital of Jiangxi Bank. Besides, the Group acquired equity interests of Huatai Insurance Group Co., Ltd. (華泰保險集團股份有限公司) through its two subsidiaries, Longking and Longking Industrial Investment Group Co., Ltd. (龍淨實業投資集團有限公司) from 2018 to 2020. As at the date of this Offering Circular, the Group held approximately 8.17 per cent. of the total shareholding of Huatai Insurance Group Co., Ltd. In addition to improving its profitability, the Group's active development in the financial sector facilitates the growth of its other business segments.

For the years ended 31 December 2018, 2019 and 2020, the Group's operating revenue was RMB86,386 million, RMB90,534 million and RMB109,437 million, respectively. In addition, the Group's total assets increased from RMB308,802 million as at 31 December 2018 to RMB359,634 million as at 31 December 2019, and further to RMB415,062 million as at 31 December 2020.

COMPETITIVE STRENGTHS

The Group believes that the following strengths of the Group are key to its potential growth and enable The Group to compete successfully.

Nationally recognised large conglomerate focusing on property development, trading, education service and environmental protection business

The Group is positioning ourselves as a large non-state-owned conglomerate with diversified business operations and currently the Group's core operational businesses focus on property development, trading, education service and environmental protection businesses. The Group is also involved in financial service, property management and other industries with the aim to benefit from the trends of economic growth of China and to further diversify the Group's business portfolio, optimise the Group's business structure and strengthen the Group's capability to hedge overall risk and resist economic cycle.

The Group has secured a leading market position within the industries it operates and has built strong brand awareness. For example:

- Yango City, the Group's principal property development arm, is one of the leading large-scale property development enterprises in China. Based on a ranking by the China Real Estate TOP 10 Research Group, it ranked 13th among "China Top 100 Real Estate Developers Enterprises" in 2020, No. 13 among "China Top 100 PRC Real Estate Developers Enterprises" in 2021 and No. 1 among "Top 10 Fast-growing Company of Top 100 PRC Real Estate Developers" in 2021;
- The Group provides comprehensive private educational services from primary, middle and high school to college and it is one of the largest private educational service providers and operators in the PRC; and
- As a leading company in the area of atmospheric treatment in China, Longking is focused on the industry of atmospheric treatment for over 40 years and has formed its perennial brand value and unique technology.

Strengthened geographic diversification through the Group's global business network

In terms of geographical layout, the Group is operating in major cities in the PRC such as Shanghai, Beijing, Hangzhou, Fuzhou, Shenzhen and other first and second tier cities and it has investments in various overseas countries and regions including Hong Kong and Singapore. The Group's geographic diversification has been strengthened these years through its extensive businesses and global business network:

- The Group operates education business in over ten provinces of PRC under its own brand or under the brands of its cooperative partners;
- The products of Longking have been sold across the PRC and exported to over 40 countries and regions covering Asia, Europe, America, Africa, etc.;
- By adhering to the implementation of its "3 + 1 + X" regional layout plan in property development business, the Group's property development business has been extended to 93 cities in 28 major regions and provinces in the PRC as at 31 December 2020; and

Well established education service business with asset light model

Yango Education Holding was founded in 1996. As one of the pioneers engaging in private education service business among non-state-owned enterprises in China, it has benefited from the first-mover advantage and successfully seized the growth opportunities in the private education industry in China. It has also built a comprehensive school system from primary, middle and high school to college. The Group primarily operates its education service business under asset light model to manage its investment risk within a manageable level. Under asset light model, the Group normally cooperates with local governments or state owned companies who construct campus site and school premises and lease them to the Group at a price much lower than the market price, while the Group is responsible for the operations and management of schools. Profits are distributed in accordance with the cooperation agreements the Group entered into with its various partners and its shareholding in the relevant project management company.

The Group established Yango College in 2001. It is one of the first private independent colleges in Fujian province. Since 2003 it has been approved by the Ministry of Education to offer full-time advanced education and issue recognised diplomas. In May 2015, the Ministry of Education approved the upgrade of Yango College to an independent college with ordinary undergraduate courses. Yango College has in-depth cooperation and exchange programmes with various universities in Taiwan and in various foreign countries including the United Kingdom and Japan. With over 10,000 undergraduates and 38 undergraduate majors, it is one of the largest private colleges in Fujian Province with premium quality teaching as at the date of this Offering Circular. According to the Group's internal record, for the past four years, 96 per cent. of Yango College graduates have been able to secure employment upon graduation.

The Group also offers K-12 private education services to students in China by operating under its own brand or cooperating with its partner, Peking University Peiwen Education Co., Ltd. (北大培文教育文化產業(北京)有限公司) (“**Peking Peiwen**”), and the Group has established a joint venture (Peiwen Sunshine Education and Culture Industry (Beijing) Co., Ltd. (培文陽光教育文化產業(北京)有限公司)) with Peking Peiwen. As at 31 December 2020, the Group operates 26 high-end private schools primarily in Fujian province, Guizhou province, Liaoning province and Hubei province. The Group will continue to expand its education service business by devoting more funds to set up more K-12 schools. The Group has a track record of almost 20 years in providing private education services and operates its education business under its “Yango” brand and brands of its cooperative partners. The Group is exploring and developing to be a comprehensive education service provider mainly focusing on six major sectors, including education consulting management, logistics industry, cultural and creative services, IT services, study tours, and education trainings.

Leading position in environmental protection industry in terms of sales volume and advanced technology

The Group engages in environmental protection businesses primarily through Longking. Longking focuses on atmospheric treatment and holds leading position in productive technology, with its particular focus in the domain of research, development, design, production, installation, debugging and operation of environmental protection products related with atmospheric pollution control. The primary business of Longking includes desulphurisation, denitrification, dust removal project, environmental-friendly delivery of material and electronic control equipment. Longking is one of few companies which could provide all-round solutions to industrial flue gas multi-pollutant treatment. Longking's product technology has reached leading levels internationally and has been widely applied

in industries such as electricity, building materials, metallurgy, chemical and light industry, etc. As a leading company in the area of atmospheric treatment in China, Longking has focused on the industry of atmospheric treatment for over 40 years and has formed its perennial brand value and developed its unique technology. It is well regarded in such industry for its high-level of governance and operating performance. Through the indirect acquisition of Longking, the Group earns the opportunity to develop in the industry of environmental protection.

Based on its strong and leading position in the atmospheric treatment, Longking has a wide range of operations in environmental protection fields. Leveraging its business development and investment layout of high-quality operating assets, Longking operates three core sectors of atmospheric treatment, namely, solid hazardous waste disposal (including waste incineration power generation), water treatment and soil ecological restoration, with a new business model of three drives of (i) high-end equipment manufacturing, (ii) engineering, procurement and construction services and (iii) utility operation.

The Group operates environmental protection business primarily through below three market oriented business models:

- *Engineering and Procurement Model:* The Group designs and manufactures the equipment for environmental protection and offer guidance for installation of such equipment upon delivery.
- *Engineering, Procurement and Construction Model:* The Group offers general contracting service for environmental protection engineering, covering engineering design, equipment manufacturing (including external procurement), construction, commissioning and delivery to customers.
- *Build, Operate and Transfer Model:* The Group invests in the construction of environmental protection project and operate the project within the contracted period after the completion of a project. The Group gets the agreed payment during the contracted period of operation. After such contracted period of operation, the Group further transfers the assets of the project to the appointed companies.

Leveraging its market oriented business model, the Group generates strong cash flow with low risks in inventory. The Group maintains high-end downstream customers all over the world, including several large state-owned enterprises, such as China Datang Corporation, China Huaneng Group Corporation, Baosteel Group Co., Ltd. and China Huadian Corporation.

Clear property development strategy and Yango City's well-recognised brand and value, laying out a strong and solid foundation for the Group's further development

The Group has a clear strategic plan for its property development business. Leveraging its strong foothold in Fujian province, especially in Fuzhou where it has built a well-renowned brand name and reputation, the Group was the champion in the local real estate market in terms of both GFA sold and sales volume for nine consecutive years from 2012 to 2020. The Group has also selectively expanded into other cities and regions across China. By adhering to the implementation of the Group's "3 + 1 + X" regional layout plan (namely, Yangtze River Delta region, Pearl River Delta region, Beijing, Tianjin and Hebei region plus Greater Fujian Area plus selected strategic cities in China) with a focus on first and second tier cities and at the same time setting foot in selected strategic cities in China, it was able to capture and benefit from the development potential and strategic opportunities of growing cities.

Due to its systematic and streamlined operation procedures, the Group's strong capability of cost control and its high-turnover-rate plus low-cost operational model, the Group is able to achieve rapid sales growth and strong cash flow. The Group has been recognised as "No. 1 in Top 10 China Real Estate Developer in terms of Operational Efficiency" by China Real Estate Association for three consecutive years.

In addition, the Group possesses a large volume of land bank with premium locations in China with a huge potential for appreciation. As at 31 December 2020, the Group had a land bank with a total saleable GFA remaining unsold of approximately 42.5 million sq.m. at various stages of development. The success of the Group's real property development business lays a strong and solid foundation for its further development.

"Finance plus industry" business model to drive synergies

The Group invests in financial institutions such as banking, securities, asset management, financial leasing and insurance companies, to upgrade its business structure and create synergy, taking advantage of the financial business sector to gain additional profits and further promote its other business segments. The Group believes its "finance plus industry" business model allows it to drive synergies among its businesses and rewards it with significant leverages.

Given the growing affluence and rising demand for financial services in China, the Group has made strategic investments in the financial sector benefiting from these changes. One of the Group's shareholders, Yango Holding Co., Ltd. (陽光控股有限公司), together with other seven large private enterprises in Fujian, proposed to set up the Fujian Huatong Bank Co., Ltd., the first private bank headquartered in Fujian Province. The Fujian Huatong Bank Co., Ltd. commenced its operations in January 2017. In addition, Yango Holding Co., Ltd. and the Parent Guarantor made strategic investment in Industrial Bank Co., Ltd. by means of a private placement under a joint arrangement in March 2017. In June 2018, Yango Investment Limited, the Group's wholly owned subsidiary, entered into cornerstone investment agreement with Jiangxi Bank, pursuant to which the Group agreed to subscribe for Jiangxi Bank's shares upon its listing and trading on the SEHK in Hong Kong under its global offering in an amount of HK\$1,400 million. Jiangxi Bank was listed on the SEHK with the Stock Code 01916 on 26 June 2018, and as at the date of this Offering Circular, the Group held approximately 3.66 per cent. of the total issued share capital of Jiangxi Bank. Besides, the Group acquired equity interests of Huatai Insurance Group Co., Ltd. (華泰保險集團股份有限公司) through its two subsidiaries, Longking and Longking Industrial Investment Group Co., Ltd. (龍淨實業投資集團有限公司) from 2018 to 2020. As at the date of this Offering Circular, the Group held approximately 8.17 per cent. of the total shareholding of Huatai Insurance Group Co., Ltd.

Diverse financing channels, low financial cost and optimised capital structure to support the Group's business growth

Abundant readily available credit is one of the many keys to the Group's success. As at 31 December 2020, the Group had total credit facilities of RMB149,748 million from its principal lending banks. In addition to high credibility and long-term stable credit relationships with a number of domestic banks, the Group also has strategic cooperation relationships with China CITIC Bank, Agricultural Bank of China, China Bohai Bank, China Construction Bank and Industrial and Commercial Bank of China. The Group will continue to acquire funds through innovative financing channels and pay close attention to fund investment opportunities, so as to have strong financial support to achieve its rapid development.

To minimise its financing costs and improve its capital and debt structure, the Group diversified its financing channels which comprise of industrial merger and acquisition funds, capital stock, corporate bonds and asset-backed securitisation. In addition to traditional bank loan and credit facility financing, the Group has also been able to obtain capital on the PRC domestic debt capital market. In 2018, it had 14 issuances of corporate bonds with a total principal amount of RMB10.7 billion. In 2019, the Group had 15 issuances of corporate bonds with a total principal amount of RMB7.4 billion. In 2020, the Group had 17 issuances of corporate bonds with a total principal amount of RMB13.6 billion.

Given the large sum of capital available to the Group, its financial management centre at its headquarter is responsible for the long- and short-term debt financing and centralised management of the fund raising and fund usage for all the Group's subsidiaries, thus improving the efficiency of the use of funds.

Sound corporate governance implemented by a team of dedicated and experienced senior management

The Group has established a sound and efficient corporate governance structure in line with modern corporate practice. The Group's board of directors is the highest decision-making authority. The Group has three functional departments, namely the finance management department, the investment management department and the financial planning department, which supervise investment and financing policies across the business segments.

The Group believes that its success has been driven by its dedicated and experienced management team. The Group's management team has worked with it for approximately five years in average and has led its major business initiatives with its strategic vision, extensive management experience and strong execution capability. Over the years, the concept of a young team with simple management structure has been an important foundation of the Group's rapid growth.

BUSINESS STRATEGIES

The Group intends to implement the following business strategies in order to achieve its goal of becoming a top-tier conglomerate with an excellent asset base, with diversified business operations which cover education service, environmental protection and property development businesses and a strong commitment to corporate social responsibility and the ability to exert significant market influence.

Expanding the Group's education business to lead China's private education sector

The Group intends to position itself as one of the pioneers which engage in private education service business among non-state-owned enterprises in China. "Yango" has become a reputable brand in the field of education in the PRC and the Group has built comprehensive private school system from primary school, middle school and high school to college. The Group plans to continue to develop its education service business by leveraging its expertise and its diversified and international resources to differentiate itself from other competitors in the next ten years with the focus on K12 private educational services and online education platforms.

Establishing Longking as a leading international first tier service provider in the environmental protection industry

Through the indirect acquisition of Longking, the Group earns the opportunity to grow in the industry of environmental protection. The Group has implemented a strategy of further developing in environmental protection industries, marching into the field of eco-environmental protection and actively expanding new businesses such as industrial wastewater treatment, volatile organic compounds treatment, ecological restoration and smart environmental protection. This is in line with the Group's diversified industrial development strategy and would be significant for the Group to achieve its strategic layout in the environmental protection industry. The Group believes that there will be great potential for future development in the environmental protection industry as it expects more stringent requirements on environment protection in corporate governance and an expansion in the environmental protection market. As a leading company in the area of atmospheric treatment in China, Longking focuses on the industry of atmospheric treatment for over 40 years and has formed its perennial brand value and unique technology. Leveraging its leading position in technology and long term relationship with its customers, the Group will continue to enhance its research development capability and provide customised innovative products to its customer.

Adhering to the Group's regional layout plan and "high turnover and low cost" operation strategy in property development business

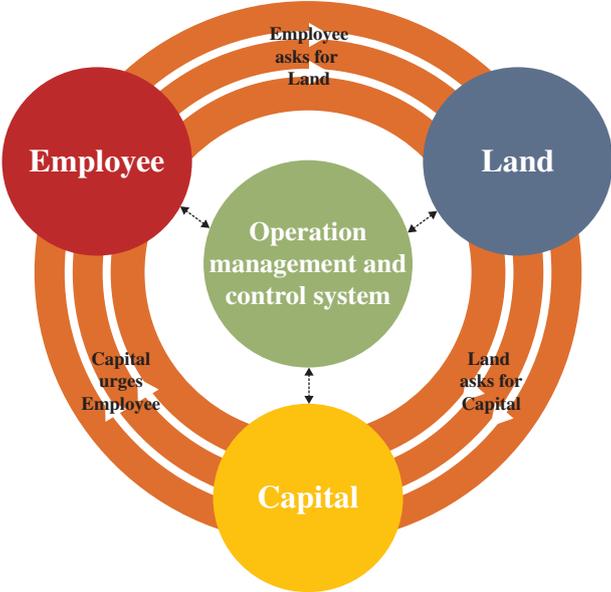
The Group intends to continue to grow its property development business and consolidate its leading position in Fujian Province. The Group plans to focus on the product lines that strategically target potential customers with genuine housing demands to enhance its market share and achieve solid growth. The Group plans to employ a flexible marketing strategy with reasonable pricing to cater to the needs of its customers.

The Group plans to adhere to its "3 + 1 + X" regional layout plan (namely, Yangtze River Delta region, Pearl River Delta region, Beijing, Tianjin and Hebei region plus Greater Fujian Area plus selected strategic cities in China) with a focus on first and second tier cities, while setting foot in selected strategic cities in China to capture and benefit from the development potential and strategic opportunities of growing cities.

The Group also intends to adhere to the "high turnover and low cost" operation strategy and to comprehensively enhance its operational management capabilities. With a precise positioning in the property development industry, the Group plans to standardise the development of its new products to achieve high efficiency of development and high sell-through rates.

Entrenching the “Five Circle” Model through the Group’s operation management and control system in property development business

The Group sets forth below the “Five Circle” Model which is and will continue to be entrenched through its operation management and control system in property development business.



The Group’s robust operation management control system is strengthened by the three pillars — employee, land and capital. To attract and retain the best talents for its sustainable growth, the Group will establish a comprehensive regional talent development programme which emphasises on hiring talents from new regions to facilitate its development in new cities. The Group will also establish a system which better assesses the performances of its employees and in turn rewards its employees based on their performances and achievements. To develop in new regions and cities, the Group will actively seek to acquire more land that suits its operation. The Group has ample funding from a variety of sources to meet its development needs.

The Group endeavours to enhance the interactions between the three pillars. In order to have more capital for land acquisition, the Group endeavours to strengthen the interaction between investment and financial planning. In order to attract and retain the best talents, the Group endeavours to allocate more capital to provide employees with more attractive remunerations. In order to make a success in its development in new regions and cities, the Group endeavours to hire outstanding individuals from different regions. In return, the Group will need to acquire more land with the joining of more employees.

Developing the financial sector to support the “finance plus investment” business model

The Group intends to develop and expand its financial businesses in the sectors of banking, asset management and securities. The Group intends to explore opportunities in investment banking businesses. For securities sector, the Group plans to leverage its renowned brand and reputation to develop the business of its joint venture Yango Securities, which will be the first full-licensed securities firm in Fujian Province upon obtaining the approval from the CSRC. The Group plans to develop its

“finance plus industry” business model to distinguish itself from other financial holding groups and set up its own private equity company to make strategic financial investments in its early-stage and mid-stage business projects.

RECENT DEVELOPMENTS

July 2020 Notes of Yango City

On 15 July 2020, Yango City entered into an indenture pursuant to which it issued US\$300.0 million principal amount of 7.50% guaranteed senior notes due 2024 and further issued US\$82.0 million principal amount of 7.50% guaranteed senior notes due 2024 on 29 April 2021. The July 2020 Notes of Yango City are listed on the SGX-ST. As at the date of this Offering Circular, the total principal amount of the July 2020 Notes of Yango City outstanding is US\$382.0 million.

November 2020 Notes Offering

On 10 November 2020, the Company issued US\$175.0 million principal amount of the 11.875% guaranteed senior notes due 2023, and US\$75.0 million principal amount of 11.875% guaranteed senior notes due 2023 on 8 December 2020, and further issued US\$50.0 million principal amount of 11.875% guaranteed senior notes due 2023 on 11 March 2021. The November 2020 Notes are listed on the SGX-ST. As at the date of this Offering Circular, the Company had a total principal amount of US\$300.0 million of the November 2020 Notes outstanding.

January 2021 Notes of Yango City

On 12 January 2021, Yango City entered into an indenture pursuant to which it issued US\$200.0 million principal amount of 5.30% guaranteed senior notes due 2022. The January 2021 Notes of Yango City are listed on the SGX-ST. As at the date of this Offering Circular, the total principal amount of the January 2021 Notes of Yango City outstanding is US\$200.0 million.

January 2021 Domestic Corporate Bonds of Yango City

On 22 January 2021, Yango City issued a total amount of RMB1.0 billion of domestic corporate bonds with a maturity of five years and a coupon rate of 6.90%. The January 2021 Domestic Corporate Bonds of Yango City are listed on the Shenzhen Stock Exchange.

2021 Medium Term Note Program of Yango City

On 13 January 2021, Yango City obtained the approval from National Association of Financial Market Institutional Investor to register RMB4.0 billion domestic medium term note program. On 29 January 2021, Yango City issued RMB580 million notes under the 2021 MTN Program of Yango City. The 2021 MTN 001 of Yango City has a tenor of four years, with a coupon rate of 6.92%.

March 2021 Notes Offering

On 19 March 2021, the Company issued US\$175.0 million principal amount of 12.00% guaranteed senior notes due 2024 and further issued US\$125.0 million principal amount of 12.00% guaranteed senior notes due 2024 on 27 May 2021. As at the date of this Offering Circular, the Company had a total principal amount of US\$300.0 million of the March 2021 Notes outstanding.

Property Development Business

The Group engaged in its property development business and derived its revenue from such business through Yango City and its subsidiaries. For the years ended 31 December 2018, 2019 and 2020, operating revenue from its property development were RMB55,521 million, RMB58,753 million and RMB78,889 million, respectively, representing 64.3 per cent., 64.9 per cent. and 72.1 per cent. respectively, of its total operating revenue for the same period.

The Group customise its property products to meet the needs of different clients. Yango City has a rich product line which covers middle and high end apartment and villa for residential properties and commercial office, commercial complex and star hotel for commercial properties.

The Group's land bank

the Group possesses a large volume of land bank with premium locations in Greater Fujian Area, Yangtze River Delta region, Pearl River Delta region, Beijing, Tianjin and Hebei region and selected strategic cities in China. The following table sets forth a summary of the Group's land bank in different regions as at 31 December 2020:

Region	GFA Remaining Unsold	Estimated market value
	<i>(sq.m.)</i>	<i>(RMB in millions)</i>
Yangtze River Delta region ⁽¹⁾	6,553,500	93,808
Beijing, Tianjin and Hebei region ⁽²⁾	1,777,400	34,445
Pearl River Delta region ⁽³⁾	7,355,600	159,728
Greater Fujian Area ⁽⁴⁾	4,779,100	75,244
Selected strategic cities in China ⁽⁵⁾	22,054,100	199,479
Total	42,519,700	562,703

Notes:

- (1) Yangtze River Delta region includes Shanghai, Jiangsu and Zhejiang.
- (2) Beijing, Tianjin and Hebei region includes Beijing, Tianjin and Hebei.
- (3) Pearl River Delta region includes Guangzhou, Foshan, Dongguan and Shenzhen.
- (4) Greater Fujian Area primarily includes Fuzhou, Ningde, Xiamen, Zhangzhou, Shishi, Jinjiang and Longyan.
- (5) Selected strategic cities in China includes Changsha, Xi'an, Chongqing and Kunming.

Overview of the Group's property development business

The Group's property development business predominantly involves the development and sale of:

- property for sale, comprising residential projects, integrated residential communities with comprehensive ancillary facilities, including clubhouses, sports facilities, retail shops and schools; and
- property held for investment, comprising hotels, commercial apartments, offices, shopping malls and pedestrian shopping zones featuring dedicated offices, shopping, entertainment, recreational and cultural areas.

The majority of the Group's property development projects are located in Greater Fujian Area, Yangtze River Delta region, Beijing, Tianjin and Hebei region and selected strategic cities in the PRC. The Group intends to continue to concentrate the growth of its business and consolidate its position in the cities where it has successfully established its market presence and also the Group will expand its business to cities with growth potential in real property market.

The Group categorises its properties into three types according to their stage of development:

- *completed property developments held for sale/investment*, comprising properties with land use rights certificates in respect of which construction has already been completed but have not been disposed of and are held for sale or lease;
- *properties under development*, comprising properties with land use rights certificates in respect of which construction has commenced but is yet to be completed; and
- *properties held for future development*, comprising properties with land use rights certificates in respect of which construction has not commenced.

A property development is considered completed when the Group has received the completed construction works certified report from the relevant government construction authorities. A property is considered to be under development immediately following the issuance of the construction engineering commencement permit with respect to the property and before completion of the construction. A property is considered to be held for future development when the Group has received the relevant land use rights certificates but have not yet received the construction engineering commencement permit.

As some of the Group's projects comprise of multi-phase developments on a rolling basis, one project may include different phases which are at various stages of completion, under development or held for future development. Each property project or project phase may be subject to multiple land use rights certificates, construction permits, pre-sale permits and other permits and certificates which may be issued at different times throughout its developments.

The site area information for an entire project is based on the relevant land use rights certificates. The aggregate GFA of an entire project is calculated by multiplying its site area by the maximum permissible plot ratio as specified in the relevant land grant contracts or other approval documents from the local governments relating to the project. The total GFA of a project includes saleable and non-saleable GFA. Saleable GFA refers to the internal floor areas allocated to the units that the Group develops for sale, and the GFA that is available for leasing purposes (which comprises office buildings, hotels and other investment properties). Non-saleable GFA represents the GFA of a property that is not for sale and refers to certain common areas and communal facilities, including, among others, schools and sports facilities.

A property is considered sold after the Group has executed the purchase contract with a customer and have delivered the property to the customer. A property is pre-sold when the Group has executed the purchase contract but have not yet delivered the property to the customer. Information regarding land costs in this Offering Circular is based solely on the Group's internal records or estimates.

The Group recognises revenue from property development when (i) the property has passed the examination of the relevant authorities, (ii) the sale contracts have been signed, and (iii) the payment proof of customers has been obtained, i.e. the first instalment has been received and the payment arrangement of the rest instalments has been agreed.

The above classification of properties reflects the basis on which the Group operates its business and may differ from classifications employed for other purposes or by other developers.

The Group includes in this Offering Circular project names which the Group has used, or intend to use, to market its properties. Some of the names for property developments are subject to approval by relevant authorities and may be subject to changes.

The Group holds properties for leasing purposes as investments in order to receive rental income and capital appreciation gains. As at 31 December 2020, the Group's properties held for investment are as follows:

Projects	Type of Property	GFA <i>(sq. m.)</i>	Interest Attributable to The Group <i>(%)</i>	Average occupancy rate <i>(%)</i>
Shanghai Yango MODO (上海陽光城MODO)	Office and commercial	135,609.00	100.00%	71.15%
Shanghai Junyu Haoting (上海君禦豪庭商辦項目)	Office and commercial	19,236.31	100.00%	78.75%
Shanghai Yango World (上海陽光城陽光天地)	Commercial	2,690.59	100.00%	97.90%
Shanghai Yango MODO Free Zone (上海陽光城MODO自由區)	Commercial	283.45	100.00%	78.99%
Fuzhou Yango Jiari Apartment (福州陽光假日公寓)	Commercial	12,296.58	100.00%	100.00%
Fuzhou Yango Time Square (福州陽光城時代廣場)	Office and commercial	25,960.97	100.00%	91.23%
Fuzhou Olympic Yango Garden (福州奧體陽光花園)	Commercial	50,853.50	100.00%	100.00%
Fuzhou Haixi Financial Building (福州海西金融大廈)	Office and commercial	37,010.69	50.00%	100.00%
Xiamen Strait Fashion Building (廈門海峽時尚創意中心)	Commercial	12,739.63	50.00%	98.70%
Suzhou Yango World (蘇州陽光天地)	Commercial	22,207.00	100.00%	78.37%
Hangzhou Zhongda Intime City (杭州中大銀泰城)	Office and commercial	72,407.70	60.00%	100.00%
Guangxin Jiangwan Mid-East New Town (廣信江灣新城 — 中東區商業)	Office and commercial	53,258.47	75.00%	85.71%
Xi'an Yango World (西安陽光天地)	Commercial	37,456.42	100.00%	100.00%
Project Wuhan Central (Phase I) (武漢央座項目(一期))	Office and commercial	72,248.26	100.00%	35.69%
Chongqing Yuneng International (重慶渝能國際)	Commercial	9,933.46	100.00%	99.79%
Chongqing Jiangjin City Xinrui (重慶江津城市新銳)	Commercial	4,119.53	100.00%	100.00%
Chongqing Urban Classic (重慶都市經典)	Commercial	1,049.79	100.00%	100.00%
Project Chongqing Caijia (重慶蔡家項目)	Commercial	2,401.69	100.00%	100.00%
Chongqing Jing'an Residential Community (重慶靜園小區)	Commercial	12,846.65	100.00%	100.00%
Total		584,609.69		

The Group believes that the leasing of these properties would help reduce its exposure to fluctuations in property sale prices. Property leasing offers stable and recurring rental income but requires longer investment period. The Group will exercise discretion to sell properties held for investment if it believes its sale, as compared to rental, will ultimately generate more economic value.

The following table sets forth a breakdown of GFA and other key information of the Group's major property development projects in the PRC under various stages of development as at 31 December 2020. The GFA data of each project represents the relevant data of such project as a whole and does not reflect the amount of GFA attributable to the Group to the extent that its interest in such project is less than 100 per cent.

Name of Project	Nature of Project	Status of Project	Interest Attribute to the Group (%)	Total Site Area (000' sq.m.)	Total GFA (000' sq.m.)	Total Saleable GFA ⁽¹⁾ (000' sq.m.)
Fuzhou Yangou Palace of Versailles Block A (福州凡爾賽宮A)	Residential	Completed	100.00%	45.3	111.2	2.8
Fuzhou Yangou Palace of Versailles Block B (福州凡爾賽宮B)	Residential	Completed	100.00%	142.6	366.4	11.8
Fuzhou Olympic Yangou Garden (福州奧體陽光花園)	City Complex	Completed	100.00%	132.8	332.6	1.2
Fuzhou Metropolis (福州大都會)	City Complex	Under construction	100.00%	197.5	592.6	43.6
Fuzhou Runhua Village (福州潤華山莊)	Residential	Reserve	100.00%	70.1	70.3	—
Fuzhou Wuyi New Town (福州龍庭路95號)	Residential	Under construction	100.00%	31.1	71.5	—
Fuzhou Tan Jing (福州檀境)	City Complex	Under construction	100.00%	106.3	339.4	126.7
Fuzhou Feiti Bay (福州翡麗灣)	Residential	Under construction	100.00%	309.7	495	26.7
Fuzhou Libo Shuntai (福州利博順泰)	City Complex	Completed	50.00%	124.7	337.9	12
Fuzhou Lijing Bay (福州麗景灣)	Residential	Completed	100.00%	56.9	170.8	25.4
Fuzhou Yangou City SOHO (福州陽光城SOHO)	Commercial	Completed	100.00%	23.2	86.7	150.0
Fuzhou Mountain and Sea (福州山與海)	Residential	Under construction	55.00%	70.2	201.6	201.6
Fuzhou Changle Pearl Bay (福州長樂翡麗灣)	Residential	Completed	100.00%	64.5	145.5	3.4
Ningde Liz Residence (寧德麗茲公館)	Residential	Completed	100.00%	26.7	87.5	—
Fuzhou Changle Huaman Villa (福州長樂花滿墅)	City Complex	Completed	100.00%	140.8	293.4	8.7
Fuzhou Tan Yue (福州檀悅)	City Complex	Completed	100.00%	33.4	121.8	18.4
Putian Tan Yue (莆田檀悅)	Residential	Completed	100.00%	41.6	99.8	0
Fuzhou Changle Lijing Bay (福州長樂麗景灣)	Residential	Under construction	100.00%	24.4	48.7	27.1
Fuzhou Rongxin Future (福州榕心未來)	Commercial	Under construction	100.00%	16.5	52.8	49.3
Wenzhou Yijing Residence (溫州楹景公館)	Residential	Under construction	100.00%	81	215.3	11.1
Wenzhou Pearl Mansion (溫州翡麗瑞府)	City Complex	Under construction	75.00%	39.6	125.8	36.4
Fuzhou Pearl Mansion (福州翡麗雲邸)	Residential	Under construction	70.00%	57.9	133.1	41.8
Wenzhou Tan Jing (溫州檀境)	Residential	Under construction	60.00%	68.2	182.8	171.5
Lanzhou Linyin Tian Xia (蘭州林隱天下)	City Complex	Under construction	90.00%	527.9	522.1	108.2
Project Xi'an Pearl Garden (西安翡麗公園)	City Complex	Under construction	60.00%	67.5	267.3	—
Xi'an Tan Yue (西安檀悅)	City Complex	Under construction	100.00%	28.2	89.3	5.4
Yan'an Yangou City (延安陽光城)	City Complex	Completed	70.00%	478	581.1	124.6
Xi'an Liz Residence (西安麗茲公館)	Residential	Completed	100.00%	99.2	347.1	12.5
Project Xi'an Liz PLUS (西安麗茲PLUS)	Residential	Completed	100.00%	91	245.8	6.1
Project Xi'an Tan House (西安檀府)	City Complex	Under construction	100.00%	39.6	97.7	—
Mansion F1 (首邸)	Residential	Completed	100.00%	64.8	243.3	28.1
Fengtai Garden (豐太花園)	Residential	Under construction	100.00%	91.4	265	—
F2-2	Residential	Under construction	100.00%	104.5	365.6	—
Basai Yangou (巴塞陽光F3)	Residential	Completed	100.00%	112	260.7	2.9

Name of Project	Nature of Project	Status of Project	Interest Attribute to the Group (%)	Total Site Area (000' sq.m.)	Total GFA (000' sq.m.)	Total Saleable GFA (1) (000' sq.m.)
Shang Lin Yue (上林悅)	City Complex	Completed	100.00%	41	138.6	21.7
Shang Lin House (上林府)	Residential	Under construction	100.00%	69.4	133.7	—
Xi'an Yanggo City Xixili (陽光城壹號西西里)	Residential	Completed	100.00%	97.6	332.2	0.8
Rose Valley C2 (薔薇溪穀C2)	Residential	Under construction	100.00%	214.2	317.3	—
Rose Valley C3 (薔薇溪穀C3)	Residential	Under construction	100.00%	214.2	317.3	65.3
Rose Valley C4 (薔薇溪穀C4)	Residential	Under construction	100.00%	92.8	232.1	210.2
Yaohong Garden (耀泓家園D3D4)	Residential	Reserve	100.00%	130.7	288.2	—
Xi'an Linyin Tian Xia (西安林隱天下)	Residential	Completed	100.00%	190.4	388	—
Xi'an FI Commercial (FI獨立商業)	Commercial	Under construction	100.00%	16.2	27.4	—
Ankang Pearl Mansion (安康翡翠公館)	Residential	Under construction	100.00%	20.7	35.6	—
Xi Xi'an Town Phase 1, 2 (西安小鎮一期二期)	Residential	Completed	100.00%	232.8	235.2	—
Xi'an Wenlan House (西安陽光城文瀾府)	Residential	Under construction	100.00%	28.2	70.4	4.9
Yulin Pu Yue (榆林璞悅)	Residential	Under construction	60.00%	144.2	288.3	—
Chengji New Town Project (天水恒順陽光城翡翠麗灣)	Residential	Under construction	61.43%	213.7	427.4	—
Taiyuan Global Financial Center (太原環球金融中心)	Commercial	Completed	100.00%	29.3	169.2	—
Taiyuan Pearl Bay (太原翡翠麗灣)	City Complex	Under construction	100.00%	378.3	403.3	67
Jinzhong Wenlan House (晉中文瀾府)	City Complex	Under construction	100.00%	198.5	554.9	174.7
Union State House (太原併州府)	City Complex	Under construction	37.50%	212	755.6	465.5
Xiamen Wenlan House (廈門文瀾府)	Residential	Completed	50.00%	42.2	129.9	131.3
Zhangzhou Lijing Bay (漳州港麗景灣)	City Complex	Completed	50.00%	93.2	233.1	220
Xiamen Pearl Coastal (廈門翡翠海岸)	City Complex	Completed	50.00%	112.5	245.3	32.9
Jinjiang Pearl Bay (晉江翡翠麗灣)	Residential	Completed	60.00%	285.5	314.5	—
Longyan Huayang Jiangshan (龍岩花漾江山)	Residential	Completed	100.00%	262.6	260.2	134.9
Shishi Liz Residence (石獅麗茲公館)	City Complex	Completed	100.00%	32.7	98.1	6.5
Longyan Tan Yue (龍岩檀悅)	Residential	Completed	100.00%	30.8	70.9	8.7
Jinjiang Yujing Bay (晉江倫景灣)	Residential	Completed	60.00%	16.3	40.9	6.1
Xiamen Yanggo City Pearl Bay (廈門翡翠麗灣)	Residential	Completed	100.00%	113	284.7	0.5
Jinjiang Lijing Bay (晉江麗景灣)	Residential	Under construction	35.00%	110.8	347.9	36.1
Quanzhou Dehua Lijing Bay (泉州德化麗景灣)	City Complex	Under construction	51.00%	68.9	206.8	77.3
Shanghai Huaman Villa (上海花滿墅)	Residential	Completed	100.00%	34.6	36.3	—
Shanghai New Territories (上海新界)	Residential	Completed	51.00%	22.8	45.7	—
Shanghai Yanggo World (上海陽光天地)	City Complex	Completed	100.00%	15.3	15.2	—
Shanghai Yanggo MODO Free Zone (上海MODO自由區)	Commercial	Completed	100.00%	7.9	23.5	—
Shanghai Yanggo Yujing Bay (上海倫景灣)	Residential	Completed	100.00%	69.8	139.6	0
Shanghai Yanggo Lijing Bay (上海麗景灣)	Residential	Completed	100.00%	30.5	36.6	—
Tangzhen MODO (上海唐鎮MODO)	Commercial	Completed	100.00%	56.3	140.6	—
Shanghai Binjiang Yue (上海濱江悅)	Residential	Completed	100.00%	20.5	51.3	7.3
Shanghai Tan Yue 101 (上海檀悅101)	Residential	Completed	100.00%	15.3	35.1	2.9
Lijing Bay PLUS (上海麗景灣PLUS)	City Complex	Completed	51.00%	46.2	63.8	0
Shanghai Yujing Mansion (上海倫景公館)	Residential	Under construction	100.00%	4.7	12.3	8.8
Zhoupu Shenmei Road (上海周浦沈梅路)	Commercial	Completed	100.00%	6.3	15.6	—
Nantong Qi Dong Yue House (南通啓東海悅府)	Residential	Completed	100.00%	33.3	90.2	16.6

Name of Project	Nature of Project	Status of Project	Interest Attribute to the Group (%)	Total Site Area (000' sq.m.)	Total GFA (000' sq.m.)	Total Saleable GFA (1) (000' sq.m.)
Ke Qiao Puyue (柯橋璞悅)	Residential	Completed	50.00%	77.7	178.6	9
Shaoxing Tan Yue (紹興檀悅)	Residential	Completed	100.00%	55.7	92.3	11.9
Haiyan Pearl Coastal (嘉興海鹽翡翠海岸)	Residential	Completed	100.00%	45.6	91.1	2
Haiyuan Pearl Bay (海鹽翡翠灣)	Residential	Completed	100.00%	64.2	109.1	62.5
Project Jiaxing Zhongshan House (嘉興中山府)	Residential	Completed	100.00%	27.6	61.3	0.8
Project Changxing Tai Lake Bay (湖州長興太湖灣)	City Complex	Completed	100.00%	100.1	139.8	61.8
Shangyu Junyue Long Shan (紹興上虞君悅龍山)	Residential	Completed	100.00%	130.3	214.9	4
Yuyao Pearl Bay (余姚翡翠灣)	Residential	Completed	100.00%	60.1	132.7	79.4
Taicang Pearl House (太倉翡翠雲邸)	Residential	Completed	60.00%	44	79.2	49.1
Zhangjiang Industrial Park (張江產業園)	Industrial	Completed	99.00%	6.5	9	—
Yangou Haiyue Science & Technology Innovation Center (陽光海悅科創中心)	City Complex	Under Construction	75.00%	76.4	131.7	—
Fengxing Qing River Village (上海奉賢青溪水岸)	Residential	Under Construction	100.00%	36.9	66.6	67
Jiaxing Tan Ying Li (嘉興檀映裏)	Residential	Under Construction	65.00%	34.4	75.7	—
Songjiang G60 Brain Intelligence Technology Innovation Base (松江G60腦智科創基地)	Industrial and Office	Under Construction	100.00%	63.9	114.9	—
Fengxian Xiaotang Project (奉賢肖塘項目)	Residential	Under Construction	51.00%	49.6	89.2	—
Tongzhou Wenlan House (通州文瀾府)	Residential	Under Construction	55.00%	22.8	38.7	26.7
Songjiang G60 Brain Intelligence Technology Innovation Base East (松江G60腦智科創基地東地塊)	Industrial and Office	Reserve	100.00%	67	50.2	—
Xitong Park R20031 (錫通園區R20031)	Residential	Reserve	100.00%	57.6	96.6	—
Xitong Park R20035 (錫通園區R20035)	Residential	Reserve	51.00%	70.6	122.5	—
Suzhou Yangou World (蘇州陽光天地)	City Complex	Completed	100.00%	104.4	322.9	2
Suzhou Yujing Bay (蘇州愉景灣)	Residential	Completed	100.00%	71.2	106.7	—
Suzhou Lijing Bay (蘇州麗景灣)	Residential	Completed	100.00%	102	255	—
Li Jing Bay PLUS (麗景灣PLUS)	City Complex	Completed	100.00%	26.1	117.5	—
Ping Jiang Yue (蘇州平江悅)	Commercial	Under Construction	100.00%	78.1	368.7	240.5
Zhenjiang Wenlan House (鎮江文瀾府)	Residential	Completed	100.00%	63.3	84.7	52
Suzhou Tan Yue (蘇州檀悅)	Residential	Under Construction	100.00%	62.1	155.3	81.4
Changzhou Chen Yue (常州宸悅)	Residential	Under Construction	51.00%	74.2	133.6	148.1
Hangzhou Pearl Bay (杭州翡翠灣)	Residential	Completed	100.00%	55.3	138	—
Hangzhou Liz Residence (杭州麗茲公館)	Residential	Completed	100.00%	64.8	194.5	0
Hangzhou Wenlan House (杭州文瀾府)	Residential	Completed	100.00%	32.6	80.4	—
Hangzhou Tan Yue (杭州檀悅)	Residential	Completed	100.00%	31.7	68.9	0.5
Hangzhou Gong Chen House (杭州拱宸府)	Residential	Completed	100.00%	5.9	11.7	0.2
Hangzhou Future Technology City (杭州未來悅)	Residential	Completed	100.00%	95.3	190.6	16.8
Hangzhou Hyde Park (杭州海德公園)	Residential	Completed	30.00%	63.7	140.1	11.8
Hangzhou Zhongda Pu Sheng (杭州晉升)	Residential	Completed	100.00%	47.6	104.8	9.1
Hangzhou Xun Zhuang (杭州荀莊)	Residential	Completed	100.00%	173.7	77.9	—
Hangzhou Yin Yai City (杭州銀泰城)	Commercial	Completed	60.00%	37.9	187.5	—
Hangzhou Pearl Coastal (杭州西郊半島)	City Complex	Under Construction	100.00%	368.4	575	78.5
Project Zhejiang Shanglin Lake (杭州上林湖)	Residential	Under Construction	70.00%	203.4	141.8	9.3
Project Ningbo Junwang House (寧波君望府)	Residential	Completed	100.00%	48	72	18.4
Project Hangzhou Yuejiang House (杭州悅江府)	Residential	Completed	60.00%	72	172.6	23.5
Jinhua Wujiang Yinyue (金華婺江印月)	Residential	Under Construction	34.00%	61.7	129.5	40.8

Name of Project	Nature of Project	Status of Project	Interest Attribute to the Group (%)	Total Site Area (000' sq.m.)	Total GFA (000' sq.m.)	Total Saleable GFA ⁽¹⁾ (000' sq.m.)
Hangzhou Santang Project (杭州檀映裏)	Residential	Under Construction	100.00%	24.9	59.8	79.7
Hangzhou Huayangli (杭州花漾裏)	Residential	Under Construction	51.00%	28.6	74.4	56.6
Ningbo Shun Yuan Li (寧波順源裏)	Residential	Under Construction	51.00%	36.2	79.7	77.9
Hangzhou Tan Rui House (杭州禪瑞府)	Residential	Under Construction	100.00%	84.1	206.1	261.2
Nanning Lijing Bay (南寧麗景灣)	City Complex	Completed	100.00%	237.6	0	69.5
Guangxi Yango City Nanning Times Center (南寧時代中心)	Commercial	Completed	100.00%	22.5	0	0
Project Nanning Banshan Bay (南寧半山灣)	Residential	Completed	100.00%	21.7	0	20.3
Yulin Lijing House (玉林麗景公館)	City Complex	Under Construction	100.00%	54.1	0	97.7
Liuzhou Lijing Bay (柳州麗景灣)	Residential	Under Construction	100.00%	66.4	0	152.9
Nanning Jiangshan Jingyuan (南寧江山璟原)	Residential	Under Construction	100.00%	36.7	0	138.1
Guigang Wenlan House (貴港文瀾府)	Residential	Under Construction	100.00%	67.3	0	214.6
Beihai Yuejianghai (北海悅江海)	City Complex	Under Construction	100.00%	296	0	—
Project Beijing Xizhimen (北京九和大廈)	Commercial	Under Construction	100.00%	2.9	10.9	—
Beijing Hun Shan Villa (北京君山墅)	Residential	Under Construction	100.00%	371.4	351.5	571.6
Chifeng Yuneng (赤峰華府尚城)	Residential	Completed	100.00%	55.5	75	—
Beijing Miyun Xiwen Village (北京溪山悅)	Residential	Under Construction	100.00%	130.7	152.9	256.7
Foshan Greeland Lake No 1 (佛山綠島湖壹號)	City Complex	Under Construction	100.00%	336.8	778	314.8
Project Foshan Wen Lange (佛山文瀾閣)	Residential	Completed	100.00%	4.5	14.5	0.04
Duanzhou Yango City Tan Mansion (肇慶陽光城檀府)	Residential	Under Construction	100.00%	86.3	268.9	318.7
Foshan Jiujiang Feili Riverside (佛山九江翡翠濱江)	Residential	Under Construction	100.00%	58.4	151.8	—
Changsha Yango City Shangdong Bay (長沙尚東灣)	City Complex	Under Construction	100.00%	696.3	3,707.9	1,666.4
Project Changsha Labor Plaza (長沙禮府)	City Complex	Under Construction	100.00%	12.1	96.7	85.9
Changsha Yango City Tan Yue (長沙禮悅)	City Complex	Under Construction	100.00%	28.6	169.6	62.7
Changsha Yuelan House (長沙悅瀾府)	Residential	Under Construction	51.00%	68.3	172.6	99.8
Changsha Shanshui England (長沙山水英倫)	Residential	Under Construction	100.00%	81.8	1,049.1	950.8
Changsha Pearl Mansion (長沙翡翠雲邸)	Residential	Under Construction	100.00%	101.1	223.6	234.1
Changsha Feili Park (長沙翡翠公園)	Residential	Reserve	100.00%	48	141.3	—
Project Dongguan MODO (東莞MODO)	Commercial	Completed	100.00%	23.5	82.1	—
Project Dongguan Yujing Bay (東莞倫景灣)	City Complex	Completed	100.00%	38.5	115.4	2.2
Project Dongguan Jindi Fenghua Mansion (東莞金地風華公館)	Residential	Completed	50.00%	34.4	66.5	6.2
Project Jieyang Lijing Bay (揭陽麗景灣)	Residential	Completed	100.00%	16	47.9	17.4
Huizhou Longfeng Project (惠州龍豐項目)	Residential	Reserve	90.00%	3.9	24.5	—
Meizhou Wenlan House (梅州文瀾府)	Residential	Under Construction	100.00%	13.7	35.6	26.2
Shanwei Wandelong Yango City Yujing Bay (汕尾輪景灣)	City Complex	Under Construction	100.00%	147.4	782.8	631.2
Huizhou Wenlan Mansion (惠州文瀾公館)	Residential	Reserve	100.00%	28.3	78.1	—
Dongguan Daojiao Project (東莞道滘項目)	Residential	Under Construction	100.00%	9.9	37.5	—
Project Chengdu Yango City Tan House (成都陽光城檀府)	Residential	Completed	100.00%	34.9	112.2	28.9
Chengdu Junyue Jinsha (成都君悅金沙)	Residential	Completed	100.00%	7.3	30.8	—
Xichang yango City Wenlan House (西昌陽光城文瀾府)	Residential	Under Construction	90.00%	75.7	227.2	114.9
Yibin Longshan Yue (宜賓龍山悅)	Residential	Completed	100.00%	28.9	52	14.8
Project Chengdu Yango City Tan Yue (成都陽光城檀悅)	Residential	Under Construction	100.00%	10.8	32.2	10.4
Mianyang Yango City Jiangshan Yue (綿陽陽光城江山悅)	Residential	Under Construction	100.00%	148.7	297.3	321.9
Guangzhou Lijing Bay — Wan Guo Phase 18 Black 1 (廣州麗景灣 — 萬國十八期地塊一)	Residential	Reserve	51.00%	244.4	326.9	—

Name of Project	Nature of Project	Status of Project	Interest Attribute to the Group (%)	Total Site Area (000' sq.m.)	Total GFA (000' sq.m.)	Total Saleable GFA ⁽¹⁾ (000' sq.m.)
Guangzhou Lijing Bay — Wan Guo Phase 18 Block 2 (廣州麗景灣 — 萬國十八期地塊二)	City Complex	Completed	51.00%	108.6	257.1	82
Guangzhou Lijing Bay — Wan Guo Phase 9, 10 and 11 (廣州麗景灣 — 萬國九、十、十一期)	City Complex	Under Construction	51.00%	66.4	332.7	—
Guangzhou Lijing Bay — Wan Guo Phase 7, 8 (廣州麗景灣 — 萬國七、八期)	City Complex	Completed	51.00%	68.6	240	66.3
Guangzhou Lijing Bay — Wan Guo Phase 14B (廣州麗景灣 — 萬國十四期B)	Residential	Completed	51.00%	37.4	85.9	21
Guangzhou Lijing Bay — Ya Yuan Phase 14 (廣州麗景灣 — 雅苑十四期)	Commercial	Under Construction	100.00%	22.6	101.7	—
Guangzhou Lijing Bay — Ya Yuan Phase 5 (廣州麗景灣 — 雅苑五期)	Residential	Completed	100.00%	68.6	205.8	69.4
Guangzhou Lijing Bay — Wan Guo Phase 19 Block (廣州麗景灣 — 萬國十九期)	Residential	Reserve	90.00%	167	387.3	—
Guangzhou Lijing Bay — Taiko Block (廣州麗景灣 — 太古地塊)	Commercial	Reserve	90.00%	67.4	364.9	—
Project Guangzhou Jiang Wan (廣州濱江府)	City Complex	Reserve	75.00%	27.7	125.1	86.3
Guangzhou Huadu Lake Project (廣州湖濱花園)	Residential	Under Construction	51.00%	57.5	111.8	132.5
Qingyuan Yuying Mansion (清遠倫景公館)	Residential	Completed	100.00%	11	27.5	10.8
Zhengzhou Lijing Bay (鄭州麗景灣)	City Complex	Under Construction	60.00%	89.4	228.4	23.7
Zhengzhou Liz Residence (鄭州麗景公館)	Residential	Completed	60.00%	93.8	318.3	28.4
Zhengzhou Yango World (鄭州陽光天地)	City Complex	Under Construction	100.00%	70.7	347.5	121.6
Xuchang Pearl Garden (許昌翡翠公館)	Residential	Completed	100.00%	50.1	168.4	23.5
Xuchang Wen Lan Garden (許昌翡翠公館)	Residential	Under Construction	56.00%	37.8	105.6	24.9
Nanyang Lijing Garden (南陽麗景公園)	Residential	Under Construction	51.00%	50.6	82.5	19.6
Yuzhou Wenlan House (禹州文瀾府)	Residential	Under Construction	100.00%	38.7	96.1	52.2
Xuchang Wen Lan Garden (許昌文瀾公館)	Residential	Under Construction	100.00%	47.6	52.3	78.8
Tai'an Tan Jing (泰安檀境)	Residential	Completed	100.00%	83	294.5	17
Wuhan Shili New City Phase I and II (武漢十里新新城一二期)	Residential	Completed	100.00%	19.1	82.8	—
Wuhan Shili New City Phase III Block A (武漢十里新新城三期A地塊)	Residential	Completed	100.00%	—	—	—
Wuhan Shili New City Phase III Block B (武漢十里新新城三期B地塊)	Residential	Under Construction	100.00%	12.2	38.3	30.1
Chang Jiang Zi Du (武漢長江紫都)	Residential	Completed	100.00%	418.5	73.9	8
Chinatown A Block Central Block Residence (武漢中華城A地塊中央住宅)	Residential	Completed	100.00%	10	44.2	4.2
Chinatown A Block Central Block Office (武漢中華城A地塊中央寫字樓)	Commercial	Completed	100.00%	4.5	74.5	—
Chinatown Block B (武漢中華城B地塊)	Residential	Reserve	100.00%	54.4	138.4	—
Jingzhou Wenlan Mansion Project (荆州文瀾公館)	Residential	Under Construction	100.00%	107.9	323.6	328.1
Xiangyang Wenlan Fu Project (襄陽文瀾府項目)	City Complex	Under Construction	100.00%	74.2	216.7	273.3
Qingshan Lake East Garden (南昌青山湖東園)	Residential	Completed	100.00%	123.1	308	2.7
Nanchang Lijing Bay (南昌麗景灣)	Residential	Under Construction	100.00%	89.3	134	—
Project Jiujiang Yujing Bay (九江喻景灣)	Residential	Completed	100.00%	34.4	75.4	15.8
Project Jiangxi Jingde Pearl Garden (景德鎮翡翠公館)	Residential	Completed	100.00%	40.6	93.3	19
Guangzhou Pearl Bay (贛州翡翠灣)	Residential	Completed	100.00%	36.3	72.7	24.5
Jingdezhen Wenlan House (景德鎮文瀾府)	Residential	Under Construction	60.00%	58.5	128.7	30.4
Ji'an Feili Riverside (吉安翡翠麗水岸)	Commercial	Under Construction	100.00%	24.6	181.4	65.7

Name of Project	Nature of Project	Status of Project	Interest Attribute to the Group (%)	Total Site Area (000' sq.m.)	Total GFA (000' sq.m.)	Total Saleable GFA (1) (000' sq.m.)
Jingdezhen Wenlan Mansion (景德鎮文瀾雲邸)	City Complex	Under Construction	100.00%	72	128.7	205.1
Cangzhou Pearl Garden (滄州翡翠公園)	Residential	Under Construction	100.00%	87.9	157.8	38.6
Project Zhangjiakou Pearl House (張家口下花園翡翠府)	Residential	Under Construction	100.00%	34.2	61.5	60.4
Tianjin Haihe Education Park Wenlan House (天津海河教育園文瀾府)	Residential	Under Construction	70.00%	93	125.4	112.1
Tianjin Haihe Education Park Weilai Yue (天津海河教育園未來悅)	Residential	Under Construction	77.30%	50.2	70.3	63.3
Tianjin Haihe Education Park Siji Chumuxiao (天津海河教育園四季春曉)	Residential	Under Construction	51.00%	95	132.8	157.2
Zhanjiang Lijing Bay (湛江麗景灣)	Residential	Completed	100.00%	27.4	73.2	13.5
Zhongshan Yuelan House (中山悅瀾府)	Residential	Under Construction	100.00%	41.1	102.8	—
Maoming Xinyi 69 Mu (信宜文瀾學府69畝)	Residential	Under Construction	51.00%	45.9	229.3	156.4
Maonan Pearl Mansion (茂名翡翠公館)	Residential	Completed	100.00%	24.2	94.4	42.9
Pearl Garden (重慶翡翠公園)	City Complex	Completed	100.00%	28.8	115.3	63.7
Pearl Mansion (重慶紫江翡翠雲邸)	Residential	Under Construction	100.00%	72	179.8	40.3
Jiangjin Central Avenue (重慶中央大道)	City Complex	Completed	100.00%	95.4	402.8	103
Chongqing Yanggo City (重慶陽光城)	Residential	Under Construction	100.00%	775.6	1,221.7	750.6
Chongqing Weilai Yue (重慶未來悅)	Residential	Under Construction	85.00%	104.4	260.8	138.9
Nanjing Wenlan House(南京文瀾府)	Residential	Completed	100.00%	25.8	43.8	16.7
Nanjing Baijiahu Project (南京百家湖項目)	City Complex	Reserve	100.00%	33.8	113.2	—
Project Jinan Yanggo Lijing House (濟南麗景公館)	Residential	Under Construction	55.02%	86.7	242.7	67
Jinan Tank Yue Project (濟南樽悅項目)	Residential	Under Construction	100.00%	31.2	102.4	—
Hefei Yuelan House (合肥悅瀾府)	Residential	Completed	100.00%	25.8	46.4	13.4
Bengbu Lanshan Yue Project (蚌埠龍山悅)	Residential	Under Construction	100.00%	203.5	330.3	269.2
Shenyang Pu Yue (瀋陽璞悅)	Residential	Completed	100.00%	8.4	16.8	6
Shenyang Weilai Yue (瀋陽未來悅)	City Complex	Under Construction	100.00%	59	141.6	63.1
Shenyang Feili House (瀋陽翡麗府)	Residential	Under Construction	70.00%	29.8	50.6	48.2
Shenyang Feili House(瀋陽翡翠雲邸)	City Complex	Under Construction	100.00%	43.3	103.9	101.7
Shenyang Peace 101 (瀋陽和平101)	City Complex	Under Construction	100.00%	74.4	216.2	218.8
Dalian Weilai Yue (大連未來悅)	Residential	Under Construction	100.00%	15.8	35.6	30.8
Shenyang Feili Leftside (瀋陽翡麗左岸)	Residential	Under Construction	100.00%	211.9	370.8	426.1
Shenyang Feili Park (瀋陽翡麗公園)	Residential	Under Construction	85.00%	24.8	42.2	47.3
Jin Shi Beach (金石灘)	City Complex	Reserve	90.00%	387.6	199.3	—
Kunming Wenlan Mansion (昆明文瀾公館)	Residential	Completed	100.00%	149.8	361.9	86.3
Kunming Dianchi Banshan Project (昆明滇池半山項目)	Residential	Under Construction	100.00%	373.4	542	426.2
Kunming Wenlan Oriental (昆明文瀾東方)	Residential	Under Construction	100.00%	80.3	232.1	—
Kunming Tan Jing (昆明檀境)	Residential	Reserve	100.00%	53.1	289.9	—
Yanggo City Wangxiang (Phase I) (貴陽陽光城望鄉)	City Complex	Under Construction	100.00%	206.5	219.6	229.8
BiJie Pearl Mansion (畢節翡翠公館)	Residential	Under Construction	100.00%	55.4	225.6	111.5
Tongren Lijing Bay (銅仁麗景灣)	Residential	Under Construction	80.00%	25.7	115.4	28.6
Guiyang Yanggo City • Yuanxi (貴陽陽光城•緣溪)	Residential	Reserve	84.00%	260.4	260.4	—
Guiyang Yanggo City Wangxiang Phase II(貴陽陽光城望鄉二期)	Residential	Under Construction	100.00%	194.5	275.8	312.3
Project Urumqi Wenlan Mansion (烏魯木齊文瀾公館)	Residential	Completed	100.00%	53.7	128.1	—

Name of Project	Nature of Project	Status of Project	Interest Attributable to the Group (%)	Total Site Area (000' sq.m.)	Total GFA (000' sq.m.)	Total Saleable GFA ⁽¹⁾ (000' sq.m.)
Urumqi Wenlan House (烏魯木齊文瀾府)	Residential	Completed	100.00%	36.7	91.8	29.8
Project Urumqi Lijing Bay (烏魯木齊麗景灣)	Residential	Completed	100.00%	79.7	239.2	—
Urumqi Yinhe Caizhi Center (烏魯木齊銀河財智中心)	Commercial	Completed	100.00%	16.8	48.6	20.2
Urumqi Beiwai Street (烏魯木齊北灣街)	Residential	Under Construction	90.00%	58.7	117.4	104.6
Total				21,610.7	45,315.5	17,231.94

Note:

(1) "Total saleable GFA" is based on the Group's internal records and estimates.

Project Management

the Group conducts its project development operations primarily through certain subsidiaries of the Company. These companies are responsible for the day-to-day operations of the Group's projects, while the Company generally oversees and supports each of these subsidiary companies and participates in making significant decisions for the projects. The Group establishes this management structure considering the importance of local market and other particular features and factors of the property development industry in China. The Group believes this management structure is key to its internal controls and helps enhance its work efficiency.

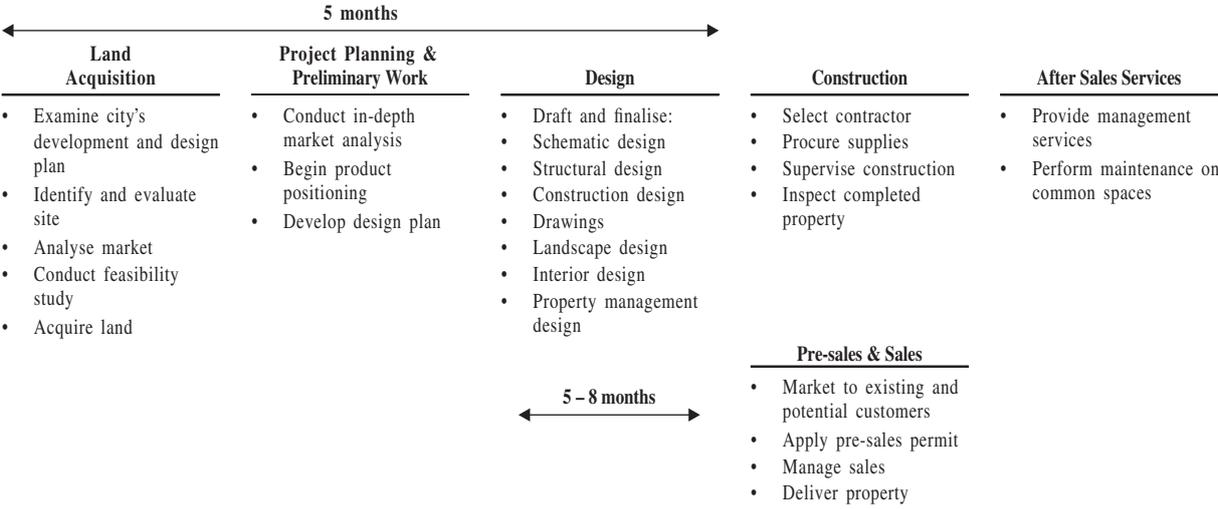
The Group has established several departments at its headquarters, including departments of securities affairs, financial management, international trading, human resources and administrative management, strategic investment, operation management, products research, marketing and brand management, project management, commercial and hotel management, property management, legal and medical healthcare management. These departments oversee, support and facilitate the operations of each of the Company's subsidiaries in various areas, which includes project bidding, product positioning, design, cost planning, public tenders, contract preparation, construction, marketing and sales, property management and other after-sales services and support, financing, legal matters, human resources and other daily operations.

The Group pays special attention to certain decisions or actions in its business process that could significantly affect its operating results. These key decisions or actions relate to land acquisition, project positioning, performance indicators, project design, marketing strategies, pricing management, target cost management, selection of general construction contractors, quality control, ancillary facilities planning, pre-move-in inspection and property management. The Company's senior management and the senior management of the Company's subsidiaries, through holding discussions or meetings, review and agree on the decisions to be made. The Group also intends to strengthen its day-to-day management through inspections and audits to enhance the efficiency of operational management. In addition, the Company exercises vertical management over the financial teams of its operating subsidiaries, appoints the deputy financial director and the manager directly for each subsidiary and determines the compensation of these executives. The Group believes this enhances the internal control of its financial management and daily operations of its projects.

At the local project level, the Company's subsidiaries are responsible for the daily operations on project development. These subsidiaries generally establish departments at the subsidiary level such as the development department, planning and design department, sales department, project development department, construction department, cost planning department, after-sales services department, finance department and general administration department. These departments are supported by and report to the corresponding departments at the Company.

Project Development

The Group follows a systematic process of planning and execution while seeking to maintain a high degree of flexibility in order to accommodate new developments in the fast-evolving business and regulatory environment of China’s property market. Although each project development is unique and is designed to cater to the preferences of specific target markets, the diagram below summarises the major stages of the Group’s property development process⁽¹⁾.



Note:

(1) The required time for each property development stage may vary among projects depending on the geographical locations and the sizes of the projects. The sequence of specific planning and execution activities may also vary among projects due to the requirement of local laws and regulations.

Land Selection and Acquisition

Site Selection and Market Evaluation

The Group believes site selection and market evaluation are two major determining factors in the success of its property developments. Therefore, the Group has attributed a substantial amount of management resources to site selection and market evaluation. Prior to purchasing a parcel of land, the Group collects all relevant information regarding the potential acquisition opportunity and conduct preliminary feasibility studies and market research to evaluate the potential risk and return of the investment, potential demand for a property development on such site, preferences of the target customer groups and potential competition from other property developers in the vicinity. If necessary, the Group may also engage external property consultants to conduct further market research and feasibility studies with respect to the chosen site. The Group proceeds with the acquisition if it concludes from its evaluation procedures that a particular site has good development potential and an acceptable risk profile. All these pre-purchase measures help the Group with acquiring land prudently and develop its projects with a clear market positioning from the beginning.

The Group generally considers the following criteria, among others, when deciding whether to pursue a site at a particular time:

- the prevailing macroeconomic conditions and governmental policies of the city in which the site is located;
- the potential of the local property market in which the site is located;
- the geographic location, project scale, accessibility to transportation, environment, supporting infrastructure and public facilities of the site;
- the supply and demand and other market conditions of surrounding markets; and
- the projected cash flow arrangement, costs, pricing and return on investment in respect of the project.

Land Acquisition

The Group uses and plans to use a variety of channels to acquire land interests, which primarily include:

- acquiring from governments through public tenders, auctions and listing-for-sale; and
- establishing joint ventures with companies which have acquired or are well-positioned to acquire interests in land or acquiring equity interests in other companies engaged in property development.

Provisions on the Assignment of State-owned Construction Land Use Right through Bid Invitation, Auction and Quotation (《招標拍賣掛牌出讓國有建設用地使用權規定》) issued by the Ministry of Land and Resources provide that, from 28 September 2007, state-owned construction land use rights for the purposes of commercial use, industry, tourism, entertainment and commodity residential property development in the PRC may be granted by the PRC government only through public tender, auction or listing-for-sale. When land use rights are granted by way of a tender, an evaluation committee consisting of no fewer than five members (including a representative of the grantor and other experts) evaluates and selects from the tenders that have been submitted. When deciding to whom to grant land use rights, the relevant authorities consider not only the tender prices, but also the credit history and qualifications of the tenderers and their tender proposal. Where land use rights are granted by way of an auction, a public auction is held by the relevant local land bureau and the land use rights are granted to the highest bidder. The Group believes that these measures would help build up a more transparent land grant process, which would enable developers to compete more effectively. Under current regulations, original grantees of land use rights are typically allowed to sell, assign or transfer the land use rights granted to them in secondary markets, provided that: (i) the assignment price has been fully paid in accordance with the assignment contract and a land use rights certificate has been obtained; and (ii) development has been carried out according to the assignment contract and the related Rules. If the land use rights are obtained by way of allocation, such land should be submitted to empowered people's government for approval. Upon the approval of a related people's government, such land is to be transferred through public tender, auction or listing-for-sale. In addition to acquiring land through

government-organised tender, auction or listing-for-sale, The Group may also obtain land use rights through transfers from third parties or through cooperative arrangements with third parties in the secondary markets.

Under certain circumstances, the Group's land acquisitions in the secondary market may take the form of cooperation with third parties who hold the land use rights. With respect to the cooperative arrangement, the Group typically enters into equity joint ventures with third parties who hold land use rights, but who may not have sufficient capital resources to develop the land. Under such joint ventures, the Group is usually the majority shareholder and manage the project development.

Project Financing

Historically, the Group has financed its operations by relying primarily on project loans and other financing facilities from PRC banks and trust companies, internally generated cash flows (including proceeds from the pre-sale and sale of properties), capital raised from trust financing and proceeds from equity and debt issuances in PRC capital markets. The Group intends to continue relying on some or all of these sources of funding in the future and may also obtain loans and other financing facilities from offshore banks and raise further capital by issuing additional debt securities.

Although the financing methods vary from project to project, under relevant PRC regulations, not less than 35 per cent. of the total investment in a property development project must come from a property developer's internal funds in order for banks to be able to extend loans to the property developer.

Bank financing has been one of the major sources of funding for the Group's property development projects. According to guidelines issued by the CBRC, no construction loan may be granted to projects which have not obtained the relevant land use rights certificate, construction land planning permit, construction works planning permit and construction works commencement permit.

The Group also uses proceeds from the pre-sale of its properties to fund part of the construction costs of the relevant projects and to settle the bank loans for projects sold at the pre-sale stage. Proceeds from pre-sale form the integral source of operating cash inflows during the Group's project development. According to the laws of the PRC, the Group may pre-sell properties under construction after certain criteria are met and proceeds from the pre-sales must be used for the construction of such properties.

The Group's ability to obtain financing for its projects also depends on the various measures introduced by the PRC government. The PRC government had from time to time in the past adopted certain restrictive measures to control the pace of development of the PRC property market, which may affect the Group's ability to obtain bank financing. Among these measures were policy initiatives issued by the PRC government on 24 May 2006 to use taxation, bank credit and land policies to regulate housing demand. For example, from 5 December 2011 to 1 March 2016, the PBOC has announced several decreases in the reserve ratio of commercial banks. The reserve ratio refers to the amount that banks must set aside when they engage in lending. Any decisions to raise the reserve ratio by the PBOC will limit the amount available to commercial banks for lending and the Group's ability to obtain financing from commercial banks may be adversely affected.

It is one of the Group's strategies to optimise its capital and financing structure to secure sufficient financing for its future property development projects, which the Group aims to achieve through a combination of retained earnings and access to the capital and debt markets.

See “*Risk Factors — Risks Relating to the Group’s General Operations — Substantial indebtedness may restrict the Group’s business activities and increase its exposure to various operational risks*”.

Project Design

The Group has a design division which works closely with its project managers as well as external designers and architects in master planning, architectural design, landscape design and interior design. The Group’s senior management is actively involved in the entire process, especially in the master planning and architectural design of its projects. All projects are customer centred designed. Only upon the confirmation of the final design proposal, the Group will start the projects construction. The Planning and design of the Group’s projects typically involve the following major steps:

- Concept design — evaluating the characteristics of the site and determining the theme to be applied to the project;
- Product design — analysing and determining the appropriate infrastructure required to materialise the project theme, including the type of residential property, ancillary facilities and landscaping; and
- Construction blueprint design — determining the steps of overall construction and interior design, amount of construction materials and equipment required.

The Group also works with selected third-party architectural and interior design institutions. It selects external design firms by taking into consideration various factors such as technical abilities, reputation, track records in developing similar projects and service standards. The Group seeks to distinguish its property developments by their leading and unique design concepts and place great emphases on offering innovative features, improving process engineering and adding additional functions to its property developments.

Pre-construction Planning

Regulatory Approvals

According to PRC regulations, once the Group has obtained the interests in land for the development of a project, it must obtain various government approvals in order to commence the planning and construction of the properties. In particular, the Group has to apply for and obtain the following permits before construction may commence:

- Construction land planning permit, which allows a developer to conduct the survey, planning and design of a parcel of land;
- Construction works planning permit, which allows a developer to perform the overall planning and design of a project and to apply for a construction permit; and
- Construction permit, which is required for the commencement of construction.

Procurement

The Group centrally procures certain supplies in bulk for all of its projects, including primarily equipment and construction materials such as doors, windows, elevators and paint. The Group's headquarter is responsible for the centralised procurement of these supplies through the process of public tenders. It typically solicits price quotes from at least three well-qualified suppliers and selects a shortlist of suppliers meeting the Group's requirements after multiple rounds of discussions and bid revisions. It will then select the winning bidder based on the selection criteria set forth in the request-for-tender document. The Group believe that its centralised procurement procedure enables it to benefit from economies of scale as well as stronger bargaining power, thereby lowering its costs and delivering better value to its customers.

The Group monitors and assists its construction contractors to procure cement and steel to guarantee sufficient and timely supply. The Group's construction contractors are generally responsible for procuring very few ancillary construction materials by themselves.

Construction

The Group contracts out its construction work to independent construction companies through a statutory tender process. The Group's finance division and engineers from its project companies typically set up tender teams and are responsible for selecting its construction contractors. Typically, more than three construction contractors are invited to participate in the tender process. When selecting contractors, factors which are taken into account include the reputation of the contractors, track records in similar projects, creditworthiness, technical capabilities, proposed construction blueprint and price. These construction companies carry out various types of work, including foundation digging, construction, equipment installation, internal decoration and various engineering work. The quality and timeliness of the construction are usually warranted by contract. In the event of delay or poor workmanship, the Group may require the construction contractor to rectify the defect or pay it a penalty.

The construction contracts the Group enters into with construction companies typically contain warranties with respect to quality and timely completion of the construction projects. The Group requires construction companies to comply with PRC laws and regulations relating to the quality of construction as well as its own standards and specifications. The contractors are also required to comply with the Group's quality control measures, such as appointment of on-site project representatives to oversee the progress, quality and safety of the construction, pre-examination of construction materials before they are used in the project and on-site inspection. The Group also appoints an independent external project management company to supervise its project construction to further ensure the quality and integrity of the Group's work. The Group's construction contracts generally provide for progressive payments according to milestones reached, until approximately 95 per cent. of the total contract sum is paid. The Group typically withholds 5 per cent. of the contract sum for one to two years after completion of the construction to give additional quality assurance. In the event of a delay in construction or unsatisfactory workmanship, the Group may require the construction companies to rectify the defects at their expense or pay certain compensation.

Quality Control and Construction Supervision

The Group places a strong emphasis on quality control to ensure that its properties and services comply with relevant rules and regulations relating to quality and safety and meet market standards. The Group's project management department is responsible for quality control and construction supervision of all its projects. The Group typically contracts with reputable design and construction companies and procure materials from highly regarded suppliers to ensure the quality of subcontracted work.

The Group has quality control procedures in place in its various functional divisions. The Group has established stringent internal control guidelines which apply to the quality of materials used in its property projects. All materials entering the construction process must comply with the Group's specifications and requirements and go through the procedures of submission, sampling and testing before they are used in the Group's projects. Prior to the commencement of any major individual construction work, including the construction of floors, roof, installation of doors and windows, landscaping and street work, the Group's construction contractors are required to build construction work models and submit them for the Group's inspection and approval. Full-scale construction may only begin once the submitted samples have been examined and approved.

During construction, every work phase must undergo self-inspection, inter-process inspection and professional inspection from independent third parties. The construction companies are required to ensure that the construction work satisfies construction specifications and guidelines laid down by relevant authorities before they are submitted for inspection and examination by the Group's project management teams. The Group also engages external quality supervisory companies to conduct quality and safety control checks on construction and workmanship on its sites. The Group maintains strict and fully documented guidelines in respect of all procedures involved in the construction process and external contractors are required to adhere to the guidelines and report any exceptions.

Pre-sale

The Group typically conducts pre-sales of its properties prior to the completion of a project or a phase of the project, subject to satisfaction of certain requirements set forth in laws and regulations governing the pre-sale of properties. Under the Law of the Administration of Urban Property of the PRC (《中華人民共和國城市房地產管理法》) and the Administrative Measures Governing the Pre-sale of Urban Property (《城市商品房預售管理辦法》) as amended in 2001 and 2004, the Group must meet the following conditions prior to commencing any pre-sales of a given property development:

- the land grant fee has been fully paid and the relevant land use right certificates have been obtained;
- the relevant permits required for the planning and construction of the property have been obtained;
- the funds contributed to the development of the project must reach 25 per cent. or above of the total amount to be invested in the project;
- the expected completion date and delivery date of the construction work have been ascertained; and
- the pre-sale permits must have been obtained from the relevant local government authorities.

According to relevant regulations applicable in Fujian province, the Group must submit the following documents to the relevant local authorities, in addition to the five conditions mentioned above, before obtaining a pre-sale permit:

- an application of the pre-sale permits;
- a business licence and a real property development qualification certificate;
- a pre-sale plan; and
- a general layout plan, storied plans, household area charts in accordance with the construction documents.

Under the PRC laws, the proceeds from the pre-sales of the Group's properties must be deposited in escrow accounts. Before the completion of the pre-sold properties, the monies deposited in these escrow accounts may only be used to purchase construction materials and equipment, make interim construction payments and pay taxes, subject to prior approval from the relevant local authorities.

Marketing

Each of the Group's companies is responsible for determining the prices of property products and executing a range of sales and marketing activities for the relevant projects. In general, the Group's companies will determine the prices based on the competitive landscape and other relevant market factors, with the goal of achieving their profit targets while maintaining a balanced cash flow position. They will also strive to build up the presence and recognition of their project and corporate brands before the launching of pre-sales or sales. With full understanding of its target customers, the Group performs a range of sales and marketing activities through various channels to maintain its relationships with existing customers and to reach potential purchasers. The Group advertises on various media including newspapers, magazines, the Internet, billboards and other outdoor media.

The Group highly values the capability as well as the energy and commitment of its sales force. As at 31 December 2020, the Group's marketing and sales force comprised of 5,037 employees. The Group largely relies on its sales capability and does not engage third-party sales agents to sell properties. The Group conducts training sessions on market conditions, sales techniques, knowledge of the property market, among others topics, for its staff from time to time and also conduct specific training for each project prior to the commencement of its pre-sales. The Group, through its subsidiaries, offers performance-based remuneration packages for its sales force in order to create incentives for them to achieve its sales goals.

Delivery and After-sale Service

The Group endeavours to deliver its products to its customers on a timely basis. The Group closely monitors the progress of construction of its property projects and conduct pre-delivery property inspections in an effort to ensure timely delivery. The timetable for delivery is set forth in the purchase agreements entered into with the Group's purchasers of pre-sale properties. Once the Group has performed various inspections and obtained the certificate of completion, it would notify its purchasers concerning the delivery. The purchase agreements in general contain liquidated damages clauses that set forth the amount of damages payable by the relevant group company or project company typically for

each day of delay. See *“Risk Factors — Risks Relating to the Group’s Business — Risks Relating to the Group’s Property Development Business — The Group may not be able to complete its property development projects on time or at all”*.

The customer service centre within the Group’s individual project company is responsible for managing its after-sales services. The Group offers multiple communication channels to its customers to provide their feedback and complaints about its products or services, including a telephone hotline at its head office and complaints departments at its project companies. The Group also cooperates with property management companies that manage its properties to handle customer complaints. Furthermore, the Group generally assist the purchasers of its properties in obtaining their property ownership certificates through its customer service centres.

Payment Arrangements

Purchasers of the Group’s residential properties, including those purchasing pre-sale properties, may arrange for mortgage loans with banks. The Group typically requires purchasers of its properties to pay a deposit upon signing of a preliminary sale and purchase agreement. If the purchasers later decide not to enter into a formal sale and purchase agreement, they forfeit such deposit.

Purchasers can choose to make a lump-sum payment or fund their purchases by mortgage loans. If purchasers choose to make a lump-sum payment, purchasers are typically required to pay upon executing purchase contracts. If purchasers choose to fund their purchases by mortgage loans provided by banks, under current PRC laws and regulations, they may obtain mortgage loans of up to a maximum of 70 per cent. for first-time purchasers of units for own residential use or 50 per cent. for non-first-time purchasers of residential properties of the purchase price with a repayment period of up to 30 years. These purchasers are typically required to pay the remaining balance of that portion of the purchase price that is not covered by the mortgage loans prior to the disbursement of the mortgage loans by mortgagee banks. The Group typically receives the mortgage payments from mortgagee banks within approximately 30 to 90 days of the execution of the purchase contracts. The payment terms of sales and pre-sales of properties are substantially similar.

In accordance with industry practice, the Group provides guarantees to banks with respect to the mortgage loans offered to purchasers of its properties. These guarantees are released upon the earlier of (i) the relevant property ownership certificates being delivered to the purchasers, or (ii) the settlement of mortgage loans between the mortgagee banks and the purchasers. In line with industry practice, the Group does not conduct independent credit checks on purchasers of its properties, but rely on the credit checks conducted by the mortgagee banks. As at 31 December 2020, the Group’s outstanding guarantees over the mortgage loans of purchasers of its properties amounted to RMB83,443 million, respectively. The Group has historically experienced a low rate of default on mortgage loans guaranteed by it and such defaults have not had a material adverse effect on the Group’s financial condition or results of operations. See *“Risk Factors — Risks Relating to the Group’s Businesses — Risks Relating to the Group’s Property Development Business — the Group acts as guarantor for the mortgages provided to its purchasers and consequently is liable to the mortgagee banks if its purchasers default on their mortgage payments”*.

Property Management

Most of the Group's completed properties are currently managed by its joint venture, Yango Property Management Co., Ltd. It provides after-sales services to purchasers of the Group's properties, including security, maintenance, operation of clubhouse, gardening and landscaping and other services.

Trading Business

Since November 2005, the Group has been engaged in its trading business through the Company itself as well as a number of the Company's subsidiaries including Yango International Trade Group Co., Ltd. (陽光國貿集團有限公司), Fuzhou Tenglong Industrial Co., Ltd (福州騰隆實業有限公司) and Yango Group (Fujian) International Trading Co., Ltd. (福建陽光集團福建國際貿易有限公司).

For the years ended 31 December 2018, 2019 and 2020, operating revenue from the Group's trading business were RMB19,710 million, RMB17,410 million and RMB15,923 million, respectively, representing 22.8 per cent., 19.2 per cent. and 14.6 per cent., respectively, of its total operating revenue for the same period.

The Group conducts both domestic and international trading businesses and its domestic trading businesses substantially contributes the revenue generated from the Group's trading business. Most of the Group's suppliers and customers of domestic trading are state-owned enterprises, large listed companies or its long-term partners with good reputation. The Group's domestic trading mainly focuses on trading in nonferrous metals, including nickel, copper cathode, aluminium, lead and zinc. The Group imports from foreign countries and regions petrochemical products, steel, machinery and electrical products. The Group mainly exports mechanical and electrical products (including cars, motorcycles, bicycle accessories and loop lamps), electronic products (laptops), clothing and textile products, footwear, daily necessities (bags, plastic tableware, umbrellas, raincoats, etc.) and other crafts to destinations covering five continents consisting of North America, South America, Europe, Africa, and Oceania.

The table below sets forth the details of the Group's operation revenue from trading business.

	Year ended 31 December					
	2018		2019		2020	
	Amount	%	Amount	%	Amount	%
	<i>(RMB in millions, except for percentages)</i>					
Nonferrous metals	17,860	90.6	13,355	76.7	11,771	74.2
Chemical products	1,592	8.1	3,064	17.6	2,373	14.9
Others ⁽¹⁾	258	1.3	991	5.7	1,730	10.9
Total	19,710	100.0	17,410	100.0	15,874	100.0

Note:

- (1) Others include manganese alloys, manganese petrochemical products, wood, and machinery, electrical products, clothing and textile products, footwear and daily necessities.

The Group operates its trading business under the proprietary trading model. The Group mainly conducts its trading business with large state-owned enterprises in the upstream and downstream. In order to reduce risk of poor sales and price fluctuations, the Group will usually lock the supplier, customers and price in advance. The Group does not hold any inventories during the course of business. The Group usually purchases and sells goods on the same day. In order to mitigate the risk of default by downstream customers when the prices of goods experience rapid declines, the Group also requires downstream customers to pay deposits.

Suppliers and Customers

For the Group's trading business, it primarily purchases goods from a pool of suppliers with whom the Group has had a long cooperation relationship and who enjoy excellent market reputation. In respect of its downstream customers, the Group plans to gradually focus on state-owned enterprises, large private enterprises and trading companies.

Settlement Mechanisms

The Group employs three methods for settling trades: (1) payment-before-delivery; (2) payment-after-delivery; and (3) payment-on-delivery. The Group mainly settles with its customers on a payment-before-delivery basis. Most of the Group's nonferrous metals transactions are settled by cash or wire transfers. In addition, the Group accepts letters of credit and bank acceptance bills for the settlement.

Environmental Protection Business

The Group's engages in the environmental protection business since 2017 and derive its revenue from such business through Longking, which is listed on the Shanghai Stock Exchange with stock code of 600388. In 2017, Longking was involved into the corporate consolidation scope of the Company. For the years ended 31 December 2018, 2019 and 2020, operating revenue from the Group's environmental protection business were RMB9,214 million, RMB10,537 million and RMB9,582 million, respectively, representing 10.7 per cent., 11.6 per cent. and 8.8 per cent., respectively, of the Group's total revenue for the same period.

Longking has focused on atmospheric treatment for over 40 years and holds leading position in productive technology, with its particular focus in the domain of research, development, design, production, installation, debugging and operation of environmental protection products related with atmospheric pollution control. The primary business of Longking includes desulphurisation, denitrification, dust removal project, environmental- friendly delivery of material and electronic control equipment. Longking is one of few companies which could provide the all-round solution of industrial flue gas multi-pollutant treatment. Longking's product technology has reached internationally leading levels and been widely applied in the industries as electricity, building materials, metallurgy, chemical and light industry, etc.

Longking has a wide range of operations in environmental protection fields. Leveraging its business development and investment layout of high-quality operating assets, Longking operates three core sectors of atmospheric treatment, namely, solid hazardous waste disposal (including waste incineration power generation), water treatment and soil ecological restoration, with a new business model of three drives of (i) high-end equipment manufacturing, (ii) engineering, procurement and construction services and (iii) utility operation.

Underpinned by its strong strengths in technology and outstanding R&D capabilities, the Group is committed to satisfying its clients' various demands for environmental protection solutions on an integrated basis. It is well regarded in such industry for its high-level of governance and operating performance. Through the indirect acquisition of Longking, the Group earns the opportunity to develop in the industry of environmental protection.

The Group operates environmental protection business primarily through below three market oriented business models:

- *Engineering and Procurement Model:* The Group designs and manufactures the equipment for environmental protection and offer guidance for installation of such equipment upon delivery.
- *Engineering, Procurement and Construction Model:* The Group offers general contracting service for environmental protection engineering, covering engineering design, equipment manufacturing (including external procurement), construction, commissioning and delivery to customers.
- *Build, Operate and Transfer Model:* The Group invests in the construction of environmental protection project and operate the project within the contracted period after the completion of a project. The Group gets the agreed payment during the contracted period of operation. After such contracted period of operation, the Group further transfers the assets of the project to the appointed companies.

Leveraging its market oriented business model, the Group generates strong cash flow with low risks in inventory. The Group maintains high-end downstream customers all over the world, including several large state- owned enterprises, such as China Datang Corporation, China Huaneng Group Corporation, Baosteel Group Co., Ltd. and China Huadian Corporation.

In recent years, domestic market for atmospheric treatment in coal-fired power industry has become saturated. Non-electricity industries, such as steel and cement, have become the new direction of atmospheric treatment market and the demand for new construction and renovation of atmospheric treatment equipment is expected to remain at a high level in these industries. Meanwhile, relevant policies, laws and regulations in the non-air environmental protection fields have been intensively issued since 2016, evidencing the increasingly intense regulation by the government. This creates good market opportunities for other environmental protection fields such as solid waste disposal, water treatment and soil remediation in which the Group is investing and growing.

Education Service

The Group provides comprehensive private education services from primary, middle and high school to college. The Group is one of the largest private education service providers and operators in the PRC, with 26 K-12 schools and one college, i.e. Yango College (陽光學院) as at 31 December 2020. The Group will continue to expand its education service business by devoting more funds to set up more K-12 schools.

Three main strengths of the Group's education services are set forth as follows:

- The Group's management team comprises of reputable experts from the education sector who act as consultants for the Group's education service development and strategy planning;
- The Group customises its courses to help students develop their own personalities in the learning process; and
- The Group integrates the teaching models of both British and American international schools into its education system.

The Group operates its schools under "Yango" brand and it actively cooperates with well-known PRC and overseas educational institutions. The Group aspires to expand rapidly in the next four to five years and to become the industry benchmark in the emerging private education market in the PRC.

The Group's operations in educational services have experienced steady growth in terms of revenue and segment profit in recent years. For the years ended 31 December 2018, 2019 and 2020, operating revenue from the Group's education service were RMB436 million, RMB644 million and RMB840 million, respectively, representing 0.5 per cent., 0.7 per cent. and 0.8 per cent., respectively, of the Group's total operating revenue for the same period.

The Group provides comprehensive private educational services to students in the PRC. The Group's programme, service and product offerings are generally divided into two areas, K-12 school and college education. The Group believes that its comprehensive education service offerings spanning from primary, middle, high school to college allows it to retain students within its system as they progress in their education, and thus yield a high visibility on the Group's future enrolments and revenue.

K-12 school

The Group offers K-12 private educational services to students in China. The Group's K-12 schools are managed by Yango Education Holding, which is headed by an experienced management team. The Group focuses on and will continue to focus on K-12 school operations in many provinces given the high market potential in private education and the Group's strong capital and resources in the PRC.

As at 31 December 2020, the Group operated 26 K-12 schools in the PRC, accommodating approximately 23,000 students. The student enrolment to the K-12 schools operated by the Group is highly selective, above 5:1 in average. The Group will continue to expand its education service business by devoting more funds to set up more K-12 schools.

As at 31 December 2020, the Group operated three K-12 schools under the brand of Yango. The Group provides premium services and programmes and charge relatively high tuition fees for each admitted student.

As at 31 December 2020, the Group operated 14 K-12 schools under the brand of Peking Peiwen. For each school operated under the brand of Peking Peiwen, the Group normally enters into joint ventures with Peking Peiwen and establishes project management companies to operate schools through which Peking Peiwen grants the Group the exclusive rights to use the Peking Peiwen brand. For schools

operated under the brand of Peking Peiwen, the Group normally cooperates with local governments or state owned companies who construct and lease school premises to the Group at a price much lower than the market price, while the Group is responsible for the schools' operations and management.

As at 31 December 2020, the Group operates one of its K-12 schools under the brand of Liberal School (博雅學校), the Liberal School of Ganzhou New District (贛州新區博雅學校), and another one under the name of the Private School Affiliated to Shanghai Kongjiang Middle School (上海控江中學附屬民辦學校).

College education

The Group established Yango College in 2001. It is one of the first private colleges in Fujian province. Since 2003 it has been approved by the Ministry of Education to offer full-time advanced education and issue recognised diplomas. In 2011 and 2017, the Group was authorised to issue bachelor's degree and master's degree by the Ministry of Education. The Group believes it is critical to attract qualified teachers who have strong academic standing and are able to meet the Group's standards. As at 31 December 2020, the Group had approximately 700 qualified experienced teachers and over 57 per cent. of its teachers had obtained a degree higher than a master degree.

As at 31 December 2020, Yango College offered a total of 38 undergraduate majors to over 10,000 undergraduate students. According to the Group's internal record, 96 per cent. of its graduates were able to secure employment upon graduation for the past four years. The Group charge market prices for its services. The Group believes Yango College is able to continuously return high profit margins to its operations.

COMPETITION

The Group believes that the property market in the PRC is highly fragmented and that there is no single dominant market player. Competition is primarily based on factors such as location, facilities and supporting infrastructure, services and pricing. The Group's existing and potential competitors include major domestic developers and, to a lesser extent, foreign developers primarily from Asia, including several leading developers from Hong Kong. Many of the Group's competitors have larger financial resources, stronger marketing capabilities and higher brand recognition. In addition, some local companies have extensive local knowledge and business relationships in the relevant local markets, while international companies are gaining increasing market shares in the PRC. Intensified competition between property developers may result in increased costs in order to acquire land, over-supply of properties and a slowdown in the approval process for new property developments by the relevant government authorities.

The Group also faces fierce competition in other businesses it operates in. For its trading business, some of the Group's competitors are the large-scale trading companies with greater financial and marketing resources and geographical reach. For the Group's education service, the Group faces competition in each major programme it offers and each geographic market in which it operates. In addition, the private education sector in China is rapidly evolving, highly fragmented and competitive, and the Group expects the competition in such sector will persist and even intensify.

INTELLECTUAL PROPERTY RIGHTS

The Group's intellectual property rights primarily consist of patents, trademarks and domain names that the Group uses in its operations. The Group relies on a combination of trademarks and domain name registrations to establish and protect its brand name, logos, marketing designs and internet domain names. The Group uses registered trademarks as the names and logos for business operations and development. These registered trademarks have been widely recognised by the public as being synonymous with the Group's business. The Group also uses registered domain names to promote its projects and enhance public awareness of its business.

As at the date of this Offering Circular, the Company and its subsidiaries had registered approximately 1,100 trademarks, including “YanGO” and “阳光城” under different business operations of the Group including but not limited to its property development business, trading business and education service. The Company has also registered a number of domain names. As at the date of this Offering Circular, the Group is not aware of any infringement (i) by the Group of any intellectual property rights owned by third parties, or (ii) by any third parties of any intellectual property rights owned by the Group.

INSURANCE

The Group maintains insurance coverage in amounts that it believes are consistent with its risk and customary practice in the relevant industry. Consistent with the customary practice in the PRC, the Group does not carry any third-party liability insurance to cover claims in respect of personal injury or property or environmental damage arising from accidents on its property or relating to its operations, nor does it carry any business interruption insurance or key-man life insurance on its key employees. Such insurance is not mandatory according to the laws and regulations of the PRC and would impose additional costs on the Group's operations and would reduce its ability to compete in the PRC.

The Group believes that it has sufficient insurance coverage in place and that the terms of its insurance policies are in line with industry practice in the PRC. However, there is a risk that the Group does not have sufficient insurance coverage for losses, damages and liabilities that may arise from its business operations from time to time.

ENVIRONMENTAL MATTERS

The Group is subject to PRC national and local environmental laws and regulations governing air pollution, noise emissions, hazardous substances, water and waste discharge and other environmental matters issued by PRC national, provincial and municipal governments and authorities. The Group believe that its businesses are in compliance with currently applicable national and local environmental laws and regulations in all material aspects.

As at the date of this Offering Circular, the Group is not in breach of any applicable environmental laws and regulations which have led to penalties imposed on it by the environmental authorities and there are no existing material legal proceedings, arbitrations or administrative penalties against the Group.

HEALTH AND SAFETY

The Group regards occupational health and safety as one of its important corporate and social responsibilities. Some of the Group's business operations involve significant risks and hazards that could result in damage or destruction of property, death and personal injury, business interruption and possible legal liabilities. Pursuant to the applicable PRC laws, the Group has implemented a variety of internal rules and operating procedures for work safety, accident handling and safety training. The Group has not experienced any material safety accident which adversely affected or are likely to have any adverse effect on its business operations.

In addition, the Group's project directors and project management teams engage in safety inspections from time to time to ensure the safety of the work environment of the Group's construction sites.

EMPLOYEES

As at 31 December 2020, the Group had approximately 39,000 full-time employees.

In the PRC, in accordance with the relevant national and local labour and social welfare laws and regulations, the Group is required to pay in respect of its employees in the PRC various social security funds including basic pension insurance, basic medical insurance, unemployment insurance, occupational injury insurance, childbirth insurance and a housing fund.

The Group recruits its personnel from the open market. The Group offers competitive remuneration packages to its employees, including salaries and bonuses to qualified employees. The Group provides technical as well as operational training to all new employees and ongoing training for all employees.

The Group's employees do not negotiate their terms of employment through any labour union or by way of collective bargaining agreements. The Group believes its relationship with its employees is good. As at the date of this Offering Circular, the Group did not experience any significant labour dispute which adversely affected or is likely to have any adverse effect on its business operations.

LEGAL PROCEEDINGS

From time to time, the Company, together with its subsidiaries, have been involved in legal proceedings or other disputes in the ordinary course of its business, which are primarily disputes with its contractors and customers, and the Group has not incurred material legal costs and expenses in view of its overall operating results.

As at the date of this Offering Circular, the Group is not aware of any material legal proceedings, claims, disputes, penalties or liabilities currently existing or pending against it that may have a material adverse impact on its business, financial condition or results of operations.

REGULATION

This section summarises the principal PRC laws and regulations which are relevant to the Group's business and operations. As this is a summary, it does not contain a detailed analysis of the PRC laws and regulations which are relevant to the Group's business and operations.

REGULATION RELATING TO REAL ESTATE

Establishment of a Property Development Enterprise

According to the Law of the People's Republic of China on the Administration of Urban Property (《中華人民共和國城市房地產管理法》) (the “**Urban Property Law**”) promulgated by the Standing Committee of the National People's Congress (全國人民代表大會常務委員會) (the “**NPC Standing Committee**”) on 5 July 1994 and revised in August 2007 and subsequently revised in August 2009 and August 2019, a property development enterprise is defined as an enterprise which engages in the development and sale of property for the purpose of making profits. Under the Regulations on Administration of Development of Urban Property (《城市房地產開發經營管理條例》) (the “**Development Regulations**”) promulgated by the State Council on 20 July 1998 and revised on 8 January 2011 and subsequently revised in March 2018, March 2019, March 2020 and November 2020, respectively, an enterprise which is to engage in development of property shall satisfy the following requirements: (1) its minimum registered capital shall be RMB1 million; and (2) it shall employ at least four full-time professional property/construction technicians and at least two full-time accounting officers, each of whom shall hold relevant qualification certificates. The Development Regulations also stipulate that the local government of a province, autonomous region or municipality directly under the central government may, based on local circumstances, impose more stringent requirements on the amount of registered capital of, and the qualifications of professionals retained by, property development enterprises.

Pursuant to the Development Regulations, a developer who aims to establish a property development enterprise should apply for registration with the Administration for Industry and Commerce. The property development enterprise must also report its establishment to the property development authority in the location of the registration authority, within 30 days upon the receipt of its Business Licence.

On 9 September 2015, the State Council issued the Notice on Adjusting and Improving the System for Capital in Fixed Asset Investment Projects (《國務院關於調整和完善固定資產投資項目資本金制度的通知》), which lowered the minimum capital requirement for projects of other property from 30 per cent. to 25 per cent., and the proportion for affordable residential housing projects and regular commodity residential houses projects remained at 20 per cent.

Qualifications of a Property Development Enterprise

Classifications for the qualifications of property development enterprises

Under the Development Regulations, a property development enterprise must report its establishment to the governing property development authorities in the location of the registration authority within 30 days of receiving its Business Licence. The property development authorities shall examine applications

for classification of a property development enterprise's qualification by considering its assets, professional personnel and industrial achievements. A property development enterprise shall only engage in property development projects that come within the scope of its approved qualification.

Under the Provisions on the Administration of Qualifications of Property Developers (《房地產開發企業資質管理規定》) (the “**Provisions on Administration of Qualifications**”) promulgated by the MOC and implemented on 29 March 2000 and revised on 4 May 2015 and 22 December 2018, a property development enterprise shall apply for registration of its qualifications. An enterprise may not engage in the development and sale of property without a qualification classification certificate for property development.

In accordance with the Provisions on Administration of Qualifications, qualifications of a property development enterprise are classified into four classes: class 1, class 2, class 3 and class 4. Different classes of qualification shall be examined and approved by corresponding authorities. The class 1 qualifications shall be subject to both preliminary examination by the construction authority under the government of the relevant province, autonomous region or municipality directly under the central government and then final approval of the construction authority under the State Council. Procedures for approval of developers of class 2 or lower shall be formulated by the construction authority under the people's government of the relevant province, autonomous region or municipality directly under the central government. A developer that passes the qualification examination will be issued a qualification certificate of the relevant class by the qualification examination authority. For a newly established property development enterprise, after it reports its establishment to the property development authority, the latter shall issue a Provisional Qualification Certificate to the eligible developer within 30 days. The Provisional Qualification Certificate shall be effective for one year from its issuance and, depending on the actual business situation of the enterprise, may be extended by the property development authority for a period of no longer than two years. A property development enterprise shall apply with the property development authority for qualification classification within one month of expiry of the Provisional Qualification Certificate.

The business scope of a property development enterprise

Under the Provisions on Administration of Qualifications, a developer of any qualification classification may only engage in the development and sale of the property within its approved scope of business and may not engage in business which falls outside the approved scope of its qualification classification. A class 1 property development enterprise may undertake property development projects throughout the country without any limit on the scale of the project. A property development enterprise of class 2 or lower may undertake a project with a gross floor area of less than 250,000 sq.m. and the specific scopes of business shall be formulated by the construction authority under the people's government of the relevant province, autonomous region or municipality.

The annual inspection of a property development enterprise's qualification

Pursuant to the Provisions on Administration of Qualifications, the qualification of a property development enterprise shall be inspected annually. The construction authority under the State Council or its authorised institution is responsible for the annual inspection of a class 1 property development enterprise's qualification. Procedures for annual qualification inspection for developers with class 2 or lower qualifications shall be formulated by the construction authority under the people's government of the relevant province, autonomous region or municipality.

Development of a Property Project

Land for property development

Under the Provisional Regulations of the People's Republic of China on the Grant and Transfer of the Land-Use Rights of State-owned Urban Land (《中華人民共和國城鎮國有土地使用權出讓和轉讓暫行條例》) (the “**Provisional Regulations on Grant and Transfer**”) promulgated by the State Council on 19 May 1990 and revised on 29 November 2020, a system of assignment and transfer of the right to use State-owned land is adopted. A land user shall pay an assignment price to the State as consideration for the grant of the right to use a land site within a certain term, and the land user may transfer, lease out, mortgage or otherwise commercially exploit the land use rights within the term of use. Under the Provisional Regulations on the Grant and Transfer and the Urban Property Law, the land administration authority under the local government of the relevant city or county shall enter into a land grant contract with the land user to provide for the assignment of land use rights. The land user shall pay the assignment price as provided by the assignment contract. After full payment of the assignment price, the land user shall register with the land administration authority and obtain a land use rights certificate which evidences the acquisition of land use rights. The Development Regulations provide that the land use right for a land parcel intended for property development shall be obtained through grant except for land use rights which may be obtained through appropriation pursuant to PRC laws or the stipulations of the State Council.

Under the Rules Regarding the Grant of State-Owned Land Use Rights by Way of Tender, Auction and Listing-for-sale (《招標拍賣掛牌出讓國有土地使用權規定》) promulgated by the Ministry of Land and Resources (“**MLR**”) on 9 May 2002, implemented on 1 July 2002, and as amended under the new name of the Rules Regarding the Grant of State-Owned Construction Land Use Rights by way of Tender, Auction and Listing-for-sale (《招標拍賣掛牌出讓國有建設用地使用權規定》) which took effect from 1 November 2007, land for commercial use, tourism, entertainment and commodity housing development shall be granted by means of tender, public auction or listing-for-sale. A tender of land use rights means the relevant land administration authority (the “**assignor**”) issues a tender announcement inviting individuals, legal persons or other organisations (whether specified or otherwise) to participate in a tender for the land use rights of a particular parcel of land. The land user will be determined according to the results of the tenders. An auction for land use rights is where the assignor issues an auction announcement, and the bidders can at specified time and location openly bid for a parcel of land. A listing-for-sale is where the assignor issues a listing-for-sale announcement specifying the land grant conditions and inviting bidders to list their payment applications at a specified land exchange within a specified period.

On 11 June 2003, the MLR promulgated the “Provisions on the Agreement-based Assignment of the Rights to Use State-Owned Land” (《協議出讓國有土地使用權規定》). According to this regulation, if there is only one entity interested in using the land, the land use rights (excluding land use rights for business purposes including commercial, tourism, entertainment and residential commodity properties) may be assigned by way of agreement. If two or more entities are interested in the land use rights to be assigned, such land use rights shall be granted by means of tender, auction or listing-for-sale.

On 28 September 2007 the MLR promulgated the Rules Regarding the Grant of State-Owned Construction Land Use Rights by Way of Tender, Auction and Listing-for-sale (《招標拍賣掛牌出讓國有建設用地使用權規定》) which came into force on 1 November 2007. The rules stipulate the legal bases, principles, scope, procedures and legal liability arising from and in connection with the

assignment of State-owned land use rights by competitive bidding, public auction or listing for sale. The rules clearly state that the grant of land for industrial use must also be by means of competitive bidding, public auction or listing for sale.

The Measures on the Administration of Reserved Land (《土地儲備管理辦法》), promulgated by the MLR, the MOF, the PBOC and the CBRC on 3 January 2018, define “reserved land” and stipulate the administrative, regulatory and implementing procedures involved with the management, planning, allocation, use, development, capital expenditure and supply of reserved land. Moreover, the measures make it clear that land must be reserved in accordance with corresponding land programmes or plans, and that in determining land reserves priority must be given to land included in state inventories which is unused, unoccupied or underutilised.

In March 2010, the MLR promulgated the Notification on Emphasizing Relevant Issues Relating to the Supply and Supervision of Land for Real Estate Development (《關於加強房地產用地供應和監管有關問題的通知》) (the “**Notification**”) which adopted measures to improve the regulation of land for real estate development. These include measures to: (i) improve the preparation and implementation of land supply plans; (ii) guarantee the supply of land for subsidised community housing developments; (iii) improve the regime of public tender, auction and listing-for-sale of land use rights; (iv) enhance the supervision on the use of land; (v) disclose to the public information on the supply and assignment of land and the status of the construction project on the land; and (vi) conduct special inspections on outstanding problems related to land use.

Pursuant to the Notification, the administrative authorities for land and resources of cities and counties shall establish a regime for developers to report the commencement and completion of construction projects. Under such regime, the developer shall report in writing to the relevant administrative authority for land and resources at the commencement and completion of the construction project. The commencement and completion date of construction set forth in the agreements may be postponed by reporting the reasons for the delay to the respective administrative authority for land and resources no later than 15 days prior to the expiration. A developer who fails to report accordingly shall be announced to the public and prohibited from participating in any new land grant transactions for a minimum of one year. Additionally, land used for developing subsidised community housing and small-to-medium-size self-use residential commodity housing, as well as for the redevelopment of run-down and substandard housing shall account for not less than 70 per cent. of the total land supply for residential property development. The lowest land premium for the assignment of land use rights shall not be lower than 70 per cent. of the benchmark price for land of the same grade in the same locality, and the deposit for the participation as a bidder for the land shall not be lower than 20 per cent. of the minimum land premium. The contract for the assignment of land shall be executed in writing within ten days after the deal is reached, the down payment of the land assignment price, which shall not be less than 50 per cent. of the full land assignment price, shall be paid within one month after the contract for the assignment of land is executed, and the land assignment price shall be paid in full no later than one year after the contract for the assignment of land is executed. A property development enterprise that defaults on the payment of the land premium, holds idle land, hoards or speculates in land, develops property on the land exceeding its actual development capacity or defaults on the performance of the contract for the assignment of land shall be banned from participating in any transactions for the assignment of land for a specified period.

According to the Civil Code of the People’s Republic of China (《中華人民共和國民法典》) promulgated by the NPC Standing Committee on 28 May 2020 and came into effect on 1 January 2021, when the term of the rights to use construction land for residential (but not other) property purposes

expires, it will be renewed automatically. The PRC Property Rights Law further widens the scope of assets that can be mortgaged, allowing for any asset associated with property rights to be mortgaged as collateral unless a specific prohibition under another law or regulation applies.

Commencement of development with respect to a property project and idle land

Under the Urban Property Law, those who have obtained the land use rights by assignment must develop the land in accordance with the use and period of commencement as prescribed by the contract for the assignment of land. According to the Measures on Disposing Idle Land (《閒置土地處置辦法》) promulgated by the MLR on 28 April 1999, and as amended on 1 June 2012 with effect from 1 July 2012, a parcel of land can be defined as idle land under any of the following circumstances:

- the development of and construction on the land have not begun within a period of one year from the date stipulated in the land grant contract or in the “Approval Letter for Land Allocation”; or
- the development of and construction on the land has begun, but the area under construction is less than one third of the total area to be developed or the invested amount is less than 25 per cent. of the total amount of investment; and the development and construction have been continuously suspended for more than one year.

With respect to land which is obtained by assignment and which is within the scope of city planning, if the construction work has not commenced after one year as of the date stipulated in the assignment contract, a fine for idle land equivalent to 20 per cent. of the assignment price may be imposed on the land user. If the construction work has not commenced after two years, the right to use the land may be forfeited to the State without any compensation. However, the above sanctions will not apply when the delay in commencement of construction is caused by force majeure, non-performance by the government, military control, preservation of cultural relics or other acts of government. On 8 September 2007, the MLR promulgated the Notice on Strengthening the Disposal of Idle Land (《關於加大閒置土地處置力度的通知》) providing that the land subject to transfer shall be made ready for development before its transfer. The notice also prescribed that the State-owned land use rights certificate shall not be issued before the land grant premium has been paid in full, nor shall any certificate be issued separately according to the ratio of part-payment of the land grant premium.

On 3 January 2008, the State Council promulgated the Circular on Conservation of Intensive Land Use (《關於促進節約集約用地的通知》) (Guo Fa (2008) No. 3), which seeks to:

- examine and adjust all ranges of site planning and land use standards in line with the principle of economic and intensive land use. Project designs, construction and approval of construction shall all be subject to stringent land use standards;
- urge all localities to enforce policies for the disposal of idle land. Where a piece of land has been idle for two full years and may be retrieved unconditionally as statutorily required, such land shall be retrieved and arrangements for its use shall be made; where a piece of land has been idle for one year but less than two years, an idle land charge valued at 20 percent of the land assignment premium shall be levied on the land user;
- vigorously guide the use of unused and abandoned land and encourage the development and utilisation of aboveground and underground space;

- strictly implement the tender, auction and listing-for-sale regime for land intended for industrial and business purposes. Where the total land premium is not paid in full in compliance with contractual agreement, the land use certificate shall not be issued, nor shall it be issued in proportion to the ratio between the paid-up land premium and the total land premium;
- make reasonable arrangements on residential land and persist on banning land supply for real estate development projects for villas. Strictly prohibit unauthorised conversion of agricultural land into construction land;
- strengthen supervision and inspection of intensive land use conservation; and
- discourage financial institutions from granting loans and providing finance to property development enterprises whose real estate development project is less than one quarter invested, occupies an area less than one third and/or was commenced over one year after the project commencement date, in each case as stipulated in the contract for the assignment of land.

Planning of a property project

According to the Measures for Control and Administration of the Grant and Transfer of the Right to Use Urban State-owned Land (《城市國有土地使用權出讓轉讓規劃管理辦法》) promulgated by the MOC on 4 December 1992, implemented on 1 January 1993 and amended on 26 January 2011, after signing the contract for the assignment of land use rights, a property development enterprise shall apply for a project survey and a construction land planning permit from the city planning authority. After obtaining a construction land planning permit, a property development enterprise shall organise the necessary planning and design work in accordance with planning and design requirements and apply for a construction works planning permit from the city planning authority.

The Urban and Rural Planning Law (《城鄉規劃法》), promulgated by the NPC Standing Committee in October 2007 which became effective in January 2008, as amended on 24 April 2015 and 23 April 2019, provides regulations with respect to the formulation, implementation, modification, control, supervision and related legal liability of measures aimed at curbing problems that may arise as a result of conflicts between city and rural construction developments. The scope of the measures includes the planning, layout and construction of cities, towns with administrative status, market towns and villages. In order to effectively prevent construction that is in breach of rules and regulations, the Urban and Rural Planning Law stipulates that where any construction project is commenced without obtaining Construction Land Planning Permit, or where Construction Land Planning Permit has been obtained, but construction has proceeded not in accordance with that permit, the Urban and Rural Planning Department at the county level or above may issue an order to cease construction. In the case that the construction can be remedied to conform to the relevant planning rules, an order can be made to rectify the construction in a prescribed period of time and a fine totalling between 5 per cent. to 10 per cent. of the total construction cost may be imposed. Where the construction cannot conform to relevant planning rules, an order for its demolition will be issued or, where demolition is not possible, the property and/or illegal income derived from the property will be confiscated and a fine totalling 10 per cent. or less of the construction cost will be imposed.

In November 2009, the Ministry of Housing and Urban-Rural Development and the Office of the Leading Group for Addressing Problems Regarding Unauthorised Change of Planning and Adjustment of the Floor Ratio in Real Estate Development under the Ministry of Supervision jointly promulgated the Notification on Further Implementation of the Special Project to Address Problems Regarding

Unauthorized Changes to the Planning and Adjustment of the Floor Area Ratio (《關於深入推進房地產開發領域違規變更規劃調整容積率問題專項治理的通知》) which re-emphasises the need to rectify, investigate and punish property development enterprises which undertake any unauthorised adjustment of the floor area ratio.

Construction of a property project

The Notice Regarding the Strengthening and Regulation of the Management of New Projects (《關於加強和規範新開工項目管理的通知》), promulgated by the General Office of the State Council on 17 November 2007, strictly regulates the conditions for commencing investment projects, establishes a mechanism for the coordination of government departments regarding new projects, and strengthens the statistics and information management while intensifying the supervision and inspection of new projects.

Completion of a property project

According to the Development Regulations and the Regulation on the Quality Management of Construction Projects (《建設工程質量管理條例》) promulgated by State Council on 30 January 2000 and amended on 7 October 2017 and 23 April 2019, the Interim Measures for Reporting Details Regarding Acceptance Examination Upon Completion of Buildings and Municipal Infrastructure (《房屋建築工程和市政基礎設施工程竣工驗收備案管理暫行辦法》) promulgated by the MOC in April 2000 and as amended and issued with the new name the Measures for Reporting Details Regarding Acceptance Examination Upon Completion of Buildings and Municipal Infrastructure (《房屋建築和市政基礎設施工程竣工驗收備案管理辦法》) on 19 October 2009, and the Provisions on Acceptance Examination Upon Completion of Buildings and Municipal Infrastructure (《房屋建築和市政基礎設施工程竣工驗收規定》) promulgated by the MOHURD on 2 December 2013, after the completion of construction of a project, the property must undergo inspection and receive relevant approvals from local authorities including planning bureaus and environmental protection authorities. Thereafter, the property development enterprise shall apply for at the property development authority under the people's government at the county level or above for a certificate of completion. Once the examination has been completed, a Record of Acceptance Examination upon Project Completion (《項目竣工驗收報告》) will be issued.

Transfer and Sale of Property

Transfer of property

According to the Urban Property Law and the “Provisions on Administration of Transfer of Urban Property” (《城市房地產轉讓管理規定》) promulgated by the MOC on 7 August 1995 and as amended on 15 August 2001, a property owner may sell, bequeath or otherwise legally transfer property to another person or legal entity. When transferring the title to a building, the ownership of the building and the land use rights to the site on which the building is situated are transferred simultaneously. The parties to a transfer shall enter into a property transfer contract in writing and register the transfer with the property administration authority having jurisdiction over the location of the property within 90 days of the execution of the transfer contract.

Where the land use rights were originally obtained by assignment, the real property may only be transferred on the condition that: a) the assignment price has been paid in full for the assignment of the land use rights as provided by the contract for the assignment of the land and a land use rights

certificate has been obtained; b) development has been carried out according to the contract for the assignment of the land and, in the case of a project in which buildings are being developed, development representing more than 25 per cent. of the total investment has been completed.

If the land use rights were originally obtained by assignment, the term of the land use rights after transfer of the property shall be the remaining portion of the original term provided by the contract for the assignment of the land after deducting the time that has been used by the former land user(s). In the event the transferee intends to change the use of the land provided in the original contract for the assignment of the land, consent shall first be obtained from the original grantor and the planning administration authority under the local government of the relevant city or county and an agreement to amend the assignment contract or a new contract for the assignment of the land shall be signed in order to, amongst other matters, adjust the land use rights assignment price accordingly.

If the land use rights were originally obtained by allocation, transfer of the real property shall be subject to the approval of the government vested with the necessary approval power as required by the State Council. Upon such approval, the transferee shall complete the formalities for transfer of the land use rights, unless the relevant statutes require no transfer formalities, and pay the transfer price according to the relevant statutes.

Sale of commodity buildings

Under the “Regulatory Measures on the Sale of Commodity Buildings” (《商品房銷售管理辦法》) promulgated by the MOC on 4 April 2001 and implemented on 1 June 2001, sale of commodity buildings can include both pre-completion sales (pre-sale) and post-completion sales.

Permit for pre-sale of commodity buildings

According to the Development Regulations and the Measures for Administration of Pre-sale of Commodity Buildings (《城市商品房預售管理辦法》) (the “**Pre-sale Measures**”) promulgated by the MOC on 15 November 1994 and as amended on 15 August 2001 and 20 July 2004, the pre-sale of commodity buildings shall be subject to a licensing system, and a property development enterprise intending to sell a commodity building before its completion shall register with the property development authority of the relevant city or county to obtain a pre-sale permit. A commodity building may be sold before completion only if:

- the assignment price has been paid in full for the grant of the land use rights involved and a land use rights certificate has been obtained;
- a construction works planning permit and construction works commencement permit have been obtained;
- the funds invested in the development of the commodity buildings put to pre-sale represent 25 per cent. or more of the total investment in the project and the progress of works and the completion and delivery dates have been ascertained; and
- the pre-sale has been registered and a pre-sale permit has been obtained.

Supervision of pre-sale income of commodity buildings

According to the Pre-sale Measures, the income of a property development enterprise from the pre-sale of commodity buildings must be used for the construction of the relevant project. The specific measures for the supervision of the income from the pre-sale of commodity buildings shall be formulated by the relevant property administration authorities.

Conditions of the sale of post-completion commodity buildings

Under the Regulatory Measures on the Sale of Commodity Buildings (《商品房銷售管理辦法》), commodity buildings may be put to post-completion sale only when the following preconditions have been satisfied:

- the property development enterprise shall have a Business Licence and a qualification certificate of a property development enterprise;
- the enterprise shall obtain a land use rights certificate or other approval documents for land use;
- the enterprise shall have the construction works planning permit and construction works commencement permit;
- the building shall have been completed, inspected and accepted as qualified;
- the relocation of the original residents shall have been completed;
- the provision of essential facilities for supplying water, electricity, heating, gas, communication, etc. shall have been made ready for use, and other essential utilities and public facilities shall have been made ready for use, or a date for their construction and delivery shall have been specified; and
- the property management plan shall have been completed.

Before the post-completion sale of a commodity building, a property development enterprise shall submit the Property Development Project Manual and other documents evidencing the satisfaction of preconditions for post-completion sale to the property development authority.

Regulations on transactions of commodity buildings

According to the Development Regulations and the Pre-sale Measures, for the pre-sale of commodity buildings, the developer shall sign a contract on the pre-sale of a commodity building with the purchaser. The developer shall, within 30 days after signing the contract, apply for registration and filing of the pre-sale commodity building with the relevant property administration authorities.

Pursuant to the Circular of the General Office of the State Council on Forwarding the Opinions of the Ministry of Construction and other Departments on Stabilising House Prices (《國務院辦公廳轉發建設部等部門關於做好穩定住房價格工作意見的通知》) issued on 9 May 2005:

- A buyer of a pre-sold commodity building is prohibited from conducting any further transfer of the commodity building before construction has been completed and a property ownership certificate obtained. If there is a discrepancy in the name of the applicant for property ownership and the name of the advance buyer in the pre-sale contract, the property administration authorities shall not register the application for property ownership; and
- A real name system is applied for each property purchase transaction and an immediate archival filing network system is in place for pre-sale contracts of commodity buildings.

Mortgages of Property

Under the Urban Property Law, the Measures on the Administration of Mortgages of Property in Urban Areas (《城市房地產抵押管理辦法》) promulgated by the MOC in May 1997 and as amended on 15 August 2001, and the Civil Code of the People’s Republic of China (《中華人民共和國民法典》) promulgated by the NPC Standing Committee on 28 May 2020 and came into effect on 1 January 2021, when a mortgage is lawfully created on a building, a mortgage shall be simultaneously created on the land use rights of the land on which the building is situated. When the land use rights acquired through means of assignment are being mortgaged, the buildings on the land shall be simultaneously mortgaged. The land use rights of town and village enterprises cannot be mortgaged. When buildings owned by town and village enterprises are mortgaged, the land use rights occupied by the buildings shall at the same time also be mortgaged. The mortgagor and the mortgagee shall sign a mortgage contract in writing. Within 30 days after a property mortgage contract is signed, the parties to the mortgage shall register the mortgage with the property administration authorities at the location where the property is situated. A property mortgage contract shall become effective on the date of registration of the mortgage. If a mortgage is created on property in respect of which a house ownership certificate has been obtained, the registration authority shall make an entry under the “third party rights” item on the original house ownership certificate and then issue a Certificate of Third Party Rights to the mortgagee. If a mortgage is created on the commodity building put to pre-sale or under construction, the registration authority shall record the details on the mortgage contract. If construction of a real property is completed during the term of a mortgage, the parties involved shall re-register the mortgage after the issuance of certificates evidencing the ownership of the property.

Leases of buildings

The Administrative Measures for Commodity House Leasing (《商品房屋租賃管理辦法》) (the “**Leasing Measures**”), promulgated by the MOHURD on 1 December 2010 and implemented on 1 February 2011, stipulate that the parties to a housing tenancy shall go through requisite housing tenancy registration formalities with the competent real estate authorities of the municipalities directly under the PRC central government, cities and counties where the housing is located within 30 days after the housing tenancy contract is signed. The relevant real estate authorities are authorised to impose a fine below RMB1,000 on individuals, and a fine from RMB1,000 to RMB10,000 on other violators who are not natural persons and fail to comply with the regulations within the specified time limit. The Leasing Measures came into effect as of 1 February 2011 and replaced the Measures for Administration of Leases of Property in Urban Areas (《城市房屋租賃管理辦法》).

Property credit

The PBOC issued the Circular on Further Strengthening the Management of Property Loans (《關於進一步加強房地產信貸業務管理的通知》) on 5 June 2003 to specify the requirements for banks to provide loans for the purposes of residential development, individual home mortgages and individual commodity buildings as follows:

- Property loans by commercial banks to property development enterprises shall be granted only in respect of a particular item of property development rather than to meet cash flow or other financing demands. Loans of any kind must not be granted for projects which do not obtain a land use rights certificate, construction land planning permit, construction works planning permit and construction works commencement permit;
- Commercial banks shall not grant loans to property development enterprises to pay off land premiums; and
- Commercial banks may only provide housing loans to individual buyers when the main structural buildings have been topped out. When a borrower applies for an individual home loan for their first residential unit, the minimum first instalment remains unchanged at 20 per cent. In respect of a loan application for any additional purchase of a residential unit(s), the percentage of the first instalment shall be increased.

Pursuant to the Guidance on Risk Management of Property Loans from Commercial Banks (《商業銀行房地產貸款風險管理指引》) issued by the China Banking Regulatory Commission (the CBRC) on 30 August 2004, any property development enterprise applying for property development loans shall have at least 35 per cent. of the capital required for the development.

According to the Notice of the People's Bank of China on the Adjustment of Commercial Bank Housing Credit Policies and the Interest Rate of Excess Reserve Deposits (《中國人民銀行關於調整商業銀行住房信貸政策和超額準備金存款利率的通知》) promulgated by the PBOC on 16 March 2005, which took effect from 17 March 2005, in cities and areas where there has been a rapid increase in house prices, the minimum first instalment for individual house loans increased from 20 per cent. to 30 per cent. Commercial banks can independently determine the particular cities or areas under such adjustment according to the specific situation in different cities or areas.

On 24 May 2006, the State Council issued the Notice of the General Office of the State Council on Forwarding the Opinions of the Ministry of Construction and other Ministries on Adjusting the Housing Supply Structure and Stabilizing the Housing Prices (《國務院辦公廳轉發建設部等部門關於調整住房供應結構穩定住房價格意見的通知》). The regulations relating to property credit are as follows:

- Strict credit conditions shall be imposed on property development enterprises. In order to suppress the ability of property development enterprises to store up land and housing resources, commercial banks shall not provide loans to those property enterprises that fail to meet loan conditions, such as having a project capital of less than 35 per cent. For property development enterprises that have large volumes of idle land and vacant commodity buildings, the commercial banks shall, in light of the principle of prudential operations, be stricter in controlling the renewal of loans or any form of revolving credit. The commercial banks shall not accept any commodity building that has been idle for three or more years as collateral for loans.

- From 1 June 2006, the minimum first instalment for individual home loans shall not be lower than 30 per cent. However, considering the demands for housing by the medium and low-income population, the purchase of owner occupied housing with a gross floor area of no more than 90 square metres is still subject to the requirement to provide a deposit of 20 per cent.

On 27 September 2007, the PBOC and the CBRC issued the Notice on Strengthening the Management of Commercial Real Estate Credit and Loans (《關於加強商業性房地產信貸管理的通知》) (the “**Notice**”). The Notice puts forward requirements for the purpose of strengthening processes for loan management, including by means of credit checks, monitoring of real estate loans and risk management, in respect of (i) real estate development, (ii) land reserves, (iii) housing consumption and (iv) the purchase of commercial buildings.

Pursuant to the Notice, commercial banks shall not grant loans in any form, to (i) projects where the capital funds (owner’s equity) constitutes less than 35 per cent., or, projects without a land use rights certificate, construction land planning permit, construction works planning permit and construction works commencement permit; and (ii) property development enterprises that have been hoarding land and housing resources, as detected and verified by land resources departments and construction authorities. Furthermore, commercial banks are not permitted to accept commodity buildings with a vacancy exceeding three years as collateral for a loan, and may not grant property development enterprises any loans for the payment of relevant land assignment premiums.

In respect of loans for individual housing consumption, commercial banks are only permitted to grant housing loans to individuals who purchase commodity buildings the construction of which have reached the “topping out of the main structure” stage. Where an individual purchases his or her first commodity apartment for self-residence purpose, (i) of a construction area is below 90 square metres, the minimum first instalment shall be fixed at no less than 20 per cent.; and (ii) if the construction area is above 90 square metres, the minimum first instalment shall be fixed at no less than 30 per cent. Where an individual has purchased a commodity apartment by means of such loan and proceeds to purchase a second (or more) home, the minimum first instalment shall be no less than 40 per cent. and the interest rate shall not be under 110 per cent. of the benchmark interest rate as announced by the PBOC during same period and in same bracket. Further, the minimum first instalment and the interest rate shall both rise with the increase in the number of homes purchased, with the increased percentage rates to be determined by commercial banks, at their own discretion, according to principles of loan risk management. However, the monthly repayments for housing loans shall not exceed 50 per cent. of the individual borrower’s monthly income.

In respect of commercial building loans, commercial buildings purchased by loan shall be buildings that have satisfied procedural requirements of completion inspection and acceptance. For such purchase, the minimum first instalment shall be no less than 50 per cent., the loan term shall not exceed ten years and the interest rate shall not be under 110 per cent. of the benchmark interest rate as announced by the PBOC during the same period and in same bracket. Where a loan application is made in the name of a “commercial and residential building”, the minimum first instalment shall be no less than 45 per cent. and the loan term and interest rate shall be arranged according to relevant regulations.

The Supplemental Notice on Strengthening the Management of Commercial Real Estate Credit and Loans (《關於加強商業性房地產信貸管理的補充通知》) (the “**Supplemental Notice**”), jointly issued by the PBOC and the CBRC and dated 5 December 2007, sets forth supplemental requirements in respect of strengthening housing consumption loan management, mainly including the following:

- Assess the number(s) of housing loan with the borrower’s family as the basic calculation unit;
- Stipulate conditions under which the housing loan policy for first home buyers shall serve as the referential basis for bank loans; and
- Where a family that has already purchased a commodity apartment via housing provident fund makes a housing-loan application to commercial banks, the requirements set forth in the Notice shall be duly satisfied in accordance with the Notice.

As stipulated in the Supplemental Notice, in the event an applicant is found to have presented false information and certifications, all commercial banks shall deem the loan application unacceptable.

Since the second quarter of 2008, the PRC government has implemented a series of policies intended to strengthen and improve the sound development of the real estate market.

On 26 May 2008, the CBRC issued the Notice on Further Strengthening Risk Management in the Provision of Credit to the Real Estate Market (Yin Jian Fa [2008] No. 42) (《關於進一步加強房地產行業授信風險管理的通知》). To combat property development enterprises who (i) “falsify mortgages” by using forged property sale contracts; (ii) process “falsified down payments” from borrowers by accepting initial repayments in the pre-sale stage, paying for buyers in advance or by other means; or (iii) mislead banks about decisions over the provision of loans by forging their sale performances or house prices as well as other problems arising in the real estate market, the Notice requires each commercial bank to:

- follow strictly the policies and conditions related to the provision of loans to individuals;
- improve the monitoring of the qualifications of borrowers;
- examine rigorously the enterprise credit ratings of property development enterprises; and
- terminate the individual housing loans or development loans extended to such develop upon discovering that a property development enterprise has engaged in the “falsification of mortgages”, “falsification of down payments”, “forgery of house prices” or other such behaviour. Property development enterprises suspected of committing such crimes shall be referred to the judicial organs for further investigation.

On 22 October 2008, the People’s Bank of China issued the Circular on the Expansion of the Downward Adjustment Range for Interest Rates of Commercial Individual Mortgage Loans and Related Issues (《中國人民銀行關於擴大商業性個人住房貸款利率下浮幅度等有關問題的通知》) which decreased the minimum first instalment for residential property purchasers to 20 per cent. and reduced the minimum mortgage loan rates for such purchases to 70 per cent. of the benchmark interest rate starting from 27 October 2008.

On 20 December 2008, the General Office of the State Council issued Several Opinions on Promoting the Sound Development of the Real Estate Market (《關於促進房地產市場健康發展的若干意見》), which provides the following regarding loans for property businesses:

- The purchase of regular commodity houses for residential purposes is to be encouraged. In addition to extending favourable interest rates and loan policies to first time buyers of apartments for self-residential purposes, individuals with an existing home in which the per person floor area is smaller than the local average may buy a second apartment for self-residential purposes under favourable loan terms similar to those that apply to first-time buyers. If individuals purchase a second apartment or more for any other purpose, the interest rate shall be determined according to potential risks by commercial banks and based on the benchmark interest rate.
- The proper financing requirements for property development enterprises should be adhered to. Commercial banks shall increase credit financing services available to ordinary commercial housing construction projects, provide financial support and other related services to property development enterprises engaged in merger and restructuring activities, and support the approval of bond issuances by property development enterprises.

The State Council issued the Notice on Adjusting and Improving the System for Capital in Fixed Asset Investment Projects (《國務院關於調整和完善固定資產投資項目資本金制度的通知》) on 9 September 2015, which provides for the reduction of the minimum capital requirement for projects of other property from 30 per cent. to 25 per cent., and the proportion for affordable residential housing projects and regular commodity residential houses projects remained at 20 per cent. When providing credit finance support and services, financial institutions shall determine, at their own discretion, whether to grant a loan and the amount of the loan having regard to the minimum capital requirement as determined by the state.

On 17 April 2010, the State Council issued the Notice on Firmly Preventing Property Prices from Increasing too rapidly in Certain Cities (《國務院關於堅決遏制部分城市房價過快上漲的通知》), pursuant to which the State Council raised the minimum first instalment for second home purchases to 50 per cent. and set a minimum 30 per cent. first instalment on first homes with a GFA of more than 90 square metres. Further, the notice also stipulates that interest rates for mortgage loans for second homes cannot be lower than 110 per cent. of PBOC benchmark lending rate; and interest rates for mortgage loans and minimum first instalments for third or subsequent homes shall be increased substantially.

On 29 September 2010, the PBOC and the CBRC issued the Notice on Relevant Issues Relating to the Improvement of Differential Housing Loan Policy (《關於完善差別化住房信貸政策有關問題的通知》), which, among other things:

- prohibits commercial banks from providing housing mortgages to any members of a family unit purchasing their third or subsequent residential house or non-local residents who fail to provide one year or longer worth of local tax payment certificates or social insurance payment certificates;
- prohibits commercial banks from granting or extending loans to property developers that violate laws and regulations such as: (i) holding idle land; (ii) changing the land use; (iii) delaying the commencement and completion of development; and (iv) intentionally holding properties for future sale for the purpose of new property development; and

- increases the minimum down payment to at least 30 per cent. of the purchase price of the property.

According to Notice of Individual Housing Loan Policies (《關於個人住房貸款政策有關問題的通知》) promulgated jointly by the PBOC, the MOHURD and the CBRC on 30 March 2015, where the household of a resident who owns one home of which relevant housing loan has not been settled files a new application for a commercial individual housing loan for purchasing an ordinary home to be used as its owner's residence for the purpose of improving its living conditions, the minimum first instalment for the second ordinary property is not less than 40 per cent. Where the household of a worker who pays housing provident fund contributions uses a housing provident fund commission loan to purchase the first ordinary home to be used as its owner's residence, the minimum first instalment is 20 per cent.; where the household of a worker who owns one home of which relevant housing loan has been settled files a new application for a housing provident fund commission loan for purchasing an ordinary home to be used as its owner's residence for the purpose of improving its living conditions, the minimum first instalment is 30 per cent.

Environmental Protection

Pursuant to the requirements of relevant laws and regulations such as the Environmental Impact Appraisal Law of the PRC (《中華人民共和國環境影響評價法》) implemented by the NPC Standing Committee in September 2003, and amended on 2 July 2016, and subsequently revised on 29 December 2018, and the Regulations Governing Environmental Protection of Construction Projects (《建設項目環境保護管理條例》) implemented by the State Council in November 1998 and amended on 16 July 2017 and entered into force 1 October 2017, property development enterprises and construction enterprises must carry out an appraisal of the impact the construction project will have on the environment. The relevant project shall not commence until approval is obtained from the supervisory body for environmental protection. While the project is in progress, the developer should also comply with the appraisal documents relating to the impact on the environment and implement the environmental protection measures set out in the opinion of the supervisory body for environmental protection. Such measures must be incorporated into the design, construction and operation of the general construction. Upon completion of the project, the developer should apply to the supervisory body for environmental protection for the inspection and acceptance of the completed environmental protection facilities. Only those projects that have been inspected and accepted may go into operation or be available for use.

Pursuant to the Administrative Regulations for the Environmental Protection of Construction Projects (《建設項目環境保護管理條例》) promulgated by the State Council on 29 November 1998 which took effect from the same day, amended on 16 July 2017 and entered into force on 1 October 2017, and the Environmental Impact Appraisal Law of the PRC (《中華人民共和國環境影響評價法》), enterprises are required to engage institutions with corresponding environmental impact assessment qualifications to provide environmental impact assessment services and reports for submission to the competent environmental protection administrative authorities. Construction work may only be commenced after such an assessment is submitted to and approved by the environmental protection administrative authority. The construction of pollution prevention and control facilities in a construction project must be designed, constructed and commenced simultaneously with the main facility. Provisions on the Graded Examination and Approval of Environmental Impact Assessment Documents of Construction Projects (《建設項目環境影響評價文件分級審批規定》) promulgated by the Ministry of Environmental Protection of the PRC, which took effect from 1 March 2009 further classified the construction projects whose environmental impact assessment shall be submitted to and approved by the Ministry of Environment and its local counterparts at provincial level. For those approvals made by lower

environmental authorities in respect of construction projects that should have been submitted for approval to a higher competent environmental authority, the higher competent authority may revoke the approval made by such lower authority.

Construction Safety

Under relevant laws and regulations such as the Laws for Safe Production in the PRC (《中華人民共和國安全生產法》) promulgated by the NPC Standing Committee on 29 June 2002 and as amended on 27 August 2009 and 31 August 2014, which took effect from 1 December 2014, the property development enterprise should apply to the supervisory department on safety for the registration of supervision for work safety in construction before the commencement of construction. Constructions without such registration will not be granted a construction works commencement permit by the supervisory body. Contractors for the construction should establish the objectives and measures for work safety and improve the working environment and conditions of workers in a planned and systematic way. A work safety protection scheme should also be set up to carry out the work safety job responsibility system. At the same time, contractors should adopt corresponding site work safety protective measures according to the work protection requirements in different construction stages and such measures shall comply with the labour safety and hygiene standards of the State.

Under the Construction Law of the PRC (《中華人民共和國建築法》) promulgated by the NPC Standing Committee on 1 November 1997 and as amended on 22 April 2011 and 23 April 2019, the construction contractor assumes responsibility for the safety of the construction site. The main contractor will take overall responsibility for the site, and the subcontractors are required to comply with the protective measures adopted by the main contractor.

Major Taxes Applicable to Property Development Enterprises

Income tax

According to the PRC Enterprise Income Tax Law (《中華人民共和國企業所得稅法》) enacted by the National People's Congress on 16 March 2007 and enforced from 1 January 2008 onwards, amended on 24 February 2017 and 29 December 2018, a unified income tax rate of 25 per cent. is applied towards PRC enterprises.

Land appreciation tax

According to the requirements of the Provisional Regulations of The People's Republic of China on Land Appreciation Tax (《中華人民共和國土地增值稅暫行條例》) (the “**Land Appreciation Tax Provisional Regulations**”) which were promulgated on 13 December 1993 and came into effect on 1 January 1994 and amended on 8 January 2011, and the Detailed Implementation Rules on the Provisional Regulations of the People's Republic of China on Land Appreciation Tax (《中華人民共和國土地增值稅暫行條例實施細則》) (the “**Land Appreciation Tax Detailed Implementation Rules**”) which were promulgated and came into effect on 27 January 1995, any capital-gain from a transfer of property shall be subject to land appreciation tax. Land appreciation tax shall be charged at four levels of progressive rates:

- 30 per cent. for the appreciation amount not exceeding 50 per cent. of the sum of deductible items;

- 40 per cent. for the appreciation amount exceeding 50 per cent. but not exceeding 100 per cent. of the sum of deductible items;
- 50 per cent. for the appreciation amount exceeding 100 per cent. but not exceeding 200 per cent. of the sum of deductible items; and
- 60 per cent. for the appreciation amount exceeding 200 per cent. of the sum of deductible items.

Deductible items include the following:

- amount paid for obtaining the land use rights;
- costs and expenses for the development of the land;
- costs and expenses of new buildings and ancillary facilities, or estimated prices of old buildings and constructions;
- related tax payable for the transfer of property; and
- other deductible items as specified by the MOF.

The State Administration Of Taxation of the PRC (中華人民共和國國家稅務總局) (the “SAT”) also issued the Notice on the Strict Handling of the Administration of the Collection of Land Appreciation Tax (《關於認真做好土地增值稅徵收管理工作的通知》) on 10 July 2002 to request local tax authorities to:

- modify the management system of land appreciation tax collection;
- build up a sound taxpaying declaration system for land appreciation tax; and
- modify the methods of pre-levying tax for the pre-sale of properties.

The Notice also pointed out that for property development contracts which were signed before 1 January 1994 or where the project proposal has been approved and capital was injected for development, the policy for exemption from land appreciation tax exemption for properties that are transferred for the first time is no longer in effect and the tax shall be levied again. This requirement is restated in the Notice on Strengthening of Administration of the Collection of Land Appreciation Tax (《關於加強土地增值稅管理工作的通知》) issued on 2 August 2004 and revised on 15 June 2018 by the SAT and the Notice on Further Strengthening the Administration of the Collection of Land Appreciation Tax and Land Use Tax in Cities and Towns (《關於進一步加強城鎮土地使用稅和土地增值稅徵收管理工作的通知》) issued on 5 August 2004 by the SAT. These two Notices also required that system for the declaration of land appreciation tax and the registration of the sources of the land appreciation tax should be further improved.

On 28 December 2006, the SAT issued the Notice on the Administration of the Settlement of Land Appreciation Tax of Property Development Enterprises (《國家稅務總局關於房地產開發企業土地增值稅清算管理有關問題的通知》) which came into effect on 1 February 2007 and amended on 15 June 2018. Pursuant to the Notice, a property development enterprise shall settle and clear the LAT payment

of its development projects that meet certain criteria with the tax authorities in accordance with the applicable LAT rates. The LAT shall be settled for projects approved by the competent authorities; and for projects developed in different stages, the LAT shall be settled in stages. LAT must be settled if:

- the property development project has been completed and fully sold;
- the property development enterprise transfers the whole uncompleted development project; or
- the land use rights with respect to the project are transferred.

In addition, the relevant tax authorities may require the property development enterprise to settle the LAT if any of the following criteria is met:

- for completed property development projects, the transferred GFA represents more than 85 per cent. of total saleable GFA, or the proportion represented is less than 85 per cent., but the remaining saleable GFA has been leased out or used by the property development enterprise;
- the project has not been completed sold more than three years after obtaining the sale permit or pre-sale permit;
- the property development enterprise applies for cancellation of the tax registration without having settled the relevant LAT; or
- other conditions stipulated by the tax authorities.

The Notice also indicated that if any of the following circumstances applies to a property development enterprise, the tax authorities shall levy and collect LAT as per a levying rate no lower than the pre-payment rate with reference to the bearing rate of LAT of local enterprises with a similar development scale and income level:

- failure to maintain account books required by law or administrative regulation;
- destroying account books without authorisation or refusing to provide taxation information;
- the accounts have not been properly maintained or cost materials, income vouchers and cost vouchers are damaged and incomplete, making it difficult to determine transferred income or the amount of deductible items;
- failure to go through LAT settlement within the prescribed period, and such failure is not cured within the period required by the relevant tax authorities; and
- the basis for tax calculation as submitted is obviously low without justifiable cause.

Local provincial tax authorities can formulate their own implementation rules according to the notice and the local situation.

On 12 May 2009, the SAT issued the Administrative Rules for the Settlement of Land Appreciation Tax (《土地增值税清算管理規程》) (the “**Settlement Rules**”), which became effective on 1 June 2009. The Settlement Rules reiterate the circumstances under which the LAT must be settled, the criteria that are

to be met for relevant tax authorities to require the settlement of LAT and the circumstances under which the tax authorities shall levy and collect LAT as prescribed by the Notice. The Settlement Rules further stipulate detailed procedures for the examination and verification of the settlement of LAT to be carried out by relevant tax authorities.

On 19 May 2010, the State Administration of Taxation issued the Circular on Relevant Issues of the Settlement of Land Appreciation Tax (《國家稅務總局關於土地增值稅清算有關問題的通知》), which details relevant issues concerning income verification about the settlement of land appreciation tax, and the calculation of applicable exemption under certain circumstances.

On 25 May 2010, the State Administration of Taxation promulgated the Notice on Strengthening the Collection of Land Appreciation Tax (《國家稅務總局關於加強土地增值稅徵管工作的通知》) and imposed further requirements on the collection of LAT. This notice provides that, except for indemnificatory housing, the minimum LAT prepayment rate shall be no less than 2 per cent. for properties in the eastern region of the PRC, no less than 1.5 per cent. for properties in the central or northeast region of the PRC and no less than 1 per cent. for properties in the western region of the PRC. The LAT prepayment rates will be determined by the local authorities based on the different types of properties in the locality.

Deed tax

Pursuant to the Interim Regulations of the People's Republic of China on Deed Tax (《中華人民共和國契稅暫行條例》) promulgated by the State Council on 7 July 1997 and implemented on 1 October 1997 and revised on 2 March 2019 and to be replaced by the Deed Tax Law of the People's Republic of China (《中華人民共和國契稅法》) promulgated by the NPC Standing Committee on 11 August 2020 and with effect from 1 September 2021, the transferee, whether an individual or otherwise, of the title to a land site or building in the PRC shall be subject to the payment of deed tax. The rate of deed tax is 3 per cent. to 5 per cent.

On 29 September 2010, the MOF, the SAT and the MOHURD issued the Notice of Deed Tax on the Adjustment of Real Estate Transactions and Personal Income Tax Preferential Policies (《財政部、國家稅務總局、住房和城鄉建設部關於調整房地產交易環節契稅個人所得稅優惠政策的通知》), which provides that: (i) first time home buyers who purchase an ordinary residence that is the family's sole property may receive a fifty percent discount on applicable deed tax; deed tax is reduced to 1 per cent. for first time buyers who purchase an ordinary residence with less than 90 square metre floor area which is the family's sole property; and (ii) tax payers who, within a single twelve month period, purchased and sold a self-owned residential property and then purchased another residential property shall not be eligible for any reduction of exemption of individual income tax.

Urban land use tax

Pursuant to the Provisional Regulations of the People's Republic of China Governing Land Use Tax in Urban Areas (《中華人民共和國城鎮土地使用稅暫行條例》) promulgated by the State Council on 27 September 1988, implemented on 1 November 1988 and amended on 31 December 2006, 8 January 2011, 7 December 2013 and 2 March 2019, land use tax in respect of urban land is levied according to the area of relevant, As of 7 December 2013, the annual tax on every sq.m. of urban land collected from foreign-invested enterprises was between RMB0.6 and RMB30.0.

Building tax

Under the Interim Regulations of the People's Republic of China on Building Tax (《中華人民共和國房產稅暫行條例》) promulgated by the State Council on 15 September 1986 and implemented on 1 October 1986 and as amended on 8 January 2011, building tax shall be levied at 1.2 per cent. if it is calculated on the basis of the residual value of a building, and 12 per cent. if it is calculated on the basis of the rental payments for lease of the building.

Stamp duty

Under the Interim Regulations of the People's Republic of China on Stamp Duty (《中華人民共和國印花稅暫行條例》) promulgated by the State Council on 6 August 1988 and implemented on 1 October 1988 and amended on 8 January 2011: (i) for property transfer instruments, including those in respect of property ownership transfer, the stamp duty rate shall be 0.05 per cent. of the amount stated therein; and (ii) for permits and certificates relating to rights, including property title certificates and land use rights certificates, stamp duty shall be levied on an item basis of RMB5 per item.

On 22 October 2008, the MOF and the SAT issued the Circular on Taxation Policy Adjustment Concerning Real Estate Trading (《關於調整房地產交易環節稅收政策的通知》) and amended on 29 September 2010 and temporarily exempted stamp duty for individuals selling or buying houses starting from 1 November 2008.

Measures on Stabilizing Housing Price

The General Office of the State Council promulgated the Circular on Duly Stabilizing the Prices of Residential Properties (《關於切實穩定住房價格的通知》) on 26 March 2005, requiring measures to be taken to restrain housing prices from increasing too fast and to promote the healthy development of the property market. On 9 May 2005, the General Office of the State Council issued the Notice of the General Office of the State Council on Forwarding the Opinions of the Ministry of Construction and other Ministries on Stabilizing the Prices of Residential Properties (《國務院辦公廳轉發建設部等部門關於做好穩定住房價格工作意見的通知》), which provides that:

Intensifying planning and control and improving the housing supply structure

Where there is excessive growth in housing prices and insufficient supply of medium to low priced commodity houses and affordable residential housing, housing construction should mainly involve projects for the development of medium to low priced commodity houses and affordable residential houses. The construction of low-density, high-quality houses shall be strictly controlled. With respect to projects for the construction of medium-or-low-price commodity houses, prior to the assignment of land, the municipal planning authority shall, according to control planning, set forth conditions for the plan and design of such elements as height of buildings, plot ratio and green space. The property authority shall, in collaboration with other relevant authorities, set forth requirements such as sale price, type and area. Such conditions and requirements will be set up as preconditions to the assignment of land to ensure an adequate supply of small or medium-sized houses at moderate and low prices. The local government must intensify the supervision of planning permits for property development projects. Housing projects that have not been commenced within two years must be re-examined, and those that turn out to be noncompliant will have their planning permits revoked.

Intensifying control over the supply of land and rigorously enforcing the administration of land

Where there is rapid excessive growth in the price of land for residential use, the proportion of land for residential use to the total land supply should be raised, and the land supply for the construction of regular commodity housing at medium or low prices and affordable residential housing should be increased. Land supply for villa construction shall be continuously suspended, and land supply for high-end housing property construction shall be restricted.

On 24 May 2006, the General Office of the State Council issued the Notice of the General Office of the State Council on Forwarding the Opinions of the Ministry of Construction and other Ministries on Adjusting the Housing Supply Structure and Stabilizing the Housing Prices (《國務院辦公廳轉發建設部等部門關於調整住房供應結構穩定住房價格意見的通知》). As to the adjustment of housing supply and stabilization of housing prices, the opinion provides that:

Adjustment to the housing supply structure

- The construction of medium and small-sized regular commodity houses at medium or low prices should be especially developed to satisfy the demands of local residents.
- From 1 June 2006, for each and every commodity building newly examined and approved for the commencement of construction, the proportion of the area of housing (including economically affordable housing) with a unit floor area less than 90 square metres must reach 70 per cent. of the total development and construction area. In case of adjustment of the above-mentioned proportion, if required in special cases, the municipalities directly under the central government, separately planned cities and provincial capital cities must submit the special request for adjusting proportion to the MOC for approval. The projects that have been examined and approved but have not received a construction works commencement permit shall where necessary adjust the set style of housing according to the above-mentioned requirements.

Adjustment to tax, credit and land policies

- Commencing 1 May 2016, where an individual sells the formerly purchased residential property thereof possessed for less than two years to others, VAT shall be levied at 5 per cent. on the full amount of the sales income; If an individual sells to others the formerly purchased residential property thereof possessed for more than two years (including two years), VAT shall be exempted. The above policy only applies to regions beyond Beijing, Shanghai, Guangzhou and Shenzhen.

And in Beijing, Shanghai, Guangzhou and Shenzhen, an individual sells the formerly purchased residential property thereof possessed for less than two years to others, VAT shall be levied at 5 per cent. on the full amount of the sales income; where an individual sells to others the formerly purchased non-regular residential property thereof possessed for more than two years (including two years), VAT shall be levied on the difference between the sales income and the original purchase price of the residential property; where an individual sells to others the formerly purchased regular residential property thereof possessed for more than two years (including two years), VAT shall be exempted.

- In order to restrain property development enterprises from purchasing land and buildings with bank credits, any developer applying for loans shall have at least 35 per cent. of capital required for the project development. Commercial banks should restrict the grant or extension of revolving

credit facilities in any form to property development enterprises with a large amount of idle land and/or vacant commodity buildings. Commodity buildings which are vacant for more than 3 years should not be accepted as a guarantee by the commercial banks;

- From 1 June 2006, the first instalment of individual house loans should be no less than 30 per cent. When a borrower applies for individual house loans for his own use and the floor area of the unit is less than 90 square metres, the first instalment remains at 20 per cent.;
- At least 70 per cent. of the land supply for residential property developments must be used for low-to- medium-cost and small to medium-size units and low-cost rental properties. On the basis of the restriction of price and housing style, the land supply shall adopt the method of competitive bidding of land price and housing price to determine the property development enterprise. Land supply for villa construction shall continue to be suspended, and land supply for low-density and large-area housing property construction shall be strictly prohibited;
- When construction has not yet started one year after the construction commencement date agreed in the land use rights assignment contract has elapsed, charges for idle land should be collected at a higher level; when the construction has not started two years after the construction commencement date agreed in the land use rights assignment contract have elapsed, the right to use land can be taken back without compensation. The land will be regarded as idle land if: the development and construction of the land has started on time, but the developed area is less than one third of the total area to be developed and constructed, or the invested amount is less than 25 per cent. of the total amount of investment, and the development and construction has been continuously suspended for no less than one year without approval.

Further rectifying and regulating the property market

- Any project with a Construction Land Planning Permit which has not started construction should be re-evaluated. If the project is not in accordance with the controlling requirements of the plan, especially the requirements of the set style structure, the construction works planning permit, the construction works commencement permit and the pre-sale permit should not be issued. Projects which have been altered or the construction of which have exceeded the provisions shall be disposed of or confiscated according to law.
- The property administration authority and the administration of industry and commerce should investigate any illegal conduct such as contract fraud. Illegal conduct involving commodity building pre-completion sales without the necessary conditions should be ordered to stop and punished. With respect to the property enterprises that store up housing and maliciously manipulate and raise housing prices, the competent authorities shall enforce monetary punishment according to laws and regulations, and the responsible persons concerned may have their Business Licences revoked and/or shall be investigated and prosecuted.

To implement the Opinions on Adjusting the Housing Supply Structure and Stabilizing Housing Prices, the MOC promulgated Certain Opinions Regarding the Implementation of the Ratio Requirement for the Structure of Newly Constructed Residential Units (《關於落實新建住房結構比例要求的若干意見》) on 6 July 2006 and made supplemental requirements on the proportion of newly built housing structure as follows:

- From 1 June 2006, in any city (including counties), housing with a floor area of less than 90 square metres should reach 70 per cent. of the total floor area of commercial commodity buildings newly approved or constructed.
- The governments should guarantee the conditions of planning and design of newly-built commodity buildings conform to the requirements of structure and proportion. Any digression from the above-mentioned requirements without authorisation is forbidden and a construction works planning permit should not be issued by municipal planning and authorities. If there is any noncompliance with the planning permit, a construction works commencement permit should not be issued by the construction authority and a permit for pre-sale of commodity buildings should not be issued by property development authority.

According to Several Opinions of the General Office of the State Council on Providing Financial Support for Economic Development (Guoban Fa [2008] No. 126) (《國務院辦公廳關於當前金融促進經濟發展的若干意見》), issued by General Office of the State Council on 8 December 2008, the State Council:

- implemented and promulgated relevant credit policies and measures to support people's purchase of their first ordinary home or improved ordinary home;
- provided more credit support for the construction of low rent houses and affordable residential houses and the reconstruction of shed areas for low-income urban residents; and
- initiated the pilot operation of real estate trust investment funds to diversify the financing channels of real estate enterprises.

In January 2010, the General Office of the State Council issued a Circular on Facilitating the Stable and Healthy Development of the Property Market (《關於促進房地產市場平穩健康發展的通知》), which adopted a series of measures to strengthen and improve the regulation of the property market, stabilise market expectation and facilitate the stable and healthy development of the property market. These include, among others, measures to increase the supply of affordable housing and ordinary commodity housing, provide reasonable guidance for the purchase of property, restrain speculative investment in property, and strengthen risk prevention and market supervision. Additionally, the Circular explicitly requires a family (including a borrower, his or her spouse and children under 18) who have already entered into a mortgage for the purchase of a house to pay a minimum down payment of 40 per cent. of the purchase price of a second or any additional house which they apply to purchase.

On 15 February 2012, the MLR promulgated the Notice on Accomplishment of Real Estate Land Administration and Control in 2012 (《國土資源部關於做好2012年房地產用地管理和調控重點工作的通知》) which requires that the previous real estate market control policy shall be firmly performed and the real estate land supply for residential projects, especially for social security housing projects shall be guaranteed.

On 19 July 2012, the MLR and MOHURD jointly issued the Urgent Notice to Further Tighten Up Real Property Land Administration and Consolidate the Achievement of Macroeconomic Control of the Real Property Market (《關於進一步嚴格房地產用地管理鞏固房地產市場調控成果的緊急通知》) to strengthen the enforcement of macroeconomic policy in the real property market, which requires residential construction projects must commence within one year from the land title delivery date which is stipulated in the land allocation decision or land grant contract and must be completed within three years from the date of commencement.

On 5 November 2012, the MLR, the MOF, PBOC and CBRC jointly promulgated the Notice on Strengthening Land Reserves and Financing Administration (Guotuzi Fa [2012] No. 162) (《關於加強土地儲備與融資管理的通知》(國土資發[2012]162號)) in order to strengthen land bank institution administration, determine the reasonable scale and structure of land bank, strengthen the administration of land pre-development, reservation and protection, and regulate the financing to land reservation and the use of land reservation funds.

On 20 February 2013, the executive meeting of the State Council chaired by Premier Wen Jiabao issued a document emphasising the strict implementation of tightening measures for the real estate market. The measures include completing a system of responsibility for stabilising housing prices; restraining purchases of residential housing for investment and speculation purposes; expanding the supply of both ordinary commodity housing and of land; accelerating construction of affordable housing projects; and strengthening market supervision.

On 26 February 2013, the State Council issued the Notice on Continuing Adjustment and Control of Property Markets (《關於繼續做好房地產市場調控工作的通知》) which requires, among other restrictive measures:

- Improving the responsibility system for stabilising housing prices. Municipalities directly under the central government, cities listed on state plans and provincial capitals (excluding Lhasa) must set an annual objective for controlling housing prices and publish annual new commodity housing price control target in the first quarter of the year;
- Firmly restraining purchases of residential housing for investment and speculation purposes. Municipalities directly under the central government, cities listed on state plans and provincial capitals (excluding Lhasa) which have implemented restrictions on the real estate market are required to cover all administrative areas of the cities as restricted areas, and restricted housing shall include new commodity housing and second-hand housing. Non-local residents who possess one or more residential properties and fail to provide one-year or longer tax payment certificates or social insurance payment certificates are to be barred from purchasing any residential properties located in the administrative area. For cities where housing prices are increasing at an excessively high rate, local branches of the PBOC may further raise the down-payment rate and mortgage interest rate for the purchase of a second residential property. In addition, the state will strictly enforce a 20 per cent. tax on home sale profits; and
- Expanding ordinary commodity housing units and increasing the supply of land. The overall housing land supply in 2013 shall not be lower than the average actual land supply in the past five years. Financial institutions, subject to credit requirements, are to prioritise requests for loans for ordinary commodity housing construction projects in which medium and small housing units constitute 70 per cent. or more of the total units in such construction project.

REGULATIONS ON PRIVATE EDUCATION IN THE PRC

Education Law of the PRC

On 18 March 1995, the National People's Congress of the PRC (中華人民共和國全國人民代表大會) enacted the Education Law of the PRC (《中華人民共和國教育法》) (the “**Education Law**”), which was amended on 27 August 2009 and 27 December 2015 and came into effect on 1 June 2016. The Education Law sets forth provisions relating to the fundamental education systems of the PRC, including a school education system comprising pre-school education, primary education, secondary education and higher education, a system of nine-year compulsory education, a national education examination system, and a system of education certificates. The Education Law stipulates that the government formulates plans for the development of education, establishes and operates schools and other educational institutions. Furthermore, it provides that in principle, enterprises, social organisations and individuals are encouraged to establish and operate schools and other types of educational institution in accordance with PRC laws and regulations. Schools and other educational institutions solely or partly run with fiscal funds or donated assets shall not be established as for-profit organisations. The Education Law also stipulates that some basic conditions shall be fulfilled for the establishment of a school or any other institution of education, and the establishment, modification or termination of a school or any other institution of education shall, in accordance with the relevant PRC laws and regulations, go through the procedures of examination, verification, approval, registration or filing.

Regulations on the Fees of Private Schools

On 29 December 2018, the Standing Committee of the National People's Congress of the PRC enacted the Non-state Education Promotion Law of the People's Republic of China (《中華人民共和國民辦教育促進法》), which came into effect on 29 December 2018. Accordingly, the items and rates of fees to be charged by private schools shall be determined based on the costs for running schools, market demand and other factors, and they shall be made public and be subject to the supervision by relevant competent departments. The specific measures for non-profit private schools to charge fees shall be formulated by the people's governments of provinces, autonomous regions and municipalities directly under the central government of the PRC. The fee-charging rates of for-profit private schools shall be subject to market regulation, and be decided by the schools on their own. The fees charged by private schools shall mainly be used for carrying out educational and teaching activities, improving school conditions and ensuring proper treatment of teachers and staff members.

Where a private school terminates school operations in bad faith, illegally withdraws funds or misappropriates the funds for school operations, the administrative department of education, the administrative department of human resources and social security or other relevant departments of the relevant people's government at or above the county level shall order the private school to make correction within the prescribed time limit and give a warning thereto; the illegal gains, if any, of the private school shall be confiscated after the private school refunds the fees already charged; under grave circumstances, the private school shall be ordered to stop enrollment or be revoked of the permit for running schools; and, if criminal offenses are constituted, criminal liabilities shall be investigated pursuant to the law.

Regulations on Safety and Health Protection of Schools

According to the Laws of the PRC on the Protection of Minors (《中華人民共和國未成年人保護法》), which was amended on 26 October 2012 and became effective on 1 January 2013 and amended on 17 October 2020 and with effect from 1 June 2021, schools, kindergartens and nurseries shall establish safety systems, improve safety education among the minors and adopt measures to guarantee their personal safety.

In accordance with the Regulation on Safety Management of Middle, Primary schools and Kindergartens (《中小學幼兒園安全管理辦法》), which was promulgated on 30 June 2006 and became effective on 1 September 2006, schools shall be responsible for safety management and safety education, establish and improve internal safety management systems and safety emergency response mechanisms, incorporate safety education in to teaching content and carry out safety education among the students.

According to the Regulation on Sanitary Work of Schools (《學校衛生工作條例》), which was promulgated on 4 June 1990 and became effective on 4 June 1990, schools shall carry out sanitary work. The main tasks of the sanitary work include monitoring health condition of students, carrying out health education among students, helping students to develop good health habits, improving health environment and health conditions for teachers, strengthening prevention and treatment of infectious disease and common diseases among students.

Regulations on Compulsory Education

The Law for Compulsory Education of the PRC (《中華人民共和國義務教育法》) was promulgated by the NPC Standing Committee on 12 April 1986 and was amended on 29 June 2006, 24 April 2015 and 29 December 2018. Based on this law, a nine-year system of compulsory education, including six years of primary school and three years of middle school, was adopted.

Further, the MOE issued the Reform Guideline on the Curriculum System of Compulsory Education (Trial) (《基礎教育課程改革綱要(試行)》) on 8 June 2001, which became effective on the same day, pursuant to which schools providing compulsory education shall follow a “state-local-school” three-tier curriculum system. In other words, the schools must follow the state curriculum standard for state courses, while the local educational authorities have the power to determine the curriculum standard for other courses, and the schools may also develop curriculums that are suitable for their specific needs.

According to the Foreign Investment Catalog, foreign investors are prohibited from investing in compulsory education, i.e., primary schools or middle schools.

Regulations on the Operation of High Schools

According to the Foreign Investment Catalog, high school education, namely, tenth to twelfth grades, is categorised as a restricted industry limited to be established in the form of cooperative joint venture.

The MOE has promulgated several regulations on the operation of high schools, mainly concerning the choice of textbooks, the curriculum system and the graduation exam system. According to the Circular of the Central Office of the MOE on the Selection of the Trial Text books for the Curriculum of High Schools (《教育部辦公廳關於做好普通高中新課程實驗教材選用工作的通知》) promulgated on 26 April 2005 and the Interim Measures for the Management of the Selection of the Primary and Middle

School Textbooks (《中小學教科書選用管理暫行辦法》) which was promulgated and simultaneously came in to effect on 30 September 2014, the text books used by primary and middle schools can only be selected from the catalog created by the MOE, and the provincial educational authority is in charge of textbook selection within its relevant administrative jurisdiction and has the power to approve the curriculum system applied in its primary and middle schools.

Further, the MOE issued the Notice on Developing Trial Curriculum System in High Schools (《教育部關於開展普通高中新課程實驗工作的通知》), the Guidance on Strengthening Instruction on Developing Trial Curriculum System in High Schools (《教育部關於進一步加強普通高中新課程實驗工作的指導意見》), the Notice on Propelling 2006 Trial Curriculum System in High Schools (《教育部辦公廳關於2006年推進普通高中新課程實驗工作的通知》) and the Notice on Propelling 2007 Trial Curriculum System in High Schools (《教育部辦公廳關於2007年推進普通高中新課程實驗工作的通知》) from 2003 through 2007, pursuant to which the MOE developed a new curriculum system in high schools nationwide, and the implementation of such curriculum system is carried out mainly by the provincial educational authorities while the MOE primarily provides guidance to its local counterparts. Under the guidelines of the MOE and subject to approval by the respective provincial educational authorities, the high schools may adopt their own unique curriculum system.

In addition to the supervision and administration in textbooks and curriculum system applied in high schools, the PRC government also provides strict guidelines on the graduation examination system. According to the National Educational Committee's Opinions on Carrying Graduation Examination System in High Schools (《國家教育委員會關於在普通高中實行畢業會考制度的意見》) (the **"Graduation Examination System Opinions"**), which became effective from 20 August 1990, the graduation examination is a standard test uniformly organised by a provincial educational authority to determine the studying results of a high school graduate, who can only obtain a high school diploma after passing such graduation exam. Thereafter, the MOE promulgated the Opinions on the Reform of the Graduation Exam System in High Schools (《關於普通高中畢業會考制度改革的意見》) (the **"Reform Opinions"**) on 15 March 2000. Based on the Reform Opinions, passing the uniform graduation examination is no longer a prerequisite condition for getting a high school diploma. Upon approval by a provincial educational administration, a high school may select its own way to conduct the graduation exam, including picking the subjects and the scope of such exam.

Regulations on the Operation of Independent Colleges

According to Measures for the Establishment and Administration of Independent Colleges (《獨立學院設置與管理辦法》), which was promulgated on 22 February 2008 and came into effect on 1 April 2008 and subsequently amended on 10 November 2015, the term "Independent Colleges" refers to the colleges engaging in undergraduate diploma education, which are set up by the cooperation between colleges and universities providing undergraduate and graduate diploma education, on the one hand, and non-state social organisations and individuals, on the other hand, with non-state funds.

Social organisations applying to be a school sponsor of an independent college shall be qualified as a legal person, have at least a registered capital of RMB50 million, at least RMB300 million of total assets, at least RMB120 million of net assets and an asset-to-liability ratio not exceeding 60 per cent. Common colleges and social organisations that intend to set up an independent college shall enter into a cooperation agreement which contains the independent college's education aim, its cultivation goal, each party's investment sum and method of investment, the rights and obligations of each party, the methods for resolving disputes, and other appropriate terms.

An independent college shall establish an executive council, a board of directors and other forms of decision-making bodies. The executive council or the board of directors of an independent college shall comprise the representatives of the colleges, universities and social organisations who are school sponsors of the independent college, the president of the independent college and the representatives of the faculty and staff of the independent college. At least two-fifths of the members of the executive council or the board of the directors of the independent college shall be the representatives of the colleges or universities. The executive council or the board of directors of the independent college shall consist of at least five persons, with one acting as the director-general of the executive council or chairman of the board of directors. Their names shall be reported to the examination and approval authority for record.

The executive council, the board of directors or a decision-making body of other forms for an independent colleges shall hold a meeting at least twice each year. Upon the proposal of one-third or more of its members, the executive council, the board of directors or other decision-making body may convene a temporary meeting. The quorum required for a meeting of the executive council, the board of directors or other decision-making body shall be more than half of the executive or directors of an independent college. Material matters such as the appointment or dismissal of the president, the modification of the articles of association of the independent college, the preparation of development plans, the review and approval of budget and final accounts and other material matters specified in the articles of association of the independent college shall be subject to the resolution of the executive council, the board of directors or other decision-making body passed by two-thirds or more of its members.

An independent college shall grant graduation certificates with the name of the college on it to students who have completed the required study with qualified performance. And furthermore, an independent college that obtains the appropriate qualification for conferring degrees after it is examined and approved in accordance with the relevant regulations is permitted to grant a bachelor's degree certificate to the students who satisfy the required conditions.

The Guidelines for Overseas Study Tour participated by the Primary and Middle School Students (Trial)

The Ministry of Education has promulgated the Guidelines for Overseas Study Tour participated by the Primary and Middle School Students (Trial) (《中小學學生赴境外研學旅行活動指南》(試行)) (the “**Guidelines**”) on 14 July 2014. The Guidelines stipulate that overseas study tours participated in by primary and middle school students (the “**Overseas Study Tour**”) means, by adapting to the characteristics of the primary and middle school students and the educational needs, programmes that organise the primary and middle school students to go overseas to learn foreign languages and other short-term curriculum, perform art shows, compete in contests, visit schools, attend summer/winter school programmes, or take part in other activities that help the students expand their horizon and promote enrichment and enhancement, in the manner of group travel and group accommodation during the academic term or vacation. Overseas Study Tours attended by the primary and middle school students shall follow the principles of safety, civility and efficiency. The schedule for study, from the perspective of both the content and the duration, shall be no less than 1/2 of the total schedule. The organiser shall choose legitimate and qualified cooperation institutions, and stress the importance of safety education, and shall appoint a guiding teacher for each group. The organiser shall apply the rules of cost accounting, notify the students and their guardians of the composition of the fees and expenses,

and enter into an agreement with the guardians of the students as required by the Guidelines. The school and its staff shall not seek any economic benefit from organising its own students to attend an Overseas Study Tour.

Outline of China's National Plan for Medium- and Long-Term Education Reform and Development (2010-2020)

On 29 July 2010, the Central Committee of the Communist Party of China and the State Council promulgated the Outline of China's National Plan for Medium-and Long-Term Education Reform and Development (2010-2020) (《國家中長期教育改革和發展規劃綱要》(2010-2020)), which for the first time announced the policy that the government will implement a reform to divide private education entities into two categories: (i) For-profit private education entities and (ii) not-for-profit private education entities. On 24 October 2010, the General Office of the State Council (國務院辦公廳) issued the Notices on the Implementation of National Education System Innovation Pilot (《國務院辦公廳關於開展國家教育體制改革試點的通知》) (“**Pilot Notice**”). Following the Pilot Notice, the MOE submitted to the State Council A Series of Suggested Amendments to Varies of Educational Laws (《教育法律一攬子修訂建議草案(送審稿)》) (the “**Draft Amendments**”), which were published by the legislation office of the State Council on 5 September 2013. Under the Pilot Notice and Drafted Amendments, the PRC government plans to implement a for-profit and not-for-profit classified management system for private schools.

On 18 June 2012, the MOE issued the Implementation Opinions of the MOE on Encouraging and Guiding the Entry of Private Capital in the Fields of Education and Promoting the Healthy Development of Private Education (《關於鼓勵和引導民間資金進入教育領域促進民辦教育健康發展的實施意見》) to encourage private investment and foreign investment in the field of education. According to these opinions, the proportion of foreign capital in a Sino-foreign education institute shall be less than 50 per cent.

REGULATIONS ON TRADING

Summary of Relevant Laws and Regulations on Import and Export of Goods

Pursuant to the Regulations on the Administration over Import and Export of Goods of the PRC (《中華人民共和國貨物進出口管理條例》) promulgated by the State Council on 10 December 2001, the import and export of goods are generally allowed by the PRC government, however, the prohibitions or restrictions explicitly stipulated in the laws or administrative regulations shall still be complied with during the conduct of import and export of goods by individuals or entities.

The Foreign Trade Law of the PRC (《中華人民共和國對外貿易法》) promulgated by the NPC Standing Committee on 12 May 1994, amended on 6 April 2004 and subsequently amended on 7 November 2016 further elaborates on the reasons the State may base on to restrict or prohibit the import and export of relevant goods or techniques. According to the provisions of the Foreign Trade Law of the PRC (《中華人民共和國對外貿易法》), the State may restrict or prohibit the import or export of relevant goods or technologies for any of the following reasons:

- the State needs to restrict or prohibit import or export in order to maintain national security, public interests or public morality;

- the State needs to restrict or prohibit import or export in order to protect the health or safety of people, the lives or health of animals and plants, and the environment;
- the State needs to restrict or prohibit import or export in order to implement measures related to gold or silver import and export;
- the State needs to restrict or prohibit export due to short supply at home or in order to effectively protect natural resources that are likely to be exhaustible;
- the State needs to restrict export due to the limited market capacity of importing countries or regions;
- the State needs to restrict export due to the serious disorder of export;
- the State needs to restrict import in order to establish or step up establishing specific industries at home;
- it is necessary to restrict the import of agricultural, animal husbandry and fishery products in any form;
- the State needs to restrict import in order to maintain the State's international financial status and balance of international payments;
- the State needs to restrict or prohibit import or export for other reasons in accordance with the provisions of laws and administrative regulations; and
- the State needs to restrict or prohibit import or export for other reasons in accordance with the provisions of international treaties and agreements that the PRC has concluded or acceded to.

Based on the above, the PRC relevant governmental authorities successively promulgated a series of catalogues regarding the export of goods and techniques, mainly including five series of Catalog of Goods Prohibited for Export promulgated since 2001 and Catalog of Techniques Prohibited or Restricted for Export (《中華人民共和國技術進出口管理條例》) promulgated on 10 December 2001, and revised on 8 January 2011, 2 March 2019 and 29 November 2020.

Except for the prohibitions and restrictions on the scope of goods and techniques that may be imported or exported, certain formalities shall also be gone through for the conduct of such activities. For example, the declaration of imported or exported goods and payment of duties shall be completed in accordance with the Customs Law of the PRC (《中華人民共和國海關法》) promulgated by the NPC Standing Committee on 22 January 1987 and revised on 8 July 2000, 29 June 2013, 28 December 2013, 7 November 2016 and subsequently on 4 November 2017, and foreign exchange registration and collection and payment of foreign exchange shall be made in accordance with the Foreign Exchange Control Regulations of the PRC (《中華人民共和國外匯管理條例》) promulgated by the State Council on 29 January 1996, revised on 14 January 1997 and subsequently revised on 5 August 2008.

Material Regulatory Measures Applicable to a Foreign Trade Company

The following are the material regulatory measures that a foreign trade company is subject to for import and export activities conducted:

- according to Article 24 of the Customs Law of the PRC (《中華人民共和國海關法》), each of the consignees of import goods and the consigner of export goods shall make a truthful declaration and submit the import or export licence and relevant papers to the customs office for inspection. In the absence of an import or export licence, no goods whose importation is restricted by the State may be released.
- according to Article 4 of the Measures for the Pilot Reform of the Administration of Import Payment in Foreign Exchange for Trading of Goods (《貨物貿易進口付匯管理改革試點辦法》), a foreign trade company shall go through certain formalities to complete the payments of foreign exchange payable under its import activities.

According to the Law of the PRC on Product Quality (《中華人民共和國產品質量法》) issued by the NPC Standing Committee on 22 February 1993 and came into effect on 1 September 1993 and revised on 8 July 2000, 27 August 2009 and subsequently on 29 December 2018, producers and sellers shall establish and improve their internal system for product quality control, and strictly apply the quality standards for jobs, the quality responsibility system and the related check measures. Producers and seller shall be liable for product quality in accordance with this Law. The quality of a product shall undergo inspection until it proves to be up to the standards. No sub-standard product may be passed off as an up- to-standard one. The PRC government, with respect to produce quality, applies a system of supervision and inspection with random checking as the main form. Products constituting potential threats to human health, to personal safety and safety of property, important industrial products which have a bearing on the national economy and the people's wellbeing, and products with quality problems as reported by consumers or relevant organisations shall be subject to random checking. Any producer or seller not being up to the relevant regulations stipulated in this Law shall be fined, ordered to discontinue production or sale of products, revoked whose business licence; if a crime is constituted, criminal responsibility shall be investigated.

Summary of Relevant Laws and Regulations on Taxation relating to Trading Business

Enterprise Income Tax

The revised EIT Law and its Implementing Rules which came into effect on 1 January 2008. The revised EIT Law applies a unified EIT rate of 25 per cent. to both domestic enterprises and foreign-invested enterprises.

Value-Added Tax

The Interim Regulations Concerning Value-Added Tax of the PRC (《中華人民共和國增值稅暫行條例》) promulgated by the State Council on 13 December 1993 and came into effect on 1 January 1994, revised on 5 November 2008, 6 February 2016 and subsequently revised on 19 November 2017. In accordance with this regulations and the Implementing Rules of the Provisional Regulations Concerning Value-Added Tax of the PRC (《中華人民共和國增值稅暫行條例實施細則》), value-added tax is imposed on goods sold in or imported, and provision of processing, repairs and replacement service within the territory of the PRC. According to Notice of the Ministry of Finance and the State Administration of Taxation on Adjustment to Value-added Tax Rates (Caishui [2018] No. 32) (《財政部、國家稅務總局關於調整增值稅稅率的通知》(財稅[2018]32號)) which was promulgated on 4 April 2018 and came into effect on 1 May 2018, the value-added rate shall be 16 per cent. And according to the Announcement of the Ministry of Finance, the State Administration of Taxation and the General Administration of Customs on Relevant Policies for Deepening

Value-added Tax Reform (《財政部、國家稅務總局、海關總署關於深化增值稅改革有關政策的公告》), which came into effect on 1 April 2019, a taxpayer who is previously subject to 16 per cent. on VAT-taxable sales activities or imported goods shall have the applicable tax rates adjusted to 13 per cent.

Export Tax Rebate

For the purpose of avoiding double taxation on exported commodities, the state imposing the indirect taxes refunds such taxes included in exported commodities to the enterprises. The PRC government practices the tax rebate system in connection with foreign trade export commodities, that is, paying back the VAT input tax to the enterprises on the basis of different product tax rebate. According to the Administrative Measures for Tax Rebate (Exemption) of Exported Goods (for Trial Implementation) (《出口貨物退(免)稅管理辦法(試行)》) promulgated by the State Administration of Taxation on 16 March 2005 and came into effect on 1 May 2005 and revised on 15 June 2018, as regards proprietary goods exported by an exporter or goods exported thereby upon entrustment, except as otherwise specified, after export customs declaration and financial accounting for sales, the exporter may report to the office of the State Administration of Taxation at the domicile therefore the approval of rebate or exemption of VAT or consumption tax on the strength of relevant vouchers. The scope of tax rebate (exemption) of exported goods, tax rebate rate and tax rebate (exemption) methods shall be implemented in accordance with relevant provisions of the State.

REGULATIONS RELATING TO ENVIRONMENTAL PROTECTION

Environment Protection Law of the PRC

The Environmental Protection Law of the PRC (中華人民共和國環境保護法) promulgated on 26 December 1989 by the NPC Standing Committee and amended on 24 April 2014, establishes the legal framework for environmental protection in the PRC. The competent administrative department of environmental protection under the State Council shall supervise and manage environmental protection work throughout the country in a unified manner. The competent administrative departments of environmental protection of the local people's governments at or above the county level shall supervise and manage environmental protection work within the respective areas under their jurisdiction in a unified manner. Under this law, entities that cause environmental pollution and other social harms are required to introduce environmental protection in their operation plan and establish an accountability system on environmental protection. Enterprises have to adopt effective measures to prevent and control the pollutions and harms by the exhaust gas, waste water, waste residue, dust, odour, radioactive substance, noise, vibration and electromagnetic wave radiation produced during the production and other activities. Enterprises and public institutions that discharge pollutants shall establish an environmental protection responsibility system and specify the responsibilities of the persons-in-charge of the entities and the relevant personnel.

The pollution prevention and control facilities in construction projects shall be designed, built and commissioned together with the principal part of the project. The pollution prevention and control facilities shall meet the requirements specified in the approved documents regarding the environmental impact assessment and shall not be dismantled or left idle without authorisation. Enterprises and institutions and other producers and operators that discharge pollutants shall pay fees for pollutant discharge in accordance with the relevant state provisions. The fees for pollutant discharge shall be used exclusively for the prevention and control of environmental pollution, and shall not be retained, diverted, or appropriated for any other purpose by any entity or individual.

Environmental Impact Appraisal Law

The Environmental Impact Appraisal Law (中華人民共和國環境影響評價法) promulgated by the NPC Standing Committee on 28 October 2002 which became effective on 1 September 2003 and subsequently revised on 2 July 2016 and 29 December 2018, the Administration Rules on Environmental Protection of Construction Projects (建設項目環境保護管理條例) promulgated by the State Council on 29 November 1998 which became effective on 29 November 1998 and subsequently amended on 16 July 2017, require enterprises planning construction projects which have impacts on the environment to engage qualified professionals to provide assessment reports on the environmental impact of such projects. The assessment report must be filed with, and approved by, the local environmental protection bureau, prior to commencement of any construction work.

Environmental Protection Tax Law

The Environmental Protection Tax Law of the People's Republic of China (中華人民共和國環境保護稅法) and the Regulation on the Implementation of the Environmental Protection Tax Law of the People's Republic of China (中華人民共和國環境保護稅法實施條例) respectively promulgated by the NPC Standing Committee and the State Council on 25 December 2016 and 25 December 2017, became effective on 1 January 2018 and the Environmental Protection Tax Law of the People's Republic of China (中華人民共和國環境保護稅法) was revised on 26 October 2018. Environment protection tax is a new tax system, it is aimed at protecting and improving the environment, reducing pollutant discharges, and promoting ecological civilisation construction, and is an important transition from pollution discharge fees to environmental pollution tax. Within the territory of China and other sea areas under the jurisdiction of China, the enterprises, public institutions and other producers and operators that directly discharge pollutants to the environment are taxpayers of environmental pollution tax, and shall pay environmental pollution tax.

Law of the PRC on the Prevention and Control of Atmospheric Pollution

Under the Atmospheric Pollution Prevention and Control Law of the People's Republic of China (中華人民共和國大氣污染防治法) promulgated on 5 September 1987 and revised on 29 August 1995, 29 April 2000, 29 August 2015 and 26 October 2018, enterprises, public institutions and other operators that build projects which have an impact on the atmospheric environment shall conduct environmental impact assessment and disclose the environmental impact assessment documents in accordance with the law; where they build projects with discharge of pollutants into the atmosphere, they shall comply with the standards for discharge of air pollutants as well as the requirements on the total emission control of key air pollutants. Enterprises, public institutions, and other operators discharging pollutants into the atmosphere shall set an air pollutant emission outlet respectively in accordance with the laws, regulations and provisions of the competent authority for environmental protection under the State Council.

Pollutant discharge permits shall be approved and issued by the competent environmental protection administration at county level or above. Companies which fail to obtain the pollutant discharge permit are not allowed to discharge pollutants. Companies which illegally discharge pollutants without a pollutant discharge permit shall be ordered to make corrections and be subject to fines in accordance with relevant laws.

Cleaner Production Promotion Law

Under the Cleaner Production Promotion Law of the People's Republic of China (中華人民共和國清潔生產促進法), which came into effect on 1 January 2003 and was amended on 29 February 2012, the State encourages and promotes clean production. The State Council and the local people's governments at or above the county level shall incorporate the promotion of clean production into the national economic and social development schemes, annual plans and the schemes for environmental protection, utilisation of resources, industrial development, regional development, and so on. Enterprises shall, if the financial and technological conditions allow, reuse and recycle waste and residual heat discharged in the course of production and services, or transfer them for the usage of other enterprises or individuals with such capability.

Renewable Energy Law

On 28 February 2005, NPC Standing Committee promulgated the Renewable Energy Law of the People's Republic of China (中華人民共和國可再生能源法), and implemented since 1 January 2006, and amended on 26 December 2009. The law outlines a regulatory framework to promote the development and utilisation of renewable energy and eventually achieves the sustainable economic and social development in the PRC. The law stipulates that the power grid enterprise should acquire the full amount of grid-connected power generated by renewable power generation enterprises, laying down the preliminary formulation of on-grid tariff administration measures for renewable energy. In addition, the law also provides certain preferential policies, such as the establishment of a renewable energy development fund to promote the development of renewable energy.

OTHER PRC LAWS AND REGULATIONS

Summary of the Relevant Laws and Regulations on Labor and Employment

The Labor Law of the PRC (《中華人民共和國勞動法》) promulgated by the NPC Standing Committee on 5 July 1994 and came into effect on 1 January 1995 and revised on 27 August 2009 and 29 December 2018, together with the relevant laws and regulations, emphasises on working hours, rest and vacations, and the principle of distribution of wages according to work and equal pay for equal work, establishes a system of guaranteed minimum wages and provides special protection to female staff and workers and juvenile workers.

The Labor Contract Law of the PRC (《中華人民共和國勞動合同法》) promulgated by the NPC Standing Committee on 29 June 2007 and became effective on 1 January 2008 and revised on 28 December 2012 is applicable where the employers establish labour relationships with employees through concluding, performing, modifying, revoking or terminating labour contracts with them. Labour contracts in written form shall be executed to establish labour relationship between employees and employers, and the labour contracts consist of fixed-term labour contracts, open-ended labour contracts and labour contracts that expire upon completion of given jobs. Where the employer fails to conclude a written labour contract with an employee for more than a month but less than a year from the date it starts employing him, it shall pay the worker two times his salary for each month. In addition, the conditions of concluding open-ended labour contracts and the payable financial compensation undertaken by employers shall also be emphasised in this law.

Social Insurance

According to the Labor Law of the PRC (《中華人民共和國勞動法》), the Decision of the State Council on Establishing the Unified Basic Pension Insurance System for the Employees of Enterprises (《國務院關於建立統一的企業職工基本養老保險制度的決定》), the Decision of the State Council on Establishing the Basic Medical Insurance System for the Urban Employees (《國務院關於建立城鎮職工基本醫療保險制度的決定》), the Regulation on Work-related Injury Insurance (《工傷保險條例》), the Regulation on Unemployment Insurance (《失業保險條例》), the Provisional Insurance Measures for Maternity of Employees (《企業職工生育保險試行辦法》), the Interim Regulation on the Collection and Payment of Social Insurance Premiums (《社會保險費徵繳暫行條例》) and the Regulations on the Administration of Housing Fund (《住房公積金管理條例》), the employing unit and employee must participate in social insurance and pay social insurance premiums in accordance with the law. The employing units responsible for payment shall establish and complete the registration of social insurance and housing fund, and pay fees on basic pension insurance, work-related injury insurance, maternity insurance, basic medical insurance, unemployment insurance and housing fund for the employees.

According to the Social Insurance Law of the PRC (《中華人民共和國社會保險法》) promulgated on 28 October 2010 and came into effect on 1 July 2011 and amended on 29 December 2018, the PRC government establishes social insurance systems such as basic pension insurance, basic medical insurance, work-related injury insurance, unemployment insurance and maternity insurance so as to protect the right of citizens in receiving material assistance from the State and the society in accordance with the law when getting old, sick, injured at work, unemployed and giving birth, and emphasises the legal obligations and responsibilities of units for pay social insurance premiums for employees as follows:

- an employing entity shall apply for its workers to the social insurance agency for going through the formalities for social insurance registration within 30 days from the date on which the worker is employed. If the formalities for social insurance registration have not been gone through, the social insurance agency shall determine the social insurance premium that the employing entity should pay;
- if an employing entity has not declared the amount of social insurance premiums that should be paid in accordance with the provisions, the amount that should be paid shall be determined based on 110 per cent. of the amount of premiums paid by the entity in the preceding month. After the entity paying the premiums handles the originally omitted declaration formalities, the social insurance premium collection institution shall make the settlement in accordance with the provisions;
- if the employing entity does not pay or make up the difference of the social insurance premiums within the stipulated period, the social insurance premium collection institution may make enquires to the bank or other financial institutions about the deposit account of the entity. It may also apply to the relevant administration department above the county level to make the decision on the allocation of social insurance premiums and inform the bank or other financial institutions with which the account is opened in writing to allocate the social insurance premiums. If the balance in the account of the employing entity is less than the social insurance premiums that should be paid, the social insurance premium collection institution may request the employing entity to provide guarantee and sign the agreement on the delay in premium payment;

- if the employing entity does not pay the full amount of the social insurance premiums and does not provide guarantee, the social insurance premium collection institution may apply to the people's court to attach, seize and auction the entity's properties with value equivalent to the social insurance premiums that should be paid and use the proceeds from the auction to pay the social insurance premiums; and
- if an employing entity does not pay the full amount of social insurance premiums as scheduled before 1 July 2011, the social insurance premium collection institution shall order it to pay within a period; if payment is not made within the stipulated period, the institution shall impose a daily fine equivalent to 0.2 per cent. of the overdue payment as of the date when the amount became overdue. As to those underpaid social insurance funds contributions derived after 1 July 2011, the institution shall order it to make the payment or make up the difference within the stipulated period and impose a daily fine equivalent to 0.05 per cent. of the overdue payment from the date on which the payment is overdue.

According to the Regulations on the Administration of Housing Fund (《住房公積金管理條例》) amended by the State Council on 24 March 2002 and 24 March 2019, a unit shall go to the housing fund management centre to undertake registration of payment and deposit of the housing fund. A newly established unit shall go to the housing fund management centre to undertake housing fund payment and deposit registration within 30 days from the date of its establishment, and go through the formalities of opening housing fund accounts on behalf of its staff within 20 days from the date of registration. When employing new staff or workers, the units shall undertake housing fund payment and deposit registration at a housing fund management centre within 30 days from the date of the employment, and shall go through the formalities of opening or transferring housing fund accounts of staff. Where, in violation of the provisions of these Regulations, a unit fails to undertake payment and deposit registration of housing fund or fails to go through the formalities of opening housing fund accounts for its staff and workers, the housing fund management centre shall order it to go through the formalities within a prescribed time limit; where failing to do so at the expiration of the time limit, a fine of not less than RMB10,000 nor more than RMB50,000 shall be imposed. Where, in violation of the provisions of these Regulations, a unit is overdue in the payment and deposit of, or underpays, the housing fund, the housing fund management centre shall order it to make the payment and deposit within a prescribed time limit; where the payment and deposit has not been made after the expiration of the time limit, an application may be made to a people's court for compulsory enforcement.

Legal Regulations over Intellectual Property in the PRC

Copyright

Pursuant to the Copyright Law of the PRC (《中華人民共和國著作權法》) (the “**Copyright Law**”), which was amended on 26 February 2010 and with effect from 1 April 2010 and amended on 11 November 2020 and with effect from 1 June 2021, copyrights include personal rights such as the right of publication and that of attribution as well as property rights such as the right of production and that of distribution. Reproducing, distributing, performing, projecting, broadcasting or compiling a work or communicating the same to the public via an information network without permission from the owner of the copyright therein, unless otherwise provided in the Copyright Law, shall constitute infringements of copyrights. The infringer shall, according to the circumstances of the case, undertake to cease the infringement, take remedial action, and offer an apology, pay damages, etc.

Trademark

Pursuant to the Trademark Law of the PRC (《中華人民共和國商標法》) (the “**Trademark Law**”), which was revised on 30 August 2013 and further revised on 23 April 2019 and with effect from 1 November 2019, the right to exclusive use of a registered trademark shall be limited to trademarks which have been approved for registration and to goods for which the use of trademark has been approved. The period of validity of a registered trademark shall be ten years, counted from the day the registration is approved. According to the Trademark Law, using a trademark that is identical with or similar to a registered trademark in connection with the same or similar goods without the authorisation of the owner of the registered trademark constitutes an infringement of the exclusive right to use a registered trademark. The infringer shall, in accordance with the regulations, undertake to cease the infringement, take remedial action and pay damages, among other measures.

Patent

Pursuant to the Patent Law of the PRC (《中華人民共和國專利法》) (the “**Patent Law**”), which was revised on 27 December 2008 and with effect from 1 October 2009 and amended on 17 October 2020 and with effect from 1 June 2021, after the grant of the patent right for an invention or utility model, except where otherwise provided for in the Patent Law, no entity or individual may, without the authorisation of the patent owner, exploit the patent, that is, make, use, offer to sell, sell or import the patented product, or use the patented process, or use, offer to sell, sell or import any product which is a direct result of the use of the patented process, for production or business purposes. And after a patent right is granted for a design, no entity or individual shall, without the permission of the patent owner, exploit the patent, that is, for production or business purposes, manufacture, offer to sell, sell, or import any product containing the patented design. Where the infringement of patent is decided, the infringer shall, in accordance with the regulations, undertake to cease the infringement, take remedial action, and pay damages, etc.

Domain Name

Pursuant to the Measures for the Administration of Internet Domain Names (《互聯網域名管理辦法》), which was promulgated on 24 August 2017 and with effect from 1 November 2017, “domain name” shall refer to the character mark of hierarchical structure, which identifies and locates a computer on the internet and corresponds to the Internet protocol (IP) address of that computer. And the principle of “first come, first serve” is followed for the domain name registration service. After completing the domain name registration, the applicant becomes the holder of the domain name registered by him/it. Furthermore, the holder shall pay operation fees for registered domain names on schedule. If the domain name holder fails to pay the corresponding fees as required, the original domain name registrar shall write it off and notify the holder of the domain name in written form.

DIRECTORS, SUPERVISORS AND SENIOR MANAGEMENT

Directors

As at the date of this Offering Circular, the Company's board of directors currently consists of three members, including the chairman and two other directors. The term of the Company's directors is three years, which is renewable upon re-election and re-appointment. The board of directors determines major matters of the Company and is primarily responsible for implementing the decisions of and reporting to the Company's shareholders, determining the business plans and investment proposals, making the annual financial budget plans, profit distribution plans and major financing and restructuring plans, determining the Company's management structure and appointing the Company's general manager and other senior management. The table below sets forth information regarding the Company's directors as at the date of this Offering Circular.

Name	Age	Position/Title
WU Jie (吳潔)	53	Chairman of the board of directors, legal representative
LIN Yihui (林貽輝)	56	Director
HE Mei (何媚)	49	Director

Ms. Wu Jie (吳潔), aged 53, has been the chairman of the board of directors and the legal representative of Company since 2007. Ms. Wu previously served as an officer of Fujian Innovative Machinery Factory (福建革新機械廠), a supervisor of the 4th board of supervisors, a vice chairman of the 5th board of supervisors and a supervisor of the 6th board of supervisors of Yango City. Ms. Wu is also a supervisor of the 7th board of supervisors of Yango City. Ms. Wu obtained her master's degree in business administration from Hong Kong Institute of Business Administration (香港工商管理學會) in 2004.

Mr. Lin Yihui (林貽輝), aged 56, has been a director of the Company since 2016. Mr. Lin previously served as a director in the 5th, 6th and 7th board of directors of Yango City and is currently a director in the 8th board of directors of Yango City. Mr. Lin is also a general officer of the investment and audit committee of the Company. Mr. Lin obtained his bachelor's degree in Foreign Investments from Jimei Finance and Economics College (集美財經學校) in 1985.

Ms. He Mei (何媚), aged 49, has been director of the Company since October 2017. Ms. He previously served as the secretary of Communist Youth League of Zhangping county of Fujian Province (共青團福建漳平縣委), the secretary of the Party Committee of Heping town, Zhangping city of Fujian Province (福建漳平市和平鎮黨委), a deputy secretary of Communist Youth League of Longyan city of Fujian Province (共青團福建龍岩市委), a deputy director of the Central Committee of Communist Youth League (共青團中央副處長) and standing deputy director of Fujian Provincial Youth Voluntary Services Center (福建省青年志願服務指導中心). Ms. He previously served as a director, executive deputy general manager, president and executive chairman of the board of directors of Yango City from May 2005 to January 2014. Ms. He has also been a director of Yango City and the president of Yango Holding Group Co., Ltd. (陽光城控股集團) since January 2014. In addition, Ms. He is also the committee member of Fujian Province Political Consultative Committee (福建省政協), vice president of Fujian Youth Union (福建省青聯), and president of Fujian Youth Chamber of Commerce (福建省青年商會). Ms. He obtained her EMBA degree from the School of Economics and Management of Tsinghua University (清華大學經濟管理學院) in 2012.

Supervisor

As at the date of this Offering Circular, the Company's board of supervisors consists of one supervisor. The Company's supervisor cannot be a director of the Company's board of directors or a member of the Company's senior management at the same time. The term of the Company's supervisor is three years, which is renewable upon re-election and re- appointment. The table below sets forth information regarding the Company's supervisor as at the date of this Offering Circular.

Name	Age	Position/Title
MA Yong (馬永)	37	Supervisor

Mr. Ma Yong (馬永), aged 37, has been the supervisor of the Company since December 2018. Mr. Ma previously served as the head of human resource department of Anheuser-Busch InBev SA/NV (百威英博啤酒集團) and as the manager of Fujian Caizi Apparels Co., Ltd. (才子服飾股份有限公司). Mr. Ma also currently serves as the general manager of industrial integration department of Yango Holding Co., Ltd. (陽光控股有限公司). Mr. Ma obtained his bachelor's degree in law from Chongqing University (重慶大學) in 2007.

Senior Management

The table below sets forth information regarding the Company's senior management as at the date of this Offering Circular.

Name	Age	Position/Title
LV Jianbo (呂建波)	46	Chief executive officer
LIAO Jianfeng (廖劍鋒)	49	Executive chief executive officer
SHAO Xiaohui (邵曉暉)	49	Vice president
LIU Dongping (劉冬平)	44	Chief financial officer, vice president
XU Haofeng (徐浩鋒)	43	Chief investing officer, vice president

Mr. Lv Jianbo (呂建波), aged 46, has been the chief executive officer of the Company since August 2017. Mr. Lv previously held position of staff of the People's Bank of China (Central Branch of Suqian, Jiangsu Province) (中國人民銀行江蘇宿遷市中心支行), director of Discipline Inspection and Supervision Department of China Minsheng Bank (中國民生銀行紀檢監察室), vice president of China Minsheng Bank (Wenzhou branch) (中國民生銀行溫州分行) and president of China Minsheng Bank (Fuzhou branch) (中國民生銀行福州分行). Mr. Lv holds the degree of executive master of business administration from Zhongnan University of Economics and Law (中南財經政法大學).

Mr. Liao Jianfeng (廖劍鋒), aged 49, has been the executive chief executive officer of the Company since July February 2020. Mr Liao previously held positions of general manager of operating department of Fujian Jinshan Pharmaceutical Group Capital (福建金山醫藥集團資本), general manager of legal affairs and secretary of the board of directors of Fujian Dibang Group Co., Ltd. (福建締邦集團), secretary of the fifth and sixth boards of directors of Yango City, director and secretary of the seventh and eighth boards of directors of Yango City. He serve as a director of the ninth board of directors of Yango City. Mr. Liao holds lawyer's licence and obtained his degree in finance from Xiamen University (廈門大學).

Ms. Shao Xiaohui (邵曉暉), aged 49, has been the vice president of the Company since April 2017. Ms Shao previously held positions of manager of customer development department and supervisor of corporate business section of Bank of China (Majiang Branch) (中國銀行馬江支行), manager of corporate business department, assistant to the president and vice president of China Merchants Bank (Fuzhou branch, Wusi sub-branch) (招商銀行福州分行五四行), president of China Merchants Bank (Fuzhou branch, Dongshui sub-branch) (招商銀行福州分行東水行), general manager of retail department of China Merchants Bank (Fuzhou branch) (招商銀行福州分行), general manager of business department of China Merchants Bank (Fuzhou branch), director and executive vice president of Fujian Sanmu Group Co., Ltd. (福建三木集團股份有限公司). Ms. Shao holds bachelor's degree.

Mr. Liu Dongping (劉冬平), aged 44, has been the chief financial officer of the Company since August 2019 and vice president of the Company since February 2020. Mr. Liu previously held positions of financial manager of Shanghai Airlines Special Vehicle Co., Ltd. (上海航空特種車輛有限責任公司), assistant general manager and general manager of the finance department of AVIC International Leasing Co., Ltd. (中航國際租賃有限公司), and general manager of the finance department of China Huaxin Energy Co., Ltd. (中國華信能源有限公司). Mr. Liu is a senior accountant and certified public accountant in the PRC and he holds a master degree and an MBA degree from the Missouri State University.

Mr. Xu Haofeng (徐浩鋒), aged 43, has been the chief investment officer of the Company since June 2017 and the vice president of the Company since February 2020. Mr. Xu previously held positions of project manager of Shenyin & Wanguo Securities Co., Ltd. (申銀萬國證券股份有限公司), manager of Ernst & Young Enterprise Consulting Company (安永企業諮詢公司), and director of CITIC Securities (中信證券). Mr. Xu is a CFA chartered financial analyst and he holds a bachelor's degree from University of International Business and Economics (對外經濟貿易大學) and a master's degree in finance from the Guanghua School of Management, Peking University.

CORPORATE GOVERNANCE

The Company established and implemented a corporate governance structure comprising of eight departments and offices, reporting directly to the chief operating officer or the board of directors. These eight department and offices are the President's Office, the Finance Management Department, the Human Resources Department, the Legal and Internal Control Department, the Investment Management Department, the IT Department, the Financial Planning Department and the Auditing Department. The primary duties of these eight departments and offices are set forth as follows:

- the President's Office is primarily responsible for coordinating and supervising daily administrative work, assisting the management in an event of materiality or emergency, drafting, undertaking secretarial works, organising Group events and meetings, overseeing the proper execution of the resolutions and decisions of the board of directors, managing public relations and media coverage and arranging reception, logistics, security and attendance matters;
- the Finance Management Department is primarily responsible for establishing and implementing the Company's financial plans and policies, establishing and improving the Company's financial management system, preparing financial reports, assisting other departments in assessing and evaluating projects, securing the safe and effective application of funds and overseeing the financial matters of the subsidiaries;

- the Human Resources Department is primarily responsible for undertaking recruitment, internal trainings and appraisals and establishing and implementing the Company's human resources policies;
- the Legal and Internal Control Department is primarily responsible for drafting, reviewing and implementing the contracts entered into by the Company, developing and enhancing the Company's compliance system, conducting internal legal trainings, designing and enhancing the Company's internal control systems;
- the Investment Management Department is primarily responsible for establishing and implementing the Company's investment strategies and reporting the proposed investment projects to the management;
- the IT Department is primarily responsible for establishing, maintaining and improve the Company's information technology systems, maintaining and upgrading the Company's network infrastructure, monitoring and managing the Company's data and information leakage risk exposures.
- the Financial Planning Department is primarily responsible for establishing and implementing the Company's financing policies, maintaining and expanding the Company's financing channels, controlling financing costs, establishing financing plans according to market conditions and promoting the relationship between the Company and other domestic and international financing institutions; and
- the Auditing Department is primarily responsible for supervising and implementing the Company's internal auditing policies, auditing the Company's financial information, fulfilling disclosure requirements, communicating with outside auditors and dealing with any complaints relating to economic improprieties.

In addition, the Company has established several effective internal control systems, including cash and cash equivalents management system, financing management system, budget management system, internal control system, connected transactions management system, investment management system, guarantee management system, human resources system, safety production system and information disclosure system.

SUMMARY OF CERTAIN MATERIAL DIFFERENCES BETWEEN PRC GAAP AND IFRS

The Company's consolidated financial statements included in this Offering Circular have been prepared and presented in accordance with PRC GAAP. Certain differences exist between PRC GAAP and IFRS which might be relevant to the Company's financial information included herein.

The following is a general summary of certain differences between PRC GAAP and IFRS as applicable to the Company. The differences identified below are limited to those significant differences that are appropriate to the Company's financial statements. The Company is responsible for preparing the summary below. Since the summary is not meant to be exhaustive, there is no assurance regarding the completeness of the summary.

The Company has not prepared a complete reconciliation of the consolidated financial information and related footnote disclosure between PRC GAAP and IFRS and have not quantified such differences. Had any such quantification or reconciliation been undertaken by the Company, other potentially significant accounting and disclosure differences may be required that are not identified below. In addition, no attempt has been made to identify possible future differences between PRC GAAP and IFRS as a result of prescribed changes in accounting standard.

Regulatory bodies that promulgate PRC GAAP and IFRS have significant projects on-going that could affect future comparisons such as this one. Furthermore, no attempt has been made to identify future differences between PRC GAAP and IFRS that may affect the financial information as a result of transactions or events that may occur in the future. As a result, no assurance is provided that the following summary of differences between PRC GAAP and IFRS is complete.

In making an investment decision, you must rely upon your own examination of the Company's financial information, the terms of the offering and other disclosure contained herein.

ACCOUNTING YEAR

Under PRC GAAP, the accounting year shall run from 1 January to 31 December.

IFRS requires financial statements to be presented at least annually. However, it does not specify the start or end of the financial reporting period and permits an entity to change its reporting date.

FORMAT OF FINANCIAL STATEMENTS AND ITEMS PRESENTED

PRC GAAP contains detailed requirements on the format of financial statements and the items to be presented.

IFRS sets out overall principles and minimum line items to be presented but does not prescribe the formats in detail.

CLASSIFICATION OF EXPENSES IN THE INCOME STATEMENT/STATEMENT OF COMPREHENSIVE INCOME

Under PRC GAAP, expenses must be classified based on their function in the income statement.

Under IFRS, enterprises may classify expenses either based on the nature of the expenses or their function in the statement of comprehensive income, depending on which format is considered reliable and more relevant.

STATEMENT OF CASH FLOWS

Under PRC GAAP, enterprises shall present cash flows from operating activities using both the direct method and indirect method.

Under IFRS, enterprises can choose whether to present cash flows from operating activities using the direct method or indirect method. Typically, entities reporting under IFRS use the indirect method.

ACCOUNTING FOR BUSINESS COMBINATIONS INVOLVING ENTITIES UNDER COMMON CONTROL

Under PRC GAAP, business combinations involving entities under common control shall be accounted for using a method of accounting similar to the pooling of interests method.

IFRS provides a definition of “Business combinations involving enterprises under common control”. However, it uses this definition to scope out such business combinations from the requirements of IFRS and does not contain any alternative detailed accounting rules for such transactions.

In practice, divergent accounting treatments exist under IFRS. For example, some enterprises refer to generally accepted accounting principles in the United States, which is similar to PRC GAAP in principle. However, other enterprises apply the accounting treatments of business combinations not involving enterprises under common control as set out in IFRS.

NON-CONTROLLING INTEREST/MINORITY INTEREST

Under PRC GAAP, the acquirer should always recognise the minority interest at the minority shareholders’ proportionate interest in the acquiree’s identifiable net assets.

Under IFRS, the acquirer can choose, on an acquisition by acquisition basis, whether to measure components of non-controlling interest in the acquiree that are present ownership interests and entitle their holders to a proportionate share of the entity’s net assets in the event of liquidation at fair value or at the non-controlling interest’s proportionate share of the acquiree’s identifiable net assets.

INVESTMENT PROPERTIES

Under PRC GAAP, an enterprise shall use the cost model, unless there is clear evidence that the fair value of an investment property can be reliably determined on a continuing basis, in which case the fair value model can (but need not) be used for that property.

Under IFRS, an enterprise should make a policy choice to use either the cost model or fair value model.

FIXED ASSETS

Under PRC GAAP, the cost model is used generally.

Under IFRS, an enterprise should make a policy choice, on a class by class basis, to carry items of property, plant and equipment held for own use using either the cost model or the revaluation model.

INTANGIBLE ASSETS

Under PRC GAAP, only the cost model is permitted.

Under IFRS, an enterprise should make a policy choice, on a class by class basis, to carry intangible assets using either the cost model or the revaluation model. The revaluation model is used only if there is an active market for the intangible assets being reevaluated.

BORROWING COSTS ELIGIBLE FOR CAPITALISATION

Under PRC GAAP all exchange differences arising from the retranslation of the principal and interest of a specific foreign currency borrowing are eligible for capitalisation.

Under IFRS, borrowing costs eligible for capitalisation include exchange differences arising from foreign currency borrowings only to the extent that they represent an adjustment to interest costs.

IMPAIRMENT OF ASSETS (INCLUDING LONG-TERM ASSETS MEASURED AT HISTORICAL COST, SUCH AS FIXED ASSETS AND INTANGIBLE ASSETS, AND ASSETS HELD FOR SALE)

Under PRC GAAP, once an impairment loss is recognised, it shall not be reversed in a subsequent period.

Under IFRS, impairment losses recognised in prior periods for an asset other than goodwill should be reversed when the recoverable amount of the asset increases as a result of a change in estimates.

LAND USE RIGHTS

Under PRC GAAP, the cost of acquiring a land use right is generally recognised as investment property, intangible assets (if held for own use) or inventories, depending on the use of the land.

Under IFRS, the cost of acquiring a land use right (or other leasehold interest in land) is generally recognised as an operating lease prepayment, and cannot be revalued. The only exception is where the land interest is eligible to be classified as investment property. There is diversity in practice as to whether the cost of land use rights (or other leasehold interests held under operating leases) is classified as inventory when the land interest is held for re-sale in the ordinary course of business.

DESCRIPTION OF THE LC BANK

The information included in this Offering Circular regarding Jiangxi Bank is for information purposes only and is based on, or derived or extracted from, among other sources, publicly available information. Other than specifically stated in this Offering Circular, any information available from public sources that are referenced in this Offering Circular but is not separately included in this Offering Circular shall not be deemed to be incorporated by reference to this Offering Circular. The Issuer has taken reasonable care in the compilation and reproduction of the information. However, none of the Issuer, the Joint Lead Managers, the Trustee or any person who controls any of them or the Agents or any of their respective affiliates, directors, officers, employees, representatives, agents or advisers has independently verified such information. No representation or warranty, express or implied, is made or given by the Issuer, the Joint Lead Managers, the Trustee or the Agents or any person who controls any of them or any of their respective affiliates, directors, officers, employees, agents and advisers as to the accuracy, completeness or sufficiency of such information. Accordingly, such information should not be unduly relied upon.

The Bonds will have the benefit of the Standby Letter of Credit which will be issued by the Jiangxi Bank Co., Ltd., Nanchang Xiangnan Branch as the LC Bank. Under PRC laws, the LC Bank is not a separate and independent legal person but has capacity to carry on its activities within its scope of authorisation given by the Jiangxi Bank Co., Ltd., and if the assets of the LC Bank are not sufficient to meet the obligations of the LC Bank under the Standby Letter of Credit, the Jiangxi Bank Co., Ltd. would have an obligation to satisfy the remainder of the obligations under the Standby Letter of Credit.

OVERVIEW

Jiangxi Bank Co., Ltd. (the “**Bank**”), is a provincial city commercial bank incorporated in February 1998 from 40 urban credit cooperatives. The Bank is the only provincial city commercial bank in Jiangxi Province. According to *The Banker*, a UK magazine, in terms of tier-one capital, the Bank ranked 258th among the top 1,000 world banks and 9th regarding growth rate among domestic banks in 2019. The shares of the Bank were listed on the Main Board of the Hong Kong Stock Exchange (stock code: 1916) on 13 June 2018.

The Bank has adhered to rigorous risk management and has maintained stable operations, sound asset quality and adequate capital. As at 31 December 2018, 2019 and 2020, the Bank’s total assets amounted to RMB419.1 billion, RMB456.1 billion and RMB458.7 billion, respectively. As at 31 December 2020, the Bank’s total customer deposits, net loans and advances to customers and total shareholders’ equity amounted to RMB315.8 billion, RMB223.4 billion and RMB35.3 billion, respectively. The Bank has maintained overall control of its loan quality, having a non-performing loan ratio of 1.73 per cent. and an allowance coverage ratio of 171.56 per cent. as at 31 December 2020. As at 31 December 2020, the Bank’s core tier 1 capital adequacy ratio was 10.29 per cent., and its capital adequacy ratio was 12.89 per cent.

As at 31 December 2020, the Bank had 217 physical outlets covering Guangzhou, Suzhou and various cities in Jiangxi Province. The Bank also provides convenient 24-hour online services to its customers through electronic banking channels, such as online banking, telephone banking, mobile banking and WeChat banking. The Bank positions itself as a leading provincial city commercial bank with high growth potential, sound operations and a unique brand name. As the only provincial city commercial bank in Jiangxi Province, the Bank has upheld the concept of being “Jiangxi Province’s own bank (江西省自己的銀行)”. The Bank has received numerous honours and awards in recognition of its outstanding business performance and sound management, including:

- in January 2021, the Bank was granted the “2020 UnionPay Credit Card Business Product Innovation Award” by China UnionPay;
- in November 2020, the Bank was granted the “Annual Best Credit Card Innovation Practice Award” by the Financial Digital Development Alliance;
- in November 2020, the Bank was granted the “Best Small and Medium-sized Bank of the Year Supporting Anti-epidemic and Resumption of Production” award by the *Financial Times*;
- in March 2020, the Bank ranked 35th among the “Top 100 Banks in China’s Banking Industry of 2019” released by China Banking Association;
- in January 2020, the Bank was awarded the honorary title of “Top 300 in Inter-bank Domestic Currency Market Transaction of 2019”, “Core Trader in Inter-bank Domestic Currency Market of 2019” and “Outstanding Trader in Currency Market of 2019” by China Foreign Exchange Trade System & National Interbank Funding Centre;
- in November 2019, the Bank was granted the “Award of the Outstanding Contribution for Financial Science and Technology Innovation for the Year 2019 — Award of Development Innovation Contribution” by *Financial Computerization* magazine;
- in April 2019, the Bank was awarded as a Grade A financial institution in Jiangxi Province in the assessment for protection of financial consumers’ interests by the Nanchang Central Subbranch of the People’s Bank of China;
- in February 2019, the Bank was granted the honorary titles of “Outstanding Trader in Currency Market” and “Core Trader”, and the “Award of Trading Mechanism Innovation” in the inter-bank domestic currency market of 2018 by the China Foreign Exchange Trade System & National Interbank Funding Centre;
- in January 2019, the Bank was granted the “Award of Excellent Cooperation” by the Clearing Centre for City Commercial Banks, the “Award of Emerging Institution” for direct financing instruments for financing in 2018 by China Banking Wealth Management Registration & Depository Co., Ltd. and “Top 100 for Clearing: Excellent Proprietary Institution Award” by China Central Depository & Clearing Co., Ltd.;
- in September 2018, the Bank was granted the honorary title of “Top 500 Service Enterprises in China 2018” by the China Enterprise Confederation/China Enterprise Directors Association; and

- in January 2018, the Bank was granted the honorary title of “Advanced Unit for Interest Rate Management of Financial Institutions in 2017” by the PBOC.

THE BANK’S PRINCIPAL BUSINESS LINES

The Bank’s principal businesses include corporate banking, retail banking and financial market business.

Corporate Banking

Corporate banking business is one of the Bank’s most important sources of operating income. The Bank offers corporate customers a broad array of products and services to support their business needs, primarily including corporate deposits, corporate loans, corporate products, investment banking and micro finance.

Corporate Deposits

With the help of financial technology, the Bank seeks to improve the level of financial services and promote corporate banking through key products and businesses such as Yinyitong, Zhixiaotong and electronic collection of non-tax income and has sought to increase levels of corporate deposits. As at 31 December 2020, the Bank’s corporate deposits balance reached RMB195.8 billion, and according to the People’s Bank of China, the Bank ranked third with a market share of 9.77 per cent. in corporate deposits dominated in RMB (excluding deposits of non- deposit financial institutions) in Jiangxi Province.

Corporate Loans

The Bank provides its corporate customers with loan products, including working capital loans, fixed asset loans and financial leasing services, in order to satisfy their diverse financing needs. The Bank provides working capital loans to corporate customers to meet their working capital requirements in daily operations. The Bank provides fixed asset loans to its corporate customers mainly to address their financing demands for fixed asset investment projects, including infrastructure projects, building construction, land development and other projects. In addition, financial leases consists of accounts receivables generated from the Bank’s subsidiary, Jiangxi Financial Leasing. In terms of loan maturity, the Bank’s corporate loans comprise short-term loans and advances as well as medium- to long-term loans. The Bank’s corporate loan customers include state-owned enterprises and privately owned enterprises, engaging in a broad range of industries including manufacturing, wholesale and retail industries. As at 31 December 2020, the total corporate loans and advances issued by the Bank amounted to RMB122.0 billion.

Corporate Products

The Bank offers its corporate customers a broad range of corporate products, including settlement services, supply chain finance, “Shui e Rong” (税e融) and “Caiyuan Credit Link”. The Bank provides both domestic and international settlement services. The Bank provides supply chain finance services, including accounts receivables financing, accounts payable financing and prepayment financing, to upstream suppliers and downstream customers of the Bank’s core corporate customers so as to meet their financing needs. The Bank and the Bank of Jiangsu cooperated to conduct “Shui e Rong” business to provide unsecured and uncovered pure credit loans online for business owners of small and micro

enterprises above grade B (including grade B) in tax payment. The Bank is one of the core cooperative banks in the “Caiyuan Credit Link business which is created by Jiangxi Provincial Department of Finance, industrial parks in various cities and banks to alleviate the financing difficulties of small and micro enterprises. For Caiyuan Credit Link”, the Bank has provided corporate financing services through multiple channels to support the development of small and micro enterprises.

Investment Banking

For its investment banking business, the Bank mainly focuses on the lead underwriting business of non-financial corporate debt financing instruments. The Bank obtained qualification as a B-Class lead underwriter for non- financial corporate debt financing instruments in February 2019. In 2020, the Bank has underwritten 17 non-financial corporate debt financing instruments for 12 enterprises in Jiangxi province, and the total amount of these issuances reached RMB14.1 billion. The Bank also participates in projects of strategic value in terms of product innovation and customer development.

Micro Finance

The Bank provides micro finance services primarily to small and micro enterprises in Jiangxi province, aiming to solve the problem of “difficult financing and expensive financing” facing small and micro enterprises. As at 31 December 2020, the Bank had granted small and micro enterprise loans (with the credit granted to a single customer less than RMB10 million) to 21,563 corporate customers. As at 31 December 2020, the Bank’s small and micro enterprise loan balance amounted to RMB32.3 billion.

Retail Banking

The Bank’s retail banking business has grown in recent years. The Bank offers a wide range of products and services to its retail customers, including retail loans, retail deposits, bank cards, and wealth management.

Retail Deposits

The Bank provides its retail customers with various retail deposits, primarily including RMB dominated demand deposits and time deposits. The time deposits for the Bank’s retail banking customers have maturities of no more than five years. As at 31 December 2020, the retail deposits of the Bank amounted to RMB116.4 billion.

Retail Loans

The Bank provides its retail customers with various retail loan products, including residential mortgage loans, personal business loans, personal consumption loans and credit cards. The Bank provides its retail customers with residential mortgage loans for their purchase of new and previously owned residential properties. Residential mortgage loans are secured by the underlying real property being purchased by borrowers and can have terms of up to 30 years. Generally, the residential mortgage loan amount will not exceed 80 per cent. of the purchase price or appraisal value of the property. The Bank also provides personal business loans to owners of privately or individually owned businesses and other retail customers to serve their needs in relation to business operations, including business start-up, working capital replenishment, rental payments, and facilities purchase. The repayment term of the Bank’s personal business loans is up to five years. The Bank provides personal consumption loans to its

retail banking customers for their personal and household consumption needs such as home renovation, education, travelling and purchase of durable consumer goods including automobiles for personal use. As at 31 December 2020, the balance of the Bank's retail loans reached RMB77.0 billion.

Bank Cards

The Bank provides debit cards and credit cards to its retail customers.

The Bank issues various types of debit cards to retail customers. The Bank's debit cards are issued under the brand name of "Jinrui Card (金瑞卡)" and "Caifu Card (财富卡)", through which the Bank offers comprehensive financial services, including cash deposit and withdrawal, money transfer and remittance, payroll services, other fee-related payments and wealth management product purchases. The Bank also cooperates with internet companies to provide online payment services through the Bank's debit cards. The Bank's debit cards are classified into four categories, namely ordinary card, gold card, platinum card and diamond card. The Bank's debit cards are accepted through the UnionPay network in China and around the world.

The Bank obtained its qualification to issue credit cards to the general public in February 2015 and became the first city commercial bank to obtain such qualification in Jiangxi Province. The Bank provides its credit card users with spending, transfer, settlement, cash deposit, withdrawal and other banking services. The Bank offers three types of credit card, namely ordinary card, gold card, and platinum card, based on the credit level of the credit applicants. The Bank issues UnionPay credit cards and Visa credit cards. As at 31 December 2020, the Bank had issued approximately 605,400 credit cards in total.

Wealth Management

The Bank provides its retail customers with diversified personal wealth management products, including principal protected products with guaranteed and non-guaranteed returns, non-principal protected products with non-guaranteed returns, different minimum subscription fees, tenor as well as expected rates of return. As at 31 December 2020, the Bank sold a total of 31 products of personal net worth wealth management with a amount of RMB6.9 billion, and the balance of personal net worth management reached RMB18.5 billion.

Financial Market Business

The Bank's financial market business primarily includes money market business, investment in securities and other financial assets, and asset management business.

Money Market Business

The Bank's money market transactions primarily consist of interbank deposit taking, interbank placements and repurchase and reverse repurchase transactions. As at 31 December 2020, the balance of the Bank's deposits with banks and other financial institutions, placements with banks and other financial institutions and financial assets held under resale agreements was RMB14.0 billion, accounting for 3.0 per cent. of the Bank's total assets. As at 31 December 2020, the balance of the Bank's deposits from banks and other financial institutions, placements from banks and other financial institutions and financial assets sold under repurchase agreements was RMB35.8 billion, accounting for 8.5 per cent. of the Bank's total liabilities.

Investment in Securities and Other Financial Assets

In managing the Bank's investment business, the Bank mainly invests in standard investment products and non-standard credit assets. The Bank's investments in standard investment products primarily comprise investments in bonds issued by the PRC Government and by banks and other financial and non-financial institutions. As at 31 December 2020, the Bank's total investments in bonds was RMB82.7 billion. The Bank's investments in non-standard credit assets mainly include investments in trust plans, asset management plans and wealth management products issued by other PRC commercial banks. As at 31 December 2020, the amount of the Bank's investment products under trust plans and the securities company's management as well as other financial products was RMB91.8 billion.

Asset Management Business

The Bank provides asset management services to its corporate, retail and interbank customers and uses the proceeds generated from such services to invest in various financial products for profit. In designing the Bank's wealth management products, the Bank studies the specific demands of different groups of target customers in the market and adjusts the specifications of its products accordingly. As at 31 December 2020, the Bank's asset management products had a subsisting balance of RMB34.1 billion.

BOARD OF DIRECTORS

The board of directors of the Bank as at 31 December 2020 consisted of:

Name	Position/Title
Mr. CHEN Xiaoming	Chairman, Executive Director
Mr. LUO Yan	Executive Director, Vice Chairman, President
Mr. XU Jihong	Executive Director, Vice President, Secretary to the Board
Mr. QUE Yong	Non-executive Director
Mr. LI Zhanrong	Non-executive Director
Mr. LIU Sanglin	Non-executive Director
Mr. DENG Jianxin	Non-executive Director
Ms. ZHUO Liping	Non-executive Director
Ms. ZHANG Rui	Independent Non-executive Director
Ms. ZHANG Wangxia	Independent Non-executive Director
Mr. WONG Hin Wing	Independent Non-executive Director
Ms. WANG Yun	Independent Non-executive Director

GENERAL INFORMATION

The Bank's registered office is located at Jiangxi Bank Tower, No. 699 Financial Street, Honggutan New District, Nanchang, Jiangxi Province, the PRC. The Bank's website address is www.jx-bank.com. Information contained on the Bank's website is subject to change from time to time and does not form part of this Offering Circular. Copies of the latest semi-annual and annual reports of the Bank, as well as its public filings, can be downloaded free of charge from the website of the Hong Kong Stock Exchange on the internet at www.hkex.com.hk. The latest audited consolidated financial statements of the Bank, being the audited financial statements as of and for the year ended 31 December 2020, is deemed to be incorporated by reference to and form part of this Offering Circular. The financial statements (other than the latest audited consolidated financial statements of the Bank) and the public filings of the Bank are not included in and do not form part of this Offering Circular.

No representation or warranty, express or implied, is made or given by the Issuer, the Company, the Bank, the Joint Lead Managers, the Trustee or the Agents or any person who controls any of them or any of their respective affiliates, directors, officers, employees, representatives, agents or advisers and none of the Issuer, the Company, the Bank, the Joint Lead Managers, the Trustee or the Agents or any person who controls any of them or any of their respective affiliates, directors, officers, employees, representatives, agents or advisers takes any responsibility for any information contained in the latest audited consolidated financial statements of the Bank or on the Bank's website.

EXCHANGE RATE INFORMATION

China

The PBOC sets and publishes daily a base exchange rate with reference primarily to the supply and demand of Renminbi against a basket of currencies in the market during the prior day. PBOC also takes into account other factors, such as the general conditions existing in the international foreign exchange markets. From 1994 to 20 July 2005, the conversion of Renminbi into foreign currencies, including Hong Kong dollars and U.S. dollars, was based on rates set daily by PBOC on the basis of the previous day's inter-bank foreign exchange market rates and then current exchange rates in the world financial markets. During this period, the official exchange rate for the conversion of Renminbi to U.S. dollars remained generally stable. Although the PRC government introduced policies in 1996 to reduce restrictions on the convertibility of Renminbi into foreign currencies for current account items, conversion of Renminbi into foreign currencies for capital items, such as foreign direct investment, loan principals and securities trading, still requires the approval of SAFE and other relevant authorities. On 21 July 2005, the PRC government introduced a managed floating exchange rate system to allow the value of the Renminbi to fluctuate within a regulated band based on market supply and demand and by reference to a basket of currencies. On the same day, the value of the Renminbi appreciated by approximately 2 per cent. against the U.S. dollar. The PRC government has since made and in the future may make further adjustments to the exchange rate system.

On 18 May 2007, PBOC enlarged the floating band for the trading prices in the inter-bank foreign exchange market of the Renminbi against the U.S. dollar from 0.3 per cent. to 0.5 per cent. around the central parity rate, effective on 21 May 2007. This allows the Renminbi to fluctuate against the U.S. dollar by up to 0.5 per cent. above or below the central parity rate published by PBOC. The floating band was further widened to 1.0 per cent. on 16 April 2012 and 2.0 per cent. on 17 March 2014. The PBOC announces the closing price of a foreign currency traded against the Renminbi in the inter-bank foreign exchange market after the closing of the market on each working day, and makes it the central parity for trading against the Renminbi on the following working day. Effective since 11 August 2015, market makers are required to quote their central parity rates for Renminbi against U.S. dollar to the China Foreign Exchange Trade System daily before the market opens by reference to the closing rate of the PRC inter-bank foreign exchange market on the previous trading day in conjunction with the demand and supply conditions in the foreign exchange markets and exchange rate movements of major currencies. PBOC has further authorised the China Foreign Exchange Trade System to announce its central parity rate for Renminbi against the U.S. dollar through a weighted averaging of the quotes from the market makers after removing the highest quote and the lowest quote. PBOC announces the closing price of a foreign currency traded against the Renminbi in the inter-bank foreign exchange market after the closing of the market on each working day, and makes it the central parity for trading against the Renminbi on the following working day. The PRC government may adopt further reforms of its exchange rate system, including but not limited to making the Renminbi freely convertible in the future.

The following table sets forth the noon buying rate for U.S. dollars in New York City for cable transfer in Renminbi as certified for customs purposes by the Federal Reserve Bank of New York for the periods indicated:

Period	Noon buying rate			
	Period end	Average ⁽¹⁾	High	Low
		<i>(RMB per US\$1.00)</i>		
2016	6.9430	6.6549	6.9580	6.9430
2017	6.5063	6.7530	6.9575	6.4773
2018	6.8755	6.6292	6.9737	6.2649
2019	6.9618	6.9014	7.1786	6.6822
2020	6.5250	6.9042	7.1681	6.5208
November	6.5750	6.6044	6.6899	6.5556
December	6.5250	6.5393	6.5705	6.5208
2021				
January	6.4282	6.4672	6.4822	6.4282
February	6.4730	6.4601	6.4869	6.4344
March	6.5518	6.5109	6.5716	6.4648
April	6.4749	6.5186	6.5649	6.4710
May (through 28 May 2021)	6.3674	6.4321	6.4749	6.3674

Source: Federal Reserve H.10 Statistical Release

Note:

- (1) Determined by averaging the rates on the last business day of each month during the relevant year, except for monthly average rates, which are determined by averaging the daily rates during the respective months.

TAXATION

The following summary of certain Cayman Islands, Hong Kong and PRC tax consequences of the purchase, ownership and disposition of Bonds is based on applicable laws, regulations, rulings and decisions as at the date of this Offering Circular, all of which are subject to change (possibly with retroactive effect). This discussion does not purport to be a comprehensive description of all the tax considerations that may be relevant to a decision to purchase, own or dispose of the Bonds and does not purport to deal with consequences applicable to all categories of investors, some of which may be subject to special rules. Persons considering the purchase of Bonds should consult their own tax advisors concerning the tax consequences of the purchase, ownership and disposition of Bonds, including such possible consequences under the laws of their country of citizenship, residence or domicile.

Cayman Islands Taxation

The Cayman Islands currently have no exchange control restrictions and no income, corporate or capital gains tax, estate duty, inheritance tax, gift tax or withholding tax applicable to the Issuer or any Bondholders.

Accordingly, payment of principal of (including any premium) and interest on, and any transfer of, the Bonds will not be subject to taxation in the Cayman Islands, no Cayman Islands withholding tax will be required on such payments to any holder of the Bonds and gains derived from the sale of the Bonds will not be subject to Cayman Islands capital gains tax.

No stamp duty is payable under the laws of the Cayman Islands in respect of the execution and issue of the Bonds. However, an instrument of transfer in respect of the Bonds is stampable if executed in or brought into the Cayman Islands.

Hong Kong Taxation

Withholding Tax

No withholding tax in Hong Kong is payable on payments of principal (including any premium payable on redemption of the Bonds) or interest in respect of the Bonds.

Profits Tax

Hong Kong profits tax is charged on every person carrying on a trade, profession or business in Hong Kong in respect of assessable profits arising in or derived from Hong Kong from such trade, profession or business.

Under the Inland Revenue Ordinance (Chapter 112 of the Laws of Hong Kong) (the "Inland Revenue Ordinance") as it is currently applied, Hong Kong profits tax may be charged on revenue profits arising on the sale, disposal or redemption of the Bonds where such sale, disposition or redemption is or forms part of a trade, profession or business carried on in Hong Kong.

Interest payments on the Bonds will be subject to Hong Kong profits tax where such payments have a Hong Kong source, and are received by or accrue to:

- a financial institution (as defined in the Inland Revenue Ordinance) and the income arises through or from the carrying on by the financial institution of its business in Hong Kong; or
- a corporation carrying on a trade, profession or business in Hong Kong; or
- a person, other than a corporation, carrying on a trade, profession or business in Hong Kong and such distribution is in respect of the funds of the trade, profession or business.

Although no tax is imposed in Hong Kong in respect of capital gains, Hong Kong profits tax may be chargeable on trading gains arising on the sale or disposition of the Bonds where such transactions are or form part of a trade, profession or business carried on in Hong Kong.

Stamp Duty

No Hong Kong stamp duty will be chargeable upon the issue or transfer of a Bond (for so long as the register of Bondholders is maintained outside Hong Kong).

PRC Taxation

Taxation on Interest and Capital Gains

Under the PRC Corporate Income Tax Law and the related regulations, a non-PRC enterprise may be treated as a PRC tax resident if its “de facto management bodies” are located in the PRC. See “*Risk Factors — Risks Relating to the PRC — The Issuer may be deemed a PRC resident enterprise under the PRC Corporate Income Tax Law, which may subject it to PRC taxation on its worldwide income, require it to withhold taxes on interest it pays on the Bonds and require holders of the Bonds to pay taxes on gains realised from the sale of the Bonds*”. If the Issuer is treated as a PRC “resident enterprise”, PRC income tax at a rate of 10 per cent. would be required to be withheld from interest and redemption premium (if any) payments to holders that are “non-resident enterprises” and that do not have an establishment or place of business in the PRC, or that have such establishment or place of business but the relevant interest income is not effectively connected with such establishment or place of business, if such income is treated as arising from sources within the PRC. The PRC Individual Income Tax Law also imposes a withholding tax at the rate of 20 per cent. on interest and redemption premium payments from a PRC source paid to non-resident individual holders. In addition, any gain realised on the transfer of the Bonds by such holders would be subject to PRC income tax at the rate of 10 per cent. for non-resident enterprise holders or 20 per cent. for non-resident individual holders if such gain is regarded as income derived from sources within the PRC. The tax rates may be reduced by an applicable tax treaty. However, it is unclear whether in practice non-resident holders would be able to obtain the benefit of income tax treaties entered into between PRC and their countries. The Group currently takes the position that the Issuer is not a PRC resident enterprise. However, the Group has been advised by its PRC legal advisor, Beijing Dentons Law Offices, LLP (Fuzhou), that there is uncertainty as to whether the Issuer will be treated as a PRC “resident enterprise” for the purpose of the PRC Corporate Income Tax Law. If the Issuer is treated as a PRC “resident enterprise”, the interest it pays in respect of the Bonds, and the gain any non-resident holder may realise from the sale of the Bonds, may be treated as income derived from sources within the PRC and be subject to the PRC tax

described above, which may materially and adversely affect the value of investment in the Bonds. Furthermore, because the Parent Guarantor is incorporated in the PRC, any payment by the Parent Guarantor in respect of the Bonds will be subject to PRC withholding tax, as described above.

Stamp Duty

No PRC stamp tax will be chargeable upon the issue or transfer of a Bond (for so long as the register of Bondholders is maintained outside the PRC, as is expected to be the case).

VAT

According to Circular 36, the entities and individuals providing services within PRC will be subject to VAT. Services are treated as being provided within the PRC where either the service provider or the service recipient is located in the PRC. Services subject to VAT include financial services, such as the provision of loans. It is further clarified under Circular 36 that “loans” refers to the activity of lending capital for another’s use and receiving the interest income thereon.

Therefore, starting from 1 May 2016, the VAT and surcharges are deducted at the rate of 6.72 per cent. of the interest payable by the Issuer on the Bonds under Circular 36.

Where a holder located outside of the PRC resells Bonds to a buyer also located outside of the PRC, since neither buyer nor seller is located in the PRC, theoretically Circular 36 would not apply and the Issuer would not have the obligation to withhold VAT or local levies. However, there is uncertainty as to the applicability of VAT if either a seller or buyer of Bonds is located within the PRC.

Circular 36 has been issued recently and remains subject to further clarification and/or interpretations by the competent tax authority. There is uncertainty as to the application of the Circular 36 in the context of the issuance of the Bonds, payments thereunder, and their sale and transfer.

Pursuant to the VAT reform detailed above, the Issuer may need to withhold VAT (should such tax apply) from the payments of interest in respect of the Bonds for any Bondholders located outside of the PRC. The Issuer has agreed to pay additional amounts to Bondholders, subject to certain exceptions, so that Bondholders would receive the full amount of the scheduled payment, as further set out in the Conditions.

SUBSCRIPTION AND SALE

The Issuer and the Company have entered into a subscription agreement with the Joint Lead Managers dated 7 June 2021 (the “**Subscription Agreement**”) pursuant to which and subject to certain conditions contained in the Subscription Agreement, the Issuer has agreed to sell to the Joint Lead Managers, and the Joint Lead Managers have agreed to severally, but not jointly, subscribe and pay for the aggregate principal amount of the Bonds set forth opposite its name below.

Joint Lead Manager	Principal amount of the Bonds to be subscribed
Guotai Junan Securities (Hong Kong) Limited	US\$50,000,000
UBS AG Hong Kong Branch	US\$35,000,000
CMB International Capital Limited	US\$5,000,000
Total.	US\$90,000,000

The Subscription Agreement provides that the Issuer and the Company will jointly and severally indemnify the Joint Lead Managers against certain liabilities in connection with the offer and sale of the Bonds. The Subscription Agreement provides that the obligations of the Joint Lead Managers are subject to certain conditions precedent and entitles the Joint Lead Managers to terminate it in certain circumstances prior to payment being made to the Issuer. The Issuer and the Guarantor will pay the Joint Lead Managers’ customary fees and commissions in connection with the offering and will reimburse the Joint Lead Managers’ for certain expenses incurred in connection with the offering.

The Joint Lead Managers and their respective affiliates are full service financial institutions engaged in various activities, which may include securities trading, commercial and investment banking, financial advisory, investment management, principal investment, hedging, financing and brokerage activities. The Joint Lead Managers and their respective affiliates have, from time to time, performed, and may in the future perform, various financial advisory and investment banking services for the Issuer and the Company, for which they received or will receive customary fees and expenses.

Any of the Joint Lead Managers or their respective affiliates may purchase the Bonds and allocate the Bonds for asset management and/or proprietary purposes but not with a view to distribution. Any of the Joint Lead Managers or their respective affiliates may enter into transactions, including credit derivatives, such as asset swaps, repackaging and credit default swaps relating to the Bonds and/or other securities of the Issuer or the Company or their respective subsidiaries or associates at the same time as the offer and sale of the Bonds or in secondary market transactions. Such transactions may be carried out as bilateral trades with selected counterparties and separately from any existing sale or resale of the Bonds to which this Offering Circular relates (notwithstanding that such selected counterparties may also be purchasers of the Bonds). Furthermore, investors in the Bonds may include entities affiliated with the Group.

In connection with the issue of the Notes, the Joint Lead Managers acting as Stabilisation Manager(s) (or persons acting on behalf of any Stabilisation Manager(s)) may over-allot Notes or effect transactions with a view to supporting the market price of the Notes at a level higher than that which might otherwise prevail. However, stabilisation may not necessarily occur. Any stabilisation action may begin on or after the date on which adequate public disclosure of the terms of the offer of the Notes is made and, if begun, may cease at any time, but it must end no later than the earlier of 30 days after the issue

date of the Notes and 60 days after the date of the allotment of the Notes. Any stabilisation action or over-allotment must be conducted by the relevant Stabilisation Manager(s) (or person(s) acting on behalf of any Stabilisation Manager(s)) in accordance with all applicable laws and rules.

General

The Bonds are a new issue of securities with no established trading market. No assurance can be given as to the liquidity of, or any trading market for, the Bonds.

The distribution of this Offering Circular or any offering material and the offering, sale or delivery of the Bonds is restricted by law in certain jurisdictions. Therefore, persons who may come into possession of this Offering Circular or any offering material are advised to consult with their own legal advisers as to what restrictions may be applicable to them and to observe such restrictions. This Offering Circular may not be used for the purpose of an offer or invitation in any circumstances in which such offer or invitation is not authorised.

No action has been taken or will be taken in any jurisdiction that would permit a public offering of the Bonds, or possession or distribution of this Offering Circular or any amendment or supplement thereto or any other offering or publicity material relating to the Bonds, in any country or jurisdiction where action for that purpose is required.

United States

The Bonds and the Parent Guarantee have not been and will not be registered under the Securities Act or any state securities laws and may not be offered or sold within the United States except in transactions exempt from, or not subject to, the registration requirements of the Securities Act.

Each of the Joint Lead Managers represents that it has not offered or sold, and agrees that it will not offer or sell, any of the Bond or the Guarantee constituting part of its allotment within the United States except in accordance with Rule 903 of Regulation S under the Securities Act. Accordingly, neither it, their respective affiliates nor any persons acting on its or their behalf have engaged or will engage in any directed selling efforts with respect to the Bond or the Guarantee. Terms used in this paragraph have the meanings given to them by Regulation S under the Securities Act.

Each of the Joint Lead Managers represents and agrees that neither it nor any of their respective affiliates (as defined in Rule 501(b) of Regulation D under the Securities Act (“**Regulation D**”)), nor any person acting on its or their behalf has engaged or will engage in any form of general solicitation or general advertising (within the meaning of Regulation D) in connection with any offer and sale of the Bonds and the Guarantee in the United States.

In addition, until 40 days after the commencement of this offering, an offer or sale of the Bonds within the United States by a dealer (whether or not participating in this offering) may violate the registration requirements of the Securities Act if that offer or sale is made otherwise than in compliance with an available exemption from registration under the Securities Act.

Prohibition of Sales to EEA Retail Investors:

Each of the Joint Lead Managers has represented and agreed that it has not offered, sold or otherwise made available and will not offer, sell or otherwise make available any Notes which are the subject of the offering contemplated by this Offering Circular in relation thereto to any retail investor in the European Economic Area. For the purposes of this provision:

- (a) the expression “retail investor” means a person who is one (or more) of the following:
 - (i) a retail client as defined in point (11) of Article 4(1) of Directive 2014/65/EU (as amended, “**MiFID II**”); or
 - (ii) a customer within the meaning of Directive (EU) 2016/97 (the “**Insurance Distribution Directive**”), where that customer would not qualify as a professional client as defined in point (10) of Article 4(1) of MiFID II; or
 - (iii) not a qualified investor as defined in Regulation (EU) 2017/1129 (the “**Prospectus Regulation**”).

Prohibition of sales to UK Retail Investors

Each of the Joint Lead Managers has represented and agreed that it has not offered, sold or otherwise made available and will not offer, sell or otherwise make available any Notes which are the subject of the offering contemplated by this Offering Circular in relation thereto to any retail investor in the United Kingdom. For the purposes of this provision:

- (a) the expression “retail investor” means a person who is one (or more) of the following:
 - (i) a retail client, as defined in point (8) of Article 2 of Regulation (EU) No 2017/565 as it forms part of domestic law by virtue of the EUWA; or
 - (ii) a customer within the meaning of the provisions of the FSMA and any rules or regulations made under the FSMA to implement Directive (EU) 2016/97, where that customer would not qualify as a professional client, as defined in point (8) of Article 2(1) of Regulation (EU) No 600/2014 as it forms part of domestic law by virtue of the EUWA; or
 - (iii) not a qualified investor as defined in Article 2 of the Regulation (EU) 2017/1129 as it forms part of domestic law by virtue of the EUWA (the “**UK Prospectus Regulation**”); and
- (b) the expression an “offer” includes the communication in any form and by any means of sufficient information on the terms of the offer and the Notes to be offered so as to enable an investor to decide to purchase or subscribe for the Notes.

United Kingdom

No invitation or inducement to engage in investment activity (within the meanings of Section 21 of the Financial Services and Markets Act 2000 (the “**FSMA**”)) received by the Joint Lead Managers in connection with the issue or sale of the Bonds may be communicated or caused to be communicated

except in circumstances in which Section 21(1) of the FSMA does not apply to the Joint Lead Managers. All applicable provisions of the FSMA must be complied with respect to anything done or to be done by the Joint Lead Managers in relation to any Bonds in, from or otherwise involving the United Kingdom.

Hong Kong

Each of the Joint Lead Managers represents, warrants and agrees that:

- (a) it has not offered or sold and will not offer or sell in Hong Kong, by means of any document, any Notes except for Notes which are a “structured product” as defined in the Securities and Futures Ordinance (Cap. 571) of Hong Kong (the “SFO”) other than (i) to “professional investors”; or (ii) in other circumstances which do not result in the document being a “prospectus” as defined in the Companies (Winding Up and Miscellaneous Provisions) Ordinance (Cap. 32) of Hong Kong (the “C(WUMP)O”) or which do not constitute an offer to the public within the meaning of the C(WUMP)O; and
- (b) it has not issued or had in its possession for the purposes of issue, and will not issue or have in its possession for the purposes of issue, whether in Hong Kong or elsewhere, any advertisement, invitation or document relating to any Notes, which is directed at, or the contents of which are likely to be accessed or read by, the public of Hong Kong (except if permitted to do so under the securities laws of Hong Kong) other than with respect to Notes which are or are intended to be disposed of only to persons outside Hong Kong or only to “professional investors”.

Japan

The Bonds have not been and will not be registered under the Financial Instruments and Exchange Law of Japan (Law No. 25 of 1948) (as amended) (the “FIEL”), and disclosure under the FIEL has not been made with respect to the Bonds. Accordingly, the Bonds may not be offered or sold, directly or indirectly in Japan or to, or for the account of, any resident of Japan, or to others for re-offering or re-sale, directly or indirectly in Japan or to, or for the benefit of, any resident of Japan, except pursuant to any exemption from the registration requirements of the FIEL and otherwise in compliance with the FIEL and other applicable provisions of Japanese laws and regulations. As used in this paragraph, “resident of Japan” means any person residing in Japan, including any corporation or other entity organised under the laws of Japan.

Singapore

This Offering Circular has not been and will not be registered as a prospectus with the Monetary Authority of Singapore (the “MAS”). Accordingly, this Offering Circular and any other document or material in connection with the offer or sale, or invitation for subscription or purchase, of the Bonds may not be circulated or distributed, nor may the Bonds be offered or sold, or be made the subject of an invitation for subscription or purchase, whether directly or indirectly, to persons in Singapore other than (i) to an institutional investor (as defined in Section 4A of the SFA) pursuant to Section 274 of the SFA, (ii) to a relevant person (as defined in Section 275(2) of the SFA) pursuant to Section 275(1) of the SFA, or any person pursuant to Section 275(1A) of the SFA, and in accordance with the conditions specified in Section 275 of the SFA and (where applicable) Regulation 3 of the Securities and Futures (Classes of Investors) Regulations 2018, or (iii) otherwise pursuant to, and in accordance with the conditions of, any other applicable provision of the SFA.

Where the Bonds are subscribed or purchased under Section 275 of the SFA by a relevant person which is:

- (a) a corporation (which is not an accredited investor (as defined in Section 4A of the SFA)) the sole business of which is to hold investments and the entire share capital of which is owned by one or more individuals, each of whom is an accredited investor; or
- (b) a trust (where the trustee is not an accredited investor) whose sole purpose is to hold investments and each beneficiary of the trust is an individual who is an accredited investor,

securities or securities-based derivatives contracts (each term as defined in Section 2(1) of the SFA) of that corporation or the beneficiaries' rights and interest (howsoever described) in that trust shall not be transferred within six months after that corporation or that trust has acquired the Bonds pursuant to an offer made under Section 275 of the SFA except:

- (i) to an institutional investor or to a relevant person as defined in Section 275(2) of the SFA, or (in the case of such corporation) where the transfer arises from an offer referred to in Section 276(3)(i)(B) of the SFA or (in the case of such trust) where the transfer arises from an offer referred to in Section 276(4)(i)(B) of the SFA;
- (ii) where no consideration is or will be given for the transfer;
- (iii) where the transfer is by operation of law;
- (iv) as specified in Section 276(7) of the SFA; or
- (v) as specified in Regulation 37A of the Securities and Futures (Offers of Investments) (Securities and Securities-based Derivatives Contracts) Regulations 2018.

Any reference to the SFA is a reference to the Securities and Futures Act, Chapter 289 of Singapore and a reference to any term as defined in the SFA or any provision in the SFA is a reference to that term or provision as modified or amended from time to time including by such of its subsidiary legislation as may be applicable at the relevant time.

The PRC

The Joint Lead Managers have acknowledged that this Offering Circular does not constitute a public offer of the Bonds, whether by way of sale or subscription, in the PRC. The Joint Lead Managers have severally but not jointly represented and agreed that, except to the extent consistent with applicable laws and regulations in the PRC, the Bonds are not being offered and may not be offered or sold, directly or indirectly, in the PRC to or for the benefit of legal or natural persons of the PRC. According to the laws and regulatory requirements in the PRC, with the exception to the extent consistent with applicable laws and regulations in the PRC, the Bonds may, subject to the laws and regulations of the relevant jurisdictions, only be offered or sold to non-PRC natural or legal persons in any country other than the PRC.

Cayman Islands

Each of the Joint Lead Managers has represented, warranted and agreed that it has not made and will not make any invitation, whether directly or indirectly, to the public in the Cayman Islands to offer or sell the Bonds.

GENERAL INFORMATION

Consents

The Group has obtained all necessary consents, approvals and authorizations in the PRC and Cayman Islands in connection with the issue and performance of the Bonds, and the execution and performance of the Parent Guarantee. The entering into of the Trust Deed and Agency Agreement and the issue of the Bonds have been authorised by a resolution of the board of directors of the Issuer dated 24 March 2020. The entering into and performance of the Parent Guarantee has been authorised by a resolution of the board of directors and the shareholders of the Parent Guarantor dated 6 January 2021.

Documents Available

For so long as any of the Bonds are outstanding, upon prior written request and satisfactory proof of holding, copies of the Trust Deed and Agency Agreement may be inspected during normal business hours on any weekday (except public holidays) at the specified offices of the Trustee.

For so long as any of the Bonds are outstanding, upon prior written request and satisfactory proof of holding, copies of Company's Annual Financial Statements, if any, may be obtained during normal business hours on any weekday (except public holidays) at the specified offices of the Trustee.

Litigation

Except as disclosed in this Offering Circular, there are no legal or arbitration proceedings against or affecting the Group, any of its subsidiaries or any of its assets, nor is the Group aware of any pending or threatened proceedings, which are or might be material in the context of this issue of the Bonds.

No Material Adverse Change

Except as disclosed in this Offering Circular, there has been no adverse change, or any development reasonably likely to involve an adverse change, in the condition (financial or otherwise) of the Group's general affairs since 31 December 2020 that is material in the context of the issue of the Bonds.

Clearing Systems and Settlement

The Bonds have been accepted for clearance through the facilities of Euroclear and Clearstream. Certain trading information with respect to the Bonds is set forth below:

	<u>ISIN</u>	<u>Common Code</u>
Bonds	XS2351301812	235130181

Only Bonds evidenced by a Global Certificate have been accepted for clearance through Euroclear and Clearstream.

Listing of the Bonds

Approval in-principle has been received for the listing and quotation of the Bonds on the SGX-ST. The Bonds will be traded on the SGX-ST in a minimum board lot size of S\$200,000 (or its equivalent in foreign currencies) for so long as such Notes are listed on the SGX-ST and the rules of the SGX-ST so provide.

For so long as the Bonds are listed on the SGX-ST and the rules of the SGX-ST so require, a paying agent in Singapore will be appointed and maintained where the Bonds may be presented or surrendered for payment or redemption, in the event that the Global Note is exchanged for individual definitive notes. In addition, in the event that the Global Note is exchanged for definitive certificated notes, announcement of such exchange shall be made through the SGX-ST and such announcement will include all material information with respect to the delivery of the definitive certificated notes, including details of the Singapore paying agent.

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立信中联会计师事务所（特殊普通合伙）
LixinZhonglian CPAs (SPECIAL GENERAL PARTNERSHIP)

AUDITOR'S REPORT

English translation for reference only

LI XIN ZHONG LIAN SHEN ZI (2021) No. D-0510

To Fujian Yango Group Co., Ltd.:

I Auditing Opinions

We have audited the attached financial statements of Fujian Yango Group Co., Ltd. (hereinafter referred to as “Fujian Yango Group”), including consolidated and parent company’s consolidated statements of financial position as at December 31, 2020, consolidated and parent company’s income statements, consolidated and parent company’s statements of cash flow, consolidated and parent company’s statements of changes in owners’ equity for the year ended December 31, 2020 and notes to the financial statements.

In our opinion, the accompanying financial statements, which have been prepared in accordance with the Accounting Standards for Business Enterprises in all material aspects, give a true and fair view of Fujian Yango Group’s consolidated and parent company’s financial positions as at December 31, 2020 and operating results and cash flows for the year ended December 31, 2020.

II Basis of the Audit Opinion

We conducted our audit work in accordance with Chinese Auditing Standards for Certified Public Accountants. Further discussion with respect to our responsibility pursuant to the Auditing Standards can be found herein the section entitled “Certified public accountants’ responsibility for auditing financial statements”. The Ethical

Standards of Certified Public Accountants require that we conduct the auditing independently from Fujian Yango Group and should comply with other responsibilities regarding ethics. We believe that the audit evidence we have obtained is sufficient and appropriate to provide as a basis for our audit opinion.

III Management and Governance’s Responsibilities for the financial statements

The management of Fujian Yango Group (hereinafter referred to as “the Management”) is responsible for the preparation of the financial statements that give a fair view in accordance with the Accounting Standards for Business Enterprises, and the design, implementation and maintenance of the necessary internal control so that there are no material misstatements due to fraud or error in the financial statements.

In preparation of the financial statements, the Management is responsible for evaluating Fujian Yango Group’s ability of going concern, disclosing the relevant events in connection with the going concern (if applicable), and use the going concern assumption, unless the Management plans to liquidate Fujian Yango Group, terminate the operation or has no other realistic options.

Those charged with governance is responsible for supervising the preparation of the financial statements of Fujian Yango Group.

IV Certified public accountants’ responsibility

Our responsibility is to obtain reasonable assurance about whether the financial statements are free from material misstatements due to fraud or error and to issue an auditor’s report with auditing opinion based on our auditing. Reasonable assurance is high-level assurance, but it cannot assure that any material misstatements of financial statements can always be identified during the auditing process performed in according with the Auditing Standards. Misstatements may be caused due to fraud or error. The misstatements can be considered as material if it is reasonably expected that the misstatements alone or in aggregate may have an influence on the readers of financial

statements who make economic decisions based upon the financial statements.

In our auditing process in according with the Auditing Standards, we use our certified public accountants' judgment along with our professional risk assessment. Meanwhile, we also conducted the following:

(1) Identified and assessed the risks of material misstatement of the financial statements due to fraud or error, designed, implemented auditing procedures to response to those risks and obtained sufficient and appropriate audit evidence as the basis for our audit opinion. However, the fraud can be achieved through collusion, falsification, intentional omission, false statement or overriding the internal control, so the risk of failure to detect the material misstatement due to fraud is higher than due to error.

(2) Familiar with the internal control relevant to audit in order to design the appropriate auditing procedures, but the purpose was not to express any opinion with respect to the effectiveness on the internal control.

(3) Evaluated the appropriateness of the accounting policies used and the reasonableness of accounting estimates and relevant disclosures made by the Management.

(4) Made conclusion on the appropriateness of the going concern assumption used by the Management. Meanwhile, according to the audit evidence obtained, we made conclusion on the significant uncertainty on the existence of the events or situations that may result in significant doubts on the ability of going concern of Fujian Yango Group. If we come to a conclusion that there is significant uncertainty, the Auditing Standards require that we shall raise the attention of the readers of the financial statements to the relevant disclosure in the financial statements; if the disclosure is insufficient, we shall express non-unqualified opinion. Our conclusion is based upon the information obtained as at the date of this Auditor's Report. However, any event or situation that may occur in the future may cause Fujian Yango Group's inability to going concern.

(5) Evaluated the overall presentation, structure and contents (including the disclosures)

of the financial statements, and evaluated whether the financial statements gave a true and fair view of relevant transitions and events.

(6) Obtained sufficient and appropriate audit evidence of the financial information relevant to the business and operation activities of Fujian Yango Group and expressed the audit opinion with respect to the financial statements. We are responsible for the guidance, supervision and implementation of auditing the financial statements of Fujian Yango Group, and undertake the full responsibility of our Audit opinion.

We communicate with the governance team on planned audit scope, timeframe, and major audit findings, including communication of the internal control deficiencies that we identified during the audit.

(The following is the seal page of the AUDITOR'S REPORT without content.)

Lixin Zhonglian CPAs (SPECIAL
GENERAL PARTNERSHIP)



Chinese Certified Public Accountants: CHEN Liqing
(Project Partner)



Chinese Certified Public Accountants: YE Yuying



Tianjin, China

29 April, 2021

Consolidated Statement of Financial Position

As at December 31 2020

Prepared by: FUJIAN YANGO GROUP CO., LTD

Currency: RMB

Item	Note	December 31 2020	December 31 2019
CURRENT ASSETS:			
Monetary funds	V.1	55,341,154,648.30	48,041,395,931.83
Settlement reserves			
Loans to other banks			
Trading financial assets	V.2	9,914,651,295.81	4,878,260,144.01
Derivative financial assets			
Notes receivable	V.3	573,596,381.27	511,047,673.24
Accounts receivable	V.4	4,620,346,694.44	6,033,928,022.03
Receivables financing	V.5	1,430,565,537.09	1,917,300,055.31
Prepayments	V.6	10,924,237,857.90	7,315,880,913.41
Premiums receivable			
Reinsurance accounts receivable			
Reinsurance reserve receivable			
Other receivables	V.7	51,726,995,727.70	43,530,053,219.14
Include: Interest receivable		106,265,493.58	3,838,550.00
Dividends receivable		36,000,000.00	
Financial assets under reverse repo			
Inventories	V.8	196,402,896,927.91	183,665,218,282.85
Contract assets	V.9	2,393,751,226.63	
Held-for-sale assets			
Non-current assets due within one year	V.10	473,510,126.51	2,103,880,460.27
Other current assets	V.11	9,741,486,338.54	7,185,495,502.57
Total current assets		343,543,192,762.10	305,182,460,204.66
NON-CURRENT ASSETS:			
Lending and advances			
Debt investment			
Other debt investment			
Long-term receivables	V.12	265,415,177.73	181,607,368.84
Long-term equity investment	V.13	37,830,834,312.43	22,086,820,536.26
Investment in other equity instruments	V.14	97,647,409.36	111,343,850.19
Other non-current financial assets	V.15	756,164,347.91	648,000,357.30
Investment properties	V.16	12,466,970,936.16	11,925,676,356.78
Property, plant and equipment	V.17	7,567,450,867.36	6,554,113,895.13
Construction in progress	V.18	331,206,992.72	627,504,855.31
Productive biological asset			
Oil and gas asset			
Right-of-use assets			
Intangible assets	V.19	3,208,723,764.30	3,080,224,294.28
Development expenditure	V.20	10,012,430.19	11,396,317.02
Goodwill	V.21	3,141,094,837.32	2,873,260,907.43
Long-term deferred expenses	V.22	149,772,664.85	121,723,441.85
Deferred income tax assets	V.23	489,745,949.45	252,459,558.86
Other non-current assets	V.24	5,204,214,899.17	5,977,608,018.93
Total non-current assets		71,519,254,588.95	54,451,739,758.18
TOTAL ASSETS		415,062,447,351.05	359,634,199,962.84

Legal representative: Wu Jie

Accounting principal: Liu Dongping

Person in charge of accounting department: Jiang Jiaping

Consolidated Statement of Financial Position

As at December 31 2020

Prepared by: FUJIAN YANGO GROUP CO., LTD

Currency: RMB

Item	Note	December 31 2020	December 31 2019
CURRENT LIABILITIES:			
Short-term borrowings	V.26	10,055,342,721.96	14,305,187,559.69
Borrowings from central bank			
Borrowings from other banks			
Trading financial liabilities			
Derivative financial liabilities	V.27	26,285,000.00	
Notes payable	V.28	6,680,622,331.83	4,172,946,355.41
Accounts payable	V.29	31,145,815,716.09	22,966,497,314.29
Advanced payments from customers	V.30	126,431,257.54	87,888,753,593.90
Contract liabilities	V.31	78,611,530,882.63	
Financial liabilities under repo			
Absorbing deposit and interbank deposit			
Deposit for agency security transaction			
Deposit for agency security underwriting			
Employee benefits payable	V.32	1,170,441,087.48	1,237,624,362.50
Tax payables	V.33	12,903,410,252.86	9,618,024,253.54
Other payables	V.34	68,380,767,658.64	34,922,288,884.36
Include: Interest payable		1,841,557,986.22	1,622,350,046.69
Dividends payable		151,980,951.41	71,801,787.16
Handling charges and commissions payable			
Reinsurance accounts payable			
Held-for-sale liabilities			
Non-current liabilities due within one year	V.35	32,598,668,768.17	28,181,437,682.53
Other current liabilities	V.36	10,168,728,904.81	1,629,800,000.00
Total current liabilities		251,868,044,582.01	204,922,560,006.22
NON-CURRENT LIABILITIES:			
Insurance contract reserve			
Long-term borrowings	V.37	58,311,063,505.64	70,054,797,941.25
Bonds payable	V.38	28,073,014,268.27	20,923,783,410.90
Include: Preferred shares			
Perpetual bond			
Lease liabilities			
Long-term payables	V.39	234,917,693.51	190,670,786.24
Long-term employee compensation payable			
Estimated liabilities	V.40	600,162,331.07	469,808,724.55
Deferred income	V.41	236,143,194.67	176,991,620.41
Deferred income tax liabilities	V.23	1,357,580,786.37	915,849,071.25
Other non-current liabilities	V.42	2,691,548,229.03	
Total non-current liabilities		91,504,430,008.56	92,731,901,554.60
TOTAL LIABILITIES		343,372,474,590.57	297,654,461,560.82
OWNER'S EQUITY (OR SHAREHOLDER'S EQUITY):			
Paid-in capital (or capital stock)	V.43	7,960,000,000.00	7,960,000,000.00
Other equity instruments			
Include: Preferred shares			
Perpetual bond			
Capital reserves	V.44	548,872,650.27	339,770,557.72
Less: Treasury stock			
Other comprehensive income	V.45	265,902,979.18	206,222,182.89
Special reserve			
Surplus reserve	V.46	135,165,502.66	
General risk reserve			
Undistributed profit	V.47	5,863,453,074.53	4,255,809,612.08
Total owners' equity attributable to parent company		14,773,394,206.64	12,761,802,352.69
Non-controlling interest		56,916,578,553.84	49,217,936,049.33
TOTAL OWNER'S EQUITY		71,689,972,760.48	61,979,738,402.02
TOTAL LIABILITIES AND OWNER'S EQUITY		415,062,447,351.05	359,634,199,962.84

Legal representative: Wu Jie

Accounting principal: Liu Dongping

Person in charge of accounting department: Jiang Jiaping

Consolidated Income Statement

For the period ended December 31 2020

Prepared by: FUJIAN YANGO GROUP CO., LTD

Currency: RMB

Item	Note	Current period cumulative	Preceding period comparative
I. Total Operating revenue	V.48	109,437,256,291.40	90,533,718,065.30
Include: Operating revenue	V.48	109,437,256,291.40	90,533,718,065.30
Interest income			
Premium earned			
Revenue from handling charges and commission			
II. Total operating cost		102,846,420,330.39	84,381,226,106.61
Operating cost	V.48	90,346,361,594.68	71,271,492,998.38
Interest expense			
Handling charges and commission expenditure			
Surrender money			
Net payment of insurance claims			
Net provision for insurance contract			
Premium bonus expenditure			
Reinsurance expense			
Taxes and surcharges	V.49	3,795,989,566.46	4,025,534,841.03
Selling expenses	V.50	2,670,180,838.16	2,841,127,354.91
Administrative expenses	V.51	2,949,968,758.21	3,180,803,439.26
Research and development expenses	V.52	592,560,267.73	503,529,085.70
Financial expenses	V.53	2,491,359,305.15	2,558,738,387.33
Includes: Interest expense		2,991,002,934.96	2,659,263,602.09
Interest income		531,469,820.93	512,351,120.99
Add: Other income	V.54	256,931,467.30	172,041,875.15
Investment income (Loss denoted with "-")	V.55	3,471,531,357.88	2,589,663,337.03
Include: Investment income from associates and joint ventures		3,010,641,928.94	1,451,116,009.00
Income from derecognition of financial assets measured at amortized cost (Loss denoted with "-")			
Exchange gain (Loss denoted with "-")			
Net exposure hedging income (Loss denoted with "-")			
Gains on changes of fair value (Loss denoted with "-")	V.56	1,064,784,201.42	184,723,904.35
Credit impairment loss (Loss denoted with "-")	V.57	-193,226,645.26	-99,276,846.58
Assets impairment loss (Loss denoted with "-")	V.58	-947,481,018.10	-708,795,490.57
Gains on disposal of asset (Loss denoted with "-")	V.59	88,195,131.43	233,380.06
III. Gross profit (Loss denoted with "-")		10,331,570,455.68	8,291,082,118.13
Add: Non-operating income	V.60	130,541,375.22	93,620,416.52
Less: Non-operating expense	V.61	453,478,414.01	146,668,869.97
IV. Profit before taxation (Total Loss denoted with "-")		10,008,633,416.89	8,238,033,664.68
Less: Income tax expense	V.62	3,693,729,429.76	2,618,529,493.58
V. Net profit (Net loss denoted with "-")		6,314,903,987.13	5,619,504,171.10
(1) Classification by business continuity:			
1. Net profit from continuing operations (Net loss denoted with "-")		6,315,571,112.68	5,517,375,969.07
2. Net profit from discontinued operations (Net loss denoted with "-")		-667,125.55	102,128,202.03
(2) Classification by ownership:			
1. Net profit attributable to the shareholders of parent company (Net loss denoted with "-")		1,905,869,411.36	1,868,129,073.61
2. Net profit attributable to the non-controlling shareholders (Net loss denoted with "-")		4,409,034,575.77	3,751,375,097.49
VI. Net amount of other comprehensive income after tax		-40,215,837.96	-174,767,140.56
Items attributable to the owners of the parent company		-63,659,359.60	-153,116,847.30
(I) Not to be reclassified subsequently into profit or loss		-4,526,641.46	-30,404,859.85
1. Changes arising from the remeasurement of defined benefit plan			
2. Items under equity method that will not be reclassified to profit or loss			
3. Changes in fair value of other equity instrument investments		-4,526,641.46	-30,404,859.85
4. Changes in fair value of corporate credit risk			
5. Others			
(II) To be reclassified subsequently into profit or loss		-59,132,718.14	-122,711,987.45
1. Items under equity method that will be reclassified into profit or loss		-76,995,589.45	23,484,343.33
2. Changes in fair value of other debt investments			
3. Amount of financial assets reclassified into other comprehensive income			
4. Provision for credit impairment of other debt investments			
5. Cash flow hedging reserve (profit or loss on cash flow hedging)			
6. Balance arising from the translation of foreign currency financial statements		250,670.38	-140,906.48
7. Others		17,612,200.93	-146,055,424.30
Items attributable to non-controlling shareholders		23,443,521.64	-21,650,293.26
VII. Total comprehensive income		6,274,688,149.17	5,444,737,030.54
Total comprehensive income attributable to owners of the parent company		1,842,210,051.76	1,715,012,226.31
Total comprehensive income attributable to non-controlling shareholders		4,432,478,097.41	3,729,724,804.23
VIII. Earnings per share			
(I) Basic earnings per share			
(II) Diluted earnings per share			

Consolidated Statement of Cash Flow

For the period ended December 31 2020

Prepared by: FUJIAN YANGO GROUP CO., LTD

Currency: RMB

Item	Notes	Current period cumulative	Preceding period comparative
I. Cash flows from operating activities			
Cash received from selling commodities and providing labor services		110,912,039,106.87	111,359,727,457.24
Net increase in customer deposits and interbank deposits			
Net increase in borrowing from the central bank			
Net increase in borrowing from other financing institution			
Cash received from the premium of the original insurance contract			
Net cash received from reinsurance business			
Net increase in deposit and investment of the insured			
Cash received in interest, service charge and commission			
Net increase in borrowing funds			
Net increase in repurchase business funds			
Net cash received from acting sales of securities			
Refunds of taxes		13,523,213.14	34,698,978.91
Other cash receipts from operating-related activities		55,995,723,056.53	44,871,843,470.24
Total cash inflow from operating activities		166,921,285,376.54	156,266,269,906.39
Cash paid for purchasing commodities and receiving labor services payment		83,291,059,292.05	92,708,879,473.93
Net increase in customer loans and advances			
Net increase in the deposit of central bank and interbank funds			
Cash of the indemnity of the original insurance contract			
Net increase in lending funds			
Cash to pay interest, service charge and commission			
Cash to pay policy dividends			
Cash paid to and for employees		6,056,142,915.30	5,748,838,699.59
Taxes and dues payment		8,484,165,964.85	8,854,234,953.52
Other cash payments from operating-related activities		49,184,400,979.38	34,235,173,282.37
Total cash outflow from operating activities		147,015,769,151.58	141,547,126,409.41
Net cash flow from / (used in) operating activities		19,905,516,224.96	14,719,143,496.98
II. Cash flows from investing activities			
Cash received from disinvestment		11,750,764,093.70	4,674,933,048.47
Cash received from obtaining investment earnings		518,159,886.07	350,303,605.16
Net cash withdrawn from the disposal of fixed assets, intangible assets and other long-term assets		109,167,754.86	236,709,628.94
Net cash received from the disposal of subsidiaries and other business units			1,340,188,952.39
Other cash payments from investing-related activities		484,561,215.00	187,685,814.58
Total cash inflow from investing activities		12,862,652,949.63	6,789,821,049.54
Cash paid for the construction of fixed assets, intangible assets and other long-term assets		1,154,297,958.76	646,374,548.49
Cash paid for investment		29,299,519,650.73	14,350,837,913.31
Net increase in pledged loans			
Net cash received from the payment of subsidiaries and other business units		2,133,503,274.40	1,852,408,958.38
Other cash payments from investing-related activities		1,865,839,858.94	1,251,399,374.06
Total cash outflow from investing activities		34,453,160,742.83	18,101,020,794.24
Net cash flow from / (used in) investing activities		-21,590,507,793.20	-11,311,199,744.70
III. Cash flows from financing activities			
Cash received from absorbing investment		12,792,973,253.29	5,784,577,401.35
Include: Cash received by subsidiaries from absorbing minority shareholders' investment		12,792,973,253.29	5,484,577,401.35
Cash received from obtaining borrowing		101,717,797,222.87	99,141,939,564.77
Other cash receipts from financing-related activities		12,757,368,480.30	3,959,895,065.34
Total cash inflow from financing activities		127,268,138,956.46	108,886,412,031.46
Cash paid for repayment of debts		96,024,378,054.62	93,386,925,289.75
Cash paid for distributing dividends and profits or repayment of interests		12,467,443,137.77	10,843,922,757.91
Include: Dividends and profits paid by subsidiaries to minority shareholders		867,697,750.54	534,602,050.33
Other cash payments from financing-related activities		12,136,843,473.62	5,639,855,236.51
Total cash outflow from financing activities		120,628,664,666.01	109,870,703,284.17
Net cash flow from / (used in) financing activities		6,639,474,290.45	-984,291,252.71
IV. Effect of foreign exchanges rate on cash and cash equivalents		-500,137,871.79	144,544,569.46
V. Net Increase in cash and cash equivalents		4,454,344,850.42	2,568,197,069.03
Add: Cash and cash equivalents at the beginning of the year		40,212,208,152.01	37,644,011,082.98
IV. Cash and cash equivalents at the end of the year		44,666,553,002.43	40,212,208,152.01

Legal representative: Wu Jie

Accounting principal: Liu Dongping

Person in charge of accounting department: Jiang Jiaping

Consolidated Statement of Changes in Owners' Equity

For the period ended December 31, 2020

Prepared by: FUJIAN YANGO GROUP CO., LTD

Currency: RMB

Item	Current period cumulative													Non-controlling interest	Total owner's equity
	Owner's equity attributable to the parent company											Subtotal			
	Capital stock	Other equity instruments			Capital reserves	Less: treasury stocks	Other Comprehensive income	Special reserve	Surplus reserves	Provision for general risk	Undistributed profit		Others		
	Preferred shares	Perpetual bond	Others												
I. Closing balance of previous year	7,960,000,000.00				339,770,557.72		206,222,182.89				4,255,809,612.08		12,761,802,352.69	49,217,936,049.33	61,979,738,402.02
Add: Change of accounting policies							123,340,155.89				-153,840,507.07		-30,500,351.18	-147,382,712.78	-177,883,063.96
Corrections of prior period errors															
Business combination under common control															
Others															
II. Opening balance of current year	7,960,000,000.00				339,770,557.72		329,562,338.78				4,101,969,105.01		12,731,302,001.51	49,070,553,336.55	61,801,855,338.06
III. Increase or decrease amount of current period (Decrease denoted with "-")					209,102,092.55		-63,659,359.60		135,165,502.66		1,761,483,969.52		2,042,092,205.13	7,846,025,217.29	9,888,117,422.42
(I) Total comprehensive income							-63,659,359.60				1,905,869,411.36		1,842,210,051.76	4,432,478,097.41	6,274,688,149.17
(II) Capital invested and reduced by owners					142,698,072.33						-5,930,496.16		136,767,576.17	4,571,477,445.53	4,708,245,021.70
1. Common shares contributed by shareholders														12,495,128,109.65	12,495,128,109.65
2. Contribution by other equity instruments holders															
3. Share-based payments recorded in equity															
4. Others					142,698,072.33						-5,930,496.16		136,767,576.17	-7,923,650,664.12	-7,786,883,087.95
(III) Distribution									135,165,502.66		-135,165,502.66			-1,094,815,748.45	-1,094,815,748.45
1. Appropriation of surplus reserves									135,165,502.66		-135,165,502.66				
2. Appropriation of general risk provision															
3. Distribution to equity owners (or shareholders)														-1,094,815,748.45	-1,094,815,748.45
4. Others															
(IV) Transfer within owner's equity					66,404,020.22						-3,289,443.02		63,114,577.20	-63,114,577.20	
1. Transfer of capital reserves to paid-in capital (or capital stock)															
2. Transfer of surplus reserves to paid-in capital (or capital stock)															
3. Transfer of surplus reserves to recover prior year loss															
4. Setting the Change Amount of Income Plan to Retain the Retained Income															
5. Retained earnings carried over from other comprehensive earnings															
6. Others					66,404,020.22						-3,289,443.02		63,114,577.20	-63,114,577.20	
IV. Closing balance of the current period	7,960,000,000.00				548,872,650.27		265,902,979.18		135,165,502.66		5,863,453,074.53		14,773,394,206.64	56,916,578,553.84	71,689,972,760.48

Legal representative: Wu Jie

Accounting principal: Liu Dongping

Person in charge of accounting department: Jiang Jiaping

Consolidated Statement of Changes in Owners' Equity

For the period ended December 31 2020

Prepared by: FUJIAN YANGO GROUP CO., LTD

Currency: RMB

Item	Preceding period cumulative															
	Owner's equity attributable to the parent company													Non-controlling interest	Total owner's equity	
	Capital stock	Other equity instruments			Capital reserves	Less: treasury stocks	Other Comprehensive income	Special reserve	Surplus reserves	Provision for general risk	Undistributed profit	Others	Subtotal			
Preferred shares	Perpetual bond	Others														
I. Closing balance of previous year	7,660,000,000.00				361,006,066.28		352,740,230.19					2,470,347,876.79		10,844,094,173.26	39,871,547,424.66	50,715,641,597.92
Add: Change of accounting policies							6,598,800.00					-87,920,552.66		-81,321,752.66	-104,577,162.87	-185,898,915.53
Corrections of prior period errors																
Business combination under common control																
Others																
II. Opening balance of current year	7,660,000,000.00				361,006,066.28		359,339,030.19					2,382,427,324.13		10,762,772,420.60	39,766,970,261.79	50,529,742,682.39
III. Increase or decrease amount of current period (Decrease denoted with "-")	300,000,000.00				-21,235,508.56		-153,116,847.30					1,873,382,287.95		1,999,029,932.09	9,450,965,787.54	11,449,995,719.63
(I) Total comprehensive income							-153,116,847.30					1,868,129,073.61		1,715,012,226.31	3,729,724,804.23	5,444,737,030.54
(II) Capital invested and reduced by owners	300,000,000.00				-8,948,998.15							5,253,214.34		296,304,216.19	6,692,577,296.47	6,988,881,512.66
1. Common shares contributed by shareholders	300,000,000.00													300,000,000.00	8,815,858,203.81	9,115,858,203.81
2. Contribution by other equity instruments holders																
3. Share-based payments recorded in equity																
4. Others					-8,948,998.15							5,253,214.34		-3,695,783.81	-2,123,280,907.34	-2,126,976,691.15
(III) Distribution															-983,622,823.57	-983,622,823.57
1. Appropriation of surplus reserves																
2. Appropriation of general risk provision																
3. Distribution to equity owners (or shareholders)															-983,622,823.57	-983,622,823.57
4. Others																
(IV) Transfer within owner's equity					-12,286,510.41									-12,286,510.41	12,286,510.41	
1. Transfer of capital reserves to paid-in capital (or capital stock)																
2. Transfer of surplus reserves to paid-in capital (or capital stock)																
3. Transfer of surplus reserves to recover prior year loss																
4. Setting the Change Amount of Income Plan to Retain the Retained Income																
5. Retained earnings carried over from other comprehensive earnings																
6. Others					-12,286,510.41									-12,286,510.41	12,286,510.41	
IV. Closing balance of the current period	7,960,000,000.00				339,770,557.72		206,222,182.89					4,255,809,612.08		12,761,802,352.69	49,217,936,049.33	61,979,738,402.02

Legal representative: Wu Jie

Accounting principal: Liu Dongping

Person in charge of accounting department: Jiang Jiaping

Parent Statement of Financial Position

As at December 31 2020

Prepared by: FUJIAN YANGO GROUP CO., LTD

Currency: RMB

Item	Note	December 31 2020	31 December 2019
CURRENT ASSETS:			
Monetary funds		1,072,385,049.05	1,810,738,096.96
Trading financial assets		1,758,013,166.67	1,736,989,315.07
Derivative financial assets			
Notes receivable			
Accounts receivable	XII.1	557,815,417.41	1,443,411,896.07
Receivables financing			
Prepayments		322,376,193.81	1,102,354.57
Other receivables	XII.2	12,077,428,272.34	7,510,016,733.66
Include: Interest receivable		46,555,489.58	
Dividends receivable			
Inventories			27,619.75
Contract assets			
Held-for-sale assets			
Non-current assets due within one year			
Other current assets		105,544,550.48	6,069,745.98
Total current assets		15,893,562,649.76	12,508,355,762.06
NON-CURRENT ASSETS:			
Debt investment			
Other debt investment			
Long-term receivables		97,130,442.00	83,368,974.15
Long-term equity investment	XII.3	13,335,565,429.58	12,729,652,451.75
Investment in other equity instruments			
Other non-current financial assets		109,991,963.57	414,394,440.37
Investment properties			
Property, plant and equipment		101,777.22	113,640.87
Construction in progress			
Productive biological asset			
Oil and gas asset			
Right-of-use assets			
Intangible assets			7,834.72
Development expenditure			
Goodwill			
Long-term deferred expenses			
Deferred income tax assets			
Other non-current assets		615,000,000.00	
Total non-current assets		14,157,789,612.37	13,227,537,341.86
TOTAL ASSETS		30,051,352,262.13	25,735,893,103.92

Legal representative: Wu Jie

Accounting principal: Liu Dongping

Person in charge of accounting department: Jiang Jiaping

Parent Statement of Financial Position

As at December 31 2020

Prepared by: FUJIAN YANGO GROUP CO., LTD

Currency: RMB

Item	Note	December 31 2020	31 December 2019
CURRENT LIABILITIES:			
Short-term borrowings		2,842,842,556.79	2,277,598,908.20
Trading financial liabilities			
Derivative financial liabilities			
Notes payable		400,153,658.00	500,000,000.00
Accounts payable		1,480,188,224.59	1,339,079,368.80
Advanced payments from customers			156,535.84
Contract liabilities		24,090,147.32	
Employee benefits payable		31,900.00	31,900.00
Tax payables		2,530,899.26	1,380,312.73
Other payables		4,887,749,142.99	4,640,991,414.96
Include: Interest payable		307,921,024.77	245,955,165.08
Dividends payable			
Held-for-sale liabilities			
Non-current liabilities due within one year		4,130,498,749.07	910,380,779.98
Other current liabilities		1,148,239,705.76	
Total current liabilities		14,916,324,983.78	9,669,619,220.51
NON-CURRENT LIABILITIES:			
Long-term borrowings		2,447,675,923.00	1,571,480,000.00
Bonds payable		2,185,184,306.64	5,794,632,445.15
Include: Preferred shares			
Perpetual bond			
Lease liabilities			
Long-term payables			
Long term employee compensation payable			
Estimated liabilities			
Deferred income			
Deferred income tax liabilities			
Other non-current liabilities		1,195,004,822.09	
Total non-current liabilities		5,827,865,051.73	7,366,112,445.15
TOTAL LIABILITIES		20,744,190,035.51	17,035,731,665.66
OWNER'S EQUITY (OR SHAREHOLDER'S EQUITY):			
Paid-in capital (or capital stock)		7,960,000,000.00	7,960,000,000.00
Other equity instruments			
Include: Preferred shares			
Perpetual bond			
Capital reserves		7,646,400.00	7,646,400.00
Less: Treasury stock			
Other comprehensive income		-12,139,200.00	30,855,600.00
Special reserve			
Surplus reserves		135,165,502.66	
Undistributed profit		1,216,489,523.96	701,659,438.26
TOTAL OWNER'S EQUITY		9,307,162,226.62	8,700,161,438.26
TOTAL LIABILITIES AND OWNER'S EQUITY		30,051,352,262.13	25,735,893,103.92

Legal representative: Wu Jie

Accounting principal: Liu Dongping

Person in charge of accounting department: Jiang Jiaping

Parent Income Statement

For the period ended December 31 2020

Prepared by: FUJIAN YANGO GROUP CO., LTD

Currency: RMB

Item	Notes	Current period cumulative	Preceding period comparative
I. Total operating revenue	XII.4	9,104,472,005.64	11,425,931,808.71
Less: Operating costs	XII.4	8,984,063,861.02	11,196,133,837.01
Taxes and surcharges		4,782,719.69	5,752,933.17
Selling expenses		311,798.90	493,614.80
Administrative expenses		16,692,080.06	21,040,696.08
Research and development expenses			
Financial expenses		772,234,815.47	801,145,202.95
Includes: Interest expense		892,154,137.79	812,460,930.49
Interest income		45,338,501.71	67,059,245.36
Add: Other income		14,800,000.00	10,410,000.00
Investment income (Loss denoted with “-”)	XII.5	1,361,822,750.19	1,456,117,870.75
Include: Investment income from associates and joint ventures		693,975,208.72	699,575,352.41
Income from derecognition of financial assets measured at amortized cost (Loss denoted with “-”)			
Net exposure hedging income (Loss denoted with “-”)			
Gains on changes of fair value (Loss denoted with “-”)		-36,989,315.07	36,989,315.07
Credit impairment loss (Loss denoted with “-”)		-7,825,673.33	1,089,735.28
Assets impairment loss(Loss denoted with “-”)			
Gains on disposal of asset (Loss denoted with “-”)			
II. Gross profit (Loss denoted with “-”)		658,194,492.29	905,972,445.80
Add: Non-operating income		11,249,793.45	
Less: Non-operation expense		19,412,000.13	1,510,285.08
III. Profit before taxation (Total Loss denoted with “-”)		650,032,285.61	904,462,160.72
Less: Income tax expense		36,697.25	
IV. Net profit (Net losses denoted with “-”)		649,995,588.36	904,462,160.72
1.Net profit from continuing operations (Net loss denoted with “-”)		649,995,588.36	904,462,160.72
2.Net profit from discontinued operations (Net loss denoted with “-”)			
V. Net amount of other comprehensive income after tax		-42,994,800.00	-6,069,600.00
(I) Not to be reclassified subsequently into profit or loss			
1. Changes arising from the remeasurement of defined benefit plan			
2. Items under equity method that will not be reclassified to profit or loss			
3. Changes in fair value of other equity instrument investments			
4. Changes in fair value of corporate credit risk			
5. Others			
(II) To be reclassified subsequently into profit or loss		-42,994,800.00	-6,069,600.00
1. Items under equity method that will be reclassified into profit or loss		-42,994,800.00	-6,069,600.00
2. Changes in fair value of other debt investments			
3. Amount of financial assets reclassified into other comprehensive income			
4. Provision for credit impairment of other debt investments			
5. Cash flow hedging reserve (profit or loss on cash flow hedging)			
6. Balance arising from the translation of foreign currency financial statements			
7. Others			
VI. Total comprehensive income		607,000,788.36	898,392,560.72
VII. Earnings per share			
(I) Basic earnings per share		*	*
(II) Diluted earnings per share		*	*

Legal representative: Wu Jie

Accounting principal: Liu Dongping

Person in charge of accounting department:Jiang Jiaping

Parent Statement of Cash Flow

For the period ended December 31 2020

Prepared by: FUJIAN YANGO GROUP CO., LTD

Currency: RMB

Item	Notes	Current period cumulative	Preceding period comparative
I. Cash flows from operating activities			
Cash received from selling commodities and providing labor services		11,165,980,495.46	12,305,650,234.42
Receipts of tax refunds			
Other cash receipts from operating-related activities		3,423,288,091.92	5,874,657,781.67
Total cash inflow from operating activities		14,589,268,587.38	18,180,308,016.09
Cash paid for purchasing commodities and receiving labor services payment		10,408,749,190.27	12,212,999,016.27
Cash paid to and on behalf of staff		4,907,780.93	6,588,137.71
Taxes and dues payment		10,622,470.32	14,599,319.95
Other cash payments from operating-related activities		7,094,810,288.55	6,755,617,557.37
Total cash outflow from operating activities		17,519,089,730.07	18,989,804,031.30
Net cash flow from / (used in) operating activities		-2,929,821,142.69	-809,496,015.21
II. Cash flows from investing activities			
Cash received from disinvestment		2,855,927,645.02	1,426,618,182.46
Cash received from obtaining investment earnings		415,916,218.38	408,524,881.27
Net cash withdrawn from the disposal of fixed assets, intangible assets and other long-term assets			
Net cash received from the disposal of subsidiaries and other business units			
Other cash payments from investing-related activities			
Total cash inflow from investing activities		3,271,843,863.40	1,835,143,063.73
Cash paid for the construction of fixed assets, intangible assets and other long-term assets		2,908,000.00	24,105.16
Cash paid for investment		2,923,443,299.66	2,694,752,855.10
Net cash received from the payment of subsidiaries and other business units			
Other cash payments from investing-related activities			
Total cash outflow from investing activities		2,926,351,299.66	2,694,776,960.26
Net cash flow from / (used in) investing activities		345,492,563.74	-859,633,896.53
III. Cash flows from financing activities			
Cash received from absorbing investment			300,000,000.00
Cash received from obtaining borrowing		8,235,312,658.59	7,244,827,500.00
Other cash receipts from financing-related activities		183,566,102.65	21,447,151.47
Total cash inflow from financing activities		8,418,878,761.24	7,566,274,651.47
Cash paid for repayment of debts		4,800,037,232.00	6,145,681,929.58
Cash paid for distributing dividends and profits or repayment of interests		806,729,931.85	696,029,035.05
Other cash payments from financing-related activities		597,477,882.98	83,899,001.63
Total cash outflow from financing activities		6,204,245,046.83	6,925,609,966.26
Net cash flow from / (used in) financing activities		2,214,633,714.41	640,664,685.21
IV. Influence of changes in exchange rate on cash and cash equivalents		-2,481,312.66	41.93
V. Net Increase in cash and cash equivalents		-372,176,177.20	-1,028,465,184.60
Add: Cash and cash equivalents at the beginning of the year		650,565,619.66	1,679,030,804.26
IV. Cash and cash equivalents at the end of the year		278,389,442.46	650,565,619.66

Legal representative: Wu Jie

Accounting principal: Liu Dongping

Person in charge of accounting department: Jiang Jiaping

Parent Statement of Changes in Owners' Equity

For the period ended December 31 2020

Prepared by: FUJIAN YANGO GROUP CO., LTD

Currency: RMB

Item	Current period cumulative											
	Capital stock	Other equity instruments			Capital reserves	Less: treasury stocks	Other Comprehensive income	Special reserve	Surplus reserves	Undistributed profit	Others	Total
		Preferred shares	Perpetual bond	Others								
I. Closing balance of previous year	7,960,000,000.00				7,646,400.00		30,855,600.00			701,659,438.26		8,700,161,438.26
Add: Change of Accounting policies												
Corrections of prior period errors												
Others												
II. Opening balance of current year	7,960,000,000.00				7,646,400.00		30,855,600.00			701,659,438.26		8,700,161,438.26
III. Increase or decrease amount of current period (Decrease denoted with "-")							-42,994,800.00		135,165,502.66	514,830,085.70		607,000,788.36
(I) Total comprehensive income							-42,994,800.00			649,995,588.36		607,000,788.36
(II) Invested and decreased capital of the owner												
1. Common shares contributed by shareholders												
2. Contribution by other equity instruments holders												
3. Share-based payments recorded in equity												
4. Others												
(III) Distribution									135,165,502.66	-135,165,502.66		
1. Appropriation of surplus reserves									135,165,502.66	-135,165,502.66		
2. Distribution to equity owners (or shareholders)												
3. Others												
(IV) Transfer within owner's equity												
1. Transfer of capital reserves to paid-in capital (or capital stock)												
2. Transfer of surplus reserves to paid-in capital (or capital stock)												
3. Transfer of surplus reserves to recover prior year loss												
4. Setting the Change Amount of Income Plan to Retain the Retained Income												
5. Retained earnings carried over from other comprehensive earnings												
6. Others												
IV. Closing balance of the current period	7,960,000,000.00				7,646,400.00		-12,139,200.00		135,165,502.66	1,216,489,523.96		9,307,162,226.62

Parent Statement of Changes in Parent Owners' Equity

For the period ended December 31 2020

Prepared by: FUJIAN YANGO GROUP CO., LTD

Currency: RMB

Item	Capital stock	Other equity instruments			Capital reserves	Less: treasury stocks	Other Comprehensive income	Special reserve	Surplus reserves	Undistributed profit	Others	Total
		Preferred shares	Perpetual bond	Others								
I. Closing balance of previous year	7,660,000,000.00				-237,600.00		30,326,400.00			-144,903,922.46		7,545,184,877.54
Add: Change of Accounting policies						6,598,800.00				-57,898,800.00		-51,300,000.00
Corrections of prior period errors												
Others												
II. Opening balance of current year	7,660,000,000.00				-237,600.00		36,925,200.00			-202,802,722.46		7,493,884,877.54
III. Increase or decrease amount of current period (Decrease denoted with "-")	300,000,000.00				7,884,000.00		-6,069,600.00			904,462,160.72		1,206,276,560.72
(I) Total comprehensive income						-6,069,600.00				904,462,160.72		898,392,560.72
(II) Invested and decreased capital of the owner	300,000,000.00				7,884,000.00							307,884,000.00
1. Common shares contributed by shareholders	300,000,000.00											300,000,000.00
2. Contribution by other equity instruments holders												
3. Share-based payments recorded in equity												
4. Others					7,884,000.00							7,884,000.00
(III) Distribution												
1. Appropriation of surplus reserves												
2. Distribution to equity owners (or shareholders)												
3. Others												
(IV) Transfer within owner's equity												
1. Transfer of capital reserves to paid-in capital (or capital stock)												
2. Transfer of surplus reserves to paid-in capital (or capital stock)												
3. Transfer of surplus reserves to recover prior year loss												
4. Setting the Change Amount of Income Plan to Retain the Retained Income												
5. Retained earnings carried over from other comprehensive earnings												
6. Others												
IV. Closing balance of the current period	7,960,000,000.00				7,646,400.00		30,855,600.00			701,659,438.26		8,700,161,438.26

Legal representative: Wu Jie

Accounting principal: Liu Dongping

Person in charge of accounting department: Jiang Jiaping

NOTES TO THE FINANCIAL STATEMENTS

I. CORPORATE INFORMATION

1. General Information

Fujian Yango Group Co., Ltd. (hereinafter referred to as "the Company") was incorporated in China on 6th February, 2002. The current registered capital is RMB 7,960 million, in which Ms. Wu Jie invested RMB 3,482,026,312.85 with a shareholding ratio of 43.75%, Yango Holding Group Co., Ltd. invested RMB3,492,972,513.97 with a shareholding ratio of 43.88%, Ms. Lin Xueying invested RMB 816,645,865.92 with a shareholding ratio of 10.26%, Fuzhou Rong Xing Jie Investment Co., Ltd. invested RMB 136,371,787.71 with a shareholding ratio of 1.71%, and Fuzhou Kai Sheng Hui Investment Co., Ltd. invested RMB 31,983,519.55 with a shareholding ratio of 0.4%. Ms. Wu Jie is the legal representative of the Company. The registered address of the Company is No.99, Denglong Road, Luoxing Street, Mawei District, Fuzhou, the Peoples' Republic of China ("PRC"). Uniform social credit code: 91350000735658436D. Business scope of the Company: Research and development of computer hardware and software; investment in the information technology service industry, education services, environmental protection industry, financial services and medical industry; enterprise management consulting services; machinery and equipment, building materials, interior decoration materials, elevator, coke, mineral products, metal materials, chemical products (excluding hazardous chemicals and precursor chemicals), chemical fertilizer, lubricating oil, fuel oil, plastic products, rubber products, feed and coal sales; foreign trade; wholesale and retail of pre-packaged food; wholesale and retail of dairy products (including infant formula); gold sales (excluding gold trading), municipal utility works, landscaping engineering works, construction decoration works, execution of construction works, flower planting and cultivation. (The items that must be approved according to laws can only be operated after being approved by relevant authorities)

2. Approval of the financial statements

The financial statements were authorized for issue by the Board of Directors of the Company on 29th April 2021.

3. Scope of the consolidated financial statements

The scope of the consolidation includes the parent company itself and its 1080 subsidiaries. Compared with the previous year, 208 subsidiaries were obtained by setting up, investing or other ways in current period, 19 subsidiaries were acquired not under common control, 2 subsidiaries were acquired under common control, 3 subsidiaries were obtained by acquiring, 30 subsidiaries were excluded due to the disposal of the subsidiaries and thus loss of control right, and 34 subsidiaries were excluded due to the cancellation of registration during this

period.

Refer to the Notes VI. Changes in scope of consolidation and VII. Equity in other entities.

II. BASIS OF PREPARATION OF THE FINANCIAL STATEMENT

1. Basis of preparation

The financial statements have been prepared on basis of the Going Concern assumption and the recognition and measurement have been made on actual transactions and events in accordance with the "Accounting Standards for Business Enterprises – Basic Standards" and other relevant accounting standards (hereinafter referred to as "Accounting Standards for Business Enterprises").

2. Going concern

There is no significant factor affecting the ability of the Company to continue as a going concern within 12 months from the end of the reporting period.

III. SIGNIFICANT ACCOUNTING POLICIES AND ACCOUNTING ESTIMATES

1. Statement of compliance

The financial statements have been prepared in accordance with the requirements of "Accounting Standards for Business Enterprises". These financial statements present truly and completely the consolidated financial position and financial position, the consolidated results of operations and results of operations, the consolidated cash flows and cash flows, and the consolidated results of changes in shareholders equity and the changes in shareholders' equity of the Company by the end of December 31, 2020.

2. Accounting year

The Company's accounting year begins on 1 January and ends on 31 December.

3. Operating cycle

Apart from property development business, the operating cycle of the Company's other businesses is 12 months. The operating cycle of the property development business depends on the development of a particular project. From development, sales, to completion and delivery of the project, it generally takes more than 12 months.

4. Functional currency

The functional currency of the Company is Renminbi. The subsidiaries of the Company could determine their

functional currency according to the main economic environment in which they operate. These financial statements are presented in Renminbi.

5. Accounting for business combinations under or not under common control

5.1 Business combinations under common control

A business combination under common control is a business combination in which all the combining enterprises are ultimately controlled by the same party or parties both before and after the combination, and that control is not transitory. The assets and liabilities obtained by the absorbing enterprise are measured on basis of their carrying amounts in the financial statements of the ultimate controlling party at the combination date. The difference between the carrying amount of the net assets obtained and the carrying amount of consideration paid for the combination (or the aggregate face value of shares issued as consideration) shall be adjusted to capital premium under capital reserves and the balance transferred from capital reserves under the old accounting system. If the capital premium is not sufficient to offset the difference, any excess shall be adjusted against retained earnings. The combination date is the date on which the absorbing enterprise effectively obtains control on the enterprise being absorbed.

5.2 Business combinations not under common control

A business combination not under common control is a business combination in which all the combining enterprises are not ultimately controlled by the same party or parties both before and after the combination. When the merger cost is greater than the share of the fair value of the acquiree's identifiable net assets obtained in the merger, the difference is recognized as goodwill. When the merger cost is less than the fair value share of the acquiree's identifiable net assets obtained in the merger, after reassessment, the difference is recognized in profit or loss. While preparing the consolidated financial statements, the Company shall adjust the subsidiary's financial statements, on basis of the fair values of the identifiable assets, liabilities and contingent liabilities recognized on the acquisition date. For subsidiaries acquired through business combinations not under common control, the financial performance and cash flows of the acquiree shall be consolidated from the acquisition date. The acquisition date is the date on which the acquirer effectively obtains control of the acquiree.

6. Preparation of consolidated financial statements

6.1 Scope of consolidated statements

The scope of consolidated statements which are prepared in accordance with the relevant requirements of the

Accounting Standards for Business Enterprises is determined on basis of control and includes the Company and its subsidiaries. Control means a company has rights in the invested entity, could gain variable returns through its involvement with the entity and has ability to affect those returns through its power over the entity. The Non-controlling interest is presented as “Non-controlling interest” under the item of owner's equity in the consolidated balance sheet, as “Net profit attributable to the non-controlling shareholders” under the item of net profit in the consolidated income statement.

6.2 Preparation of consolidated statements for business combinations under common control

Subsidiaries acquired through business combinations under common control are treated as if they have been included in the consolidation scope since the combination dates that ultimate controller first obtained control over them when making consolidated financial statements. Adjustments are made to opening balances and comparing data in prior period of related items. The assets and liabilities of the subsidiaries shall be measured on basis of their carrying amounts in the financial statements of the ultimate controller at the combination date and the results of operations shall be reflected in the consolidated income statement.

6.3 Preparation of consolidated statements for business combinations not under the same control

Subsidiaries acquired through business combinations not under common control are included in the consolidation scope from the acquisition dates on basis of the recognized fair values of their identifiable assets and liabilities on acquisition dates when making consolidated financial statements.

Where the business combination not under common control is achieved in stages, combination cost is the consideration plus the fair value of the acquirer's previously held equity interests in the acquiree on acquisition date. The previously held equity interests in the acquiree before acquisition date shall be remeasured at fair value on acquisition date and the difference recognized as investment income in current period. Whereby other comprehensive income is involved, related other comprehensive income shall be transferred to current investment income.

6.4 Disposal of subsidiaries

When the Company loses control of a subsidiary, any resulting gains or losses arising from the control loss are included in investment income in the period of loss of control. For the remaining equity investment, the Company reassesses according to its fair value on the date of loss of control, and any gains or losses arising therefrom are also included in investment income of the period of loss of control.

6.5 Accounting for acquisition of non-controlling interest and partial disposal of interest in a subsidiary without losing control

Where the Company acquires a non-controlling interest from a subsidiary's non-controlling shareholders, the difference between the cost of long-term equity investments newly obtained through the acquisition of such non-controlling interests and the share of net identifiable assets of such subsidiary based on the increased shareholding percentage since the acquisition date (or combination date), and the difference between the proceeds from the partial disposal of equity investment in a subsidiary without losing control and the amount and the net assets of such subsidiary attributable to the disposal of long-term equity investments, are both adjusted against capital reserve in the consolidated balance sheet, or retained earnings providing that the balance of capital reserve is not sufficient to write-down the difference.

7. Classification of joint arrangement and accounting treatment methods of joint operation

7.1 Classification of joint arrangement

There are two types of joint arrangements: joint operation and joint venture. Joint arrangement not concluded by the individual entity shall be classified as joint operation. An individual entity refers to an entity with an individual and identifiable financial framework, including individual legal entity and any entity without the qualification of legal entity but recognized by law. Joint arrangement concluded through individual entity shall be classified as joint venture generally. If the change in relevant facts and circumstances causes the rights and obligations of the joint parties to change in the joint arrangement, the joint venture party shall reassess the classification of the joint arrangement.

7.2 Accounting treatment of joint operation

The joint operators shall recognize the following items related to their interest shares in the joint operation, and accounting treatment is performed as per the related provisions of the *Accounting Standards for Business Enterprises*: Recognize the individually held assets or liabilities, and recognize the jointly held assets or liabilities as per their shares; Recognize the incomes from selling their shares of output generated from the joint operation; Recognize the incomes from selling output of the joint operation as per their shares; Recognize the independently generated expenses, and recognize the expenses generated from joint operation as per their shares.

The joint operator not entitled to joint control, if entitled to assets related with such joint operation and undertakes liabilities related with such joint operation, shall be dealt with accounting treatment according to provisions of joint operator. Otherwise, accounting treatment shall be conducted according to the provisions of relevant

accounting standards.

7.3 Accounting treatment of joint venture

The joint venturers shall make accounting treatment for the investment of the joint venture in accordance with the provisions of *Accounting Standards for Business Enterprises No. 2 - Long-Term Equity Investment*, and the joint venturers not entitled to joint control shall make accounting treatment in accordance with the degree of impact they have on the joint venture.

8. Cash and cash equivalents

Cash and cash equivalents comprise cash on hand, demand deposits, and short-term, highly liquid investments, which are readily convertible into known amounts of cash and are subject to an insignificant risk of change in value.

9. Foreign currency transactions and foreign currency translation

9.1 Foreign currency transactions and foreign currency statements translation

Foreign currency transactions are translated into recording currency using the spot exchange rates at the date of transactions or at similar exchange rates to the spot rates which are determined under systematic and reasonable method.

At the balance sheet date, monetary items denominated in foreign currencies are translated into RMB using the spot exchange rates on the balance sheet date. Exchange differences arising from borrowing costs of specialized foreign currency borrowings for the purpose of constructing qualifying assets are capitalized during the capitalization period. Other exchange differences are recognized in profit or loss for the current period. Non-monetary items denominated in foreign currencies that are measured at historical costs are translated at the balance sheet date using the spot exchange rates at the date of the transactions. Non-monetary items denominated in foreign currencies that are measured at fair value are translated using the spot exchange rates at the date of fair value determination. The arisen exchange differences are recognized in other comprehensive income if they are equity instrument investments classified as measured at fair value through other comprehensive income; other differences are recognized in profit or loss for the current period.

9.2 Translation of foreign currency financial statements

On the balance sheet date, when the foreign currency financial statements of overseas subsidiaries are converted, the assets and liabilities in the balance sheet are translated at the spot exchange rate on the balance sheet date,

except for the “Undistributed profit” of the shareholders' equity items; other items converted using the spot exchange rate on the date of occurrence.

The income and expense items in the income statement are translated using an exchange rate that is determined in a systematic and reasonable manner and approximates the spot exchange rate on the transaction date.

All items in the cash flow statement are translated at an exchange rate that is determined by a systematic and reasonable method and approximates the spot exchange rate on the date of the cash flow. The impact of exchange rate changes on cash is used as a reconciliation item, and the “Impact of exchange rate changes on cash and cash equivalents” is separately listed in the cash flow statement.

The difference arising from the translation of financial statements is reflected in the “Other comprehensive income” item under the balance sheet shareholders' equity item.

When disposing of overseas operations and loss of control, the difference between the translations of foreign currency statements related to the overseas operations indicated in the shareholders' equity item on the balance sheet is transferred to the current profit or loss of the current period.

10. Financial instruments

Financial instruments refer to contracts that form financial assets of one party and financial liabilities or equity instruments of other parties. When the Company becomes a party to a financial instrument contract, the relevant financial assets or financial liabilities are recognized.

10.1 Classification and measurement of financial assets

10.1.1 Classification of financial assets:

At initial recognition, the Company classifies financial assets into different categories based on the business model for managing financial assets and the contractual cash flow characteristics of financial assets: financial assets measured at amortized cost, measured at fair value through other comprehensive income and financial assets measured at fair value through profit or loss.

The Company classifies the financial assets that meeting both criteria below and not being designated as measured at fair value through profit or loss as financial assets measured at amortized cost:

- ① The financial asset is held within a business model with the objective to hold financial assets in order to collect contractual cash flows;
- ② The contractual terms of the financial asset give rise on specified dates to cash flows that are solely payments

of principal and interest on the principal amount outstanding.

The Company classifies the financial assets that meeting both criteria below and not being designated as measured at fair value through profit or loss as financial assets measured at fair value through other comprehensive income:

- ① The financial asset is held within a business model with the objective to hold financial assets in order to collect contractual cash flows and for sale;
- ② The contractual terms of the financial asset give rise on specified dates to cash flows that are solely payments of principal and interest on the principal amount outstanding.

The Company could designate non-trading equity instrument investments as financial assets measured at fair value through other comprehensive income. The designations shall not be revoked once they have been made.

The financial assets other than the above financial assets measured at amortized cost and financial assets at fair value through other comprehensive income are classified as financial assets at fair value through profit or loss. At initial recognition, the Company may irrevocably designate a financial asset as measured at fair value through profit or loss if doing so eliminates or significantly reduce an accounting mismatch. The Company shall list the financial assets that are not classified as measured at amortized cost or at fair value through other comprehensive income and derivative financial assets as “Trading Financial Asset”. Those due and expected to be held over one year from the balance sheet date are list as “Other Non-Current Financial Assets”.

10.1.2 Subsequent measurement of financial assets:

1) Financial assets measured at fair value through profit or loss

After initial recognition, the financial assets are subsequently measured at fair value, and the resulting gains or losses (including interest and dividend income) are recognized in profit or loss for the period, unless the financial assets are part of the hedging relationship.

2) Investment in equity instruments measured at fair value through other comprehensive income

After initial recognition, the financial assets are subsequently measured at fair value. Dividend income is included in profit or loss, and other gains or losses are included in other comprehensive income. When the assets are derecognized, the accumulated gains or losses previously included in other comprehensive income are transferred from other comprehensive income into retained earnings.

3) Financial assets measured at amortized cost

Financial assets at amortized cost are subsequently measured using the effective interest method and are subject to impairment. Gains and losses are recognized in profit or loss when the asset is derecognized, modified or

impaired.

10.2 Classification and measurement of financial liabilities

The Company classifies financial liabilities into financial liabilities measured at fair value through profit or loss and financial liabilities measured at amortized cost.

1) Financial liabilities measured at fair value through profit or loss

Such financial liabilities comprise trading financial liabilities (including derivatives that are financial liabilities) and financial liabilities designated as measured at fair value through profit or loss.

After initial recognition, the financial liabilities are subsequently measured at fair value of which gains or losses (including interest expenses) are recognized in profit or loss, except for those involving hedge accounting.

2) Financial liabilities measured at amortized cost

After initial recognition, other financial liabilities are measured at amortized cost using the effective interest method.

10.3 Presentation of financial assets and financial liabilities

Financial assets and financial liabilities are presented separately in the balance sheet and are not offset by each other. However, if the following conditions are met, the net amount offset by each other is listed in the balance sheet:

- ① The Company has statutory power to offset the recognized amount and such legal authority is currently enforceable;
- ② The Company plans to settle at net value, or to realize the financial assets and liquidate the financial liabilities at the same time.

10.4 Derecognition of financial assets and financial liabilities

When one of the following conditions is met, the Company derecognizes the financial asset:

- ① The contractual right to receive the cash flow of the financial asset is terminated;
- ② The financial assets have been transferred, and the Company transfers almost all the risks and rewards of ownership of the financial assets to the transferee;

③ The financial assets have been transferred, and the Company does not retain control over the financial assets though it has neither transferred nor retained almost all the risks and rewards of ownership of financial assets.

10.5 Impairment

Based on the expected credit losses, the Company performs impairment accounting on financial assets measured at amortized cost and recognizes the loss provision. Financial assets measured at fair value are not subject to the expected credit loss model, including equity instrument investments measured at fair value through profit or loss, and equity instrument investments designated as measured at fair value through other comprehensive income, as well as derivative financial assets.

10.5.1 Measurement of expected credit losses

The expected credit loss refers to the weighted average of the credit losses of financial instruments that are weighted by the risk of default. Credit loss refers to the difference between all contractual cash flows receivable from the contract and all cash flows expected to be received by the Company at the original actual interest rate, that is, the present value of all cash shortages.

On each balance sheet date, the Company expects to measure the expected credit losses of financial instrument at different stages. A financial instrument is at the first stage after the initial recognition when the credit risk is not significantly increased. The Company calculates the loss according to the expected credit losses in the next 12 months. After initial recognition of a financial instrument, if the credit risk has increased significantly but the credit impairment has not yet occurred, it comes to the second stage. The Company calculates the loss according to the expected credit loss of the whole existing period of the instrument. When the financial instrument has already suffered credit impairment after initial recognition, it is in the third stage. The Company calculates the loss according to the expected credit loss of the whole duration of the instrument.

For notes receivable and accounts receivable, regardless of whether there is any significant financing component, the Company always measures the loss provision according to the expected credit loss in the whole duration.

10.5.2 Lower credit risk

If the default risk of financial instruments is low, the borrower has the ability to fulfill their contractual cash flow obligations in the short term, and even if there are adverse changes in the economic situation and business environment for a long time, it may not necessarily reduce the ability of the receivable objects to fulfill their contractual cash flow obligations. The financial instrument is regarded as having a lower credit risk.

10.5.3 Significant increase in credit risk

By comparing the risk of default on the balance sheet date of a financial instrument and the risk of default on the

initial recognition date, the Company will determine the relative changes in default risk during the expected duration of the financial instrument, so as to assess whether the credit risk of financial instruments has increased significantly since the initial recognition.

In determining whether the credit risk has increased significantly since the initial recognition, the Company considers reasonable and evidence-based information, including forward-looking information that can be obtained without unnecessary additional costs or effort. If the overdue period exceeds 30 days, the Company has determined that the credit risk of financial instruments has increased significantly.

10.5.4 Financial assets that have suffered credit impairment

On the balance sheet date, the Company assesses whether the financial, whether, and it is in the following three aspects: The financial asset becomes a financial asset that has suffered credit the evidence of credit impairment has occurred in financial assets, including the following observable information:

- ① The issuer or debtor has significant financial difficulties.
- ② A debtor violates a contract, such as paying interest or principal, default or overdue.
- ③ The Company gives concessions to the debtor in any other circumstances for economic or contractual considerations relating to the financial difficulties.
- ④ The debtor is likely to go bankrupt or carry out other financial restructuring.
- ⑤ The financial difficulties of the issuer or the debtor have caused the active market of the financial asset to disappear.
- ⑥ Buying or generating a financial asset with a large discount reflects the fact that there is a credit loss.

10.5.5 Financial instrument combination

According to the nature of financial instruments, the Company evaluates expected credit loss information based on a single financial instrument or combination of financial instruments. The basis for the determination of individual financial instruments and financial instruments is:

Combination Name	Combination Basis and Credit Loss Provision Method
Provision for loss of Individual financial instruments provision	If there is evidence that the credit risk of a single receivable is larger, the provision for loss of the receivable is to be made according to the difference between the current value of the future cash flow and its book value.
Financial instruments portfolio one	This combination is classified according to the credit risk characteristics of the debtor. It is mainly the amount of the receivables from the Company's related party /cooperator, the earnest money deposit and the loan guarantee amount which have not been impaired

	after the single test, and the possibility of such a credit loss is minimal.
Financial instruments portfolio two	This combination consists of the accounts receivable other than those in the portfolio one and the individual loss provision. The portfolio is prepared according to the historical loss experience and the age analysis method.

10.5.6 Presentation of expected credit loss provisions

In order to reflect changes in the credit risk of financial instruments after initial recognition, the Company reclaims the expected credit losses on each balance sheet date, and the resulting loss increase or reversal amount should be included in the current profit or loss as impairment losses or gains. Loss preparation reduces the carrying value of the financial asset listed in the balance sheet.

10.5.7 Write-off

If the Company no longer reasonably expects the cash flow of a financial asset contract to be fully or partially recovered, it will directly write down the book balance of the financial asset. This reduction constitutes a termination recognition of the relevant financial assets. This usually occurs when the Company determines that the debtor has no assets or source of income to generate enough cash flow to repay the amount that will be reduced. In the event the Company recovers the amount due, the write down financial assets may still be affected by the execution activities.

The written-off financial assets that have been subsequently recovered are accounted for as a reverse of impairment loss in current period.

11. Inventories

11.1 Classification of inventories

The real estate industry inventory is divided into development cost, developed products, developed products for lease, and land readjustment.

Non-real estate inventories are classified as: raw materials, product stocks, materials consigned to be processed, work in progress, low-value consumption goods, consumptive biological assets, etc.

11.2 Cost of inventories

Different inventories are recorded at its actual cost at the time of obtaining. Costs of commodity stocks, materials and biologic materials are expensed using the weighted average method at the time of reception and delivery. Property development products are recorded at its actual cost on individual basis on delivery. Packing materials and low-value consumables are amortized by one-time transfer method on delivery.

11.3 Method of provisions for impairment of inventories

At the balance sheet date, inventories are measured at the lower of cost and net realizable value. The inventories are written down below cost to net realizable value and the write-down is recognized in profit or loss if the cost is higher than the net realizable value.

11.4 Development land accounting method

Development land accounting method: the purchase of land in advance according to the land transfer contract or agreement shall be accounted for in advance payment accounts, and the land acquisition right shall be transferred to the development cost at the time of development or construction.

12. Held-for-sale asset

If the Company has made a decision on disposing of a PP&E, intangible assets, investment property, long-term equity investments and other non-current assets (excluding deferred income tax assets) and has signed an irrevocable transfer agreement with the transferee, which is likely to be completed within one year, then the non-current assets shall be accounted for as a non-current held-for-sale asset, no longer subject to depreciation or amortization. It is measured at the lower of carrying amount and net value of fair value and disposal costs.

If an asset or a group of disposal assets reclassified as assets held for sale is thereafter no longer satisfying the recognition conditions of non-current held-for-sale asset, the Company shall cease to classify the asset as held-for-sale asset and measure at the lower of the following values:

- (1) the carrying amount of such assets adjusted against the depreciation, amortization and impairment under the assumption of not being reclassified as held-for-sale assets.
- (2) the recoverable amount on the date of determination that such assets are no longer for sale.

13. Long-term equity investment

13.1. Classification of long-term equity investments

Long-term equity investments represent the equity investments through which an investor can exercise control over and has significant influence on the investee, and the equity investments in its joint ventures.

Investments in subsidiaries: the Company is able to exercise control over the investee;

Investments in associates: the Company has significant influence on the investee;

Investments in joint ventures: the Company is able to exercise joint control together with other parties over the

investee.

13.2 Determination of investment cost

For business combination under common control, if the long-term investments are acquired with cash, transferring non-monetary assets, assuming debt, or issuing equity securities, the investment cost shall be the absorbing party's share of the carrying amount of owners' equity of the party being absorbed at the combination date. The difference between the investment cost of long-term equity investments and the cash paid, non-cash assets transferred, the carrying amount of the debt assumed, or the face value of the equity securities issued shall be adjusted to the capital reserve (capital premium or equity premium), and to retained earnings if capital reserves is insufficient.

For business combination not under common control, the investment cost shall be the combination cost. The combination cost involves the assets paid by the acquirer, liabilities incurred and the fair value of equity securities.

For a business combination achieved in stages, the initial investment cost is determined as the sum of the carrying amount of equity of the acquiree and the additional investment costs on the combination date.

For long-term equity investments acquired not through a business combination: if the long-term equity investments are acquired in cash, the initial investment cost shall be the purchase price actually paid; if the long-term equity investments are acquired by issuing equity securities, the initial investment cost shall be the fair value of the equity securities; if the long-term equity investment is invested by investors, the initial investment cost shall be determined according to the value agreed in the investment contract or agreement; if the long-term equity investments are acquired by way of the swap of non-monetary assets or way of debt restructuring, the initial investment cost shall be determined according to relevant accounting standards.

13.3 Subsequent measurement

13.3.1 Cost method

For a long-term equity investment where the Company can exercise control over the investee, the long-term investment is accounted for using the cost method in the Company's individual financial statements.

Under the cost method, the long-term equity investment is measured at its initial investment cost. When additional investment is made or the investment is recouped, the cost of long-term equity investment is adjusted accordingly. Cash dividends or profit distributions declared by the investee are recognized as investment income in profit or loss.

13.3.2 Equity method

The Company accounts for long-term investments in associations and joint ventures using equity method.

Under the equity method, after it has acquired a long-term equity investment, the Company recognises its share of the investee's profit or loss, as well as its share of the investee's other comprehensive income, as investment income or loss and other comprehensive income, and adjusts the carrying amount of the investment accordingly. The carrying amount of the investment is reduced based on the Company's share of any profit distributions or cash dividends declared by the investee. The Company's owner's equity changes, other than those arising from the investee's profit or loss, other comprehensive income or profit distribution, are recognized in the Company's equity, and the carrying amount of the long-term equity investment is adjusted accordingly.

13.4 Impairment treatment

The Company should always pay attention to the circumstance whether the carrying amount of long-term equity investments is higher than its share of the carrying amount of owners' equity of the investee. When a similar case arises, the Company shall perform impairment test for long-term equity investments. If the recoverable amount of long-term equity investments is lower than its carrying amount, an impairment provision should be made.

14. Investment properties

14.1 Recognition of investment properties

Investment properties are properties held to earn rental income and/or for capital appreciation.

14.2 Measurement method of investment properties

An investment property is measured initially at cost. The Company adopts the fair value model for subsequent measurement of investment properties. The changes of the fair value are recognized in current profit or loss.

If there is conclusive evidence indicating that an investment property is transferred to owner-occupied properties or inventories for other uses, the carrying amount shall be measured on basis of fair value of the investment property at the date of the transfer. Any difference between the fair value and carrying amount is recognized in profit or loss for the current period. When an owner-occupied property or inventory is transferred to investment property, such asset is measured at its fair value at the date of the transfer. If the fair value at the date of the transfer is less than the carrying amount, the excess is recognized in profit or loss for the current period; on the contrary, the excess is recognized in owners' equity.

15. Fixed assets

15.1 Recognition of fixed assets

Fixed assets refer to the tangible assets held by the Company for commodity production, rendering of service, renting or operation management with a service life of more than one accounting year.

15.2 Depreciation of fixed assets

According to *Accounting Standards for Business Enterprises*, fixed assets shall be calculated at actual cost. For the depreciation of fixed assets, it shall be withdrawn by straight-line method by classification according to the original value deducted from residual value.

Type	Estimated useful lives	Estimated Residual ratios	Annual depreciation rates (%)
Houses and buildings	15-40 years	3-10%	2.25-6.47
Machineries	5-20 years	0-10%	4.5-20
Transportation equipments	5-15 years	0-10%	6-20
Others	1-20 years	0-10%	4.5-100

Impairment of fixed assets: at the end of each reporting date, if the recoverable amount is less than the carrying amount of fixed assets, due to the continuous decline of market value, technology obsolescence, damage, or long idle, a provision for impairment and an impairment loss are recognized for the amount by which the carrying amount exceeds its recoverable amount.

16. Construction in progress

16.1 Classification of constructions in progress

Construction in progress is measured at actual cost according to the classification. When the construction in progress is ready for its intended use, it is transferred to PP&E.

16.2 Impairment test for constructions in progress

At the end of each reporting date, when recoverable amount of the construction in progress is less than its carrying amount, a provision for impairment and an impairment loss are recognized for the amount by which the carrying amount exceeds its recoverable amount.

17. Borrowing costs

17.1 Criteria for recognition of capitalization of borrowing costs

Borrowing costs include interest, amortization of discounts or premiums related to borrowings, ancillary costs incurred in connection with the arrangement of borrowings, and exchange differences arising from foreign currency borrowings. The borrowing costs that are directly attributable to the acquisition, construction or production of a qualifying asset are capitalized. The amounts of other borrowing costs incurred are recognized as an expense in the period in which they are incurred. Qualifying assets are assets (PP&E, investment properties, and inventories, etc.) that necessarily take a substantial period of time of acquisition, construction or production to get ready for their intended use or sale.

The capitalization of borrowing costs commences only when all of the following conditions are satisfied:

- 1) expenditures for the asset have been incurred; expenditures include those in respect of payment in cash, transferring of non-monetary assets or assuming liability bearing interest;
- 2) borrowing costs have been incurred;
- 3) and activities that are necessary to acquire, construct or produce the asset for its intended use or sale have been undertaken.

Capitalization of borrowing costs is suspended when the acquisition or construction is interrupted abnormally and the interruption lasts for more than three months. Capitalization of borrowing costs ceases when the qualifying asset being acquired, constructed or produced gets ready for its intended use or sale.

17.2 Method of determination of capitalization of borrowing costs

For the specific borrowings obtained for the acquisition or construction qualified for capitalization, the amount of borrowing costs eligible for capitalization is determined by deducting any interest income earned from depositing the unused specific borrowings in the banks or any investment income arising on the temporary investment of those borrowings during the capitalization period.

For the general borrowings obtained for the acquisition or construction qualified for capitalization, the amount of borrowing costs eligible for capitalization is determined by applying the capitalization rate of general borrowings, to the weighted average of the excess amount of cumulative expenditures on the asset over the amount of specific borrowings. The capitalization rate is calculated at weighted average interest rate of the general borrowings.

18. Intangible assets

18.1 Measurement of intangible assets

Intangible assets are recorded at actual cost upon acquisition. For self-developed intangible assets, when the relevant conditions are satisfied, the expenditures on the development phase can be measured at initial cost. Development phase starts after the research phase and, to a large extent, has met the basic conditions to form a new product or new technology in development phase.

18.2 Service life and amortization of intangible assets

Intangible assets with a finite useful life are amortized on a systematic basis over that life. If the pattern of benefits cannot be determined reliably, then the intangible assets could be amortized by straight-line method. The amortization begins since the intangible asset has been ready for intended use and ceases when it is no longer recognized as an intangible asset.

An intangible asset is regarded as having an indefinite useful life when there is no foreseeable limit to the period over which the asset is expected to generate economic benefits for the Company. An intangible asset with an indefinite useful life should not be amortized, and the Company shall make the review of the service life of the intangible assets during every accounting period.

The determination of service life:

For intangible assets arised from contractual or other legal rights, their useful life is the duration of contractual or other legal rights. The renewed duration should be counted into the service life when contractual or other legal rights are renewed at the time of expiration and there is evidence that the renewal of contracts does not require substantial cost. If the contractual or other legal rights do not stipulate the service life, it shall be judged based on various factors to determine the period during which intangible assets can bring economic benefits to the enterprise.

19. Research and development expenditure

The Company divides the expenditure of internal research and development project into the expenditure in research phase and the expenditure in the development phase.

Expenditure in research phase is recognized as an expense and charged to current profit or loss.

Expenditure incurred on the development phase can be capitalized only if all of the following conditions are satisfied: it is technically feasible to complete the intangible asset so that it will be available for use or sale;

management intends to complete the intangible asset, and use or sell it; it can be demonstrated how the intangible asset will generate economic benefits: products with the application of intangible assets or the intangible assets themselves can prove to have market value, intangible assets for internal use application can prove to be of usefulness; there are adequate technical, financial and other resources to complete the development and the ability to use or sell the intangible asset; and the expenditure attributable to the intangible asset during its development phase can be reliably measured.

Other development expenditures that do not meet the conditions above are recognized in profit or loss in the period in which they are incurred.

Research and development project of the Company will enter into the development stage after it meets the conditions above through technical feasibility and economic feasibility research and is approved and initiated.

Capitalized expenditure on the development phase is presented as development expenditure in the balance sheet and transferred to intangible assets at the date that the asset is ready for its intended use.

20. Long-term deferred expenses

Long-term deferred expenses comprise the expenditures that have been incurred but should be recognized as expenses over more than one year in the current and subsequent periods.

Long-term deferred expenses are amortized with average method over the expected beneficial period.

21. Impairment of long-term assets

The Company assesses at the balance sheet date whether there is any indication that an asset, including long-term equity investments, PP&E, construction in process, and intangible assets with finite useful life, may be impaired.

If any indication exists, the Company shall perform impairment testing. Intangible assets that have not been ready for their intended use or have infinite useful life are tested for impairment each year.

The recoverable amount of an asset is the higher of its fair value less costs to sell and the present value of the future cash flows expected to be derived from the asset. The Company estimates the recoverable amount on an individual basis unless it is not possible to estimate the recoverable amount of the individual asset, in which case the recoverable amount is determined for the asset group to which the asset belongs. Identification of an asset group is based on whether major cash inflows generated by the asset group are largely independent of the cash inflows from other assets or asset groups.

When the recoverable amount of an asset or asset group is less than its carrying amount, the carrying amount is reduced to the recoverable amount by the Company. The reduction in the carrying amount is treated as an

impairment loss and recognized in profit or loss. A provision for impairment loss of the asset is recognized accordingly.

Goodwill that is separately presented in the financial statements is tested at least annually for impairment, irrespective of whether there is any indication that it may be impaired. In conducting the test, the carrying value of goodwill is allocated to the related asset group or groups of asset groups which are expected to benefit from the synergies of the business combination. If the result of the test indicates that the recoverable amount of an asset group or a group of asset groups, including the allocated goodwill, is lower than its carrying amount, the corresponding impairment loss is recognized. The impairment loss is first deducted from the carrying amount of goodwill that is allocated to the asset group or group of asset groups, and then deducted from the carrying amounts of other assets within the asset group or a group of asset groups in proportion to the carrying amounts of assets other than goodwill.

Once the asset impairment loss mentioned above is recognized, it is not allowed to be reversed for the value recovered in the subsequent periods.

22. Estimated liabilities

22.1 Recognition of estimated liabilities

Estimated liabilities for product warranties, onerous contracts etc. are recognized when the Company has a present obligation, and it is probable that an outflow of economic benefits will be required to settle the obligation, and the amount of the obligation can be measured reliably. Where the effect of the time value of money is material, the best estimate is determined by discounting the related future cash outflows.

22.2 Disclosure of contingent liabilities

In terms of a possible obligation resulting from a past transaction or event, whose existence will only be recognized by whether the uncertain future events would occur or resulting from a past transaction or event, where the performance of the relevant obligation is not likely to result in any out-flow of economic benefits from the Company or the amount of the obligation cannot be reliably measured, the Company will disclose the possible or present obligation as a contingent liability.

23. Employee benefits

23.1 Classification of employee benefits

Employee benefits include short-term benefits, post-employment benefits, termination benefits and other

long-term employee benefits.

23.2 Short-term benefits

Short-term remunerations mainly include wages or salaries, bonuses, allowances and subsidies, staff welfare, medical insurance, work injury insurance, maternity insurance, housing funds, labour union funds, employee education funds, short-term paid absence. Short-term remunerations are recognized as current liabilities in the accounting period in which the service has been rendered by the employees. If such liabilities are expected not to be paid in full within 12 months from the end of the annual reporting period and the financial impact is significant, the liabilities are measured at a discounted amount.

23.3 Post-employment benefits - defined contribution plans

The defined contribution plans in which the employees of the Company take part is the basic pension insurance under social security system organised and managed by the government authorities in accordance with the relevant laws and regulations of the PRC. The Company pays basic pension insurances to local labour and social security department monthly according to local insurance base and corresponding rate. The amounts based on the above calculations are recognized as liabilities in the accounting period in which the service has been rendered by the employees, with a corresponding charge to the profit or loss for the current period or the cost of relevant assets.

23.4 Termination benefits

The Company provides compensation for terminating the employment relationship with employees before the end of the employment contracts or as an offer to encourage employees to accept voluntary redundancy before the end of the employment contracts. The Company recognises a liability arising from compensation for termination of the employment relationship with employees, with a corresponding charge to profit or loss at the earlier of the following dates:

- 1) when the Company cannot unilaterally withdraw the offer of termination benefits because of an employment termination plan or a curtailment proposal;
- 2) when the Company recognises costs or expenses related to the restructuring that involves the payment of termination benefits.

24. Share-based payments

24.1 Classification of share-based payments

A share-based payment is classified as either an equity-settled share-based payment or a cash-settled share-based payment.

24.2 Method for measurement of equity-settled share-based payments

An equity-settled share-based payment in exchange for services received from employees is measured at the fair value of the equity instruments granted to the employees. If such equity-settled share-based payment could vest immediately, related costs or expenses at an amount equal to the fair value on the grant date are recognized, with a corresponding increase in capital reserves; if such equity-settled share-based payment could not vest until the completion of services for a vesting period, or until the achievement of a specified performance condition, the Company at each balance sheet date during the vesting period recognises the services received for the current period as related costs and expenses, with a corresponding increase in capital reserves, at an amount equal to the fair value of the equity instruments at the grant date, based on the best estimate of the number of equity instruments expected to vest.

24.3 Method for measurement of cash-settled share-based payments

If the rights under a cash-settled share-based payment could vest immediately, related costs or expenses at an amount equal to the fair value on the grant date are recognized, with a corresponding increase in liability. If the rights under a cash-settled share-based payment could not vest until the completion of services for a vesting period, or until achievement of a specified performance condition, the Company at each balance sheet date during the vesting period recognises the services received for the current period as related costs and expenses, with a corresponding increase in liability, at an amount equal to the fair value of the liability based on the best estimate of the outcome of vesting. The fair value of equity instruments shall be determined in accordance with *Accounting Standards for Business Enterprises - Recognition and Measurement of Financial Instruments*. The best estimate of the number of equity instruments expected to vest is made on basis of the latest available changes in the number of covered employees on each balance sheet date within the vesting period.

25. Income

When the customer obtains the control of the relevant goods or services, the Company recognizes the income according to the expected amount of consideration that it is entitled to receive.

The transaction price refers to the amount of consideration that the Company expects to collect for transfer of goods or services to the client, excluding the amount collected by third parties. The transaction price including variable consideration is only to the extent that it is highly probable that a significant reversal in the amount of cumulative revenue recognized will not occur when the uncertainty associated with the variable consideration is subsequently resolved. Amounts expected to be refunded for the return of sales are recognized as liabilities and shall not be included in the transaction price.

When a contract has more than two performance obligations, on the enforcing date of the contract, the Company identifies all individual performance obligations in the contract, and apportions the transaction price to each individual performance obligation according to the relative proportion of the individual transaction price of the goods.

With respect to each individual performance obligation of the contract, the Company will recognize the transaction price apportioned to such obligation based on the progress of performance during the relevant performance periods, if any of the following conditions is met; otherwise, the Company is to fulfill the performance obligations at a specified time point:

- ① the customer obtains and consumes the economic benefits brought by the Company's performance during such performance;
- ② the customer can control the work in progress during the Company's performance;
- ③ the goods produced from the Company's performance has irreplaceable use, and in respect of the portion of revenue arising from the Company's performance completed to date, the Company is entitled to recognize revenue during the entire validity period of the contract.

If the performance obligations are performed within the specified period, the Company will recognize the income within this period in accordance with the progress of the contract's performance. If the performance progress cannot be reasonably determined and the costs incurred by the Company are expected to be compensated, the revenue will be ascertained according to the costs incurred, until the performance progress can be reasonably determined.

If the performance obligations are performed at the specified time point, the Company will recognize the income at the time when the client obtains control over the relevant goods or services. In judging whether the client has obtained control over goods or services, the Company shall consider the following signs:

- ① The Company has the current right to collect payment for the goods or services.

- ② The Company has transferred legal ownership of the goods to the client.
- ③ The Company has transferred physical possession of the goods and the main risks and rewards of ownership of the goods to the client.
- ④ The client has accepted the goods or services.

When the Company recognizes income according to the progress of completed sales of goods or services, the part for which the Company has obtained unconditional collection right is recognized as accounts receivable, and the rest is recognized as contract assets. The provision of impairment of contract assets is based on expected credit losses. A contract liability is the Company's obligation to transfer goods or services to a customer for which the Company has received consideration from the customer. Contract assets and liabilities within a single contract should be presented on a net basis.

The Company recognizes revenues especially by the followings:

25.1 Contracts for sale of real estate:

According to the contracts, local laws, and regulatory requirements, for the contracts for sale of real estate which meet the conditions of recognizing revenue within a certain period of time, the Company could recognize the income within a certain period of time according to the progress of completed services; otherwise, the revenue shall be recognized at the point when the properties have been completed and met the qualified conditions of being delivered and the customers have been transferred the control of related commodities or service.

25.2 Contracts for sale of goods:

The Company generally recognizes revenue at the point of transferring the control of goods and the customers have accepted the goods.

25.3 Contracts for sale of service:

The Company provides construction services, property management services, education services and operation services, and recognizes the income within a certain period of time according to the progress of completed services, in which the progress of completed services is determined according to the proportion of the incurred costs to the estimated total costs.

26. Contract costs

Contract costs include incremental costs incidental to contract obtaining and contract implementation costs.

Incremental costs incidental to contract obtaining are costs which would not occur if the contracts were not obtained (sales commission as an example). Such costs are recognized as an asset as costs incidental to contract

obtaining if they are expected to be recoverable. Other expenditures occurred for contract obtaining are included in current period profit or loss when they occur.

Contract implementation costs, if not falling into the scopes of other *Accounting Standards* such as Inventory, and if meeting all the conditions below, should be recognized as an asset as contract implementation costs:

- ① Such costs directly relate to a contract that has been obtained or is expected to be obtained, including direct labour, direct materials, costs borne by clients and other costs that arises only from that contract;
- ② Such costs increase Company's resources to fulfill implementation obligations in the future;
- ③ Such costs are expected to be recovered.

Costs incidental to contract obtaining and contract implementation costs as assets are amortized into profit or loss of relative periods on the same basis as income of goods sold or service rendering related to the assets are recognized. Where amortization term is shorter than one year, costs are included in current period profit or loss when they occur.

27. Government grants

Government subsidies are monetary assets or non-monetary assets acquired from the government at nil cost, but capital invested by the government as investors are not included.

Government grants are recognized when the Company is able to meet the conditions attached to the grants and is able to receive it. If a government grant is a monetary asset, it is measured at the amount received or receivable; if the government subsidy is a non-monetary asset, it is measured at fair value, where the fair value cannot be obtained reliably, the nominal amount applies.

27.1 Classification of Government grants

According to the *Accounting Standards for Business Enterprises No. 16 - Government grants*, the government grants received by the Company are classified as either government grants related to the assets or government grants related to the income, and accounted respectively.

27.2 Accounting method of government grants

When a government grant related to assets is obtained, it directly reduces the book value of the relevant assets or is recognized as deferred income and allocated on a time proportion basis to the profit or loss in the use life of the asset beginning when it reaches the intended use state.

A government grant which is related to the income and will be used to compensate the subsequent period costs is

recognized as deferred income when it is acquired, and then allocated to the profit or loss in the same periods when expenses are allocated. When the grant is used to compensate the previous period expenses, it is directly recognized as the profit or loss of the current period. The Company applies the same presentation method for government grants of the same nature.

Government grants related to daily activities are included in other income, and government grants not related to daily activities are included in non-operating income.

28. Income tax

28.1 Accounting treatment principle of income tax

Accounting treatment method of income tax adopts the balance sheet liability method.

28.2 Recognition and accounting method of deductible temporary difference

Deductible temporary differences may arise when book values of assets are lower than their tax bases or book values of liabilities exceed their tax bases.

The deferred income tax assets arising from deductible temporary differences are limited by the possible obtained taxable income amount used to offset deductible temporary differences in future periods. On the balance sheet date, if there is any exact evidence showing that it is probable to acquire a sufficient amount of taxable income in a future period to offset the deductible temporary difference, the deferred income tax assets unrecognized in prior periods shall be recognized.

Any deductible losses and tax deduction that can be carried over to the following years are recognized as deferred income tax assets accordingly, to the extent that the amount of taxable income to offset the deductible loss and tax deduction is probable to be obtained in future periods.

On the balance sheet date, the book value of deferred income tax assets shall be re-checked by the Company. If it is unlikely to obtain sufficient taxable income to offset against the benefit of the deferred income tax asset, the book value of the deferred income tax assets shall be written down.

If the applicable tax rate changes, the deferred income tax assets which have been recognized shall be re-measured, excluding the deferred income tax assets arising from any transactions or events directly recognized as the owners' equities, the amount affected by them shall be recorded in the income tax expenses of the current period during which the change occurs.

29. Leases

A lease is classified as either a finance or an operating lease. A finance lease is a lease in which substantially all the risks and rewards incidental to ownership of a leased asset have been transferred, no matter whether the ownership has been transferred or not. The operating lease refers to other leases except for the finance lease.

29.1 Assets leased in under operating leases

Rental expenses generated from leased-in assets under operating leases are recognized as related asset costs or expenses by straight-line method during lease term.

29.2 Assets leased out under operating leases

Real estates leased out under operation leases are depreciated according to the PP&E Depreciation Policy mentioned in the Note, and impaired according to the Asset Impairment Policy mentioned in the Note. Rental incomes of operating leases are recognized as income by straight-line method during lease term. Initial direct costs incidental to operating leased-out assets, when the amounts are substantial, are capitalized and recognized by period during lease term on the same basis where rental incomes are recognized. Otherwise, they are recognized in the current profit or loss. Contingent rentals are recognized in the period when they occur.

30. Preferred shares, perpetual bonds and other financial instruments

30.1 Distinction between financial liabilities and equity instruments

In accordance with the provisions of the financial instruments guidelines and the contract terms of the issued financial instruments, the Company classifies the financial instruments or their components as financial liabilities or equity instruments at initial recognition.

When meeting one of the following conditions, the issued financial instruments are classified as financial liabilities:

- (1) The contractual obligation of delivering cash or other financial assets to any other parties;
- (2) The contractual obligation of exchanging financial assets or financial liabilities with other parties under potentially unfavorable conditions;
- (3) The non-derivative instruments contract that must be or may be settled by enterprise's own equity instrument in the future, whereby the enterprise will deliver own equity instruments with variable quantity according to the contract;

(4) The derivative instruments contract that must be or may be settled by enterprise's own equity instrument in the future, excluding the derivative instruments contract that exchanges the cash with fixed amount or other financial assets by own equity instruments with fixed quantity.

Financial instruments issued meeting all the following conditions are classified as equity instruments:

(1) The financial instrument does not have contractual conditions of delivering cash or other financial assets to other party, or exchange financial assets or financial liability with other party under unfavorable conditions;

(2) If the financial instrument has to be or is able to be settled with own equity instrument of the enterprise, for example, the financial instrument is non-derivative, the contractual obligation that delivers own equity with variable quantity to make a settlement does not qualify; if it is derivative instrument, the Company may only exchange cash with fixed amount or other financial assets with own equity instrument to settle the financial instrument.

30.2 Accounting treatment of financial liabilities and equity instruments

The financial instruments issued by the Company are initially recognized and measured according to the standards for financial instruments; thereafter, interest is withdrawn, or dividends are distributed on each balance sheet date, and it is processed according to the relevant accounting standards. Namely, accounting treatment for the interest expenditure of the instrument or its dividend distribution and so on is chosen based on the classification of the issued financial instruments. For the financial instruments classified as equity instruments, their interest expenditure or dividend distribution is taken as the profit allocation of the Company, and its repurchase, cancellation and others are handled as the change of equity. For financial instruments classified as financial liabilities, their interest expenditure or dividend distribution is handled in accordance with the cost of borrowing, and the gains or losses arising from repurchase or redemption and others are recognized in the current profit or loss.

31. Repurchase of company shares

If the Company is approved of repurchasing its shares according to legal procedures to reduce the capital, the Company reduces the share capital according to the total face value of the cancelled shares, and the difference between the price paid for the purchase of the shares (including the transaction fee) and the face value of the shares adjusts the owner's equity. Amount exceeding the total face value offsets capital reserve (share premium), surplus reserve and undistributed profit in turn; amount below the total face value increase the capital reserve (share premium).

The shares repurchased by the Company are managed as treasury shares before the cancellation or transfer, and

the total expenses of the repurchased shares are converted into the cost of treasury shares.

When the treasury shares are transferred, and the transfer income is higher than the treasury stock cost, the capital reserve (share premium) is increased accordingly; the portion lower than the treasury stock cost offset, in turn, the capital reserve (share premium), surplus reserve, and undistributed profit.

32. Changes in accounting policies and accounting estimate

32.1 Changes in accounting policies

32.1.1 The Implementation of "Accounting Standards for Enterprises No. 14 - Income"

In 2017, the Ministry of Finance issued the revised, "Accounting Standards for Enterprises No. 14 - Income" (hereinafter collectively referred to as the "new income guidelines"). The Company has implemented the new income guidelines from January 1, 2020. According to the requirements of new income guidelines, the Company will adjust the retained earnings at the beginning of 2020 according to cumulative impact number of the first implementation of new income guidelines, while not adjust numbers for comparable period.

The impacts of the new income criterion on the consolidated financial statements are summarized as follows:

	Consolidated Balance Sheet		
	December 31 2019	New income guidelines impact	January 1 2020
	Book Value	Adjusted Value	Book Value
Assets:			
Accounts receivable	6,033,928,022.03	-882,560,231.49	5,151,367,790.54
Inventories	183,665,218,282.85	120,414,077.18	183,785,632,360.03
Contract assets		1,875,495,814.99	1,875,495,814.99
Other current assets	7,185,495,502.57	127,422,069.71	7,312,917,572.28
Long-term receivables	181,607,368.84	-32,172,217.15	149,435,151.69
Construction in progress	627,504,855.31	-297,137,615.02	330,367,240.29
Deferred income tax assets	252,459,558.86	20,985,495.23	273,445,054.09
Other non-current assets	5,977,608,018.93	585,036,344.82	6,562,644,363.75
Liabilities:			
Accounts payable	22,966,497,314.29	100,909,016.68	23,067,406,330.97
Advanced payments from customers	87,888,753,593.90	-87,784,186,024.74	104,567,569.16
Contract liabilities		82,842,887,506.37	82,842,887,506.37
Tax payable	9,618,024,253.54	429,819.79	9,618,454,073.33
Other current liabilities	1,629,800,000.00	6,502,905,122.30	8,132,705,122.30
Deferred income tax liabilities	915,849,071.25	32,421,361.83	948,270,433.08
Owner's equity:			
Other comprehensive income	206,222,182.89	123,340,155.89	329,562,338.78
Undistributed profit	4,255,809,612.08	-153,840,507.07	4,101,969,105.01
Minority interest	49,217,936,049.33	-147,382,712.78	49,070,553,336.55

The impacts of the new income guidelines on the parent financial statements are summarized as follows:

	Individual Balance Sheet		
	December 31 2019	New income guidelines impact	January 1 2020
	Book Value	Adjusted Value	Book Value
Liabilities:			

	Individual Balance Sheet		
	December 31 2019	New income guidelines impact	January 1 2020
	Book Value	Adjusted Value	Book Value
Advanced payments from customers	156,535.84	-156,535.84	
Contract liabilities		156,535.84	156,535.84

32.1.2 The Implementation of "Interpretations of Accounting Standards for Enterprises No. 13"

On December 10, 2019, the Ministry of Finance issued the "Interpretations of Accounting Standards for Enterprises No. 13" (Financial Accounting [2019]21) (hereinafter collectively referred to as the "No. 13 Interpretations"). The No. 13 Interpretations identified the following cases as related parties: the joint ventures or associations of the company and its group members (including parent company and subsidiaries), the joint ventures of the company and other joint ventures or associations of the company. No. 13 Interpretations also identified the two or more parties of the company that are only influenced by one party not as the related parties. It also clarified that the associations and their subsidiaries are included in the association. Joint ventures and their subsidiaries are included in the joint ventures. No. 13 Interpretations completed three major factors of business compositions and refined the determining conditions of business compositions. It introduced concentration test to simplify the identification of whether the combination under not common control constitute the business. The company has implemented No. 13 Interpretations since January 1, 2020. The comparative financial statements are excluded from adjusting under No. 13 Interpretations. The implementation of this rule has not made a major effect on the Company's financial conditions and operation results.

32.1.3 The Implementation of "Rent Reduction Accounting Rules under Covid-19"

On June 19th 2020, the Ministry of Finance issued the "Rent Reduction Accounting Rules under Covid-19" (Financial Accounting [2020]10) . This rule shall go into effect on the day of its promulgation. It allows companies to adjust the relevant reduction on rent from January 1st to June 19th 2020. According to this rule, for the rent reduction, rent remission and deferred rent that directly caused by Covid-19, the companies can use simplified method as the accounting treatment. The implementation of this rule has not made a major effect on the Company's financial conditions and operation results.

32.2 Change in accounting estimates:

No change of accounting estimates arised during the current period.

IV. Taxation

Main tax categories and tax rates

Tax category	Taxation basis	Tax rate
Corporation income tax (CIT)	Taxable income	In addition to individual subsidiaries enjoying preferential tax rates, the income tax rate of the Company and its subsidiaries in China is 25%,

Tax category	Taxation basis	Tax rate
		and the subsidiary company established by the Company in Hong Kong is subject to a 16.5% income tax rate.
Value-added tax (VAT)	The sale of goods which are calculated based on the provision of tax law are the basis of calculating VAT on sales, and the difference after subtracting the deductible VAT on purchase for current period is value-added tax payable.	13%, 9%, 6%, 5%, 3%, 0%
Land value-added tax	The land value-added tax shall be levied according to added value for the transfer of real estate and the specified tax rate.	According to the cumulative rate of exceeding rate 30%-60%
Urban maintenance and construction tax	Actually paid turnover tax	Payable according to the policy for the Company's location
Education surcharge	Actually paid turnover tax	5%

Note 1: The Company's subsidiary Yango Group Co., Ltd. and subsidiaries in consolidation scope (hereinafter referred to as "Yango Group") operates mainly in the business of real estate, which is subject to VAT with a tax rate of 9%. For eligible old projects, that is, the real estate development projects started on or before April 30, 2016 and leasing of the real estate business that they obtained on April 30, 2016 or before, the simple tax assessment method is still applicable. The VAT shall be levied according to 5% of sales or rental income, with no deduction of any input VAT. Business tax is applicable to the projects before May 1, 2016.

Note 2: The general taxation method for VAT applies to the construction engineering business of the Company. The tax rate of VAT is 9%.

Note 3: The Company's business management, hotel and property companies' commodity sales and management services are subject to VAT, with tax rates of 13% and 6% respectively. Several subsidiaries within the Company are small-scale taxpayers whose VAT applies to their business at a tax rate of 3%.

Note 4: Fujian Longking Co., Ltd. (hereinafter referred to as "Longking") and its subsidiary Fujian Longking Desulfurization and Denitrification Engineering Co., Ltd., Shanghai Longking Environmental Protection Technology Engineering Co., Ltd., Wuhan Longking Environmental Protection Engineering Co., Ltd. Company, Wuhan Longking Environmental Protection Technology Co., Ltd., Xi'an Xikuang Environmental Protection Equipment Installation Co., Ltd., Xiamen Longking Environmental Material Transportation Science and Technology Co., Ltd., Xiamen Longking Environmental Protection Technology Co., Ltd., Xiamen Longking Environmental Protection and Energy Saving Technology Co., Ltd., Suqian Longking Environmental Protection Technology Co., Ltd., Tianjin Longking Environmental Protection Technology Co., Ltd., Longking Kejie Environmental Protection Technology (Shanghai) Co., Ltd., Jiangsu Longking Kejie Catalyst Recycling Co., Ltd., Jiangsu Longking Energy Saving Science and Technology Co., Ltd. Fujian Newland Environmental Protection Technology Co., Ltd. are high-tech enterprises, according to the "Corporate Income Tax Law", CIT is levied at a rate of 15% in 2020.

Note 5: In 2019, the Ministry of Finance, the State Administration of Taxation, the State Development and Reform Commission and the Ministry of Ecological Environment issued the "Corporate Income Tax Policy Announcement on the Third-party Companies in Pollution Prevention Business". The corporate income tax is levied at a rate of 15% for the qualified third-party companies in pollution prevention business. The execution period of the announcement is from January 1st 2019 to December 31st 2021. Taizhou Dechang Environmental Protection Co. Ltd. is eligible for this announcement. Its CIT is levied at a rate of 15% in 2020.

Note 6: The subsidiaries, registered in Hong Kong Special Administrative Region, implement the laws of the Hong Kong Special Administrative Region, and the profits tax rate is 16.5%.

Note 7: According to relevant provisions of No. CS [2016] 36 Notice on the Comprehensive Implementation of Pilot Programs for Levying VAT Instead of Business Tax, since May 1, 2016, the VATs have begun to be exempted for childcare and education services provided by nurseries and kindergartens, and education services provided by the schools that offer academic education.

V. Notes to items of Consolidated Financial Statement

1. Monetary funds

Item	Closing Balance			Opening Balance		
	Amount of the original currency	Converted exchange rate	Amount in RMB	Amount of the original currency	Converted exchange rate	Amount in RMB
Cash on hand:						
- RMB	628,517.41	1.0000	628,517.41	1,002,937.77	1.0000	1,002,937.77
- USD	1,000.00	6.5249	6,524.90	1,000.00	6.9762	6,976.20
- IDR	219,696,000.00	0.0005	102,022.43	29,517,920.00	0.0005	14,797.63
Subtotal			737,064.74			1,024,711.60
Deposit in bank:						
- RMB	43,088,282,041.90	1.0000	43,088,282,041.90	39,737,606,105.68	1.0000	39,737,606,105.68
- USD	237,927,363.47	6.5249	1,552,452,251.67	68,466,216.12	6.9762	477,634,013.03
- HKD	20,002,304.07	0.8416	16,834,656.10	21,315,086.65	0.8958	19,093,996.49
- Euro	67,158.10	8.0250	538,943.79	67,157.34	7.8155	524,868.17
- IDR	43,270,078,188.57	0.0005	20,093,758.91	1,454,322,219.89	0.0005	729,066.27
- Indian Rupee	700,649.21	0.0891	62,458.72	4,850,439.75	0.0978	474,448.01
- AUD				6,416.68	4.8843	31,340.99
- British Pound	66,446.69	8.8903	590,731.01	13,481.19	9.1501	123,354.24
- Swiss Franc	0.61	7.4006	4.51			
- JPY	14.00	0.0632	0.89	14.00	0.06409	0.90
Subtotal			44,678,854,847.50			40,236,217,193.78
Other monetary funds:						
- RMB	5,962,320,647.53	1.0000	5,962,320,647.53	4,939,446,092.72	1.0000	4,939,446,092.72
- USD	720,200,029.75	6.5249	4,699,233,174.12	410,638,764.97	6.9762	2,864,698,152.18
- Indian Rupee	100,000.00	0.0891	8,914.41	100,000.00	0.0978	9,781.55
Subtotal			10,661,562,736.06			7,804,154,026.45
Total			55,341,154,648.30			48,041,395,931.83
Wherein: The			211,692,661.14			228,560,939.61

Item	Closing Balance			Opening Balance		
	Amount of the original currency	Converted exchange rate	Amount in RMB	Amount of the original currency	Converted exchange rate	Amount in RMB
total amount deposited abroad						

Among which, restricted monetary funds are detailed as follows:

Item	Closing Balance	Opening Balance
Cash deposit for bank acceptance	700,136,947.38	444,985,582.62
Mortgage loan deposit of customer for housing purchase	277,135,067.02	337,616,934.98
L/C guarantee deposits	694,510,438.61	570,091,020.00
Loan deposit	7,628,712,669.05	4,180,125,310.15
Real estate development deposit	560,664,844.66	548,016,509.75
Time deposits or call deposits used for guarantee		878,000,000.00
Litigation frozen bank deposit	309,970,540.90	51,971,566.06
Guarantee deposit	265,436,501.69	347,537,105.46
Time deposit		350,000,000.00
Other deposits	238,034,636.56	120,843,750.80
Total	10,674,601,645.87	7,829,187,779.82

2. Trading financial assets

Item	Closing Balance	Opening Balance
Debt instrument investment (Note 1)	1,118,586,671.98	
Equity instrument investment	2,290,900,217.02	8,515,242.04
Financial product (Note 2)	6,267,194,647.19	4,815,744,901.97
Zhongshan Securities – Yango - Hui Xin Rong Supply Chain Financing No. 1 ABS secondary (Note 3)		36,000,000.00
Zhongshan Securities – Yango - Hui Xin Rong Supply Chain Financing No. 2 ABS secondary (Note 4)	6,000,000.00	
Zhongshan Securities – Yango - Hui Xin Rong Supply Chain Financing No. 3 ABS secondary (Note 5)	1,000,000.00	
Huaji Construction Supply Chain ABN secondary (Note 6)	1,000,000.00	
Hangzhou Tong Yue LP subordinated (Note 7)	208,864,000.00	
Xin Chuo Yango Private Equity Investment Fund		18,000,000.00
Others	21,105,759.62	
Total	9,914,651,295.81	4,878,260,144.01

Note 1: Trading debt instruments are private equity investment fund. The fair value could be determined according to the net asset value table provided by the fund as of December 31, 2020.

Note 2: Financial products are mainly structured bank deposits purchased by the Company.

Note 3: Zhongshan Securities Co., Ltd. established and managed the Zhongshan Securities – Yango - Hui Xin Rong Supply Chain Financing No.1 Asset-Backed Special Plan, the special plan basic asset is the supplier's accounts receivable claims to the subsidiary Yango Group. The special plan scale is RMB 706 million; Yango Group subscribed for the secondary share with an amount of RMB 36 million. Yango Group recovered the payment due this period.

Note 4: Zhongshan Securities Co., Ltd. established and managed the Zhongshan Securities – Yango - Hui Xin

Rong Supply Chain Financing No.2 Asset-Backed Special Plan, the special plan basic asset is the supplier's accounts receivable claims to the subsidiary Yango Group. The special plan scale is RMB 706 million and Yango Group subscribed for the secondary share with an amount of RMB six million.

Note 5: Zhongshan Securities Co., Ltd. established and managed the Zhongshan Securities – Yango - Hui Xin Rong Supply Chain Financing No.3 Asset-Backed Special Plan, the special plan basic asset is the supplier's accounts receivable claims to the subsidiary Yango Group. The special plan scale is RMB 150 million and Yango Group subscribed for the secondary share with an amount of RMB one million.

Note 6: Shenzhen Qianhai Lian Jie Commercial Factoring Co., Ltd. issued the Shenzhen Qianhai Lian Jie Commercial Factoring Co., Ltd. 2020 Stage one Huaji Construction Supply Chain ABN; its basic asset is the supplier's accounts receivable claims to the subsidiary Yango Group. Yango Group subscribed for the secondary share with an amount of RMB one million.

Note 7: Yango Group and the partners jointly invested and established Hangzhou Tong Yue Enterprise Management Partnership (Limited Partnership) in accordance with the agreed shareholding ratio. By December 31, 2020, Yango Group has accumulatively invested RMB 208.864 million.

Note 8: The ending balance of the borrowings with trading financial assets as collaterals is RMB 228.3715 million.

3. Notes receivable

(1) Classification of notes receivable:

Item	Closing Balance	Opening Balance
Bank acceptance bill	404,850,585.92	509,668,913.68
Commercial acceptance bill	168,745,795.35	1,378,759.56
Total	573,596,381.27	511,047,673.24

(2) The notes receivable pledged by the Company at the end of the period:

Item	Pledged Amount at Period End
Bank acceptance bill	404,740,585.92
Commercial acceptance bill	
Total	404,740,585.92

(3) The endorsed or discounted notes receivable derecognized but not yet expired at the end of the period:

Item	Derecognized Closing Balance at Period End	Non-derecognized Closing Balance at Period End
Bank acceptance bill		
Commercial acceptance bill		72,917,868.41
Total		72,917,868.41

4. Accounts receivable

(1) The aging analysis of accounts receivable:

Aging	December 31 2020	December 31 2019
Within 1 year	3,383,043,105.74	5,016,862,262.56
1 to 2 years	973,976,506.96	848,926,465.87
2 to 3 years	396,291,381.18	319,315,443.66
Over 3 years	446,390,241.95	340,336,204.87
Subtotal	5,199,701,235.83	6,525,440,376.96
Less: Provision for bad debts	579,354,541.39	491,512,354.93
Total	4,620,346,694.44	6,033,928,022.03

(2) Disclosure of bad debt provision:

Item	December 31 2020				Book Value
	Book Balance		Bad Debt Provision		
	Amount	Ratio	Amount	Ratio	
Provision for bad debts recognized separately	95,991,026.23	1.85%	88,106,224.66	91.79%	7,884,801.57
Provision for bad debts by portfolio	5,103,710,209.60	98.15%	491,248,316.73	9.63%	4,612,461,892.87
Portfolio 1	404,589,477.47	7.78%	525,410.37	0.13%	404,064,067.10
Portfolio 2	4,699,120,732.13	90.37%	490,722,906.36	10.44%	4,208,397,825.77
Total	5,199,701,235.83	100.00%	579,354,541.39		4,620,346,694.44

Item	December 31 2019				Book Value
	Book Balance		Bad Debt Provision		
	Amount	Ratio	Amount	Ratio	
Provision for bad debts recognized separately	113,642,676.82	1.74%	81,291,671.59	71.53%	32,351,005.23
Provision for bad debts by portfolio	6,411,797,700.14	98.26%	410,220,683.34	6.40%	6,001,577,016.80
Portfolio 1	267,922,863.14	4.11%	267,922.86	0.10%	267,654,940.28
Portfolio 2	6,143,874,837.00	94.15%	409,952,760.48	6.67%	5,733,922,076.52
Total	6,525,440,376.96	100.00%	491,512,354.93		6,033,928,022.03

(3) Accounts receivable with a significant amount that are individually assessed for provisions at the reporting date:

Arrears Party	Book Balance	Provision for Bad Debt	Ratio	Reason
Shijiazhuang Qu Zhai thermoelectric Co., Ltd.	39,424,007.85	31,539,206.28	80.00%	Unable to continue implementing the settlement agreement
Qinghai Ningbei Electricity LLC.	14,118,149.83	14,118,149.83	100.00%	Bankrupt and under reorganization
Total	53,542,157.68	45,657,356.11		

(4) Writing-off of accounts receivable during the current period:

Item	Written-off amount
Accounts receivable written off	1,818,948.19

(5) Changes in bad debt provision:

The provision for bad debts is RMB 13,043,169.51 in this period and the amount written-off is RMB 1,818,948.19; the amount of bad debt provision was increased by RMB 2,749,181.03 due to changes in consolidation scope and exchange rate; the amount of bad debt provision was reduced by RMB 654,738.54 due to changes in consolidation scope; the amount of bad debt provision of the opening balance was increased by RMB 74,523,522.65 due to changes of accounting policies.

(6) Top 5 of the closing balance of the accounts receivable:

The total amount of top 5 of the closing balance of the accounts receivable according to the arrears party is RMB 518,740,938.50, accounting for 9.98% of the total amount of accounts receivable at the end of the reporting period.

(7) No accounts receivables derecognized due to the transfer of financial assets at the end of the reporting period;

(8) None of the assets and liabilities are formed by the transfer and ongoing involvement of accounts receivable at the end of the reporting period.

5. Receivables financing

(1) Classification of receivables financing:

Item	Fair Value at Closing Balance	Fair Value at Opening Balance
Notes receivable	1,430,565,537.09	1,917,300,055.31
Wherein: Bank acceptance bill	1,375,501,555.72	1,890,210,967.61
Commercial acceptance bill	55,063,981.37	27,089,087.70
Total	1,430,565,537.09	1,917,300,055.31

(2) Notes receivable endorsed or factored but not yet received at the end of the period:

Item	Derecognized Closing Balance at Period End	Non-derecognized Closing Balance at Period End
Bank acceptance bill	2,010,809,067.41	
Commercial acceptance bill	269,678,481.23	
Total	2,280,487,548.64	

6. Prepayments

(1) The aging of prepayments:

Aging	Closing Balance		Opening Balance	
	Amount	Ratio	Amount	Ratio
Within 1 year	7,114,590,720.72	65.13%	5,660,136,287.15	77.37%
1 to 2 years	2,374,291,616.88	21.73%	1,402,699,995.24	19.17%
2 to 3 years	1,208,128,670.56	11.06%	102,426,226.43	1.40%
Over 3 years	227,226,849.74	2.08%	150,618,404.59	2.06%
Total	10,924,237,857.90	100.00%	7,315,880,913.41	100.00%

The illustration of the reasons why advance payments with a more than one-year aging while the amounts are significant not settled in time:

Item (counterparty)	Amount	Reason of failure to settle timely
SETI Wood Industry (Shenzhen) Co., Ltd.	1,853,422,772.26	To be settled upon completion of demolition
Taiyuan Wanbolin Village-in-City Transformation Leading Team Office	1,237,270,000.00	Prepaid land development costs; 3 plots had been authorized
Xinzheng Bureau of Finance Financial Special Account	103,062,814.80	Prepaid demolition warranty
Longyan Land Purchasing and Storing Center Xinluo Franchise	65,986,781.24	Prepaid land development costs; unsettled as the settlement was not due
Xi'an Tumen Area Comprehensive Transform Management Committee	37,382,400.00	Based on the office building repurchase agreement signed with relevant government bureaus during the demolition of the old plant of subsidiary Xikuang Longking, the Company has prepaid part of the payment to the bureaus. The construction of the office building has not been completed. The prepayment will be recognized as the initial cost of the building when it is transferred into PP&E.
Total	3,297,124,768.30	

(2) The top five prepayments at Period End:

Name	Closing Balance	Proportion of Total Balance
Total	8,179,409,247.46	74.87%

Note: the top five prepayments are mainly prepaid land payment, project payment, land development cost, and payment for goods.

7. Other receivables

Item	Closing Balance	Opening Balance
Interest receivable	106,265,493.58	3,838,550.00
Dividend receivable	36,000,000.00	
Other receivables	51,584,730,234.12	43,526,214,669.14
Total	51,726,995,727.70	43,530,053,219.14

(1) Interests receivable

Item	Closing Balance	Opening Balance
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Item	Closing Balance	Opening Balance
Time deposit	63,838,332.94	3,430,018.48
Structured deposit	35,111,658.74	
Others	7,315,501.90	408,531.52
Total	106,265,493.58	3,838,550.00

(2) Dividends receivable

Item	Closing Balance	Opening Balance
Chengdu Zhezhongda Real Estate Co., Ltd.	36,000,000.00	
Total	36,000,000.00	

(3) Other receivables

1) Category of other receivables by nature:

Item	Closing Balance	Opening Balance
Receivables from joint venture/association	20,799,537,401.12	18,979,174,256.17
Intercourse funds for operation of the cooperators	10,114,842,357.16	8,022,799,277.56
Cooperative margin	3,687,727,968.83	2,745,735,133.66
Fund for acquisition intention	3,138,433,072.98	5,267,146,020.00
Guarantee deposit receivable and other deposits	2,494,205,510.96	2,485,652,780.03
Equity transfer receivable	10,200,000.00	
Receivable petty cash (mainly used as project reserves)	37,171,661.97	58,510,874.11
Final payment of receivable land and demolition subsidies	13,736,493.00	13,736,493.00
Fund for agent business and others	11,867,740,185.28	6,348,509,739.27
Subtotal	52,163,594,651.30	43,921,264,573.80
Bad debt provision of other receivables	578,864,417.18	395,049,904.66
Total	51,584,730,234.12	43,526,214,669.14

2) Category of other receivables by provision for bad debts:

Item	Closing Balance				Book value
	Book Balance		Provision for Bad Debts		
	Amount	Ratio	Amount	Ratio	
Provision for bad debts recognized separately	856,917,327.72	1.64%	150,303,191.48	17.54%	706,614,136.24
Provision for bad debts by portfolio	51,306,677,323.58	98.36%	428,561,225.70	0.84%	50,878,116,097.88
Portfolio 1	35,669,707,009.83	68.39%	34,173,448.10	0.10%	35,635,533,561.73
Portfolio 2	15,636,970,313.75	29.97%	394,387,777.60	2.52%	15,242,582,536.15
Total	52,163,594,651.30	100.00%	578,864,417.18		51,584,730,234.12

Item	Opening Balance				Book value
	Book Balance		Provision for Bad Debts		
	Amount	Ratio	Amount	Ratio	
Provision for bad debts recognized separately	415,100,198.54	0.95%	75,969,312.98	18.30%	339,130,885.56
Provision for bad debts by portfolio	43,506,164,375.26	99.05%	319,080,591.68	0.73%	43,187,083,783.58
Portfolio 1	32,884,770,644.21	74.87%	29,507,172.49	0.09%	32,855,263,471.72
Portfolio 2	10,621,393,731.05	24.18%	289,573,419.19	2.73%	10,331,820,311.86
Total	43,921,264,573.80	100.00%	395,049,904.66		43,526,214,669.14

3) Changes in bad debt provision:

Bad-debt Provision	Stage 1	Stage 2	Stage 3	Total
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	Expected credit losses over the next 12 months	Expected credit loss over life (no credit impairment)	Expected credit loss for the entire duration (credit impairment occurred)	
Opening Balance	181,810,536.35	174,929,042.61	38,310,325.70	395,049,904.66
Opening Balance during the period				
-- Transferred to stage 2	-806,731.67	806,731.67		
-- Transferred to stage 3	-554,010.00	-56,856.00	610,866.00	
-- Transferred back to stage 2				
-- Transferred back to stage 3				
Provision during the period	42,965,245.56	145,197,515.82	369,983.93	188,532,745.31
Transferred back during the period	9,590,121.48	3,000.00	180,000.00	9,773,121.48
Write-off during the period			2,607.73	2,607.73
Others	3,653,496.42		1,404,000.00	5,057,496.42
Closing Balance	217,478,415.18	320,873,434.10	40,512,567.90	578,864,417.18

4) Top 5 of the closing balance of other accounts receivable:

Name	Nature	Closing Balance	Aging	Proportion of the total closing balance of other receivables	Closing Balance of bad-debt provision
Fujian Deng Yun Real Estate Development Co., Ltd.	Receivables from association/joint ventures	1,214,720,000.00	Within 1 year; 1-2 years; 2-3 years	2.33%	1,214,720.00
Shanghai Ting Ye Enterprise Management Co., Ltd.	Receivables from association/joint ventures	1,195,149,225.00	Within 1 year; 1-2 years	2.29%	1,195,149.23
Guangzhou Dangdai Teng Xin Investment Co., Ltd.	Receivables from association/joint ventures	1,096,169,925.53	Within 1 year; over 3 years	2.10%	1,096,169.93
Hengtaifu (HK) Investment Co., Limited	Others	1,060,986,294.84	Within 1 year	2.03%	
Tianjin Juan Da Enterprise Management Co., Ltd.	Receivables from association/joint ventures	1,035,621,479.00	2-3 years	1.99%	1,035,621.48
Total		5,602,646,924.37		10.74%	4,541,660.64

5) No other receivables derecognized due to the transfer of financial assets at the end of the reporting period;

6) None of the assets and liabilities are formed by the transfer and ongoing involvement of other receivable at the end of the reporting period.

8. Inventories

(1) Category of inventories:

Item	December 31 2020			December 31 2019		
	Book Balance	Provision for Impairment	Book Value	Book Balance	Provision for Impairment	Book Value
Raw materials	233,627,205.42	1,958,250.07	231,668,955.35	227,195,084.27	1,728,760.27	225,466,324.00
Work in progress	8,273,124,184.89	65,941,986.93	8,207,182,197.96	7,557,675,584.57	98,069,639.75	7,459,605,944.82
Merchandise inventory	222,598,944.57		222,598,944.57	123,392,432.38		123,392,432.38
Turnover materials (Wrappage and Low-value consumption)	161,781.10		161,781.10	211,286.19		211,286.19

Item	December 31 2020			December 31 2019		
	Book Balance	Provision for Impairment	Book Value	Book Balance	Provision for Impairment	Book Value
goods)						
Consumptive biological assets	25,486,524.43	3,810,738.00	21,675,786.43	28,938,864.04	2,053,370.00	26,885,494.04
Unsettled completed assets formed by construction contract				847,716,347.97		847,716,347.97
Development cost	157,928,011,736.13	251,269,129.92	157,676,742,606.21	154,213,730,372.72	286,087,494.18	153,927,642,878.54
Developed products	27,782,650,844.36	732,352,309.82	27,050,298,534.54	19,520,501,275.68	453,793,977.85	19,066,707,297.83
Developed products for lease	95,628,639.17		95,628,639.17	98,310,512.03		98,310,512.03
Materials consigned to be processed	1,531,252.89	164,925.15	1,366,327.74	1,077,386.68	164,925.15	912,461.53
Products in delivery	71,096,340.21		71,096,340.21	116,353,887.10	284,781.67	116,069,105.43
Land readjustment	2,115,292,881.91		2,115,292,881.91	1,772,298,198.09		1,772,298,198.09
Contract implementation costs	709,183,932.72		709,183,932.72			
Total	197,458,394,267.80	1,055,497,339.89	196,402,896,927.91	184,507,401,231.72	842,182,948.87	183,665,218,282.85

Note 1: In current period, the inventory was used as collateral to obtain a loan of RMB 51,339.39 million.

Note 2: By December 31, 2020, capitalization of borrowing costs in the closing balance of the Company's inventory development costs was RMB 21,145,759,860.94.

Note 3: Contract implementation costs arose from the Pinghu Lin' gang PPP project unfinished at period end.

(2) Provision for impairment of inventories:

Item	December 31 2019	Transferred after completion	Other transfer-in	Provision	Decreased amount in current period		Other transfer-out	December 31 2020
					Reversal or write-off	Miscellaneous		
Raw materials	1,728,760.27			734,454.26	504,964.46			1,958,250.07
Work in progress	98,069,639.75			30,172,188.36	61,120,530.56	1,179,310.62		65,941,986.93
Consumptive biological assets	2,053,370.00			1,757,368.00				3,810,738.00
Development cost	286,087,494.18	-199,395,407.41		251,269,129.92			86,692,086.77	251,269,129.92
Development products	453,793,977.85	199,395,407.41		544,211,721.28	465,048,796.72			732,352,309.82
Materials consigned to be processed	164,925.15							164,925.15
Products in delivery	284,781.67				284,781.67			
Total	842,182,948.87			828,144,861.82	526,959,073.41	1,179,310.62	86,692,086.77	1,055,497,339.89

Note 1: The other transfer-out of RMB 86,692,086.77 is due to the disposal of project during the current period.

9. Contract assets

(1) Category of contract assets:

Item	December 31 2020		
	Book Balance	Bad Debt Allowance	Book Value
Construction and installation contracts and undue retention money	2,579,360,262.66	55,240,548.61	2,524,119,714.05
Equipment adjustment money	98,086,665.35	6,155,290.61	91,931,374.74
Tax of advanced invoices	7,931,003.97	450,628.19	7,480,375.78
Subtotal	2,685,377,931.98	61,846,467.41	2,623,531,464.57
Less: presented in other non-current assets	246,057,922.60	16,277,684.66	229,780,237.94
Total	2,439,320,009.38	45,568,782.75	2,393,751,226.63

(2) Provision for impairment of contract assets:

Item	December 31 2020				Book Value
	Book Balance		Provision for Impairment		
	Amount	Ratio	Amount	Ratio	
Provision for bad debts recognized separately	22,624,388.90	0.93%	2,262,438.89	10.00%	20,361,950.01
Provision for bad debts by portfolio	2,416,695,620.48	99.07%	43,306,343.86	1.79%	2,373,389,276.62
Total	2,439,320,009.38	100.00%	45,568,782.75		2,393,751,226.63

10. Non-current assets due within one year

Item	Closing Balance	Opening Balance
Bank time deposit certificate (Note)	400,000,000.00	2,000,000,000.00
Long term receivables due within one year	73,510,126.51	103,880,460.27
Total	473,510,126.51	2,103,880,460.27

Note: Bank time deposit certificate is used to support for construction projects obtained by Yango Group.

11. Other current assets

Item	December 31 2020	December 31 2019
Contract costs	743,108,325.16	
Advance tax and input tax allowance	7,327,070,779.82	7,180,909,883.30
Guarantee fund of secondary AVIC Trust Co., LTD.	4,800,000.00	
Unrecognized profit or loss of discounted interest	3,324,356.84	4,585,619.27
Bank financial products and interests	1,215,182,876.72	
Bank time deposit	448,000,000.00	
Total	9,741,486,338.54	7,185,495,502.57

Note 1: Yango Group capitalized the sales commission as contract costs as the commission, arising from the Commodity House Sales Contract signed with sales agency, could be covered by the sales consideration. The contract costs will start to be amortized when related income is recognized. The commission was recognized as selling expenses in 2019.

Note 2: the ending balance of the borrowings with bank time deposit as collaterals is RMB 314.4186 million.

12. Long-term receivables

(1) Category of long-term receivables:

Item	December 31 2020			December 31 2019		
	Book Balance	Bad-Debt Provision	Book Value	Book Balance	Bad-Debt Provision	Book Value
Installment collection and sales of goods	244,556,960.00	7,374,420.52	237,182,539.48	208,574,671.59	6,455,816.63	202,118,854.96
wherein: unrealized financing income	8,146,307.95		8,146,307.95	10,805,287.88		10,805,287.88
Engineering construction (Note)	97,130,442.00		97,130,442.00	83,368,974.15		83,368,974.15
Financial lease payment	4,612,322.76		4,612,322.76			
wherein: unrealized financing income	1,287,677.24		1,287,677.24			
Subtotal	346,299,724.76	7,374,420.52	338,925,304.24	291,943,645.74	6,455,816.63	285,487,829.11
Less: long-term receivables due within 1 year	75,822,776.60	2,312,650.09	73,510,126.51	107,403,288.12	3,522,827.85	103,880,460.27
Total	270,476,948.16	5,061,770.43	265,415,177.73	184,540,357.62	2,932,988.78	181,607,368.84

Note: The Company and the Xianyang Museum Construction Leading Group signed the “Construction Contract for the Construction of the Xianyang Museum Phase II Section of Qinhan New City in Xixian New District of Shaanxi Province”. According to the agreement, the Company is responsible for the investment construction and pre-transfer management of the above projects. After the construction completion acceptance is passed, it will be handed over to the Xianyang Museum Construction Leading Group Office, which will repurchase it from the Company and pay the repurchase price according to the contract.

(2) Changes in bad debt provision:

Bad-debt Provision	Stage 1	Stage 2	Stage 3	Total
	Expected credit losses over the next 12 months	Expected credit loss over life (no credit impairment)	Expected credit loss for the entire duration (credit impairment occurred)	
December 31 2019	6,455,816.63			6,455,816.63
Accounting policy change	-505,248.03			-505,248.03
January 1 2020	5,950,568.60			5,950,568.60
-- Transferred to stage 2				
-- Transferred to stage 3				
-- Transferred back to stage 2				
-- Transferred back to stage 3				

Bad-debt Provision	Stage 1	Stage 2	Stage 3	Total
	Expected credit losses over the next 12 months	Expected credit loss over life (no credit impairment)	Expected credit loss for the entire duration (credit impairment occurred)	
Provision during the period	1,423,851.92			1,423,851.92
Reversal during the period				
Write-off during the period				
Others				
December 31 2020	7,374,420.52			7,374,420.52

13. Long-term equity investment

(1) Long-term equity investments are classified as follows:

Investee	Closing Balance	Opening Balance
Investment in joint ventures	11,910,437,518.82	5,065,402,315.95
Investment in associates	25,920,396,793.61	17,021,418,220.31
Total	37,830,834,312.43	22,086,820,536.26

(2) Analysis of changes in long-term equity investments in current period:

Investee	December 31 2020		
	Joint Ventures	Association	Total
Opening Balance	5,065,402,315.95	17,021,418,220.31	22,086,820,536.26
Changes in current period			
- Increase/decrease investment	5,771,194,012.02	7,667,800,258.93	13,438,994,270.95
- Investment income recognized under the equity method	1,241,444,957.83	1,769,196,971.11	3,010,641,928.94
- Changes of other comprehensive income recognized under the equity method	-19,291,100.73	-70,376,004.76	-89,667,105.49
- Declared cash dividends or profits	-148,312,666.25	-467,642,651.98	-615,955,318.23
Others			
Closing Balance	11,910,437,518.82	25,920,396,793.61	37,830,834,312.43
Closing Balance of impairment provision			

14. Investment in other equity instruments

	Closing Balance	Opening Balance
E-House (China) Holdings Limited (Note 1)	89,726,557.49	103,422,998.32
Jilin Jingang Iron and Steel Co., Ltd. (Note 2)	2,321,802.00	2,321,802.00
Tianjin Iron and Steel Group Co., Ltd. (Note 2)	5,599,049.87	5,599,049.87
Total	97,647,409.36	111,343,850.19

Note 1: the Company's subsidiary Yango Group plans to hold the investment for a long period for strategic purposes. It is designated to be measured at fair value through other comprehensive income.

Note 2: the investment in other equity instruments is the equity investment raised from the Company's subsidiary Longking's debt to equity swap. Because of the implementation of the new financial instrument guidelines, the debt-to-equity swap investments are designated as non-trading financial instrument investment measured at fair

value through other comprehensive income.

Name	Recognized dividend income	Accumulating gains or losses	Amount of OCI transferred to retained earnings	Reasons for OCI transferred to retained earnings
E-House (China) Holdings Limited (Note)		-35,662,422.51		
Jilin Jingang Iron and Steel Co., Ltd.				
Tianjin Iron and Steel Group Co., Ltd.				
Total		-35,662,422.51		

Note: In 2018, the controlled subsidiary Yango Group purchased a 1.31% stake in E-House (China) Holdings Limited (HK02048) from China Real Estate Information Corporation at a price of HKD 155.50 million, equivalent to RMB 125.389million. The number of purchased shares is 14,994,260. Accumulated recognized fair value adjustment of other equity instruments is RMB -35.6624 million, based on the closing price on December 31, 2020.

15. Other non-current financial assets

Item	Closing Balance	Opening Balance
Sanxia Gold Stone (Wuhan) Equity Investment Fund Partnership (L.P.) (Note 1)	100,000,000.00	100,000,000.00
Gopher Transformation Appreciation M&A Funds (Note 2)	20,000,000.00	20,000,000.00
Fuzhou Gulou Yango Petty Loan Co., Ltd.	5,000,000.00	5,000,000.00
Fujian Fuzhou Rural Commercial Bank Co., Ltd.	10,000.00	10,000.00
Shanghai Le Jin Investment Partnership (Limited Partnership) (Note 3)	300,000,000.00	300,000,000.00
Shanghai Yi Ju Hao Shun Investment Center (Limited Partnership)	7,245,000.00	7,245,000.00
Pingtian Xing Zhen Sai Fu Investment Partnership (Limited Partnership) (Note 4)	66,736,963.57	71,139,440.37
Tianjin Hao Feng Culture Communication Co., Ltd.	30,000,000.00	30,000,000.00
Ningde Zhongjian Fifth Bureau Construction Investment Co., Ltd.	1,000,000.00	1,000,000.00
Loyal Valley Capital Advantage Fund LP (Note 5)	226,072,384.34	111,305,916.93
Zhonghai Innovation Technology (Beijing) Co., Ltd.		2,000,000.00
Others	100,000.00	300,000.00
Total	756,164,347.91	648,000,357.30

Note 1: As reviewed and approved at the 57th meeting of the 8th Board of Directors of Yango Group, Yango Group participated as a limited partner in the investment of Sanxia Gold Stone (Shenzhen) Equity Investment Fund Partnership (L.P.), of which Sanxia Gold Stone Investment Management Co., Ltd. has been the sole general partner. The fund size is RMB 5 billion, and Yango Group has subscribed for RMB 100 million, with no control, joint control or significant influence. Sanxia Gold Stone (Shenzhen) Equity Investment Fund Partnership (L.P.) was renamed as the Sanxia Gold Stone (Wuhan) Equity Investment Fund Partnership (L.P.) in 2019.

Notes 2: The financial institution Gopher Asset Management Co., Ltd. established Gopher Transformation Appreciation M&A Funds with a scale of RMB 3 billion. As of December 31, 2020, Yango Group holds the value of RMB 20 million of Class A Shares.

Notes 3: Shanghai Le Jin Investment Partnership (Limited Partnership) was established on July 9, 2015, mainly engaged in investment management, industrial investment, financial consulting and other services. On October 1,

2016, with the consent of all partners, the Company invested RMB 300 million to be a limited partner.

Notes 4: Pingtan Xing Zhen Sai Fu Investment Partnership (Limited Partnership) was established on March 4, 2016, mainly investing in China-concept returning stocks, red-chips returning and the advantageous projects in industries such as emerging industry. The Company subscribed for RMB100 million. By December 31, 2021, the Company had recovered RMB 33.263 million and listed the remaining of RMB 66.737 million.

Notes 5: The scale of Loyal Valley Capital Advantage Fund LP fund is USD 390 million. The subsidiary Yango (HK) Development Co., Ltd. has subscribed for USD 10.99 million.

16. Investment properties

(1) Measurement model of investment properties:

Measured at fair value

Item	Houses and Buildings
I. Opening Balance	11,925,676,356.78
II. Changes in current period	541,294,579.38
Add: Purchase	
Transfer-in due to business combination	
Transfer-in from Inventory / PP&E / construction in progress	395,045,724.92
Difference of Fair value above book value on the transfer date	83,083,636.19
Changes in fair value	136,440,506.50
Less: Disposal	
Other transfer-out	73,275,288.23
III. Closing Balance	12,466,970,936.16

Item	Houses and Buildings
Initial cost (As of December 31 2020)	9,807,717,026.35
Opening Balance	11,925,676,356.78
Closing Balance	12,466,970,936.16

Note: the closing balance of borrowings with investment properties as mortgage is RMB 6,381.8676 million.

(2) Changes in investment properties subsequent measured at fair value:

Item	Fair value at period beginning	Increase in current period				Decrease in current period	Fair value at period end
		Transfer-in due to business combination	Transfer-in from inventory /PP&E /construction in progress	Difference of Fair value above book value on the transfer date	Gains recognized on changes in fair value		
Shanghai Yango MODO	1,560,706,460.53				70,278,171.47		1,630,984,632.00
Shanghai royal court business project	759,623,021.51			73,371,365.55	32,751,331.17	73,275,288.23	792,470,430.00

Item	Fair value at period beginning	Increase in current period				Decrease in current period	Fair value at period end
		Transfer-in due to business combination	Transfer-in from inventory /PP&E /construction in progress	Difference of Fair value above book value on the transfer date	Gains recognized on changes in fair value		
Shanghai Yango MODO Free Zone	10,305,000.00				163,092.00		10,468,092.00
Shanghai Yango World	95,993,000.00				1,805,607.00		97,798,607.00
Suzhou Yango World	483,664,200.00				-2,308,900.00		481,355,300.00
Fuzhou Yango Holiday Apartment	173,892,620.00				-721,280.00		173,171,340.00
Fuzhou Yango Times Square	395,066,505.74				-5,154,608.00		389,911,897.74
Fuzhou Aoti Yango Garden	752,577,300.00				17,447,700.00		770,025,000.00
Fuzhou Haixi Finance Building	776,333,358.00				-11,725,958.00		764,607,400.00
Xiamen Strait fashion creative center	174,503,000.00				45,549,300.00		220,052,300.00
Commercial block of Risorgimento Hotel, Xiamen	415,470,000.00				-39,755,900.00		375,714,100.00
Beijing Xizhimen Project	681,325,200.00		96,996.97		20,857,000.00		702,279,196.97
Hangzhou Zhongda Intime City	1,595,584,600.00				20,304,200.00		1,615,888,800.00
Guangzhou Guangxin Jiangwan New Town	972,994,800.00		19,231,964.30		-7,699,664.30		984,527,100.00
Xi'an Yango World	741,700,000.00				30,800,000.00		772,500,000.00
Wuhan Central Seat Project (Phase I)	1,842,318,000.00				-37,072,200.00		1,805,245,800.00
Chongqing Yuneng International	69,240,713.00				199,151.00		69,439,864.00
Chongqing Jiangjin City	41,919,672.00				106,907.00		42,026,579.00
Chongqing Jiangjin city classics	8,549,535.00				-105,052.05		8,444,482.95
Chongqing Caijia Project	12,248,619.00						12,248,619.00
Chongqing Jingyuan Community	56,698,552.00				868,320.00		57,566,872.00
Yingtian Commercial Project			374,744,939.09	9,703,984.41			384,448,923.50
Longking Xiaozhu	171,537,900.00				-4,495,700.00		167,042,200.00
Longking Technology	88,900,000.00		231,913.77	8,286.23	5,530,600.00		94,670,800.00

Item	Fair value at period beginning	Increase in current period				Decrease in current period	Fair value at period end
		Transfer-in due to business combination	Transfer-in from inventory /PP&E /construction in progress	Difference of Fair value above book value on the transfer date	Gains recognized on changes in fair value		
Square							
Rooms A and C, Floor 25, Huale Business Center	5,654,800.00				-138,600.00		5,516,200.00
Rooms E-J, Floor 25, Huale Business Center	10,343,700.00				-253,500.00		10,090,200.00
Unit A, Floor 26, Huale Business Center	15,938,800.00				-390,600.00		15,548,200.00
No. 42 workshop, man Yuan Road, Longzhou Industrial Park	12,587,000.00		739,910.79		-398,910.79		12,928,000.00
Total	11,925,676,356.78		395,045,724.92	83,083,636.19	136,440,506.50	73,275,288.23	12,466,970,936.16

(3) Other descriptions:

The investment properties of the Company locate in places with active real estate trading market. As the fair value could be measured reliably and continuously, the management decided to adopt fair value measurement method and independent assessors of securities professional qualification would conduct regular assessments.

17. Property, plant and equipment

(1) Condition of PP&E:

Item	Houses and buildings	Machinery equipment	Transportation equipment	Others	Total
I. Original book value:					
1. Opening Balance	6,890,089,240.86	569,158,718.45	168,782,943.65	605,593,646.22	8,233,624,549.18
2. Increase in current period	1,217,992,916.96	517,978,037.85	26,707,724.11	190,687,757.08	1,953,366,436.00
(1) Purchase	18,153,048.38	16,403,989.15	14,396,976.24	167,730,365.19	216,684,378.96
(2) Transfer-in from Inventory/ construction in progress	743,796,590.90	294,805,476.73	169,911.50	14,882,089.00	1,053,654,068.13
(3) Increase due to business combination	454,058,514.65	206,560,708.70	11,516,177.87	3,328,286.60	675,463,687.82
(4) Other increases	1,984,763.03	207,863.27	624,658.50	4,747,016.29	7,564,301.09
3. Decrease in current period	456,733,063.26	35,482,897.88	10,640,944.78	19,754,639.32	522,611,545.24
(1) Disposal or scrap	40,820,744.28	34,728,631.96	9,403,616.69	13,307,435.09	98,260,428.02
(2) Transfer to inventory/ investment properties	377,692,719.00				377,692,719.00
(3) Decrease due to business		655,868.64	620,614.67	1,547,842.26	2,824,325.57

Item	Houses and buildings	Machinery equipment	Transportation equipment	Others	Total
combination					
(4) Other decreases	38,219,599.98	98,397.28	616,713.42	4,899,361.97	43,834,072.65
4. Closing Balance	7,651,349,094.56	1,051,653,858.42	184,849,722.98	776,526,763.98	9,664,379,439.94
II. Accumulated depreciation					
1. Opening Balance	918,588,336.13	340,520,895.72	105,554,662.53	314,846,759.67	1,679,510,654.05
2. Increase in current period	288,216,790.89	130,335,514.29	27,550,160.13	96,569,510.37	542,671,975.68
(1) Provision	237,315,565.34	68,476,893.36	20,319,660.12	91,919,310.25	418,031,429.07
(2) Transfer from Inventory					
(3) Increase due to business combination	50,901,225.55	61,858,620.93	6,852,666.60	2,080,489.90	121,693,002.98
(4) Other increases			377,833.41	2,569,710.22	2,947,543.63
3. Decrease in current period	78,048,680.91	25,909,635.08	8,232,084.01	14,877,270.02	127,067,670.02
(1) Disposal or scrap	29,310,642.02	25,899,648.72	7,375,266.15	10,989,095.28	73,574,652.17
(2) Transfer to inventory	48,661,419.76				48,661,419.76
(3) Decrease due to business combination		309.01	511,929.87	1,181,929.96	1,694,168.84
(4) Other decrease	76,619.13	9,677.35	344,887.99	2,706,244.78	3,137,429.25
4. Closing Balance	1,128,756,446.11	444,946,774.93	124,872,738.65	396,539,000.02	2,095,114,959.71
III. Provision for impairment					
1. Opening Balance					
2. Increased amount in current period	1,813,612.87				1,813,612.87
(1) Provision					
(2) Other transfer	1,813,612.87				1,813,612.87
3. Decreased amount in current period					
(1) Disposal or scrap					
(2) Business combination					
4. Closing Balance	1,813,612.87				1,813,612.87
IV. Book value					
1. Closing Balance of book value	6,520,779,035.58	606,707,083.49	59,976,984.33	379,987,763.96	7,567,450,867.36
2. Opening Balance of book value	5,971,500,904.73	228,637,822.73	63,228,281.12	290,746,886.55	6,554,113,895.13

Note: In current period, PP&E were used as collateral to obtain loans of RMB 6,844.7257 million.

(2) Condition of PP&E leased in under finance lease:

Item	Original Book Value	Accumulated Depreciation	Provision for Impairment	Book Value	Remarks
Houses and buildings					
Machinery equipment	347,265,152.76	101,132,952.07		246,132,200.69	
Transportation equipment	15,521,096.57	9,073,146.66		6,447,949.91	
Others	5,725,092.14	2,960,346.40		2,764,745.74	
Total	368,511,341.47	113,166,445.13		255,344,896.34	

18. Construction in progress

(1) Condition of construction in progress:

Item	December 31 2020			December 31 2019		
	Book Balance	Provision for impairment	Book Value	Book Balance	Provision for impairment	Book Value
Zhangzhou Jiaomei Logistics Plot	3,004,498.00		3,004,498.00	3,004,498.00		3,004,498.00
Hangzhou Fuyang Origin Water Hotel and Business Finance Center	21,467,821.57		21,467,821.57	16,355,717.44		16,355,717.44
Zhangjiang Industrial Park Project				27,903,881.40		27,903,881.40
Beijing Huicheng Building No.2	7,503,847.35		7,503,847.35			
Xinjiang West Heishan BOT Project				63,539,429.07		63,539,429.07
VOCs Treatment R&D Workshop Engineering				14,091,709.10		14,091,709.10
Laiwu Steel BOO Project				90,676,503.10		90,676,503.10
Conveying Equipment and Intelligent Manufacturing Project				54,323,061.90		54,323,061.90
Pinghu Ecological Energy Project				297,137,615.02		297,137,615.02
Zhongbin Environmental Protection Solid Waste Comprehensive Treatment Center	125,429,469.69		125,429,469.69			
Longking Intelligent Environmental Protection Product Project	99,254,222.82		99,254,222.82			
Conveying Equipment and Intelligent Manufacturing Project Phase II	15,912,335.89		15,912,335.89			
Chenzhuang Industrial Park Solid Waste Treatment Center Project	7,596,538.16		7,596,538.16			
Taizhou Dechang Lanfill	5,022,537.36		5,022,537.36			

Item	December 31 2020			December 31 2019		
	Book Balance	Provision for impairment	Book Value	Book Balance	Provision for impairment	Book Value
Yango College Phase VI Project	6,538,927.14		6,538,927.14	5,019,740.80		5,019,740.80
Yango College Landscape Project				7,727,950.26		7,727,950.26
Yango College Phase III Engineering-31#	13,262,354.66		13,262,354.66	18,456,035.42		18,456,035.42
Yango College East 2 East 4				1,291,139.05		1,291,139.05
Reconstruction of overhead layer of 13#-22# building and D#-F# building of Yango College				4,679,287.70		4,679,287.70
Yango College Playground 38 acre	6,549,814.50		6,549,814.50			
Other sporadic services	19,664,625.58		19,664,625.58	23,298,287.05		23,298,287.05
Total	331,206,992.72		331,206,992.72	627,504,855.31		627,504,855.31

(2) Changes of significant construction in progress in current period:

Project name	Budget (in million)	December 31 2019	Other transferred-in	Increase in current period	Transfer to PP&E in current period	Other decrease	Proportion of investment to budget (%)	Project progress	Accumulated capitalized interest	Wherein: Amount capitalized in current period	Capitalization rate of interest in current period (%)	Time of realizing the expected usable condition	Source of funds	December 31 2020
Zhangzhou Jiaomei Logistics Plot (Note 1)		3,004,498.00											Self-raised	3,004,498.00
Hangzhou Fuyang Origin Water Hotel and Business Finance Center (Note 2)	974.81	16,355,717.44		5,112,104.13			1.80%						Self-raised	21,467,821.57
Zhangjiang Industrial Park Project		27,903,881.40		14,480,231.87	42,384,113.27			100.00%					Self-raised	
Beijing Huicheng Building No.2 (Note 3)				7,503,847.35									Self-raised	7,503,847.35
Xinjiang West Heishan BOT Project (Note 4)	355.33	63,539,429.07				63,539,429.07	17.88%						Self-raised	
VOCs Treatment R&D Workshop Engineering	21.36	14,091,709.10		8,058,387.59	21,394,536.15	755,560.54	111.33%	100.00%					Self-raised	
Laiwu Steel BOO Project	218.55	90,676,503.10		103,761,532.79	194,438,035.89		99.69%	100.00%					Self-raised	

Project name	Budget (in million)	December 31 2019	Other transferred-in	Increase in current period	Transfer to PP&E in current period	Other decrease	Proportion of investment to budget (%)	Project progress	Accumulated capitalized interest	Wherein: Amount capitalized in current period	Capitalization rate of interest in current period (%)	Time of realizing the expected usable condition	Source of funds	December 31 2020
Conveying Equipment and Intelligent Manufacturing Project	81.50	54,323,061.90		22,154,755.22	76,477,817.12		100.05%	100.00%					Self-raised and draised funds	
Conveying Equipment and Intelligent Manufacturing Project Phase II	564.30			15,912,335.89			3.02%	3.00%					Self-raised and draised funds	15,912,335.89
Pinghu Ecological Energy Project (Note 5)	970.09	297,137,615.02				297,137,615.02	90.52%	90.00%	26,207,061.95	19,326,568.20	3.89%		Self-raised, in loans and draised funds	
Zhongbin Environmental Protection Solid Waste Comprehensive Treatment Center	936.85			125,429,469.69			15.00%	15.00%					Self-raised and institution loans	125,429,469.69
Longking Intelligent Environmental Protection Product Project (Note 6)	1,031.00			202,376,652.82		103,122,430.00	10.20%	10.00%					Self-raised and institution loans	99,254,222.82

Project name	Budget (in million)	December 31 2019	Other transferred-in	Increase in current period	Transfer to PP&E in current period	Other decrease	Proportion of investment to budget (%)	Project progress	Accumulated capitalized interest	Wherein: Amount capitalized in current period	Capitalization rate of interest in current period (%)	Time of realizing the expected usable condition	Source of funds	December 31 2020
Chenzhuang Industrial Park Solid Waste Treatment Center Project	685.32			7,596,538.16			1.25%	1.00%					Self-raised and institutional loans	7,596,538.16
Taizhou Dechang Lanfill	229.36			5,022,537.36			2.19%	2.00%					Self-raised and institutional loans	5,022,537.36
Taizhou Dechang Incineration Phase IV	123.36			101,836,237.56	100,198,217.42	1,638,020.14	92.90%	100.00%					Self-raised	
Jinzhong School Building Project				234,352,020.65	234,352,020.65								Self-raised	
Yango college Phase VI project		5,019,740.80		133,536,862.33	132,017,675.99								Self-raised	6,538,927.14
Yango College Landscape Project		7,727,950.26		6,824,000.00	14,551,950.26								Self-raised	
Yango College Phase III Engineering -31#		18,456,035.42		67,992.93	5,261,673.69								Self-raised	13,262,354.66

Project name	Budget (in million)	December 31 2019	Other transferred-in	Increase in current period	Transfer to PP&E in current period	Other decrease	Proportion of investment to budget (%)	Project progress	Accumulated capitalized interest	Wherein: Amount capitalized in current period	Capitalization rate of interest in current period (%)	Time of realizing the expected usable condition	Source of funds	December 31 2020
Reconstruction of overhead layer of 13#-22# building and D#-F# building of Yango College		4,679,287.70		1,342,065.30	6,021,353.00								Self-raised	
Yango College Playground 38 acre				6,549,814.50									Self-raised	6,549,814.50
Total		602,915,429.21		1,001,917,386.14	827,097,393.44	466,193,054.77			26,207,061.95	19,326,568.20				311,542,367.14

Note 1: The project was changed from warehouse land to commercial office mixed land, and the project plan has been submitted to the government.

Note 2: Hangzhou Fuyang OriginWater Hotel and Business Finance Center is included in Hangzhou Feili Seashore Project and is expected to be completed in December 2021.

Note 3: Beijing Huicheng Building No.2 was transferred from PP&E to construction in progress due to overhaul, which is expected to be completed in May 2021.

Note 4: Main construction of the West Heishan BOT project progressed slow due to state macro control. The project has been ended by lawsuit against the project owner in 2020 and its costs carried over thereafter.

Note 5: Pinghu Ecological Energy Project is an uncompleted PPP project of the subsidiary Pinghu Lingang Energy Co., Ltd.; it is reclassified to other non-current assets at period beginning.

Note 6: The land of Longking Intelligent Environmental Protection Product Project has completed and transferred to intangible asset, while the whole project remains uncompleted.

19. Intangible assets

Item	Land use rights	Software etc.	Dumping rights	Trademarks	Patent	Parking use rights	Franchise	Total
I. Original book value								
1. Opening Balance	1,795,804,515.56	107,592,197.17		822,245,396.08	137,227,495.23	1,860,996.49	731,360,461.64	3,596,091,062.17
2. Increased amount in current period	227,429,860.41	25,369,285.30	2,342,460.00		36,921,766.36		233,761.90	292,297,133.97
(1) Purchase	46,686,079.80	24,872,973.30			38,750.00		233,761.90	71,831,565.00
(2) Business combination	77,621,350.61	464,472.38	2,342,460.00		27,000,000.00			107,428,282.99
(3) Other increase	103,122,430.00	31,839.62			9,883,016.36			113,037,285.98
3. Decreased amount in current period	17,759,275.60	1,058,318.69						18,817,594.29
(1) Disposal	14,858,354.22	1,025,767.97						15,884,122.19
(2) Business combination	2,900,921.38							2,900,921.38
(3) Other decrease		32,550.72						32,550.72
4. Closing Balance	2,005,475,100.37	131,903,163.78	2,342,460.00	822,245,396.08	174,149,261.59	1,860,996.49	731,594,223.54	3,869,570,601.85
II. Accumulated amortization								
1. Opening Balance	131,772,740.59	50,773,431.62		102,780,674.50	60,609,182.98	343,867.33	169,586,870.87	515,866,767.89
2. Increased amount in current period	44,551,058.69	19,423,374.69	558,706.15	41,112,269.80	9,799,628.33	51,262.70	36,419,801.78	151,916,102.14
(1) Provision	41,972,838.97	19,077,593.43	187,527.49	41,112,269.80	9,799,628.33	51,262.70	36,419,801.78	148,620,922.50
(2) Business combination	2,578,219.72	326,184.15	371,178.66					3,275,582.53
(3) Other increase		19,597.11						19,597.11
3. Decreased amount in current period	6,204,908.45	731,124.03						6,936,032.48
(1) Disposition	6,193,271.21	722,453.06						6,915,724.27
(2) Business combination								
(3) Other decrease	11,637.24	8,670.97						20,308.21
4. Closing Balance	170,118,890.83	69,465,682.28	558,706.15	143,892,944.30	70,408,811.31	395,130.03	206,006,672.65	660,846,837.55
III. Provision for impairment								
1. Opening Balance								
2. Increased amount in current period								
(1) Withdrawal								
3. Decreased amount in current period								
(1) Disposal								
4. Closing Balance								
IV. Book value								
1. Closing Balance of book value	1,835,356,209.54	62,437,481.50	1,783,753.85	678,352,451.78	103,740,450.28	1,465,866.46	525,587,550.89	3,208,723,764.30
2. Opening Balance of book value	1,664,031,774.97	56,818,765.55		719,464,721.58	76,618,312.25	1,517,129.16	561,773,590.77	3,080,224,294.28

Note: During current period, intangible assets-land use rights were used as collateral to obtain loans of RMB 4,042.385 million.

20. Development expenditure

Item	Opening Balance	Increase in current period		Decrease in current period		Closing Balance
		Internal development expenditure	Others	Recognition of intangible assets	Transfer to current profit or loss	
Expensed expenditure		482,171,368.39		482,171,368.39		
Capitalized expenditure	11,396,317.02	8,499,129.53			9,883,016.36	10,012,430.19
Total	11,396,317.02	490,670,497.92		482,171,368.39	9,883,016.36	10,012,430.19

21. Goodwill

Names of the investee or matters of forming goodwill	Opening Balance	Increase in current period	Decrease in current period	Closing Balance
Yango Group Co., Ltd.	4,575,121.57			4,575,121.57
Fujian Yango Real Estate Development Co., Ltd.	3,642,290.38			3,642,290.38
Longking Industrial Investment Group Co., Ltd.	2,767,992,097.44			2,767,992,097.44
Fujian Newland Environmental Protection Science and Technology Co., Ltd.	137,477,452.57			137,477,452.57
Dongfang Xin Long Asset Management Co., Ltd.	291,546.85			291,546.85
Bengbu Economic Development Ai Bei Training School Co., Ltd.		2,831,922.49		2,831,922.49
Peiwen Yango Education Cultural Industrial (Beijing) Co., Ltd.	474,193.51			474,193.51
Taizhou Dechang Environmental Protection Co., Ltd.		380,513,923.68		380,513,923.68
Miscellaneous	24,405,332.44			24,405,332.44
Total	2,938,858,034.76	383,345,846.17		3,322,203,880.93
Less: Provision for impairment	65,597,127.33	115,511,916.28		181,109,043.61
Wherein: Longking Industrial Investment Group Co., Ltd.	49,816,608.75	106,887,102.42		156,703,711.17
Miscellaneous	15,780,518.58	8,624,813.86		24,405,332.44
Net Value	2,873,260,907.43	267,833,929.89		3,141,094,837.32

Note: The Company computed the recoverable values of asset units by expected future cash flow method, comparing the recoverable values of asset units related to goodwill to their book values including goodwill and making impairment tests. If impairment occurred, provisions were made and impairment loss were recognized.

22. Long-term deferred expenses

Item	Opening Balance	Transfer-in in current period	Increase in current period	Amortization in current period	Transfer-out in current period	Closing Balance
Decoration expenses	89,925,465.86	375,530.40	58,141,981.43	35,638,622.16	486,486.35	112,317,869.18
Others	31,797,975.99		18,821,756.49	12,597,532.37	567,404.44	37,454,795.67
Total	121,723,441.85	375,530.40	76,963,737.92	48,236,154.53	1,053,890.79	149,772,664.85

23. Deferred income tax assets/deferred income tax liabilities

(1) Deferred income tax assets before offsetting:

Item	December 31 2020		December 31 2019	
	Deductible temporary difference	Deferred income tax assets	Deductible temporary difference	Deferred income tax assets
Provision for impairment	1,742,624,317.27	371,122,730.80	852,681,235.19	161,097,438.01
Undistributed deficit	110,403,132.75	16,554,319.97	36,369,713.03	7,803,797.25
Unrealized profit from internal transactions	467,386,218.40	102,426,279.98	298,039,176.02	67,240,989.81
Difference between assets' book value and tax base	37,268,374.81	9,317,093.70	68,336,003.25	17,084,000.81
Provisions	31,312,726.35	5,942,667.71	16,080,498.83	4,020,124.71
Amortization of rent receipts in advance	8,252,294.10	1,237,844.13	5,376,921.64	806,538.26
Provisions for expenses	59,381,822.64	14,845,455.66		
Gross profit from test operation	24,472,008.67	3,670,801.30		
Total	2,481,100,894.99	525,117,193.25	1,276,883,547.96	258,052,888.85

(2) Deferred income tax liabilities before offsetting:

Item	December 31 2020		December 31 2019	
	Taxable temporary difference	Deferred income tax liabilities	Taxable temporary difference	Deferred income tax liabilities
Assets appreciation due to business combination not under common control	1,201,354,230.35	201,346,717.43	1,322,977,373.07	207,796,943.46
Contract costs	743,108,325.16	185,777,081.40		
Temporary difference of investment properties depreciation	525,380,030.85	129,912,170.93	376,214,535.46	93,103,659.53
Changes in fair value of investment properties	2,714,764,707.60	665,710,121.01	2,479,887,125.80	606,976,883.11
Trading financial assets	807,222,420.34	194,087,864.14	1,512,547.94	378,136.98
Differences between accounting and tax base in amortization of franchise of BOT project	62,671,471.99	15,667,868.00	52,747,112.64	13,186,778.16
Miscellaneous	1,800,829.04	450,207.26		
Total	6,056,302,015.33	1,392,952,030.17	4,233,338,694.91	921,442,401.24

(3) Deferred income tax assets or liabilities presented as net amount after offsetting:

Item	Offset amount of deferred income tax assets and liabilities at period end	Closing Balance after offset of deferred income tax assets and liabilities	Offset amount of deferred income tax assets and liabilities at period beginning	Opening Balance after offset of deferred income tax assets and liabilities
Deferred income tax assets	35,371,243.80	489,745,949.45	5,593,329.99	252,459,558.86
Deferred income tax liabilities	35,371,243.80	1,357,580,786.37	5,593,329.99	915,849,071.25

24. Other non-current assets

Item	December 31 2020	December 31 2019
Properties project related investment payments (Note 1)	2,124,520,000.00	2,156,520,000.00
Bank time deposit certificate	803,658,968.96	400,000,000.00
Cooperative project investment funds (Note 2)	566,745,269.60	444,636,131.60
Prepayments for PP&E, construction in progress, investment properties, intangible assets, etc.	7,169,822.67	63,207,454.68
Prepaid equity acquisition funds	1,472,340,600.00	2,912,743,596.62
Miscellaneous		500,836.03
Contract assets	246,057,922.60	
Subtotal	5,220,492,583.83	
Less: Provision for impairment	16,277,684.66	
Subtotal	16,277,684.66	
Total	5,204,214,899.17	5,977,608,018.93

Note 1: Properties project related investment payments are the equity transfer and creditor's rights transfer of the target project company paid by the subsidiary Yango Group.

Note 2: The cooperative project investment funds are investment income of cooperative projects, which the subsidiary Yango Group could recognize according to a certain proportion of the sales of the project.

Note 3: In current period, other non-current assets were used as collateral to obtain loans of RMB 1,895.6477 million.

25. Impairment provision of assets

Item	December 31 2019	Change of accounting policy	Other transfer-in	Increase in current period	Decrease in current period		December 31 2020
					Write-off	Other transfer-out	
I. Bad debt provision	893,018,076.22	74,018,274.62	9,687,718.78	193,226,645.26	1,821,555.92	2,535,779.87	1,165,593,379.09
Accounts receivable	491,512,354.93	74,523,522.65	2,749,181.03	13,043,169.51	1,818,948.19	654,738.54	579,354,541.39
Other receivables	395,049,904.66		6,938,537.75	178,759,623.83	2,607.73	1,881,041.33	578,864,417.18
Long-term receivables	6,455,816.63	-505,248.03		1,423,851.92			7,374,420.52
II. Provision for impairment of contract assets		62,796,070.27		3,824,240.00	4,773,842.86		61,846,467.41
III. Provision for impairment of inventory	842,182,948.87			828,144,861.82	526,959,073.41	87,871,397.39	1,055,497,339.89
IV. Provision for impairment of goodwill	65,597,127.33			115,511,916.28			181,109,043.61
V. Provision for impairment of non-current assets			1,813,612.87				1,813,612.87
Total	1,800,798,152.42	136,814,344.89	11,501,331.65	1,140,707,663.36	533,554,472.19	90,407,177.26	2,465,859,842.87

Note: Other transfer-in and other transfer-out occurred in current period were caused by changes in consolidation scope.

26. Short-term borrowings

Category	Closing Balance		Opening Balance	
	Original currency	Converted into RMB	Original currency	Converted into RMB
Credit borrowings				
-- RMB	494,281,157.50	494,281,157.50	2,294,747,590.72	2,294,747,590.72
-- USD	103,000,000.00	672,064,700.00	18,928,000.00	132,045,513.60
Pledge borrowings				
-- RMB	1,449,127,359.18	1,449,127,359.18	1,437,216,509.26	1,437,216,509.26
-- USD	83,187,500.00	542,790,118.75	20,187,500.00	140,832,037.50
Guaranteed borrowings				
-- RMB	2,031,894,700.00	2,031,894,700.00	1,320,271,110.42	1,320,271,110.42
-- HKD			730,000,000.00	653,934,000.00
Mortgage and guaranteed borrowings				
-- RMB	140,000,000.00	140,000,000.00	1,464,100,000.00	1,464,100,000.00
Pledge and guaranteed borrowings				
-- RMB	1,802,914,686.53	1,802,914,686.53	2,783,018,998.19	2,783,018,998.19
-- HKD			310,000,000.00	277,691,800.00
Pledge, mortgage and guaranteed borrowings	2,922,270,000.00	2,922,270,000.00	3,547,550,000.00	3,547,550,000.00
Mortgage and pledge loan			253,780,000.00	253,780,000.00
Total		10,055,342,721.96		14,305,187,559.69

27. Derivative financial liabilities

Category	Closing Balance	Opening Balance
Forward exchange contracts	26,285,000.00	
Total	26,285,000.00	

Note: The derivative financial liabilities held by the subsidiary Yango Group were mainly incurred by forward exchange contracts (FXA) measured at fair value. Such FXAs did not qualify for hedge accounting standards thus measured at fair value through profit and loss.

28. Notes payable

Type	Closing Balance	Opening Balance
Bank acceptance bill	1,290,224,421.85	1,281,289,682.45
Commercial acceptance bill	5,390,397,909.98	2,891,656,672.96
Total	6,680,622,331.83	4,172,946,355.41

29. Accounts payable

(1) List of accounts payable:

Item	December 31 2020	December 31 2019
Payables on land and related expenses	210,869,200.00	694,050,910.21
Payables and accrued construction and payments for commodities	30,604,122,660.62	21,889,183,939.22

Item	December 31 2020	December 31 2019
Payables of labor service	139,655,844.08	199,364,294.23
Miscellaneous	191,168,011.39	183,898,170.63
Total	31,145,815,716.09	22,966,497,314.29

Note: Significant accounts payable aged more than one year were mainly payables and provision of construction payments, payables on land and related expenses.

30. Advanced payments from customers

List of advanced payments from customers:

Item	December 31 2020	December 31 2019
Collection of pre-sale of properties		79,566,981,969.25
Advanced collection of sales of goods and construction payments		7,535,464,037.63
Advanced collection for education service		459,933,563.71
Rental collected in advance	90,150,430.75	91,103,262.68
Property management fee and others collected in advance	36,280,826.79	235,270,760.63
Total	126,431,257.54	87,888,753,593.90

31. Contract liabilities:

List of contract liabilities:

Item	December 31 2020
Collection of pre-sale of properties	68,495,342,264.90
Advanced collection of sales of goods and construction payments	9,241,282,185.15
Advanced collection for education service	485,380,102.60
Property management fee and others collected in advance	389,526,329.98
Total	78,611,530,882.63

32. Employee benefits payable

(1) List of employee benefits payable:

Item	Opening Balance	Increase in current period	Decrease in current period	Closing Balance
I. Short-term compensation	1,229,458,209.99	6,040,701,027.75	6,107,325,707.00	1,162,833,530.74
II. Post-employment benefits and defined contribution plan	7,354,816.96	76,295,669.37	76,374,059.99	7,276,426.34
III. Termination benefits	811,335.55	26,985,808.68	27,466,013.83	331,130.40
Total	1,237,624,362.50	6,143,982,505.80	6,211,165,780.82	1,170,441,087.48

(2) List of short-term compensation:

Item	Opening Balance	Increase in current period	Decrease in current period	Closing Balance
1. Salaries, bonuses, allowances and grants	1,209,299,678.76	5,274,791,444.07	5,352,595,481.70	1,131,495,641.13
2. Staff welfare fee	1,273,396.23	175,955,919.91	172,108,384.75	5,120,931.39
3. Social insurance contribution	4,867,143.04	162,362,482.25	161,940,188.57	5,289,436.72

Item	Opening Balance	Increase in current period	Decrease in current period	Closing Balance
Wherein: Medical insurance	4,335,726.23	151,667,567.79	151,101,303.30	4,901,990.72
Supplementary medical insurance		127,502.01	127,502.01	
Work injury insurance	156,134.47	2,071,939.31	2,119,474.59	108,599.19
Maternity insurance	375,282.34	8,495,473.14	8,591,908.67	278,846.81
4. Housing funds	4,888,528.87	251,771,841.85	253,261,912.38	3,398,458.34
5. Labor union funds and employee education funds	9,097,563.09	46,089,974.75	45,189,887.07	9,997,650.77
6. Short-term compensated absence		2,700,690.86	2,700,690.86	
7. Short-term profit-sharing plan				
8. Non-monetary welfare		107,000.00	107,000.00	
9. Miscellaneous	31,900.00	126,921,674.06	119,422,161.67	7,531,412.39
Wherein: Stock option plan		92,462,182.54	92,462,182.54	
Total	1,229,458,209.99	6,040,701,027.75	6,107,325,707.00	1,162,833,530.74

(3) List of defined contribution plan:

Item	Opening Balance	Increase in current period	Decrease in current period	Closing Balance
1. Basic pension insurance	6,892,396.85	72,869,594.84	72,657,599.33	7,104,392.36
2. Unemployment insurance	343,920.11	2,734,793.71	2,906,679.84	172,033.98
3. Annuity payment	118,500.00	691,280.82	809,780.82	
Total	7,354,816.96	76,295,669.37	76,374,059.99	7,276,426.34

33. Tax payables

Item	December 31 2020	December 31 2019
Value-added tax	1,790,591,199.25	1,162,841,066.25
Urban maintenance and construction tax	139,834,630.51	91,723,022.10
Corporation Income tax	2,939,072,305.09	2,133,477,381.59
Property tax	18,811,466.00	12,786,122.37
Individual income tax	42,880,383.95	26,372,991.55
Stamp duty	8,186,911.46	6,604,223.32
Land value-added tax	7,850,494,074.99	6,076,865,655.38
Land use tax	18,203,990.56	18,855,698.23
Education surcharge	92,140,991.28	62,242,189.63
Miscellaneous	3,194,299.77	26,255,903.12
Total	12,903,410,252.86	9,618,024,253.54

34. Other payables

Item	Closing Balance	Opening Balance
Interest payable	1,841,557,986.22	1,622,350,046.69
Dividend payable	151,980,951.41	71,801,787.16
Other payables	66,387,228,721.01	33,228,137,050.51
Total	68,380,767,658.64	34,922,288,884.36

(1) Interest payable

Item	Closing Balance	Opening Balance
Interest payable of long-term borrowings	335,864,117.65	362,268,660.13
Interest payable of corporate bonds	1,355,580,082.58	1,146,293,069.27
Interest payable of short-term borrowings	71,391,693.83	57,330,161.37

Item	Closing Balance	Opening Balance
Interest payable of other current liabilities	78,722,092.16	56,458,155.92
Total	1,841,557,986.22	1,622,350,046.69

(2) Dividend payable

Item	Closing Balance	Opening Balance	Reason for not being paid for over one year
Dividends payable to non-controlling shareholders of subsidiaries	151,980,951.41	71,801,787.16	Unpaid
Total	151,980,951.41	71,801,787.16	

(3) Other payables

1) Disclosure by nature:

Item	Closing Balance	Opening Balance
Payables to cooperation parties	33,401,774,991.14	11,247,729,305.96
Payables to related parties	20,493,108,403.80	13,396,098,120.40
Intention fund for properties purchase	2,441,958,101.07	1,581,494,833.69
Payables of equity consideration	1,540,453,452.35	2,135,951,828.88
Cash pledge and margin payable	5,948,385,145.19	1,331,114,993.97
Intercourse payables of the acquirees with their original shareholders and related parties	267,745,951.20	499,412,940.77
Fund for agent business and others	2,293,802,676.26	3,036,335,026.84
Total	66,387,228,721.01	33,228,137,050.51

2) Significant other payables aged over one year:

Item	Closing Balance	Reasons for outstanding
Xixian New Area Shan Shui Industrial Co., Ltd.	1,252,090,340.00	Government resettlement housing group purchase earnest money
Haining Yintai Department Store Co., Ltd.	834,578,761.32	Payables to cooperation parties
Taizhou Dechang Environmental Protection Co., Ltd.	565,306,148.18	Payables to joint ventures and associations
Taizhou Dechang Environmental Protection Co., Ltd.	497,585,209.68	Payables to cooperation parties, payables of equity consideration
Quanzhou Zhen Mao Real Estate Co., Ltd.	303,079,300.00	Payables to joint ventures and associations
Shanxi Beichen Fangzheng Yango Education Science Tech Co., Ltd.	262,584,047.91	Payables to cooperation parties
Total	3,715,223,807.09	

35. Non-current liabilities due within one year

Item	Closing Balance		Opening Balance	
	Original currency	Converted into RMB	Original currency	Converted into RMB
Long-term borrowings due within one year		16,334,307,435.13		10,543,512,945.40
-- RMB	16,334,176,937.13	16,334,176,937.13	10,543,512,945.40	10,543,512,945.40
-- USD	20,000.00	130,498.00		
Bonds payable due within one year		16,144,361,687.35		17,591,644,350.32
-- RMB	10,226,890,590.33	10,226,890,590.33	11,561,049,054.43	11,561,049,054.43
-- USD	906,906,021.09	5,917,471,097.02	864,452,753.06	6,030,595,295.89
Long-term payables due	119,999,645.69	119,999,645.69	46,280,386.81	46,280,386.81

Item	Closing Balance		Opening Balance	
	Original currency	Converted into RMB	Original currency	Converted into RMB
within one year				
Total		32,598,668,768.17		28,181,437,682.53

The composition of long-term borrowings due within one year is as follows:

Item	Closing Balance		Opening Balance	
	Original currency	Converted into RMB	Original currency	Converted into RMB
Credit borrowings	15,000,000.00	15,000,000.00	10,000,000.00	10,000,000.00
Pledge borrowings				
-- RMB	474,550,000.00	474,550,000.00	698,950,000.00	698,950,000.00
-- USD	20,000.00	130,498.00		
Guaranteed borrowings	2,510,923,064.01	2,510,923,064.01	1,994,479,855.12	1,994,479,855.12
Mortgage borrowings			140,000,000.00	140,000,000.00
Pledge and guaranteed borrowings	1,417,710,000.00	1,417,710,000.00	1,162,280,000.00	1,162,280,000.00
Mortgage and guaranteed borrowings	2,897,700,000.00	2,897,700,000.00	1,377,610,000.00	1,377,610,000.00
Pledge and mortgage borrowings			67,000,000.00	67,000,000.00
Pledge, mortgage and guaranteed borrowings	8,566,834,373.12	8,566,834,373.12	4,641,194,690.28	4,641,194,690.28
Asset securitization borrowings	451,459,500.00	451,459,500.00	451,998,400.00	451,998,400.00
Total		16,334,307,435.13		10,543,512,945.40

The composition of bonds payable due within one year is as follows:

Item	Closing Balance		Opening Balance	
	Original currency	Converted into RMB	Original currency	Converted into RMB
Credit borrowings				
-- RMB	10,226,890,590.33	10,226,890,590.33	11,561,049,054.43	11,561,049,054.43
Guaranteed borrowings				
-- USD	906,906,021.09	5,917,471,097.02	864,452,753.06	6,030,595,295.89
Total		16,144,361,687.35		17,591,644,350.32

Note 1: There are no borrowings in long-term borrowings due within one year overdue.

Note 2: Please refer to Notes V.38 for details of the bonds payable due within one year.

36. Other current liabilities

Item	December 31 2020	December 31 2019
Privately Placed Notes issued by Yango Group	685,458,000.00	729,800,000.00
Commercial Paper (Note 1)	2,047,501,253.02	900,000,000.00
Project Cornerstone Bonds (Note 2)	1,223,428,330.84	
Output tax to be transferred	6,212,341,320.95	
Total	10,168,728,904.81	1,629,800,000.00

Note 1: On May 22, 2018, the Company received the “Notice of Acceptance of Registration” (NAFMII [2018] CP77) issued by National Association of Financial Market Institutional Investors (hereinafter referred to as “NAFMII”). NAFMII has accepted the Company’s registration of commercial papers with a total amount of RMB 500 million and a valid term of two years starting from the date of the notice. During the valid term, the Company could issue commercial papers in stages. On May 21, 2020, the Company issued commercial papers with a total

amount of RMB 500 million and a tenor of 365 days. The redemption date is May 21, 2021 and the coupon rate 6.5%.

On November 11, 2020, the Company received the “Notice of Acceptance of Registration” (NAFMII [2020] SCP618) issued by NAFMII. NAFMII has accepted the Company’s registration of super short-term commercial papers with a total amount of RMB 1.5 billion and a valid term of two years starting from the date of the notice. During the valid term, the Company could issue super short-term commercial papers in stages. On December 28, 2021, the Company has issued super short-term commercial papers with a total amount of RMB 650 million and a tenor of 270 days. The redemption date is September 24, 2021 and the coupon rate 6.5%.

In August 2018, the subsidiary Yango Group received “Notice of Acceptance of Registration” (NAFMII [2018] CP120) issued by NAFMII. NAFMII has accepted Yango Group’s registration of commercial papers with a valid term of two years starting from the date of the notice. During the valid term, Yango Group could issue commercial papers in stages. Yango Group has issued commercial papers with a total amount of RMB 900 million and a tenor of 365 days on May 26, 2020. The redemption date is May 27, 2021 and the coupon rate 6.2%. The commercial coupons totaling RMB 900 million issued by Yango Group in 2019 have been redeemed in full in current period.

Note 2: YANGO JUSTICE INTERNATIONAL LIMITED, the subsidiary of the Company, issued Project Cornerstone USD bonds, with a total face value of USD 188 million, a term of 364 days and a coupon rate of 6.80%. Yango Group provided cross-border guarantee for the overseas bond issuance.

37. Long-term borrowings

Loan category	Closing Balance		Opening Balance	
	Original currency	Converted into RMB	Original currency	Converted into RMB
Pledge borrowings				
-- RMB	413,369,502.00	413,369,502.00	2,536,311,483.34	2,536,311,483.34
-- USD	82,464,203.48	550,647,702.04		
Mortgage borrowings	387,860,000.00	387,860,000.00		
Credit borrowings	6,092,474,046.10	6,092,474,046.10	4,762,264,662.89	4,762,264,662.89
Guaranteed borrowings	512,000,000.00	512,000,000.00	580,596,548.63	580,596,548.63
Pledge and guaranteed borrowings	2,881,980,000.00	2,881,980,000.00	9,780,040,000.00	9,780,040,000.00
Mortgage and guaranteed borrowings	14,737,560,000.00	14,737,560,000.00	10,358,428,000.00	10,358,428,000.00
Pledge and mortgage borrowings	640,000,000.00	640,000,000.00	1,293,000,000.00	1,293,000,000.00
Pledge and mortgage, guaranteed borrowings	27,882,191,588.00	27,882,191,588.00	38,970,182,431.12	38,970,182,431.12
Accounts receivable factoring			20,118,047.77	20,118,047.77
Asset-backed Securitization	4,211,927,400.00	4,211,927,400.00	1,752,803,500.00	1,752,803,500.00
Other borrowings	1,053,267.50	1,053,267.50	1,053,267.50	1,053,267.50
Total		58,311,063,505.64		70,054,797,941.25

Note 1: There are no long-term borrowings formed due to period extension of overdue borrowings.

38. Bonds payable

Changes of bonds payable:

Bond name	Currency	Face value (Original currency)	Issue date	Tenor	Issue proceeds (Original currency)	Coupon rate	Opening Balance (Original currency)	Opening Balance (converted into RMB)	Issued in current period (Original currency)	Interest withdrawn on face value (Original currency)	Amortization (Original currency)	Repayment in current period (Original currency)	Converted into shares in current period (Original currency)	Closing Balance (Original currency)	Closing Balance (converted into RMB)	Wherein: Amount due within one year (converted into RMB)
15 Yangfang 01	RM B	29,794,700.00	2015/07/30	3+2	29,103,462.96	7.00%	29,704,661.70	29,704,661.70		1,208,069.26	90,038.30	29,794,700.00				
15 Yangfang 02	RM B	641,397,200.00	2015/08/12	3+2	627,927,858.80	7.30%	639,501,650.50	639,501,650.50		28,784,013.69	1,895,549.50	641,397,200.00				
16 Yangcheng 01	RM B	1,260,000,000.00	2016/08/29	3+2	1,255,662,360.44	6.50%	1,256,323,563.22	1,256,323,563.22		88,474,315.74	2,192,850.54			1,258,516,413.76	1,258,516,413.76	1,258,516,413.76
16 Yangcheng 02	RM B	1,289,378,100.00	2016/09/27	3+2	1,286,480,000.00	6.30%	1,284,366,018.27	1,284,366,018.27		90,577,623.94	2,814,755.95	2,000,000.00		1,285,180,774.22	1,285,180,774.22	1,285,180,774.22
17 Yango City MTN 001	RM B	2,000,000,000.00	2017/03/24	3+2	1,988,000,000.00	7.40%	1,994,209,765.01	1,994,209,765.01		112,306,425.33	3,369,523.20	530,000,000.00		1,467,579,288.21	1,467,579,288.21	
17 Yango City MTN 002	RM B	1,200,000,000.00	2017/06/20	3+2	1,192,800,000.00	7.00%	1,196,147,650.23	1,196,147,650.23		39,353,424.66	3,852,349.77	1,200,000,000.00				
17 Yango City MTN 004	RM B	1,200,000,000.00	2017/10/31	3+2	1,195,320,000.00	6.90%	1,197,157,425.20	1,197,157,425.20		82,742,315.07	1,093,539.21	95,000,000.00		1,103,250,964.42	1,103,250,964.42	
18 Yango 02	RM B	600,000,000.00	2018/06/15	2+1	589,680,000.00	7.80%	594,710,576.58	594,710,576.58		21,354,098.36	5,289,423.42	600,000,000.00				
18 Yangcheng 01	RM B	1,100,000,000.00	2018/10/22	2+1	1,098,000,000.00	6.50%	1,098,745,931.43	1,098,745,931.43		80,433,640.24	675,495.03			1,099,421,426.46	1,099,421,426.46	1,099,421,426.46
18 Yango 04	RM B	1,700,000,000.00	2018/11/19	2+1	1,696,000,000.00	5.80%	1,697,386,152.49	1,697,386,152.49		121,855,168.20	2,113,092.54	1,030,000,000.00		669,499,245.03	669,499,245.03	669,499,245.03
18 Yango City MTN 002	RM B	1,000,000,000.00	2018/07/27	2+1	998,000,000.00	7.50%	998,904,077.28	998,904,077.28		42,878,827.76	1,095,922.71	1,000,000,000.00				
18 Yango City MTN 003	RM B	400,000,000.00	2018/11/02	2+1	399,180,000.00	7.50%	399,477,609.23	399,477,609.23		25,163,934.43	522,390.77	400,000,000.00				
18 Yangcheng 02	RM B	1,500,000,000.00	2018/12/25	2+1	1,493,600,000.00	7.50%	1,495,612,774.80	1,495,612,774.80		110,655,737.70	4,387,225.20	1,500,000,000.00				
19 Yangcheng 01	RM B	1,500,000,000.00	2019/02/28	2+1	1,491,000,000.00	7.50%	1,493,330,256.82	1,493,330,256.82		112,549,685.61	2,961,045.52			1,496,291,302.34	1,496,291,302.34	1,496,291,302.34
19 Yangcheng 02	RM B	800,000,000.00	2019/04/12	2+1	795,200,000.00	7.50%	796,265,242.82	796,265,242.82		60,118,122.61	1,567,934.63			797,833,177.45	797,833,177.45	797,833,177.45
19 Yango City PPN 001	RM B	500,000,000.00	2019/03/22	3	495,500,000.00	7.50%	496,577,182.53	496,577,182.53		37,579,721.54	1,475,923.07			498,053,105.60	498,053,105.60	
20 Yangcheng 01	RM B	1,200,000,000.00	2020/04/24	2+2	1,197,600,000.00	6.95%			1,197,600,000.00	57,351,780.82	373,149.85			1,197,973,149.85	1,197,973,149.85	
20 Yangcheng 02	RM B	800,000,000.00	2020/04/24	3+2	798,400,000.00	7.30%			798,400,000.00	40,160,000.00	190,755.88			798,590,755.88	798,590,755.88	
20 Yango City MTN 001	RM B	600,000,000.00	2020/06/23	2+2	595,200,000.00	6.60%			597,600,000.00	20,722,191.78	284,048.62			597,884,048.62	597,884,048.62	
Subtotal								16,668,420,538.11							12,270,073,651.85	6,606,742,339.26
20 Yango City MTN 002	RM B	750,000,000.00	2020/07/23	3+2	745,500,000.00	6.80%			745,500,000.00	22,495,890.41	345,532.39			745,845,532.39	745,845,532.39	
20 Yangcheng 03	RM B	1,000,000,000.00	2020/08/24	2+2	998,000,000.00	7.00%			998,000,000.00	24,739,726.03	159,063.02			998,159,063.02	998,159,063.02	
20 Yangcheng 04	RM B	800,000,000.00	2020/10/14	2+2+1	796,800,000.00	6.67%			796,800,000.00	11,402,958.90	119,466.95			796,919,466.95	796,919,466.95	
20 Yango City MTN 003	RM B	1,650,000,000.00	2020/10/28	2+2	1,643,400,000.00	6.80%			1,643,400,000.00	19,673,424.66	260,964.76			1,643,660,964.76	1,643,660,964.76	

Bond name	Currency	Face value (Original currency)	Issue date	Tenor	Issue proceeds (Original currency)	Coupon rate	Opening Balance (Original currency)	Opening Balance (converted into RMB)	Issued in current period (Original currency)	Interest withdrawn on face value (Original currency)	Amortization (Original currency)	Repayment in current period (Original currency)	Converted into shares in current period (Original currency)	Closing Balance (Original currency)	Closing Balance (converted into RMB)	Wherein: Amount due within one year (converted into RMB)
Project Joy I	USD	250,000,000.00	2017/11/16	3	247,395,363.00	7.50%	249,177,379.92	1,738,311,237.78		15,092,274.59	822,620.08	250,000,000.00				
Project Joy III	USD	120,000,000.00	2019/01/02	547d	114,606,573.00	12.00%	118,036,638.51	823,447,197.58		6,881,813.54	1,963,361.49	120,000,000.00				
Project Joy IV	USD	250,000,000.00	2019/04/03	2	243,836,544.76	9.50%	245,962,753.39	1,715,885,360.20		22,444,762.38	3,601,418.16	125,530,000.00		124,034,171.55	809,310,565.95	809,310,565.95
Project Joy IV tap	USD	150,000,000.00	2019/04/03	2	148,440,196.08	9.50%	148,972,953.73	1,039,265,119.81		14,269,493.84	798,276.97			149,771,230.70	977,242,303.19	977,242,303.19
Project Rise II	USD	90,000,000.00	2019/05/28	1.5	85,739,951.31	9.00%	87,322,033.95	609,175,973.25		7,356,272.73	2,677,966.05	90,000,000.00				
Project Joy V	USD	300,000,000.00	2019/06/18	2.75	292,386,288.00	10.25%	293,654,936.56	2,048,595,568.43		30,826,568.73	2,586,876.11			296,241,812.67	1,932,948,203.49	
Project Joy IV tap 2	USD	60,000,000.00	2019/04/03	2	58,692,395.15	9.50%	59,143,282.93	412,595,370.38		5,707,797.54	670,529.65			59,813,812.58	390,279,145.70	390,279,145.70
Project Joy VI	USD	250,000,000.00	2019/11/12	2+1.25	244,901,438.00	10.00%	245,056,037.77	1,709,559,930.69		25,031,565.66	1,372,334.81			246,428,372.58	1,607,920,488.25	1,607,920,488.25
Project Phoenix	USD	300,000,000.00	2020/01/15	3.25	292,035,074.39	9.25%			292,035,074.39	26,691,241.57	2,016,799.62			294,051,874.01	1,918,659,072.73	
Project Thunder	USD	300,000,000.00	2020/02/25	3.75	293,306,420.52	8.25%			293,306,420.52	21,016,709.28	1,294,015.23			294,600,435.75	1,922,238,383.23	
Project Chameleon	USD	300,000,000.00	2020/07/15	2.25+1.5	295,241,330.19	7.50%			295,241,330.19	10,408,302.92	434,233.85			295,675,564.04	1,929,253,487.80	
Project Willow	USD	270,000,000.00	2020/11/17	4.25	264,932,988.00	7.50%			264,932,988.00	2,421,195.65	121,030.41			265,054,018.41	1,729,450,964.72	
YAINVE 6.85 04/05/20	USD	300,000,000.00	2017/04/05	3	296,953,750.00	12.00%	71,357,384.99	497,803,389.16		2,270,631.78	212,615.01	71,570,000.00				
YAINVE 9.875 04/19/21	USD	110,000,000.00	2018/04/19	3	106,658,800.00	9.875%	106,209,796.68	740,940,783.60		4,713,698.41	691,210.56	89,112,000.00		17,789,007.24	116,071,493.34	116,071,493.34
YAINVE 11.875 09/21/20	USD	150,000,000.00	2019/03/21	1.5	147,184,000.00	11.875%	148,900,784.93	1,038,761,655.83		10,425,436.64	1,099,215.07	150,000,000.00				
Subtotal								12,374,341,586.71							17,517,959,135.52	3,900,823,996.43
YAINVE11.875 09/21/20 TAP	USD	110,000,000.00	2019/06/19	1.5	109,825,000.00	11.875%	110,073,625.59	767,895,626.84		9,447,945.21	-73,625.59	110,000,000.00				
YAINVE11.875 09/21/20 (Tap2)	USD	80,000,000.00	2019/08/15	1.5	79,227,580.00	11.875%	79,584,905.17	555,200,215.45		6,871,232.88	415,094.83	80,000,000.00				
YANGO CAY USS152M12.5 %N210924	USD	152,000,000.00	2019/09/24	2	151,312,440.00	12.50%	151,553,869.10	1,057,270,101.62		19,042,276.55	171,128.04			151,724,997.14	989,990,433.85	989,990,433.85
YANGO CAY USS152M12.5 %N210924 TAP	USD	70,000,000.00	2019/11/26	1.83	67,725,960.00	12.50%	67,868,985.34	473,467,615.53		8,771,150.69	1,666,975.76			69,535,961.10	453,715,192.58	453,715,192.58
YANGO CAY USS152M12.5 %N210924 (Tap2)	USD	62,000,000.00	2019/12/18	1.77	61,064,060.00	12.50%	61,089,600.19	426,173,268.85		7,729,497.97	796,472.21			61,886,072.40	403,800,433.80	403,800,433.80
YANGO CAY USS152M12.5 %N210924 (Tap3)	USD	26,000,000.00	2019/12/31	1.73	25,591,220.00	12.50%	25,592,096.41	178,535,582.98		3,254,263.54	330,299.39			25,922,395.80	169,141,040.36	169,141,040.36
YANGO CAY USS110M12.5	USD	110,000,000.00	2020/02/20	2	110,000,000.00	12.50%			108,483,400.00	11,844,429.35	608,022.82			109,091,422.82	711,810,624.76	

Bond name	Currency	Face value (Original currency)	Issue date	Tenor	Issue proceeds (Original currency)	Coupon rate	Opening Balance (Original currency)	Opening Balance (converted into RMB)	Issued in current period (Original currency)	Interest withdrawn on face value (Original currency)	Amortization (Original currency)	Repayment in current period (Original currency)	Converted into shares in current period (Original currency)	Closing Balance (Original currency)	Closing Balance (converted into RMB)	Wherein: Amount due within one year (converted into RMB)
%N220220																
Project Mars	USD	100,000,000.00	2020/08/05	3	100,000,000.00	11.00%			99,800,000.00	4,423,913.03	23,331.33			99,823,331.33	651,337,254.60	
YANGO CAY USS200M11.75 %N220908	USD	200,000,000.00	2020/09/08	2	200,000,000.00	11.75%			197,217,000.00	7,400,552.49	399,026.07			197,616,026.07	1,289,424,808.50	
Project Polestar	USD	100,000,000.00	2020/09/15	3	100,000,000.00	12.00%			96,504,000.00	3,546,961.33	290,907.94			96,794,907.94	631,577,094.82	
YANGO CAY USS175M11.87 5%N230510	USD	175,000,000.00	2020/11/10	2.5	175,000,000.00	11.875%			173,724,750.00	2,927,745.17	63,601.76			173,788,351.76	1,133,951,616.39	
YANGO CAY USS175M11.87 5%N230510 Tap	USD	75,000,000.00	2020/12/08	2.42	75,000,000.00	11.875%			74,420,500.00	1,257,999.72	16,822.90			74,437,322.90	485,696,088.19	
Project Mars Tap	USD	60,000,000.00	2020/12/18	2.63	60,000,000.00	11.00%			59,970,000.00	2,666,938.77	4,854.37			59,974,854.37	391,329,927.28	
17 Fujian Yango PPN 001	RMB	220,000,000.00	2017/11/23	2+1	218,680,000.00	7.40%	219,490,779.98	219,490,779.98		14,629,698.63	509,220.02	220,000,000.00				
18 Min Fujian Yango ZR 001	RMB	100,000,000.00	2018/02/02	3	99,250,000.00	7.50%	99,689,551.88	99,689,551.88		7,500,000.00	281,679.73			99,971,231.61	99,971,231.61	99,971,231.61
18 Min Fujian Yango ZR 002	RMB	1,000,000,000.00	2018/06/05	3	992,500,000.00	7.50%	996,026,396.71	996,026,396.71		75,000,000.00	2,717,357.71			998,743,754.42	998,743,754.42	998,743,754.42
18 Fujian Yango PPN001	RMB	500,000,000.00	2018/06/28	2+1	497,000,000.00	7.00%	498,531,190.97	498,531,190.97		35,095,890.41	780,988.33			499,312,179.30	499,312,179.30	499,312,179.30
18 Yangji 01	RMB	1,000,000,000.00	2018/08/24	3	993,000,000.00	7.50%	996,476,146.27	996,476,146.27		74,794,520.55	2,231,336.20			998,707,482.47	998,707,482.47	998,707,482.47
18 Yangji 02	RMB	375,000,000.00	2018/10/16	3	372,375,000.00	7.50%	373,472,074.27	373,472,074.27		28,047,945.20	851,672.00			374,323,746.27	374,323,746.27	374,323,746.27
Subtotal								6,642,228,551.35							10,282,832,909.20	4,987,705,494.66
18 Fujian Yango MTN 001	RMB	400,000,000.00	2018/12/07	3	397,600,000.00	7.50%	398,500,339.19	398,500,339.19		29,917,808.22	971,508.74			399,471,847.93	399,471,847.93	399,471,847.93
19 Yangji 01	RMB	400,000,000.00	2019/01/15	3	399,952,830.19	7.50%	399,967,081.59	399,967,081.59		30,008,191.79	10,578.11			399,977,659.70	399,977,659.70	
19 Min Fujian Yango ZR001	RMB	650,000,000.00	2019/02/28	1+1+1	645,125,000.00	7.30%	646,302,610.89	646,302,610.89		47,450,000.00	1,336,616.55			647,639,227.44	647,639,227.44	
19 Yangji 02	RMB	500,000,000.00	2019/03/29	3	499,937,500.00	7.50%	499,952,367.63	499,952,367.63		37,500,000.00	20,260.50			499,972,628.13	499,972,628.13	
19 Fujian Yango MTN 001	RMB	100,000,000.00	2019/04/18	3	99,400,000.00	7.50%	99,531,918.56	99,531,918.56		7,500,000.00	193,947.02			99,725,865.58	99,725,865.58	
19 Fujian Yango PPN 001	RMB	200,000,000.00	2019/05/30	2+1	198,800,000.00	7.50%	198,970,452.46	198,970,452.46		15,000,000.00	382,456.56			199,352,909.02	199,352,909.02	
19 Yangji 03	RMB	339,000,000.00	2019/06/19	3	338,056,603.77	7.50%	338,212,786.80	338,212,786.80		25,425,000.00	303,229.97			338,516,016.77	338,516,016.77	
19 Min Fujian Yango ZR 002	RMB	250,000,000.00	2019/07/26	2	248,750,000.00	7.50%	248,999,527.93	248,999,527.93		18,749,999.99	618,481.14			249,618,009.07	249,618,009.07	249,618,009.07

Bond name	Currency	Face value (Original currency)	Issue date	Tenor	Issue proceeds (Original currency)	Coupon rate	Opening Balance (Original currency)	Opening Balance (converted into RMB)	Issued in current period (Original currency)	Interest withdrawn on face value (Original currency)	Amortization (Original currency)	Repayment in current period (Original currency)	Converted into shares in current period (Original currency)	Closing Balance (Original currency)	Closing Balance (converted into RMB)	Wherein: Amount due within one year (converted into RMB)
Kongking CB 110068	RMB	1,499,392,000.00	2020/03/24	6	1,499,392,000.00				1,499,392,000.00	2,324,967.31	-187,046,904.59		109,000.00	1,312,236,095.41	1,312,236,095.41	
Subtotal								2,830,437,085.05							4,146,510,259.05	649,089,857.00
Total								38,515,427,761.22							44,217,375,955.62	16,144,361,687.35

Note 1: The closing balance of bonds payable is RMB 44,217,375,955.62, of which the amount of non-current liabilities reclassified to due-within-one-year is RMB 16,144,361,687.35, and the amount of bonds payable presented in the statement of financial position is RMB 28,073,014,268.27.

Note 2: 15 Yangfang 01, 15 Yangfang 02, 17 Yango City MTN002, 18 Yango 02, 18 Yango City MTN002, 18 Yango City MTN003, 18 Yangcheng 02 and 17 Fujian Yango PPN001 have been fully redeemed in current period.

Note 3: Yango Group chose to decrease the coupon rate of 16 Yangcheng 01 for the fifth year to 6.50% and decrease the coupon rate of 16 Yangcheng 02 for the fifth year to 6.30%.

Note 4: The first duration of 17 Yango City MTN 002 matured in the current year. Yango Group chose to increase the coupon rate for the additional period from 6.20% to 7.40%. The first duration of 17 Yango City MTN 004 matured in the current year. Yango Group chose to decrease the coupon rate for the additional period from 7.00% to 6.90%.

Note 5: The first duration of 18 Yangcheng 01 matured in the current year. Yango Group chose to decrease the coupon rate for the additional period to 6.50%.

Note 6: The first duration of 18 Yango 04 matured in the current year. Yango Group chose to decrease the coupon rate for the additional period to 5.80%.

Note 7: On March 24, 2020, Yango Group received the approval to publicly issue corporate bonds to qualified investors with a face value of no more than RMB eight billion to qualified investors by China Securities Regulatory Commission (CSRC Approval [2020] No. 468). Yango Group has issued 20 Yangcheng 01, 20 Yangcheng 02 and 20 Yangcheng 03 bonds with a total principal amount of RMB three billion.

Note 8: On July 2, 2020, Yango Group received the approval to publicly issue corporate bonds to qualified investors with a face value of no more than RMB 800 million to qualified investors by China Securities Regulatory Commission (CSRC Approval [2020] No. 1208). Yango Group has issued 20 Yangcheng 04 bonds with a total principal amount of RMB 800 million.

Note 9: Yango Group was approved to issue medium-term notes by the 62nd meeting of the ninth Board of Directors and then by the seventh provisional shareholders' meeting in 2019. On April 29, 2020, Yango Group received the "Notice of Acceptance of Registration" issued by NAFMII (NAFMII [2020] MTN470). NAFMII has accepted Yango Group's registration of medium-term notes with a total amount of RMB three billion and a validity term of two years starting from the date of the notice. During the valid term, Yango Group could issue medium-term notes in stages. Yango Group has issued 20 Yango City MTN001, 20 Yango City MTN002 and 20 Yango City MTN003 bonds with a total principal amount of RMB three billion.

Note 10: Project Joy I, Project Joy III and Project Rise II USD bonds totaling USD 460 million issued by YANGO

JUSTICE INTERNATIONAL LIMITED, a subsidiary of Yango Group, have matured and been fully redeemed in current period.

Note 11: YAINVE 6.85 04/05/20, YAINVE 11.875 09/21/20, YAINVE 11.875 09/21/20 TAP and YAINVE 11.875 09/21/20 (Tap2) USD bonds totaling USD 444.57 million issued by YANGO (CAYMAN) INVESTMENT LIMITED, a subsidiary of the Company, have been redeemed in current period.

Note 12: YANGO JUSTICE INTERNATIONAL LIMITED, a subsidiary of Yango Group, issued USD bonds to be listed on the Singapore Stock Exchange. Yango Group provides unconditional and irrevocable cross-border guarantee for the issuances. At the same time, Yango Group handled Internal-Guarantee for Foreign-Borrowing Registration procedures. By December 31, 2020, Yango Group has issued Project Joy I V, Project Joy IV tap, Project Joy V, Project Joy IV tap 2, Project Joy VI, Project Phoenix, Project Thunder, Project Chameleon and Project Willow with a total remaining balance of USD 2,054.47 million.

Note 13: Yango (Cayman) Investment Limited, a subsidiary of the Company, issued USD bonds to be listed on the Hong Kong and Singapore Stock Exchange. The Company, provides unconditional and irrevocable cross-border guarantee for the issuances. At the same time, the Company handled Internal-Guarantee for Foreign-Borrowing Registration procedures. By December 31, 2020, the Company has issued YAINVE 9.875 04/19/21, YANGO CAY US\$152M12.5%N210924, YANGO CAY US\$152M12.5%N210924 TAP, YANGO CAY US\$152M12.5%N210924 (Tap2) , YANGO CAY US\$152M12.5%N210924 (Tap3) , YANGO CAY US\$110M12.5%N220220, Project Mars, YANGO CAY US\$200M11.75%N220908, Project Polestar, YANGO CAY US\$175M11.875%N230510, YANGO CAY US\$175M11.875%N230510 Tap, Project Mars Tap with a total remaining balance of USD 1,148.59 million.

Note 14: Fujian Longking Co., Ltd., a subsidiary of the Company, received the “Approval of Public Issuance of Convertible Corporate Bonds by Fujian Longking Co., Ltd.” (CSRC Approval [2020] No. 113) from CSRC. From March 24 to 30, 2020, Longking issued 20 million convertible bonds at a face value of RMB 100, with a term of six years and a total amount of RMB two billion. As the subsidiary of the Company purchased 5,006,080 convertible bonds of Longking, with an amount of RMB 500.608 million, the issue proceeds, at the consolidation level, was RMB 1,499.392 million. Coupon rate: 0.20% in the first year, 0.50% in the second year, 1.00% in the third year, 1.50% in the fourth year, 1.80% in the fifth year, and 2.00% in the sixth year. Coupon interests would be paid annually with March 24 2021 being the first coupon payment date. The conversion period started from the first trading date immediately after six months following March 30, 2020 till the maturity date of the convertible bonds, i.e., from September 30, 2020 to March 23, 2026. The bond holders could apply to convert the bonds to shares. Initial conversion price of the convertible bond was RMB 10.93 per share on the issue date and the adjusted current conversion price is RMB 10.73 per share.

39. Long-term payables

(1) Category of long-term payables:

Item	Closing Balance	Opening Balance
Long-term payable	352,621,180.20	236,951,173.05
Special payable	2,296,159.00	
Subtotal	354,917,339.20	236,951,173.05
Less: Long-term payables due within one year	119,999,645.69	46,280,386.81
Total	234,917,693.51	190,670,786.24

(2) Long-term payables presented by nature of the account:

Item	Closing Balance	Opening Balance
Finance lease	369,414,803.03	283,337,577.95
Unrecognized financing charges	-16,793,622.83	-46,386,404.90
Subtotal	352,621,180.20	236,951,173.05
Less: long-term payables due within one year	119,999,645.69	46,280,386.81
Total	232,621,534.51	190,670,786.24

(3) Special payables:

Item	December 31 2019	Increase in current period	Decrease in current period	December 31 2020
Government subsidy for special projects		3,325,000.00	1,028,841.00	2,296,159.00
Total		3,325,000.00	1,028,841.00	2,296,159.00

40. Estimated liabilities

Item	Closing Balance	Opening Balance
Pending litigation	16,971,047.68	23,775,047.68
Compensation for housing return	152,036,903.46	27,685,961.00
Estimated special plan payment (Note 1)	393,156,635.26	398,253,551.99
BOT project overhaul and replacement cost etc.	12,457,587.60	20,094,163.88
Closing expenses for landfill	18,855,138.75	
Provision for warranty fee	6,685,018.32	
Total	600,162,331.07	469,808,724.55

Note 1: See Notes IX.6 for other commitments.

41. Deferred income

Item	Opening Balance	Increase in current period	Decrease in current period	Closing Balance
Governmental grant	176,991,620.41	46,599,775.38	24,716,575.93	198,874,819.86
Unrealized gains or losses of sales and lease-back		38,888,738.93	1,620,364.12	37,268,374.81

Item	Opening Balance	Increase in current period	Decrease in current period	Closing Balance
Total	176,991,620.41	85,488,514.31	26,336,940.05	236,143,194.67

Projects involving government grant:

Items	Opening Balance	New grant in current period	Amount transferred into profit or loss in current period	Other changes	Closing Balance	Recognition of the transferred amount in current period	Related to assets /income
Subsidies for Longking North Comprehensive Manufacturing Base	59,670,535.80		4,773,642.84		54,896,892.96	Other Income	Asset
Special funds for the scientific and technological achievements from Jiangsu Science and Technology Agency	5,457,956.06	1,000,000.00	758,796.64		5,699,159.42	Other Income	Asset
The second batch of special funds for the transformation and upgrading of provincial industrial and information industries in 2015	4,000,000.00		400,000.00		3,600,000.00	Other Income	Asset
Golden Sun Engineering	6,566,676.20		2,387,882.40		4,178,793.80	Other Income	Asset
Subsidies for converter steelmaking dry method gas dust removal and energy-saving system industrialization project	1,794,943.38		652,706.76		1,142,236.62	Other Income	Asset
Subsidies for infrastructure	28,352,331.61		2,362,693.07		25,989,638.54	Other Income	Asset
Low-cost ultra-low emission technology and high-end manufacturing equipment	246,428.58		246,428.58			Other Income	Income
Study on PM2.5 multi-site agglomeration technology demonstration engineering based on low-low-temperature electrostatic precipitators	184,667.94		184,667.94			Other Income	Income
China Science and Technology Ministry research project subsidies	462,546.66	130,200.00	592,746.66			Other Income	Income
Coupling enhanced electric bag composite dust removal equipment research and development project subsidy	1,641,741.38	248,000.00	1,889,741.38			Other Income	Income
Development and application of high-temperature dust removal, denitrification and ultra-low emission integrated technology and equipment for coal-fired flue gas	500,000.00	200,000.00	553,846.15		146,153.85	Other Income	Income
Incentives for industrial economic development reward technology transformation	2,131,821.57		236,523.16		1,895,298.41	Other Income	Income
Jiangsu Province Major Scientific and Technological Achievements Transformation Project	3,711,249.87		741,327.67		2,969,922.20	Other Income	Asset
SCR catalyst regeneration project special purpose fund	7,822,809.91	10,860,000.00	1,204,874.27		17,477,935.64	Other Income	Asset
Land repurchases funds for eco-energy projects in Pinghu	42,451,752.80				42,451,752.80	Other Income	Asset
Study on causes and control technology of air pollution	1,053,198.05		1,053,198.05			Other Income	Income
Key technologies and demonstrations of intelligent application of big data in coal-fired flue gas treatment island		4,000,000.00	1,737,446.91	24,834,575.38	27,097,128.47	Other Income	Asset
Key technology and model of fuel gas treatment islands big data intelligent application		1,800,000.00	761,538.46		1,038,461.54	Other Income	Income
Miscellaneous	10,942,960.60	3,527,000.00	4,178,514.99		10,291,445.61	Other Income	Both
Total	176,991,620.41	21,765,200.00	24,716,575.93	24,834,575.38	198,874,819.86		

42. Other non-current liabilities

Items	Closing Balance	Opening Balance
Debt financing plans	2,691,548,229.03	
Total	2,691,548,229.03	

Note 1: On September 25, 2020, the Company issued Fujian Yango Debt Financing Plan 2020 Stage One with a total amount of RMB 500 million and a tenor of 1+1+1 years, listed in Beijing Financial Asset Exchange Co., Ltd. (hereinafter referred to as “CFAE”). On September 30, 2020, the Company issued Fujian Yango Debt Financing Plan 2020 Stage Two with a total amount of RMB 700 million and a tenor of 3 years, listed in CFAE.

Note 2: On September 30, 2020, the subsidiary Yango Group issued Fujian Yango Debt Financing Plan 2020 Stage One with a total amount of RMB one billion and a tenor of 3 years, listed in CFAE.

Note 3: On March 11, 2020, the subsidiary Longking Industrial Investment Group Co., Ltd. issued “Longking Industrial Debt Financing Plan 2020 Stage One” with a total amount of RMB 500 million and a tenor of 1+1+1 years, listed in CFAE.

43. Paid-in capital

Name of the investor	Opening Balance		Increase in current period	Decrease in current period	Closing Balance	
	Amount	Proportion (%)			Amount	Proportion (%)
Total	7,960,000,000.00	100.00			7,960,000,000.00	100.00
Wu Jie	3,482,026,312.85	43.75			3,482,026,312.85	43.75
Lin Xueying	816,645,865.92	10.26			816,645,865.92	10.26
Yango Holding Group Co., Ltd.	3,492,972,513.97	43.88			3,492,972,513.97	43.88
Fuzhou Rong Xing Jie Investment Co., Ltd.	136,371,787.71	1.71			136,371,787.71	1.71
Fuzhou Kai Sheng Hui Investment Co., Ltd.	31,983,519.55	0.40			31,983,519.55	0.40

44. Capital reserves

Item	Opening Balance	Increase in current period	Decrease in current period	Closing Balance
1. Share premium				
Subtotal				
2. Other capital reserves				
(1) Other changes in the owner's equity other than the net profit or loss of the	45,338,049.73			45,338,049.73

Item	Opening Balance	Increase in current period	Decrease in current period	Closing Balance
investee				
(2) Income tax impact related to items included in owners' equity				
(3) Others	294,432,507.99	211,810,164.33	2,708,071.78	503,534,600.54
Subtotal	339,770,557.72	211,810,164.33	2,708,071.78	548,872,650.27
Total	339,770,557.72	211,810,164.33	2,708,071.78	548,872,650.27

Note: Reasons for the increase of other capital reserves: Other capital reserves increased by RMB 31,650,929.64 due to the equity incentive plan carried out by Yango Group; other capital reserves increased by RMB 67,367,818.16 due to the disposal of non-controlling interest of subsidiaries by Yango Group; other capital reserves increased by RMB 46,387,396.31 due to the issuance and conversion of convertible bonds by the subsidiary Fujian Longking; other capital reserves increased by RMB 66,404,020.22 due to changes in shareholding of the subsidiaries Longking Industrial and Yango Group incurring transfers between equity items.

Reasons for the decrease of other capital reserves: other capital reserves decreased by RMB 2,708,071.78 due to subsidiary's purchase of non-controlling shares.

45. Other comprehensive income

Item	January 1 2020	Amount occurred in current period					December 31 2020
		Amount occurred before income tax	Less: reclassified into profit or loss from other comprehensive income in prior period	Less: Income tax expense	Attributable to parent company after tax	Attributable to non-controlling shareholders after tax	
I. Not to be reclassified subsequently into profit or loss	-7,519,175.19	-13,696,440.8 ₃			-4,526,641.46	-9,169,799.37	-12,045,816.6 ₅
Wherein:							
Changes arising from the remeasurement of defined benefit plan							
Items under equity method that will not be reclassified to profit or loss							
Changes in fair value of investment in other equity instruments	-7,519,175.19	-13,696,440.8 ₃			-4,526,641.46	-9,169,799.37	-12,045,816.6 ₅
Changes in fair value of corporate credit risk							
II. To be reclassified subsequently into profit or loss	337,081,513.9 ₇	-5,749,316.70		20,770,080.4 ₃	-59,132,718.1 ₄	32,613,321.01	277,948,795.8 ₃
Wherein: Items under equity method that will be reclassified into profit or loss	62,741,846.28	-89,667,105.4 ₉			-76,995,589.4 ₅	-12,671,516.04	-14,253,743.1 ₇
Cash flow hedging reserve							

Item	January 1 2020	Amount occurred in current period					December 31 2020
		Amount occurred before income tax	Less: reclassified into profit or loss from other comprehensive income in prior period	Less: Income tax expense	Attributable to parent company after tax	Attributable to non-controlling shareholders after tax	
Balance arising from the translation of foreign currency financial statements	-154,950.57	834,152.60			250,670.38	583,482.22	95,719.81
Others	274,494,618.26	83,083,636.19		20,770,080.43	17,612,200.93	44,701,354.83	292,106,819.19
Total	329,562,338.78	-19,445,757.53		20,770,080.43	-63,659,359.60	23,443,521.64	265,902,979.18

Note: The reason for increases in others: the fair value was larger than the carrying amount of the owner-occupied property or inventories at the date of transferring to investment properties. The excess amount was RMB 83,083,636.19.

46. Surplus reserve

Item	Opening balance	Increase in current period	Decrease in current period	Closing balance
Legal reserve		135,165,502.66		135,165,502.66
Total		135,165,502.66		135,165,502.66

47. Undistributed profit

Item	Occurred in current period
Before adjustment: the closing balance of undistributed profits of last period	4,255,809,612.08
Adjustment: the opening balance of undistributed profits (Increased+, decreased-)	-153,840,507.07
After adjustment: the opening balance of undistributed profits	4,101,969,105.01
Add: Net profit attributable to the shareholders of parent company in current period	1,905,869,411.36
Less: Withdrawal of statutory surplus reserve	135,165,502.66
Withdrawal of discretionary surplus reserve	
Withdrawal of special reserve	
Withdrawal of enterprise development fund	
Withdrawal of employee award fund	
Withdrawal of general risk reserves	
Dividends on ordinary shares payable	
Dividends on ordinary shares converted to capital stock	
Miscellaneous	9,219,939.18
The closing balance of undistributed profit	5,863,453,074.53

Note: Adjustment of RMB -153,840,507.07 to the opening balance of undistributed profits was due to the implementation of new *Income Standard*.

Reasons for changes in miscellaneous: undistributed profit decreased by RMB 5,930,496.16 due to the acquisition of non-controlling interest by subsidiaries; undistributed profit decreased by RMB 3,289,443.02 due to transferring in equity items arising from the changes of shareholding ratios in subsidiaries.

48. Operating revenue and operating cost

(1) Operating revenue and operating cost:

Item	Amount occurred in current period		Amount occurred in previous period	
	Revenue	Cost	Revenue	Cost
Main operations	108,168,257,677.85	89,968,027,366.84	88,912,523,439.35	70,819,496,960.90
Other operations	1,268,998,613.55	378,334,227.84	1,621,194,625.95	451,996,037.48
Total	109,437,256,291.40	90,346,361,594.68	90,533,718,065.30	71,271,492,998.38

(2) Categories of main operations:

Item	Amount occurred in current period		Amount occurred in previous period	
	Revenue	Cost	Revenue	Cost
(1) Industry	9,581,864,190.08	7,576,550,566.06	10,536,705,301.08	8,238,685,836.73
Wherein: Environmental protection equipment manufacturing	9,581,864,190.08	7,576,550,566.06	10,536,705,301.08	8,238,685,836.73
(2) Commerce	15,923,444,472.96	15,896,831,951.16	17,409,756,697.19	17,323,297,998.32
Wherein: Domestic trade	15,701,005,377.17	15,672,264,865.21	17,228,734,817.82	17,143,237,524.20
Export trade	222,439,095.79	224,567,085.95	181,021,879.37	180,060,474.12
(3) Real estate	78,889,211,721.36	63,996,220,328.43	58,752,741,859.21	43,733,344,390.03
Wherein: Real estate sales	78,889,211,721.36	63,996,220,328.43	58,752,741,859.21	43,733,344,390.03
(4) Education	840,451,201.29	646,701,794.87	644,376,448.33	503,313,775.62
(5) Project operation	388,327,610.16	250,426,569.44	174,070,171.66	126,022,640.30
(6) Solid restoration	21,320,094.80	15,560,584.25	38,475,663.22	30,613,224.20
(7) Construction sector	885,052,435.36	780,704,706.96	302,902,168.67	281,299,819.08
(8) Miscellaneous	1,638,585,951.84	805,030,865.67	1,053,495,129.99	582,919,276.62
Total	108,168,257,677.85	89,968,027,366.84	88,912,523,439.35	70,819,496,960.90

49. Taxes and surcharges

Item	Amount occurred in current period	Amount occurred in previous period
Business tax		1,950,425.23
Urban maintenance and construction tax	279,124,260.50	246,179,917.56
Education surcharge	207,896,536.17	171,426,332.96
Land appreciation tax	3,099,312,981.09	3,397,349,851.08
Property tax	83,549,837.12	88,315,180.72
Stamp tax	79,392,901.67	77,347,685.64
Miscellaneous	46,713,049.91	42,965,447.84
Total	3,795,989,566.46	4,025,534,841.03

50. Selling expenses

Item	Amount occurred in current period	Amount occurred in previous period
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Item	Amount occurred in current period	Amount occurred in previous period
Employee compensation	949,318,629.72	1,187,755,675.26
Advertising expense, business promotion expense, and sales activity fees	516,395,171.00	535,854,350.98
Sales agency fee	539,715,046.91	429,342,286.73
Miscellaneous	664,751,990.53	688,175,041.94
Total	2,670,180,838.16	2,841,127,354.91

51. Administrative expenses

Item	Amount occurred in current period	Amount occurred in previous period
Employee compensation	1,576,662,087.98	1,750,896,898.83
Depreciation and amortization	287,701,531.13	225,530,787.25
Office expense	452,556,938.66	541,688,425.82
Employee stock option plan	85,102,969.84	80,121,723.70
Miscellaneous	547,945,230.60	582,565,603.66
Total	2,949,968,758.21	3,180,803,439.26

52. Research and development expenses

Item	Amount occurred in current period	Amount occurred in previous period
Employee compensation	293,896,421.34	202,932,169.72
Depreciation or amortization expenses	52,937,349.65	52,818,010.87
Material expenses	214,172,787.72	212,259,952.55
Office meeting fee	1,939,218.71	2,774,362.17
Traffic and travel expenses	14,003,123.49	16,882,730.58
Technical consulting fee	3,100,313.50	2,974,823.26
Miscellaneous	12,511,053.32	12,887,036.55
Total	592,560,267.73	503,529,085.70

53. Financial expenses

Item	Amount occurred in current period	Amount occurred in previous period
Interest expenses	2,991,002,934.96	2,659,263,602.09
Less: Interest income	531,469,820.93	512,351,120.99
Exchange gain or loss and Miscellaneous	31,826,191.12	411,825,906.23
Total	2,491,359,305.15	2,558,738,387.33

54. Other income

Item	Amount occurred in current period	Amount occurred in previous period
Government grant	231,807,837.90	163,564,522.89
Miscellaneous	25,123,629.40	8,477,352.26
Total	256,931,467.30	172,041,875.15

55. Investment income

Item	Amount occurred in current period	Amount occurred in previous period
Long-term equity investments income under equity method	3,010,641,928.94	1,451,116,009.00
Investment income from disposal of long-term equity investments	82,045,496.47	858,933,206.74
Investment income from holding of trading financial assets	228,964,929.01	22,886,708.46
Investment income from disposal of trading financial assets	24,356,920.23	250,133,887.11
Investment income from holding of debt investments	33,441,566.06	
Investment income from other non-current financial assets	76,341,434.83	47,730,787.48
Investment income from disposal of other non-traded financial assets	18,638,133.33	-26,178,306.09
Miscellaneous	-2,899,050.99	-14,958,955.67
Total	3,471,531,357.88	2,589,663,337.03

Long-term equity investments income under equity method:

Investee	Recognized investment income in current period
Fuzhou Rong Jin Xin Tai Real Estate Development Co., Ltd.	299,952,784.08
Taizhou Zhongliangyu Real Estate Co., Ltd.	240,794,380.15
Quanzhou Zhen Mao Real Estate Co., Ltd.	217,777,789.93
Guangxi Zhong Qing Yi Ju Investment Co., Ltd.	168,669,396.53
Guangdong Shun De Li He Zhi De Science Park Investment Co., Ltd.	166,997,621.77
Guangxi Tang Sheng Investment Co., Ltd.	144,684,460.20
Dalian Longhu Ze Ying Real Estate Co., Ltd.	119,213,075.59
Shaoxing Yu Te Shun Real Estate Development Co., Ltd.	115,068,603.68
Industrial Bank Co., Ltd.	692,315,745.44
Jiangxi Bank Co., Ltd.	66,930,432.42
Miscellaneous	778,237,639.15
Total	3,010,641,928.94

56. Gains on changes in fair value

Source of gains on changes in fair value	Amount occurred in current period	Amount occurred in previous period
Trading financial assets	839,862,227.51	97,272,088.87
Derivative instruments	-26,285,000.00	
Other non-current assets	114,766,467.41	41,745,810.93
Investment property measured at fair value	136,440,506.50	45,706,004.55
Total	1,064,784,201.42	184,723,904.35

57. Credit impairment loss

Item	Amount occurred in current period	Amount occurred in previous period
Impairment loss of accounts receivable	-13,043,169.51	-26,912,235.72
Impairment loss of other receivables	-178,759,623.83	-65,908,794.23
Impairment loss of long-term receivables	-1,423,851.92	-6,455,816.63
Total	-193,226,645.26	-99,276,846.58

58. Asset impairment loss

Item	Amount occurred in current period	Amount occurred in previous period
I. Loss of inventory and contract cost impairment	-828,144,861.82	-658,978,881.82
II. Loss of goodwill impairment	-115,511,916.28	-49,816,608.75
III. Loss of contract asset impairment	-3,824,240.00	
Total	-947,481,018.10	-708,795,490.57

59. Gain on disposal of assets

Item	Amount occurred in current period	Amount occurred in previous period	Amount classified as non-recurring profit or loss
Gains on disposal of held-for-sale disposal group			
Gains on disposal of non-current assets	88,195,131.43	233,380.06	88,195,131.43
Wherein: Income from disposal of non-current assets classified as held-for-sale			
Gains on disposal of non-current assets not classified as held-for-sale	88,195,131.43	233,380.06	88,195,131.43
Wherein: Gains on disposal of PP&E	-4,469,113.56	233,380.06	-4,469,113.56
Gains on disposal of intangible assets	92,664,244.99		92,664,244.99
Gains from non-monetary assets exchange			
Gains on the disposal of non-current assets during debt restructuring			
Total	88,195,131.43	233,380.06	88,195,131.43

60. Non-operating income

Item	Amount occurred in current period	Amount occurred in previous period	Amount classified as non-recurring profit or loss
Gains on disposal of non-current assets		1,831.71	
Government grants	104,158.42		104,158.42
Gains from penalty	57,102,320.89	70,360,444.33	57,102,320.89
Miscellaneous	73,334,895.91	23,258,140.48	73,334,895.91
Total	130,541,375.22	93,620,416.52	130,541,375.22

61. Non-operating expenses

Item	Amount occurred in current period	Amount occurred in the previous period	Amount included in current non-recurring gains and losses
Loss from disposal of non-current assets	2,929,145.87	1,609,117.38	2,929,145.87
Donation expenses	79,246,806.77	25,927,952.18	79,246,806.77
Compensation and penalty expenses	344,184,021.46	95,781,099.72	344,184,021.46

Others	27,118,439.91	23,350,700.69	27,118,439.91
Total	453,478,414.01	146,668,869.97	453,478,414.01

62. Income tax expense

Statement of income tax expenses:

Item	Amount occurred in current period	Amount occurred in previous period
Current income tax	3,461,820,148.45	2,647,509,641.29
Deferred income tax	231,909,281.31	-28,980,147.71
Total	3,693,729,429.76	2,618,529,493.58

63. Cash flow statement items

(1) Adjusting the net profit to cash flow of business activities with indirect method:

Supplementary information	Amount occurred in current period	Amount occurred in previous period
1. Adjust the net profit to operating cash flow:		
Net profit	6,314,903,987.13	5,619,504,171.10
Plus: Impairment provision of assets	947,481,018.10	708,795,490.57
Provision for credit impairment	193,226,645.26	99,276,846.58
Depreciation of PP&E, oil and gas assets, and productive biological assets	418,031,429.07	326,077,698.83
Amortization of intangible assets	148,620,922.50	113,827,461.20
Amortization of long-term deferred expenses	48,236,154.53	46,227,014.05
Losses on disposal of PP&E, intangible assets and other long-term assets (“-” for income)	-87,533,435.69	-93,901,145.22
Losses on fixed assets scrapping (“-” for income)	2,267,450.13	1,607,285.67
Losses on changes in fair value (“-” for income)	-1,064,784,201.42	-184,723,904.35
Financial expense (“-” for income)	2,939,670,854.31	3,033,284,603.91
Investment loss (“-” for income)	-3,470,564,441.85	-2,600,727,938.50
Decrease of deferred income tax assets (“-” for increase)	-154,650,396.77	-69,396,194.80
Increase of deferred income tax liabilities (“-” for decrease)	386,559,678.08	40,024,420.90
Decrease of inventories (“-” for increase)	432,033,727.74	-29,449,035,621.57
Decrease of operating receivables (“-” for increase)	-6,482,528,184.72	-7,181,172,723.42
Increase of operating payables (Decrease denoted with “-”)	19,269,918,740.96	44,168,393,292.20
Miscellaneous	64,626,277.60	141,082,739.83
Net cash flow arising from operating activities	19,905,516,224.96	14,719,143,496.98
2. Significant investment and financing activities not involving cash inflow or outflow:		
Conversion of debt into capital		
Convertible company bonds (mature within one year)		
PP&E under finance lease		
3. Net change of cash and cash equivalents:		
Closing Balance of cash	44,666,553,002.43	40,212,208,152.01
Less: Opening Balance of cash	40,212,208,152.01	37,644,011,082.98
Add: Closing Balance of cash equivalents		
Less: Opening Balance of cash equivalents		

Supplementary information	Amount occurred in current period	Amount occurred in previous period
Net increase amount in cash and cash equivalents	4,454,344,850.42	2,568,197,069.03

(2) Composition of cash and cash equivalents:

Item	Closing Balance	Opening Balance
I. Cash	44,666,553,002.43	40,212,208,152.01
Wherein: Cash on hand	737,064.74	1,024,711.60
Bank deposits available for payment at any time	44,656,858,104.52	40,184,245,627.72
Other monetary funds available for payment at any time	8,957,833.17	26,937,812.69
Deposits in central bank available for payment		
Interbank deposits		
Interbank call loan		
II. Cash equivalents		
Wherein: Bond investment (expire in 3 months)		
III. Closing Balance of cash and cash equivalents	44,666,553,002.43	40,212,208,152.01
Among them: the use of restricted cash and cash equivalents by the Company or subsidiaries within the group		

64. Assets with restricted ownership or use rights

Item	Amount	Restriction reasons
Monetary funds	10,674,601,645.87	Note 1
Trading financial assets	3,810,033,000.00	Financing
Notes receivable	404,740,585.92	Note 2
Accounts receivable	16,967,861.53	Financing
Inventories	100,982,537,027.02	Financing
Other current assets	448,000,000.00	Financing
Long-term equity investment	2,198,915,255.40	Financing
Investment properties	8,421,903,691.00	Financing
Property, plants and equipment	3,650,611,632.90	Financing
Intangible assets	730,805,824.37	Financing
Other non-current assets	1,458,658,968.96	Financing
Total	132,797,775,492.97	

Note 1: Monetary funds under restricted ownership are mainly mortgage guarantee deposits, bank borrowing guarantee deposits, bank acceptance bills, letters of guarantee, letter of credit deposits and bank deposits frozen due to litigation.

Note 2: The notes receivable under restricted ownership provided pledge guarantees for bank acceptance bills with small denominations issued by the Company.

VI. Changes in Scope of Consolidation

1. Business combination not under common control

(1) Business combination not under common control in current period:

No.	Name of Acquiree	Date of Equity Acquisition	Acquisition Cost	Acquired Percentage	Acquisition Means	Acquisition Date (Note 1)	Income of Acquiree from Acquisition Date to Period End	Net Profit of Acquiree from Acquisition Date to Period End
1	Huizhou Jia Lin Hong Fa Investment Co., Ltd. (Consolidated) (Note 2)	Feb 2020	102,300,000.00	100.00%	Acquisition	Feb 2020		-4,788,587.51
2	Liuzhou Gui Ding Real Estate Development Co., Ltd. (Note 3)	Apr 2020	61,395,274.53	100.00%	Acquisition	Apr 2020	168,207,402.71	-45,485,219.98
3	Shenyang Tong Xin Yuan Real Estate Development Co., Ltd.	Jan 2020	7,656.20	100.00%	Acquisition	Jan 2020	268,013.80	-286,837.45
4	Yingtian Sheng Guang Real Estate Co., Ltd. (Consolidated) (Note 4)	Apr 2020	9,406,400.00	100.00%	Acquisition	Apr 2020	23,308,442.02	-7,740,144.94
5	Changsha Xiang Kun Real Estate Development Co., Ltd.	Jan 2020	1,612,901,695.46	100.00%	Acquisition	Jan 2020	999,707,676.32	113,557,541.33
6	Chongqing Fan Cheng Property Management Co., Ltd.	July 2020	3,000,000.00	100.00%	Acquisition	July 2020	13,627,046.06	450,760.37
7	Beijing Fan Xiang Property Service Co., Ltd.	Sep 2020	1.00	100.00%	Acquisition	Sep 2020	3,165,413.53	-965,098.46
8	Dongguan Zhao Ji Industrial Investment Co., Ltd.	Aug 2020	108,054,462.00	100.00%	Acquisition	Aug 2020		-100,364.67
9	Mianyang Heng Hui Real Estate Development Co., Ltd.	July 2020	61,324,000.00	100.00%	Acquisition	July 2020	144,056.11	-1,830,489.09
10	Nanning Yi Mei Qi Investment Management Co., Ltd. (Consolidated) (Note 5)	Sep 2020	310,000,000.00	100.00%	Acquisition	Sep 2020		-368,599.11
11	Shaoxing Zhen Yang Real Estate Development Co., Ltd. (Note 6)	August 2020			Agreement	August 2020	3,065,957,966.71	349,738,296.54
12	Dalian Jin Hai Ming Zhu Yacht Club Co., Ltd.	Dec 2020		90.00%	Acquisition	Dec 2020		

13	Shandong Zhongbin Environmental Protection Technology Co., Ltd.	Apr 2020	36,400,000.00	70.00%	Acquisition	Apr 2020		-615,006.76
14	Taizhou Dechang Environmental Protection Co., Ltd.	Sep 2020	562,502,279.82	100.00%	Acquisition	Sep 2020	63,623,132.00	23,341,943.03
15	Zhejiang Shi Li Construction Engineering Co., Ltd.	Nov 2020	27,000,000.00	100.00%	Acquisition	Nov 2020		95.00
16	Bengbu Economic Development Zone Ai Bei Training School Co., Ltd.	Sep 2020	2,610,000.00	90.00%	Acquisition	Sep 2020	1,078,965.98	-292,241.47

Note 1: The acquisition dates are the dates when the Company acquired control right of the acquirees indeed.

Note 2: Huizhou Jia Lin Hong Fa Investment Co., Ltd. (Consolidated) consists of two companies, that is, Huizhou Jia Lin Hong Fa Investment Co., Ltd. and Huizhou Jia Lin Jun Qi Investment Co., Ltd.

Note 3: The subsidiary Yango Group originally had a 49% stake in Liuzhou Gui Ding Real Estate Development Co., Ltd. In current period, Yango Group acquired another 51% stake from the other shareholder at a price of RMB 16.2 million, Tao Xiongjie. After completion of this acquisition, Liuzhou Gui Ding Real Estate Development Co., Ltd. turned from a joint venture to a subsidiary.

Note 4: Yingtan Sheng Guang Real Estate Co., Ltd. (Consolidated), which is formerly named Yingtan Zi Dong Business Operation Management Co., Ltd., consists of two companies, that is, Yingtan Sheng Guang Real Estate Co., Ltd. and Yingtan Shi Dai Property Management Co., Ltd.

Note 5: Nanning Yi Mei Qi Investment Management Co., Ltd. (Consolidated) consists of two companies, that is, Nanning Yi Mei Qi Investment Management Co., Ltd. and NGS Real Estate (Group) Guangxi Mingtong Real Estate Co., Ltd.

Note 6: The company held 50% share of Shaoxing Zhen Yang Real Estate Development Co., Ltd. and acquired the right of control during current period by agreement.

2. Business Combination under Common Control

Name of the Combined Party	Equity Ratio	The Basis of Business Combination under Common Control	Merger Date	The Deterministic Basis on the merger day	Cost of Acquiring Equity	Net Asset on the date of Acquisition	Income of the Combined Party from Acquisition Date to Period End	Net Profit of the Combined Party from Acquisition Date to Period End
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Name of the Combined Party	Equity Ratio	The Basis of Business Combination under Common Control	Merger Date	The Deterministic Basis on the merger day	Cost of Acquiring Equity	Net Asset on the date of Acquisition	Income of the Combined Party from Acquisition Date to Period End	Net Profit of the Combined Party from Acquisition Date to Period End
Shanghai Yango Bowei Education Science Tech Co., Ltd. (Note 1)	100%	Controlled by the same ultimate controlling party	Dec-20	Finished the Industrial and commercial registration of changes	1	-27,717.12		
Shanghai Yango Jiarui Health Science and Technology Co., Ltd. (Note 2)	100%	Controlled by the same ultimate controlling party	Dec-20	Finished the Industrial and commercial registration of changes	1	-874.59		

Note 1: On December 24th 2020, Yango Longking Group Co., Ltd. transferred 100% equity of Shanghai Yango Bowei Education Science and Technology Co., Ltd. to the company at 1 Yuan.

Note 2: On December 24th 2020, Yango Holdings Co., Ltd. transferred 100% equity of Shanghai Yango Jiarui Health Science and Technology Co., Ltd. to the company at 1 Yuan.

3. Counter purchase

Counter purchase not occurs in current period.

4. Disposal of subsidiaries

Name of Subsidiaries	Consideration of the Share Disposed	Percent age of the Share Disposed (%)	Means of Share Disposal	Date of Losing Control	Basis for Losing Control	Difference between Consideration and the Disposed Subsidiary's Share of Consolidated Net Asset	Percent age Remained on the Date of Losing Control (%)	Book Value of the Remaining Share on the date of Losing Control	Fair Value of the Remaining Share on the date of Losing Control	Gain or Loss on Remeasurement of Remaining Share at Fair Value	Measurement Method of Remaining Share's Fair Value and its Main Assumptions on the Date of Losing Control	Other Comprehensive Income Transferred to Profit or loss regarding Subsidiary Disposed
Kang Yao City Comprehensive Development (Shanghai) Co., Ltd.		100%	Equity transfer	Jan 2020	Transaction completion	-298,282.93						
Beijing Jun Peng Commerce Co., Ltd. (Consolidated) (Note 1)		100%	Equity transfer	Jun 2020	Transaction completion	-99,985.70						
Shenzhen Da'aicheng Real Estate Co., Ltd.	70,000,000.00	100%	Equity transfer	Jan 2020	Transaction completion	53,075,151.58						
Changsha Yango Si Hui Long Industrial Co., Ltd.		99%	Equity transfer	Jun 2020	Transaction completion	11,395,176.66						
Chengdu Yango Sheng Feng Real Estate Co., Ltd. (Consolidated) (Note 2)	717,469,411.28	100%	Equity transfer	Jun 2020	Transaction completion	-224,309,931.08						
Jiangxi Zhong Di Investment Co., Ltd.	-31,713,528.61	85%	Equity transfer	Mar 2020	Transaction completion	-1,782,078.72						
Meizhou Yango Real Estate Development Co., Ltd. (Consolidated) (Note 3)	10,000,000.00	100%	Equity transfer	Jan 2020	Transaction completion	19,084,840.60						
Hangzhou Li Teng Bo Real Estate Development Co., Ltd.		64%	Equity transfer	Mar 2020	Transaction completion	3,465,314.28	36%	-1,949,239.28	-1,949,239.28		Reference to transaction price	
Suzhou Kang Yang Real Estate Development Co., Ltd.		51%	Equity transfer	Jun 2020	Transaction completion	329,325.12	49%	-316,410.40	-316,410.40		Reference to transaction price	
Suzhou Li Yang Real Estate Development Co., Ltd.		51%	Equity transfer	Jun 2020	Transaction completion	175,492.75	49%	-168,610.69	-168,610.69		Reference to transaction price	
Shenzhen Yango Industrial Development Co., Ltd.	1.00	51%	Equity transfer	Jun 2020	Transaction completion	6,356.31	49%	-6,106.08	-6,106.08		Reference to transaction price	
Anhui Yangyuguan cheng Real Estate Co., Ltd.		45%	Equity transfer	Jun 2020	Transaction completion	-7,176.28	55%	8,771.01	8,771.01		Reference to transaction price	
Chongqing		70%	Equity	Mar	Transac		30%					

Name of Subsidiaries	Consideration of the Share Disposed	Percentage of the Share Disposed (%)	Means of Share Disposal	Date of Losing Control	Basis for Losing Control	Difference between Consideration and the Disposed Subsidiary's Share of Consolidated Net Asset	Percentage Remained on the Date of Losing Control (%)	Book Value of the Remaining Share on the date of Losing Control	Fair Value of the Remaining Share on the date of Losing Control	Gain or Loss on Remeasurement of Remaining Share at Fair Value	Measurement Method of Remaining Share's Fair Value and its Main Assumptions on the Date of Losing Control	Other Comprehensive Income Transferred to Profit or loss regarding Subsidiary Disposed
Yue Rui Guang Enterprise Management Co., Ltd.			Equity transfer	2020	Transaction completion	-12,270.95		5,258.98	5,258.98		Reference to transaction price	
Anhui Yangjuguangcheng Real Estate Co., Ltd.		51%	Equity transfer	Jun 2020	Transaction completion	330.10	49%	-317.16	-317.16		Reference to transaction price	
Xiamen Zhong Hong De Investment Co., Ltd. (Consolidated) (Note 4)	166,337,000.00	50%	Equity transfer	Dec 2020	Transaction completion	34,001,581.36						
Hangzhou Hui Rong Xin Yue Real Estate Development Co., Ltd.	300,000,000.00	100%	Equity transfer	Nov 2020	Transaction completion	646,841.30						
Hangzhou Ren Guang Real Estate Development Co., Ltd.		64%	Equity transfer	Dec 2020	Transaction completion	513,895.68	36%	-289,066.32	-289,066.32		Reference to transaction price	
Hangzhou Hong Guang Real Estate Development Co., Ltd.		49%	Equity transfer	Aug 2020	Transaction completion	-838.62	51%	872.85	872.85		Reference to transaction price	
Wuhan Teng Shun Real Estate Development Co., Ltd. (Consolidated) (Note 5)		64%	Equity transfer	Sep 2020	Transaction completion	6,673,373.12	36%	-3,753,772.38	-3,753,772.38		Reference to transaction price	
Jiangxi Teng Shun Real Estate Co., Ltd.	64,030,400.00	89%	Equity transfer	Sep 2020	Transaction completion	22,423,607.32						
Shaanxi Ankang Yango Real Estate Co., Ltd.	18,000,000.00	60%	Equity transfer	Sep 2020	Transaction completion	1,084,985.05						
Nanning Zheng Huan Yang Investment Co., Ltd.	3.00	100%	Equity transfer	Aug 2020	Transaction completion	-57,944.74						
Tianjin Sheng Yuan Xing Real Estate Development Co., Ltd.	12,897,645.02	100%	Equity transfer	Nov 2020	Transaction completion	1,901,604.49						
Tianjin Hong Sheng Real Estate Development Co., Ltd.	20,669,288.40	100%	Equity transfer	Nov 2020	Transaction completion	9,942,754.07						

Note 1: Beijing Jun Peng Commerce Co., Ltd. (Consolidated) consists of two companies, that is, Beijing Jun Peng Commerce Co., Ltd. and Beijing Ya Si Yue Decoration Co., Ltd.

Note 2: Chengdu Yango Sheng Feng Real Estate Co., Ltd. (Consolidated) consists of three companies, that is, Chengdu Yango Sheng Feng Real Estate Co., Ltd., Chengdu Qi Shi Real Estate Development Co., Ltd. and Chengdu Sheng Hua Real Estate Development Co., Ltd.

Note 3: Meizhou Yango Real Estate Development Co., Ltd. (Consolidated) consists of two companies, that is, Meizhou Yango Real Estate Development Co., Ltd. and Meizhou Guang Qi Real Estate Development Co., Ltd.

Note 4: Xiamen Zhong Hong De Investment Co., Ltd. (Consolidated) consists of two companies, that is, Xiamen Zhong Hong De Investment Co., Ltd. and Xiamen Yi Shi Dai Asset Management Co., Ltd.

Note 5: Wuhan Teng Shun Real Estate Development Co., Ltd. (Consolidated) consists of two companies, that is, Wuhan Teng Shun Real Estate Development Co., Ltd. and Yichang Teng Shun Real Estate Development Co., Ltd.

Note 6: After acquiring the land, some projects were developed together by the company and its partners. Under this circumstance, the company still held residual equity on the day of losing control. Equity method shall be adopted if the company still make a major influence on these projects.

5. Changes in the Scope of Consolidation for Other Reasons

No.	Name	Means of Change
1	Fujian Longking Water Environment Science and Technology Development Co., Ltd.	Establishment
2	Longking Energy Development (Guangnan) Co., Ltd.	Establishment
3	Yango Xavier Limited	Establishment
4	Yango Rich Limited	Establishment
5	Fujian Guangyu Investment Co., Ltd.	Establishment
6	YANGO LOFTY PTE.LTD.	Establishment
7	Dunhua Supply Chain Management (Xiamen) Co., Ltd.	Establishment
8	YANGO ELITE PTE.LTD.	Establishment
9	Pingtian Comprehensive Development Zone Jing Zhi Industrial Investment Co., Ltd.	Establishment
10	Guiding Peiwen Jin Hai Education Management Co., Ltd.	Establishment
11	Zhenjiang Peiwen Experimental School	Establishment
12	Shiyan Yango Campus	Establishment
13	Bengbu Huaishang Peking University Peiwen School Affiliated Kindergarten	Establishment
14	Anhui Peiwen Education Science and Technology Co., Ltd.	Establishment
15	Shiyan Yango Hi Class Training School Co., Ltd.	Establishment
16	Shanxi Hua Wen Zhi Ben Education Science and Technology Co., Ltd.	Establishment

No.	Name	Means of Change
17	Jinzhong Yuci Yango Hi Class Training School Co., Ltd.	Establishment
18	China Campus Visual Culture Academy Co., Ltd.	Establishment
19	Xiamen Yango Bai Lu Education Science and Technology Co., Ltd.	Establishment
20	Bo Ya Ge Zhi Education Science and Technology (Xiamen) Co., Ltd.	Establishment
21	Linhai Peiwen Hua Yang Education Consulting Co., Ltd.	Establishment
22	Linhai Yango Peiwen Experimental School	Establishment
23	Linhai Peiwen Middle School	Establishment
24	Huzhou Wuxing Peiwen Experimental School	Establishment
25	Putian Liberal Education Investment Co., Ltd.	Establishment
26	Putian Hanjiang Liberal Experimental School	Establishment
27	Shandong Yango Liberal Education Investment Co., Ltd.	Establishment
28	Qingdao Peiwen Yango Experimental School	Establishment
29	Hubei Hua Wen Zhi Ben Education Investment Co., Ltd.	Establishment
30	Huanggang Liberal Ling Jun Education Science and Technology Co., Ltd.	Establishment
31	Hongan Peiwen Experimental School	Establishment
32	Huanggang Liberal Ling Jun Education Investment Co., Ltd.	Establishment
33	Gansu Hua Wen Zhi Ben Education Consulting Co., Ltd.	Establishment
34	Jiuquan Peiwen Zhi Xing Education Consulting Co., Ltd.	Establishment
35	Longyan Liberal Education Investment Co., Ltd.	Establishment
36	Longyan Xinluo Liberal Experimental School	Establishment
37	Hunan Hua Wen Zhi Ben Education Science and Technology Co., Ltd.	Establishment
38	Zhuzhou Peiwen Zhiben Education Science Tech Co., Ltd.	Establishment
39	Zhuzhou Liberal Education Science and Technology Co., Ltd.	Establishment
40	Beihai Zhen Yue You Jia Enterprise Management Co., Ltd.	Establishment
41	Beihai Zheng Ting Yang Engineering Management Service Co., Ltd.	Establishment
42	Beijing Dreamer's Home Yuan Enterprise Management Co., Ltd.	Establishment
43	Dalian Guang Sheng Heng Rong Real Estate Development Co., Ltd.	Establishment
44	De Hua Yango Long En Real Estate Development Co., Ltd.	Establishment
45	Dongguan Guang Sheng Industrial Investment Co., Ltd.	Establishment
46	Foshan Guang Rui Real Estate Development Co., Ltd.	Establishment
47	Fujian You Jia Porperty Brokerage Co., Ltd.	Establishment
48	Fuzhou Cangshan Yango Property Service Co., Ltd.	Establishment
49	Fuzhou Guang Tai Industrial Co., Ltd.	Establishment
50	Fuzhou Guang Wei Industrial Co., Ltd.	Establishment
51	Fuzhou Guang Xu Tai Real Estate Development Co., Ltd.	Establishment
52	Fuzhou Guang Yi Industrial Co., Ltd.	Establishment
53	Fuzhou Guang Yu Industrial Co., Ltd.	Establishment
54	Fuzhou Li Hong Yango Industrial Co., Ltd.	Establishment
55	Guangzhou Xi Le Ju Enterprise Management Co., Ltd.	Establishment
56	Guizhou Dreamer's Home Enterprise Management Co., Ltd.	Establishment

No.	Name	Means of Change
57	Hangzhou Chi Guang Real Estate Co., Ltd.	Establishment
58	Hangzhou Gao Guang Real Estate Co., Ltd.	Establishment
59	Hangzhou Guang Run Real Estate Co., Ltd.	Establishment
60	Hangzhou Li Guang Real Estate Co., Ltd.	Establishment
61	Hangzhou Qing Guang Real Estate Development Co., Ltd.	Establishment
62	Hangzhou Ru Guang Real Estate Development Co., Ltd.	Establishment
63	Hangzhou Sheng Guang Real Estate Development Co., Ltd.	Establishment
64	Hangzhou Xin Guang Real Estate Development Co., Ltd.	Establishment
65	Hangzhou Yi Rui Guang Industrial Co., Ltd.	Establishment
66	Huzhou Xin Guang Real Estate Development Co., Ltd.	Establishment
67	Huizhou Chen Guang Industrial Co., Ltd.	Establishment
68	Huizhou Guang Zhi Industrial Co., Ltd.	Establishment
69	Ji'an Cheng Guang Real Estate Development Co., Ltd.	Establishment
70	Ji'nan Shi Hui Industrial Co., Ltd.	Establishment
71	JiaXing Guang He Enterprise Management Co., Ltd.	Establishment
72	JiaXing Guang Rui Real Estate Development Co., Ltd.	Establishment
73	JiaXing Guang Xi Investment Management Co., Ltd.	Establishment
74	JiaXing Guang Xin Real Estate Co., Ltd.	Establishment
75	Jiangxi Di Yang Real Estate Co., Ltd.	Establishment
76	Jiangxi He Yang Real Estate Co., Ltd.	Establishment
77	Jiangxi Lu Yang Real Estate Co., Ltd.	Establishment
78	Jiangxi Man Yang Real Estate Co., Ltd.	Establishment
79	Jiangxi Rong Yang Real Estate Co., Ltd.	Establishment
80	Jiangxi Shu Yang Real Estate Co., Ltd.	Establishment
81	Jingdezhen Sheng Guang Real Estate Co., Ltd.	Establishment
82	Longyan Yango Hong Tai Real Estate Development Co., Ltd.	Establishment
83	Dreamer's Home (Tianjin) Enterprise Management Co., Ltd.	Establishment
84	Dreamer's Home (Chongqing) Environmental Engineering Co., Ltd.	Establishment
85	Nanning Zheng Huan Yang Investment Co., Ltd.	Establishment
86	Nanning Zheng Jing Lang Yang Investment Co., Ltd.	Establishment
87	Nanning Zheng Qin Lan Yang Investment Co., Ltd.	Establishment
88	Nanning Zheng Qin Lang Yang Commercial Management Co., Ltd.	Establishment
89	Nanning Zheng Shao Yang Investment Co., Ltd.	Establishment
90	Nantong Chong Guang Enterprise Management Co., Ltd.	Establishment
91	Nantong Guang Tong Enterprise Management Co., Ltd.	Establishment
92	Ningbo Guang He Real Estate Co., Ltd.	Establishment
93	Quanzhou De Hua Yango Property Service Co., Ltd.	Establishment
94	Rui'an Guang Bo Xiang Real Estate Development Co., Ltd.	Establishment
95	Xiamen Ju Neng Guang Enterprise Management Co., Ltd.	Establishment
96	Xiamen Yango Yu Shun Industrial Co., Ltd.	Establishment

No.	Name	Means of Change
97	Shanxi Dreamer's Home Decoration Engineering Co., Ltd.	Establishment
98	Shanghai Da Zhuang Construction Labour Co., Ltd.	Establishment
99	Shanghai Guang Tan Enterprise Management Co., Ltd.	Establishment
100	Shanghai Yun Guang Commerce and Trade Co., Ltd.	Establishment
101	Shaoxing Guang Peng Real Estate Development Co., Ltd.	Establishment
102	Shaoxing Guang Qi Real Estate Development Co., Ltd.	Establishment
103	Shaoxing Guang Rui Real Estate Development Co., Ltd.	Establishment
104	Shaoxing Guang Run Real Estate Development Co., Ltd.	Establishment
105	Shaoxing Guang Wei Real Estate Development Co., Ltd.	Establishment
106	Shaoxing Guang Yi Real Estate Development Co., Ltd.	Establishment
107	Shaoxing Guang Yu Real Estate Development Co., Ltd.	Establishment
108	Shenyang Guang Hong Xin Yi Building Material Trade Co., Ltd.	Establishment
109	Shenyang Guang Shuo Heng Rong Real Estate Development Co., Ltd.	Establishment
110	Shenyang Guang Xing Heng Rong Real Estate Development Co., Ltd.	Establishment
111	Shenyang Dreamer's Home Enterprise Management Development Co., Ltd.	Establishment
112	Suzhou Pu Yang Construction Industrial Co., Ltd.	Establishment
113	Suzhou Tan Yang Construction Industrial Co., Ltd.	Establishment
114	Tianjin Guang Yao Real Estate Development Co., Ltd.	Establishment
115	Tianjin Jin Guang Enterprise Management Co., Ltd.	Establishment
116	Wenzhou Guang Liang Real Estate Development Co., Ltd.	Establishment
117	Wenzhou Guang You Real Estate Development Co., Ltd.	Establishment
118	Urumchi Guang Yao Rong Cheng Real Estate Development Co., Ltd.	Establishment
119	Urumchi Yango Jia Run Real Estate Development Co., Ltd.	Establishment
120	Xi'an Heng Wei Zhi Guang Industrial Co., Ltd.	Establishment
121	Xi'an Hui Ying Zhi Guang Industrial Co., Ltd.	Establishment
122	Xi'an Jia Zhi Cheng Enterprise Management Co., Ltd.	Establishment
123	Xin Hao Rong (Shanghai) Brand Management Co., Ltd.	Establishment
124	Yango (Shaoxing) Real Estate Co., Ltd.	Establishment
125	Yango Nantong Real Estate Co., Ltd.	Establishment
126	Yunnan Chong Guang Real Estate Development Co., Ltd.	Establishment
127	Changchun Guang Yu Heng Rong Real Estate Development Co., Ltd.	Establishment
128	Changsha Bo Hui Yango Industrial Co., Ltd.	Establishment
129	Changsha Li Teng Bo Guang Real Estate Development Co., Ltd.	Establishment
130	Changsha Long Tai Yango Industrial Co., Ltd.	Establishment
131	Changsha Jun De Hui Yango Industrial Co., Ltd.	Establishment
132	Changsha Jun Guang Peng Real Estate Development Co., Ltd.	Establishment
133	Zhengzhou Dreamer's Home Commercial Management Co., Ltd.	Establishment
134	Chongqing Guang Xi Property Brokerage Co., Ltd.	Establishment
135	Yango Group (Shanghai) Commercial Management Co., Ltd.	Establishment
136	Nantong Ru Guang Real Estate Development Co., Ltd.	Establishment

No.	Name	Means of Change
137	Changzhou Guang Yu Real Estate Development Co., Ltd.	Establishment
138	Guizhou Guang Xiu Yue Real Estate Development Co., Ltd.	Establishment
139	Guizhou Xu Meng Yango Real Estate Co., Ltd.	Establishment
140	Hangzhou Fuyang Cheng Guang Real Estate Co., Ltd.	Establishment
141	Jiangxi Huan Yu Construction Engineering Management Co., Ltd.	Establishment
142	Quanzhou Xu Guang Enterprise Management Co., Ltd.	Establishment
143	Xiamen Yango Commercial Management Co., Ltd.	Establishment
144	Shanghai Guang Sheng Real Estate Development Co., Ltd.	Establishment
145	Shanghai Yang Da Guang Mu Commercial Management Co., Ltd.	Establishment
146	Wuhan Guang Xin Ran Commercial Management Co., Ltd.	Establishment
147	Xi'an Yango Group Commercial Management Co., Ltd.	Establishment
148	Yingtian Yang He Guang Yi Commercial Management Co., Ltd.	Establishment
149	Shanghai Guang Yun Enterprise Management Co., Ltd.	Establishment
150	Dalian Guang Hong Xin Ze Building Material Trade Co., Ltd.	Establishment
151	Donguan Chen Guang Industrial Investment Co., Ltd.	Establishment
152	Fuzhou Guang Wang Industrial Co., Ltd.	Establishment
153	Fuzhou Tian Guang Construction Decoration Co., Ltd.	Establishment
154	Hangzhou Guang Rong Real Estate Co., Ltd.	Establishment
155	Hangzhou Hua Ji Shun Xin Construction Engineering Co., Ltd.	Establishment
156	Hangzhou Rong Guang Real Estate Co., Ltd.	Establishment
157	Hangzhou Yango Tian Di Commercial Management Co., Ltd.	Establishment
158	Jiixin Bi Hui Investment Management Co., Ltd.	Establishment
159	Jiangxi Long Sheng Property Marketing Planning Co., Ltd.	Establishment
160	Jiangxi Yun Ju Property Marketing Planning Co., Ltd.	Establishment
161	Jinhua Guang You He Real Estate Co., Ltd.	Establishment
162	Juguang Information Science and Technology Co., Ltd.	Establishment
163	Mianyang Yango Property Service Co., Ltd.	Establishment
164	Honkong Ningyang Co., Ltd.	Establishment
165	Nanjing Jie Yang Construction Industrial Co., Ltd.	Establishment
166	Nanjing Guang Yue Real Estate Development Co., Ltd.	Establishment
167	Nanning Zheng Chi Yang Investment Co., Ltd.	Establishment
168	Nanning Zheng Man Lang Yang Investment Co., Ltd.	Establishment
169	Nantong Guang Zhi Yue Real Estate Development Co., Ltd.	Establishment
170	Nantong Guang Zhuo Real Estate Development Co., Ltd.	Establishment
171	Nantong Tong Guang Enterprise Management Co., Ltd.	Establishment
172	Nantong Xu Guang Enterprise Management Co., Ltd.	Establishment
173	Ningbo Guang Run Real Estate Co., Ltd.	Establishment
174	Ningbo Guang Shun Real Estate Co., Ltd.	Establishment
175	Ningxia Zhen Ji Guang Real Estate Co., Ltd.	Establishment
176	Quanzhou Yango Xu Heng Industrial Co., Ltd.	Establishment

No.	Name	Means of Change
177	Quanzhou Yango Yuan Sheng Industrial Co., Ltd.	Establishment
178	Xiamen You An Ju Property Brokerage Co., Ltd.	Establishment
179	Shanghai Guang Cheng Enterprise Management Consulting Co., Ltd.	Establishment
180	Shanghai Guang Jia Enterprise Management Consulting Co., Ltd.	Establishment
181	Shanghai Guang Le Enterprise Management Consulting Co., Ltd.	Establishment
182	Shanghai Yango Zhi Bo Life Service Group Co., Ltd.	Establishment
183	Shanghai Yun Zhi Information Science and Technology Co., Ltd.	Establishment
184	Shenzhen Guang Zhao Shi Ji Industrial Investment Co., Ltd.	Establishment
185	Shenzhen Dreamer's Home Enterprise Management Consulting Co., Ltd.	Establishment
186	Shenyang Bo Guang Building Material Trade Co., Ltd.	Establishment
187	Sheng He Guang (Shanghai) Brand Management Co., Ltd.	Establishment
188	Taihe Guang Shuo Enterprise Management Consulting Co., Ltd.	Establishment
189	TaianGuang Yao Real Estate Development Co., Ltd.	Establishment
190	Tianjin Mao Xing Real Estate Development Co., Ltd.	Establishment
191	Tianjin Yango Jin Ke Real Estate Development Co., Ltd.	Establishment
192	Tianjin Zhen Mo Real Estate Development Co., Ltd.	Establishment
193	Wenzhou Guang Yue Real Estate Development Co., Ltd.	Establishment
194	Wuhan Guang Ran Real Estate Development Co., Ltd.	Establishment
195	Wuhan Shi Guang Real Estate Development Co., Ltd.	Establishment
196	Xinguanghui (Xiamen) Brand Management Co., Ltd.	Establishment
197	Xinguanghui (Shanghai) Brand Management Co., Ltd.	Establishment
198	Yango Group (Ningxia) Co., Ltd.	Establishment
199	Yango Group (Shanghai) Hotel Management Co., Ltd.	Establishment
200	Yango Fangbao Science and Technology Co., Ltd.	Establishment
201	Yango Run He Co., Ltd.	Establishment
202	Yang He Guang Yi (Shenyang) Commercial Management Co., Ltd.	Establishment
203	Yunnan Guang Cheng Real Estate Development Co., Ltd.	Establishment
204	Changsha Li Kang Teng Guang Real Estate Development Co., Ltd.	Establishment
205	Changsha Ya Si Yue Yango Industrial Co., Ltd.	Establishment
206	Changsha Zhen Da Yango Industrial Co., Ltd.	Establishment
207	Zhuhai Guang Sheng Industrial Co., Ltd.	Establishment
208	Guangzhou Ze Rui Hong Guang Real Estate Co., Ltd.	Establishment
209	Nanning Shang Xi Investment Co., Ltd. (Note 1)	Acquisition
210	Nanning Xi Bao Construction Investment Co., Ltd. (Note 1)	Acquisition
211	Fuzhou Guang Hong Real Estate Development Co., Ltd. (Note 1)	Acquisition
212	Longyan Fengpei Environmental Protection Co., Ltd.	Deregistration
213	Huizhou Gu De Logistic Service Co., Ltd.	Deregistration
214	Liupanshui Yun De Logistic Service Co., Ltd.	Deregistration
215	Penbu Gu De Logistic Service Co., Ltd.	Deregistration
216	Ningde Gu De Logistic Service Co., Ltd.	Deregistration

No.	Name	Means of Change
217	Jinzhong Yuci Peking University Peiwen Experimental Primary School	Deregistration
218	Shanghai Yue Peng Investment Management Co., Ltd.	Deregistration
219	Beijing Bo Yao Advertising Co., Ltd.	Deregistration
220	Beijing Ding Ke Advertising Co., Ltd.	Deregistration
221	Beijing Hong Ze Hui Advertising Co., Ltd.	Deregistration
222	Beijing Hong Bai Long Advertising Co., Ltd.	Deregistration
223	Beijing Li Bo Sheng Advertising Co., Ltd.	Deregistration
224	Beijing Li De Yuan Advertising Co., Ltd.	Deregistration
225	Beijing Long Jun Da Advertising Co., Ltd.	Deregistration
226	Beijing Peng Sheng Tian Advertising Co., Ltd.	Deregistration
227	Beijing Si Hui Long Advertising Co., Ltd.	Deregistration
228	Beijing Xin Ke Long Advertising Co., Ltd.	Deregistration
229	Beijing Xin Li Ze Advertising Co., Ltd.	Deregistration
230	Beijing Xin Ke Long Advertising Co., Ltd.	Deregistration
231	Beijing Zhen De Advertising Co., Ltd.	Deregistration
232	Wuhu Peng Hua FOUR Investment Center (Limited Partnership)	Deregistration
233	Jiangxi Ang Yang Real Estate Co., Ltd.	Deregistration
234	Jiangxi Huang Yang Real Estate Co., Ltd.	Deregistration
235	Guangzhou Li Tian Shi Ji Real Estate Development Co., Ltd.	Deregistration
236	Guangzhou Jia Wei Tian Cheng Real Estate Development Co., Ltd.	Deregistration
237	Guangzhou Li Hui Real Estate Development Co., Ltd.	Deregistration
238	Hebei Rui Shi Real Estate Development Co., Ltd.	Deregistration
239	Hebei Chang Rui Real Estate Development Co., Ltd.	Deregistration
240	Hebei Ji Xiang Real Estate Development Co., Ltd.	Deregistration
241	Guangzhou Yi Hui Real Estate Development Co., Ltd.	Deregistration
242	Hebei Bang Te Real Estate Development Co., Ltd.	Deregistration
243	Yingtian Shi Dai Management Co., Ltd.	Deregistration
244	Jiangmen Yi De Real Estate Development Co., Ltd.	Deregistration
245	Foshan Quan Hui Yango Real Estate Co., Ltd.	Deregistration

Note 1: During this period, the subsidiary Yango Group purchased Nanning Shang Xi Investment Co., Ltd., Nanning Xi Bao Construction Investment Co., Ltd., and Fuzhou Guang Hong Real Estate Development Co., Ltd. 100% of the equity with the transaction price of RMB 0. The purchase did not have the essential elements to make up the business.

VII. Equities in other entities

1. Equity in the subsidiaries

(1) Composition of the Company:

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
1	Oriental Xinlong Asset Management Co., Ltd.	Fuzhou	Fuzhou	Commerce Service	100.00%		100.00%	Acquisition not under common control (Hereafter referred to as "A")
2	Yango Group (Fujian) International Trading Co., Ltd.	Fuzhou	Fuzhou	Trade	1.00%	99.00%	100.00%	Establishment or Investment (Hereafter referred to as "E/I")
3	Yango (HK) Investment Limited	HK	HK	Investment Management		100.00%	100.00%	E/I
4	Yango (Cayman) Investment Limited	Cayman	Cayman	Investment Management		100.00%	100.00%	E/I
5	Yango Investment Limited	HK	HK	Investment Management		100.00%	100.00%	E/I
6	Qingdao Fugangsen Trading Co., Ltd.	Qingdao	Qingdao	Trade		100.00%	100.00%	E/I
7	Yango Xavier Limited	HK	HK	Investment Management		100.00%	100.00%	E/I
8	Yango Rich Limited	HK	HK	Investment Management		100.00%	100.00%	E/I
9	Yango (HK) Development Co., Ltd.	HK	HK	Investment Management		100.00%	100.00%	E/I
10	Golden Sunshine (Hong Kong) Development Co., Ltd.	HK	HK	Trade		100.00%	100.00%	A
11	Fuzhou Yango International School	Fuzhou	Fuzhou	Education	100.00%		100.00%	E/I
12	Tibet Yango Ruize Industrial Co., Ltd.	Lhasa	Lhasa	Commerce Service	100.00%		100.00%	E/I
13	Tibet Yango Hongrui Industrial & Trade Co., Ltd.	Lhasa	Lhasa	Commerce Service	100.00%		100.00%	E/I
14	Tibet Yango Industrial Co., Ltd.	Lhasa	Lhasa	Technology Service	51.00%		51.00%	E/I
15	Fujian Guangyu Investment Co., Ltd.	Fuzhou	Fuzhou	Investment Management	100.00%		100.00%	E/I
16	Shanghai Yango Bowei Education Science Tech Co., Ltd.	Shanghai	Shanghai	Education Management	100.00%		100.00%	Acquisition under common control
17	Shanghai Yango Jia Rui Health Science Tech Co., Ltd.	Shanghai	Shanghai	Retailing	100.00%		100.00%	Acquisition under common control
18	Fujian Yango Qiancheng Education Management Co., Ltd.	Fuzhou	Fuzhou	Education Management	100.00%		100.00%	E/I
19	Yango Investment PTE.LTD.	Singapore	Singapore	Investment Management	100.00%		100.00%	E/I
20	Longking Industrial Investment Group Co., Ltd. (previously, Longking Industrial Group Co., Ltd.)	Pingtang	Pingtang	Investment Management	48.29%	46.40%	94.69%	A
21	Fujian Longking Co., Ltd.	Longyan	Longyan	Manufacture		25.04%	25.04%	A
22	Fujian Longking Equipment Installation Co., Ltd.	Longyan	Longyan	Installment		100.00%	100.00%	A
23	Xi'an Xikuang Environmental Protection Science and Technology Co., Ltd.	Xi'an	Xi'an	Manufacture		98.00%	98.00%	A

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
24	Xi'an Xikuang Environmental Protection Equipment Installation Co., Ltd.	Xi'an	Xi'an	Installment		100.00%	100.00%	A
25	Wuhan Longking Environmental Protection Science and Technology Co., Ltd.	Wuhan	Wuhan	Manufacture		100.00%	100.00%	A
26	Fujian Longking Desulfurization and Denitrification Engineering Co., Ltd.	Xiamen	Xiamen	Manufacture		100.00%	100.00%	A
27	Shanghai Longking Environmental Protection Science and Technology Engineering Co., Ltd.	Shanghai	Shanghai	Manufacture		100.00%	100.00%	A
28	Xiamen Longking Environmental Protection Technology Co., Ltd.	Xiamen	Xiamen	Manufacture		100.00%	100.00%	A
29	Xiamen Longking Environmental Protection Material Science Tech Co., Ltd.	Xiamen	Xiamen	Manufacture		100.00%	100.00%	A
30	Wuhan Longking Environmental Protection Engineering Co., Ltd.	Wuhan	Wuhan	Manufacture		99.82%	99.82%	A
31	Xi'an CLP Energy Environmental Protection Co., Ltd.	Xi'an	Xi'an	Manufacture		100.00%	100.00%	A
32	Xiamen Longking Property Service Co., Ltd.	Xiamen	Xiamen	Property Management		100.00%	100.00%	A
33	Fujian Longking High Precision Equipment Manufacture Co., Ltd.	Longyan	Longyan	Manufacture		100.00%	100.00%	A
34	Longyan Longking Environmental Protection Machinery Co., Ltd.	Longyan	Longyan	Manufacture		100.00%	100.00%	A
35	Beijing Langjingtian Environmental Engineering Consulting Co., Ltd.	Beijing	Beijing	Consulting		100.00%	100.00%	A
36	Tianjin Longking Environmental Protection Science and Technology Co., Ltd.	Tianjin	Tianjin	Manufacture		100.00%	100.00%	A
37	Lonjing (Hong Kong) Company Limited	HK	HK	Trade		100.00%	100.00%	A
38	Xin jiang Longking Environmental Protection Science and Technology Co., Ltd.	Urumchi	Urumchi	Manufacture		100.00%	100.00%	A
39	Xi'an Xikuang Environmental Protection Engineering Co., Ltd.	Xi'an	Xi'an	Manufacture		100.00%	100.00%	A
40	Xiamen Longking Environmental Protection Energy-Saving Science and Technology Co., Ltd.	Xiamen	Xiamen	Manufacture		100.00%	100.00%	A
41	LONGKING ENGINEERING INDIA PRIVATE LIMITED	New Delhi	New Delhi	Manufacture		100.00%	100.00%	A
42	Jiangsu Shuangcheng Environmental Protection Inspection Technology Co., Ltd.	Yancheng	Yancheng	Manufacture		100.00%	100.00%	A
43	Xiamen Longking Hotel Management Co., Ltd.	Xiamen	Xiamen	Service		100.00%	100.00%	A
44	Longking Kejie Environmental Protection Technology (Shanghai) Co., Ltd.	Shanghai	Shanghai	Manufacture		100.00%	100.00%	A
45	Jiangsu Longking Kejie Catalyst Re-generation Co., Ltd.	Yancheng	Yancheng	Manufacture		100.00%	100.00%	A
46	Jiangsu Longking Energy Saving Science and Technology Co., Ltd.	Zhangjiagang	Zhangjiagang	Manufacture		75.00%	75.00%	A

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
47	Fujian Guohuan Environment Detection Co., Ltd.	Longyan	Longyan	Detection etc.		100.00%	100.00%	A
48	Xiamen Longking Environmental Protection Investment Co., Ltd.	Xiamen	Xiamen	Industry Investment		100.00%	100.00%	E/I
49	Xiamen Langjing Calcium Industry Technology Co., Ltd.	Xiamen	Xiamen	Technology Service etc.		100.00%	100.00%	E/I
50	Suqian Longking Environmental Protection Science and Technology Co., Ltd.	Suqian	Suqian	Manufacture		100.00%	100.00%	A
51	Xi'an Beilei Steel Bridge Manufacture Co., Ltd.	Xi'an	Xi'an	Manufacture		100.00%	100.00%	A
52	Xi'an Shenli Hoisting and Transportation Machinery Co., Ltd.	Xi'an	Xi'an	Manufacture		100.00%	100.00%	A
53	Fujian Newland Environmental Protection Science and Technology Co., Ltd.	Fuzhou	Fuzhou	Manufacture		92.50%	92.50%	A
54	Fujian Newland Environmental Protection Construction Engineering Co., Ltd.	Fuzhou	Fuzhou	Manufacture		100.00%	100.00%	A
55	Dechang Environmental Protection Co., Ltd.	Zhejiang	Leqing	Waste Incineration		97.98%	97.98%	A
56	Pinghu Lingang Energy Co., Ltd.	Zhejiang	Pinghu	Waste Incineration		100.00%	100.00%	A
57	Pinghu Dechang Environmental Protection Co., Ltd.	Zhejiang	Pinghu	Waste Incineration		100.00%	100.00%	A
58	Fujian Longking Environmental Protection Intellectual Transportation Engineering Co., Ltd.	Longyan	Longyan	Manufacture		100.00%	100.00%	E/I
59	Shandong Longking Environmental Protection Science and Technology Co., Ltd.	Shandong	Dongying	Manufacture		100.00%	100.00%	E/I
60	Shandong Longking Environmental Protection Equipment Co., Ltd.	Shandong	Dongying	Manufacture		100.00%	100.00%	E/I
61	Ji'nan Longking Environmental Protection Science and Technology Co., Ltd.	Shandong	Jinan	Manufacture		100.00%	100.00%	E/I
62	Fujian Longking Water Environment Investment Co., Ltd.	Fuzhou	Fuzhou	Investment etc.		100.00%	100.00%	E/I
63	LONJING (HONGKONG) TECHNOLOGY COMPANY LIMITED	HK	HK	Comprehensive Utilization of Water Resources etc.		100.00%	100.00%	E/I
64	Longking Energy Development Co., Ltd.	Xiamen	Xiamen	Living Garbage Disposal etc.		100.00%	100.00%	E/I
65	Dongying Jinyuan Environmental Protection Science and Technology Co., Ltd.	Shandong	Dongying	Manufacture		100.00%	100.00%	E/I
66	Shandong Hengyun Environmental Protection Science and Technology Co., Ltd.	Shandong	Binzhou	Hazardous Waste, Solid Waste Disposal etc.		100.00%	100.00%	E/I
67	Longking Energy Development (Guangnan) Co., Ltd.	Yunnan	Guangnan	Living Garbage Disposal etc.		100.00%	100.00%	E/I
68	Shandong Zhongbin Environmental Protection Technology Co., Ltd.	Shandong	Binzhou	Hazardous Waste, Solid Waste Disposal etc.		70.00%	70.00%	A
69	Taizhou Dechang Environmental Protection Co., Ltd.	Zhejiang	Taizhou	Waste Incineration etc.		100.00%	100.00%	A
70	Zhejiang Shi Li Construction Engineering Co., Ltd.	Zhejiang	Hangzhou	Construction		100.00%	100.00%	A

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
71	Fujian Longking Water Environment Science and Technology Development Co., Ltd.	Fuzhou	Fuzhou	Investment etc.		100.00%	100.00%	E/I
72	Fujian Yango Scientific and Education Co., Ltd.	Fuzhou	Fuzhou	Education Management		60.00%	60.00%	A
73	Yango College	Fuzhou	Fuzhou	Education		90.50%	90.50%	A
74	Pingtang Yango Longteng Asset Management Co., Ltd.	Pingtang	Pingtang	Asset Management		100.00%	100.00%	E/I
75	Yango International Trade Group Co., Ltd.	Fuzhou	Fuzhou	Trade		100.00%	100.00%	A
76	Shanghai Yinyuan Commerce and Trade Co., Ltd.	Shanghai	Shanghai	Trade		100.00%	100.00%	E/I
77	YANGO LOFTY PTE.LTD.	Singapore	Singapore	Trade		100.00%	100.00%	E/I
78	Shanghai Gao Ding Trading Co., Ltd.	Shanghai	Shanghai	Trade		100.00%	100.00%	E/I
79	Yango International Trade Group (Shanghai) Trade Co., Ltd.	Shanghai	Shanghai	Trade		100.00%	100.00%	E/I
80	Xiamen Shengfuyang International Trade Co., Ltd.	Xiamen	Xiamen	Trade		100.00%	100.00%	E/I
81	Yango International Trade (Tianjin) Co., Ltd.	Tianjin	Tianjin	Trade		100.00%	100.00%	E/I
82	Yango International Trade Group (HK) Co., Ltd.	HK	HK	Trade		100.00%	100.00%	E/I
83	Tianjin Shengfuyang Commerce & Trading Co., Ltd.	Tianjin	Tianjin	Trade		100.00%	100.00%	A
84	Yango International Trade Group (Qingdao) Co., Ltd.	Qingdao	Qingdao	Trade		100.00%	100.00%	E/I
85	Sheng Shi Hui Supply Chain Management (Xiamen) Co., Ltd.	Xiamen	Xiamen	Trade		100.00%	100.00%	E/I
86	Dunhua (Xiamen) Supply Chain Management Co., Ltd.	Xiamen	Xiamen	Trade		100.00%	100.00%	E/I
87	YANGO ELITE PTE.LTD.	Singapore	Singapore	Trade		100.00%	100.00%	E/I
88	Fuzhou Tenglong Industrial Co., Ltd.	Fuzhou	Fuzhou	Trade		100.00%	100.00%	E/I
89	HONGKONG TUNONG INDUSTRIAL CO., LIMITED	HK	HK	Trade		100.00%	100.00%	E/I
90	Pingtang Comprehensive Experimental Jing ZhiInvestment Co., Ltd.	Pingtang	Pingtang	Investment		100.00%	100.00%	E/I
91	GLORY DEVELOPMENT LIMITED	BVI	BVI	Investment		100.00%	100.00%	E/I
92	Yango Education Holding Group Co., Ltd.	Fuzhou	Fuzhou	Education Management		99.00%	99.00%	E/I
93	Yango Liberal Education Investment (Beijing) Co., Ltd.	Beijing	Beijing	Education Investment		83.00%	83.00%	E/I
94	Shaanxi Peiwen Enterprise Consulting Management Co., Ltd.	Xi'an	Xi'an	Education Investment		100.00%	100.00%	E/I
95	Yan'an Yuanpei Culture Industrial Co., Ltd.	Yanan	Yanan	Education Investment		100.00%	100.00%	E/I
96	Yan'an Peking University Peiwen Experimental School	Yanan	Yanan	Education		100.00%	100.00%	E/I
97	Yan'an Yango Liberal Culture Industrial Co., Ltd.	Yanan	Yanan	Education Investment		100.00%	100.00%	E/I
98	Yan'an Peking University Peiwen School	Yanan	Yanan	Education		100.00%	100.00%	E/I
99	Yan'an Peking University Peiwen School Affiliated Kindergarten	Yanan	Yanan	Education		100.00%	100.00%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
100	Jiangxi Peiwen Education Consulting Co., Ltd.	Nanchang	Nanchang	Education Investment		100.00%	100.00%	E/I
101	Gongqingcheng Haobo Education Management Co., Ltd.	Jiujiang	Jiujiang	Education Investment		55.00%	55.00%	E/I
102	Ganjiang Xin qu Liberal School	Jiujiang	Jiujiang	Education		100.00%	100.00%	E/I
103	Liupanshui Yango Education Investment Co., Ltd.	Liupanshui	Liupanshui	Education Investment		100.00%	100.00%	E/I
104	Liupanshui Peking University Peiwen School	Liupanshui	Liupanshui	Education		100.00%	100.00%	E/I
105	Huai'an Yuanpei Education Management Co., Ltd.	Huaian	Huaian	Education Investment		100.00%	100.00%	E/I
106	Guiyang Yango Liberal Education Investment Co., Ltd.	Guiyang	Guiyang	Education Investment		100.00%	100.00%	E/I
107	Guiyang Yango Peiwen Education Investment Management Co., Ltd.	Guiyang	Guiyang	Education Investment		85.00%	85.00%	E/I
108	Guiyang Qingzhen Peking University Peiwen School	Guiyang	Guiyang	Education		100.00%	100.00%	E/I
109	Guiyang Peking University Peiwen School	Guiyang	Guiyang	Education		100.00%	100.00%	E/I
110	Guiding Peiwen Jin Hai Education Management Co., Ltd.	Guiding	Guiding	Education Management		51.00%	51.00%	E/I
111	Guiyang Yango Jia Mei Education Investment Co., Ltd.	Guiyang	Guiyang	Education Investment		60.00%	60.00%	E/I
112	Guiyang Guanshanhu Peiwen School	Guiyang	Guiyang	Education		100.00%	100.00%	E/I
113	Peiwen Yango Education Cultural Industrial (Beijing) Co., Ltd.	Beijing	Beijing	Education Investment		66.00%	66.00%	A
114	Shanxi Liberal Beichen Education Cultural Industrial Co., Ltd.	Shanxi	Shanxi	Education Investment		51.00%	51.00%	E/I
115	Peking University Peiwen Jinzhong Experimental School	Shanxi	Shanxi	Education		100.00%	100.00%	E/I
116	Taiyuan Bo Hui Education Consulting Co., Ltd.	Taiyuan	Taiyuan	Education Investment		50.20%	50.20%	E/I
117	Liaocheng Yango Liberal Enterprise Management Consulting Co., Ltd.	Liaocheng	Liaocheng	Education Investment		100.00%	100.00%	E/I
118	Liaocheng Liberal Minsheng Education Consulting Co., Ltd.	Liaocheng	Liaocheng	Education Investment		55.00%	55.00%	E/I
119	Liaocheng Jiangbeishui City Resort District Peking University Peiwen School	Liaocheng	Liaocheng	Education		100.00%	100.00%	E/I
120	Shandong Yango Minsheng Education Consulting Co., Ltd.	Liaocheng	Liaocheng	Education Consulting		51.00%	51.00%	E/I
121	Liaocheng Jiangbeishui City Resort District Peking University Peiwen Kindergarten	Liaocheng	Liaocheng	Education		100.00%	100.00%	E/I
122	Liaocheng Greencity Lily Kindergarten	Liaocheng	Liaocheng	Education		100.00%	100.00%	E/I
123	Zhenjiang Peiwen Enterprise Management Consulting Co., Ltd.	Zhenjiang	Zhenjiang	Education Investment		100.00%	100.00%	E/I
124	Zhenjiang Peiwen Experimental School	Zhenjiang	Zhenjiang	Education		100.00%	100.00%	E/I
125	Huizhou Yango Liberal Education Investment Co., Ltd.	Huizhou	Huizhou	Education Investment		100.00%	100.00%	E/I
126	Huizhou Yango Tai Feng Education	Huizhou	Huizhou	Education Investment		51.00%	51.00%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
	Investment Co., Ltd.							
127	Peking University Peiwen Dayawan Experimental School	Huizhou	Huizhou	Education		100.00%	100.00%	E/I
128	Anshun Liberal Yango Education Science and Technology Co., Ltd.	Anshun	Anshun	Education Investment		100.00%	100.00%	E/I
129	Anshun Xixiu Peking University Peiwen School	Anshun	Anshun	Education		100.00%	100.00%	E/I
130	Yuanpei Education Management (Hubei) Co., Ltd.	Shiyan	Shiyan	Education Investment		100.00%	100.00%	E/I
131	Shiyan Yunshan Yango Campus	Shiyan	Shiyan	Education		100.00%	100.00%	E/I
132	Wen Zheng Education Consulting Management (Hubei) Co., Ltd.	Shiyan	Shiyan	Education Investment		100.00%	100.00%	E/I
133	Shiyan Zhangwan Yango Campus	Shiyan	Shiyan	Education		100.00%	100.00%	E/I
134	Shiyan Yango Campus	Shiyan	Shiyan	Education		100.00%	100.00%	E/I
135	Fuzhou Yango Liberal Education Science and Technology Co., Ltd.	Fuzhou	Fuzhou	Education Investment		100.00%	100.00%	E/I
136	Fuzhou Cangshan Peking University Peiwen Experimental School	Fuzhou	Fuzhou	Education		100.00%	100.00%	E/I
137	Ningde Liberal Education Investment Co., Ltd.	Ningde	Ningde	Education Investment		100.00%	100.00%	E/I
138	Ningde Peking University Peiwen School	Ningde	Ningde	Education		100.00%	100.00%	E/I
139	Yango Liberal Education Science and Technology (Shanghai) Co., Ltd.	Shanghai	Shanghai	Education Investment		100.00%	100.00%	E/I
140	Private School Affiliated to Shanghai Kongjiang Middle School	Shanghai	Shanghai	Education		100.00%	100.00%	A
141	Foshan Yango Wen Zheng Education Management Co., Ltd.	Foshan	Foshan	Education Investment		100.00%	100.00%	E/I
142	Foshan Liberal Meiwen Education Investment Co., Ltd.	Foshan	Foshan	Education Investment		60.00%	60.00%	E/I
143	Foshan Gaoming Peking University Peiwen Experimental School	Foshan	Foshan	Education		100.00%	100.00%	E/I
144	Bengbu Liberal Yango Education Science and Technology Co., Ltd.	Bengbu	Bengbu	Education Investment		100.00%	100.00%	E/I
145	Peking University Peiwen Bengbu Experimental School	Bengbu	Bengbu	Education		100.00%	100.00%	E/I
146	Bengbu Huaishang Peking University Peiwen School	Bengbu	Bengbu	Education		100.00%	100.00%	E/I
147	Bengbu Huaishang Peking Peiwen School Affiliated Kindergarten	Bengbu	Bengbu	Education		100.00%	100.00%	E/I
148	Anhui Peiwen Education Science Tech Co., Ltd.	Hefei	Hefei	Education Investment		100.00%	100.00%	E/I
149	Xiamen Liberal Zheng Heng Education Science and Technology Co., Ltd.	Xiamen	Xiamen	Education		100.00%	100.00%	E/I
150	Shiyan Yango Hi Class Training School Co., Ltd.	Shiyan	Shiyan	Education		100.00%	100.00%	E/I
151	Bengbu Economic Development Ai Bei Training School Co., Ltd.	Bengbu	Bengbu	Education		90.00%	90.00%	A
152	Shanxi Huawei Zhiben Education Science Tech Co., Ltd.	Taiyuan	Taiyuan	Education Investment		100.00%	100.00%	E/I
153	Weinan Peiwen Zhi Xing Education Consulting Co., Ltd.	Weinan	Weinan	Education Investment		100.00%	100.00%	E/I
154	Weinan Huazhou Peiwen Experimental	Weinan	Weinan	Education		100.00%	100.00%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
	Junior Middle School							
155	Weinan Huazhou Peiwen Experimental Primary School	Weinan	Weinan	Education		100.00%	100.00%	E/I
156	Laibin Liberal Education Management Co., Ltd.	Laibin	Laibin	Education Investment		100.00%	100.00%	E/I
157	Laibin Peiwen School	Laibin	Laibin	Education		100.00%	100.00%	E/I
158	Gu'an Yuanpei Enterprise Management Co., Ltd.	Langfang	Langfang	Education Investment		70.00%	70.00%	E/I
159	Beijing Future Wormholes Education Science and Technology Co., Ltd.	Beijing	Beijing	Education Investment		60.00%	60.00%	A
160	Shanxi Liberal Zhong Wei Education Consulting Co., Ltd.	Jinzhong	Jinzhong	Education Consulting		51.00%	51.00%	E/I
161	Liberal Spring Education Science and Technology (Xiamen) Co., Ltd.	Xiamen	Xiamen	Education		100.00%	100.00%	E/I
162	Beijing Liberal Spring Education Science and Technology Co., Ltd.	Beijing	Beijing	Education		100.00%	100.00%	E/I
163	Jinzhong Yuci Yangco Hi Class Training School Co., Ltd.	Jinzhong	Jinzhong	Education		100.00%	100.00%	E/I
164	Taiyuan Xiaodian Hi Class Training School Co., Ltd.	Taiyuan	Taiyuan	Education		100.00%	100.00%	E/I
165	Qingzhen Hi Class Education Co., Ltd.	Guiyang	Guiyang	Education		100.00%	100.00%	E/I
166	Fuzhou Cangshan Hi Class Training School Co., Ltd.	Fuzhou	Fuzhou	Education		100.00%	100.00%	E/I
167	Mu Xun Culture Development (Shanghai) Co., Ltd.	Shanghai	Shanghai	Education		100.00%	100.00%	E/I
168	Shanghai Xue Tao Education Science and Technology Co., Ltd.	Shanghai	Shanghai	Education		100.00%	100.00%	E/I
169	Fuzhou Economic and Technology Development District Yi Hang Training School Co., Ltd.	Fuzhou	Fuzhou	Education		100.00%	100.00%	E/I
170	Fuzhou Deering Education Consulting Co., Ltd.	Fuzhou	Fuzhou	Education Investment		100.00%	100.00%	E/I
171	Liupanshui Zhongshan Yangco Hi-Class Training School Co., Ltd.	Liupanshui	Liupanshui	Education		100.00%	100.00%	E/I
172	Xiamen Zhi Tai Tong Li Engineering Management Service Co., Ltd.	Xiamen	Xiamen	Engineering Management		100.00%	100.00%	E/I
173	Yangco Liberal Education Management (Xiamen) Co., Ltd.	Xiamen	Xiamen	Education Management		100.00%	100.00%	E/I
174	Youda Information Science and Technology (Xiamen) Co., Ltd.	Xiamen	Xiamen	Information Transmission, Software and Information Technology Service		100.00%	100.00%	E/I
175	Xiamen Heshantang Catering Management Co., Ltd.	Xiamen	Xiamen	Catering Service		100.00%	100.00%	E/I
176	Yun De Yuan Tai Education Science and Technology (Xiamen) Co., Ltd.	Xiamen	Xiamen	Trade		100.00%	100.00%	E/I
177	Fujian Mingde Logistic Service Co., Ltd.	Pingtan	Pingtan	Logistics Service		100.00%	100.00%	E/I
178	Fuzhou Yunde Logistic Service Co., Ltd.	Fuzhou	Fuzhou	Logistics Service		100.00%	100.00%	E/I
179	Deering Education Consulting (Xiamen) Co., Ltd.	Xiamen	Xiamen	Education		100.00%	100.00%	E/I
180	China Research Study Education Academy Co.,	HK	HK	Education		100.00%	100.00%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
	Ltd.							
181	Yango Aesthetic Education Culture Art (Xiamen) Co., Ltd.	Xiamen	Xiamen	Planning Service		100.00%	100.00%	E/I
182	China Campus Visual Culture Academy Co., Ltd.	HK	HK	Culture Activity Planning		100.00%	100.00%	E/I
183	Xiamen Yango Bai Lu Education Science and Technology Co., Ltd.	Xiamen	Xiamen	Education Investment		100.00%	100.00%	E/I
184	Liberal Ge Zhi Education Science Tech (Xiamen) Co., Ltd.	Xiamen	Xiamen	Education Investment		100.00%	100.00%	E/I
185	Meihekou Peiwen Education Investment Management Co., Ltd.	Meihekou	Meihekou	Education Investment		100.00%	100.00%	E/I
186	Meihekou Peiwen Experimental School	Meihekou	Meihekou	Education		100.00%	100.00%	E/I
187	Yuexi Peiwen (Yangjiang) Education Consulting Co., Ltd.	Yangjiang	Yangjiang	Education Consulting		100.00%	100.00%	E/I
188	Guangdong Liberal Lin Chen Education Consulting Co., Ltd.	Yangjiang	Yangjiang	Education Consulting		60.00%	60.00%	E/I
189	Linhai Peiwen Education Consulting Co., Ltd.	Linhai	Linhai	Education Consulting		100.00%	100.00%	E/I
190	Linhai Peiwen Hua Yang Education Consulting Co., Ltd.	Linhai	Linhai	Education Consulting		80.00%	80.00%	E/I
191	Linhai Yango Peiwen Experimental School	Linhai	Linhai	Education		100.00%	100.00%	E/I
192	Linhai Peiwen Middle School	Linhai	Linhai	Education		100.00%	100.00%	E/I
193	Huzhou Peiwen Education Science and Technology Co., Ltd.	Huzhou	Huzhou	Education Investment		100.00%	100.00%	E/I
194	Huzhou Wuxing Peiwen Experimental School	Huzhou	Huzhou	Education		100.00%	100.00%	E/I
195	Putian Liberal Education Investment Co., Ltd.	Putian	Putian	Education Investment		100.00%	100.00%	E/I
196	Putian Hanjiang Liberal Experimental School	Putian	Putian	Education		100.00%	100.00%	E/I
197	Shandong Yango Liberal Education Investment Co., Ltd.	Qingdao	Qingdao	Education Investment		100.00%	100.00%	E/I
198	Qingdao Peiwen Yango Experimental School	Qingdao	Qingdao	Education		100.00%	100.00%	E/I
199	Hubei Hua Wen Zhi Ben Education Investment Co., Ltd.	Wuhan	Wuhan	Education Investment		100.00%	100.00%	E/I
200	Huanggang Liberal Ling Jun Education Science and Technology Co., Ltd.	Huanggang	Huanggang	Education Investment		51.00%	51.00%	E/I
201	Hong'an Peiwen Experimental School	Huanggang	Huanggang	Education		100.00%	100.00%	E/I
202	Huanggang Liberal Ling Jun Education Investment Co., Ltd.	Huanggang	Huanggang	Education Investment		51.00%	51.00%	E/I
203	Gansu Huawen Zhiben Education Consulting Co., Ltd.	Jiuquan	Jiuquan	Education Investment		100.00%	100.00%	E/I
204	Jiu Quan Peiwen Zhixing Education Education Consulting Co., Ltd.	Jiuquan	Jiuquan	Education Investment		56.00%	56.00%	E/I
205	Longyan Liberal Education Investment Co., Ltd.	Longyan	Longyan	Education Investment		100.00%	100.00%	E/I
206	Longyan Xinluo Liberal Experimental School	Longyan	Longyan	Education		100.00%	100.00%	E/I
207	Hunan Huawen Zhiben Education Science Tech Co., Ltd.	Changsha	Changsha	Education Investment		100.00%	100.00%	E/I
208	Zhuzhou Peiwen Zhiben Education Science Tech Co., Ltd.	Zhuzhou	Zhuzhou	Education Investment		100.00%	100.00%	E/I
209	Zhuzhou Liberal Education Science Tech	Zhuzhou	Zhuzhou	Education Investment		100.00%	100.00%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
	Co., Ltd.							
210	Yango Group Co., Ltd.	Fuzhou	Fuzhou	Real Estate	18.58%	15.00%	33.58%	A
211	Fujian Yango Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	A
212	Fuzhou Huiyou Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	A
213	Fuzhou Yango Xin Jie Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
214	Fuzhou Bin Jiang Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	A
215	Fujian Hong Hui Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	A
216	Fuzhou Kang Jia Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	A
217	Fuzhou Da Heng Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		55.00%	55.00%	E/I
218	Yango City Group Fujian Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
219	Fuzhou Sheng Yang Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
220	Fujian Hui Tai Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	A
221	Fujian Zhen Yang Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
222	Fuzhou Teng Yao Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
223	Fujian Jun Sen Investment Co., Ltd.	Fuzhou	Fuzhou	Investment Management		100.00%	100.00%	E/I
224	Fuzhou Hai Kun Property Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
225	Fuzhou Sheng Shi Da Property Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		95.96%	95.96%	E/I
226	Fuzhou Xin Yi Bo Investment Co., Ltd.	Fuzhou	Fuzhou	Investment Management		100.00%	100.00%	E/I
227	Fuzhou Li Teng Hui Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
228	Fuzhou Mawei Lepeng Commerce and Trade Co., Ltd.	Fuzhou	Fuzhou	Investment Management		100.00%	100.00%	E/I
229	Fuzhou Xin Mei Da Investment Development Co., Ltd.	Fuzhou	Fuzhou	Investment Management		100.00%	100.00%	E/I
230	Fuzhou Mei Fu Yuan Investment Development Co., Ltd.	Fuzhou	Fuzhou	Investment Management		100.00%	100.00%	E/I
231	Fuzhou Bai Xing Yang Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
232	Fuzhou Sheng Jing Yango Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
233	Fujian Jian Shu Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	A
234	Fuzhou Teng Shun Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
235	Fuzhou Bo Yao Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
236	Fuzhou Jun Peng Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
237	Fuzhou Xin Ke Long Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
238	Fuzhou Zhen De Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
239	Fuzhou Kang Bo Yi Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		97.58%	97.58%	E/I
240	Fuzhou Ju Guang Property Marketing Planning Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
241	Fuzhou Hui Long Chuan Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
242	Fuzhou Long Jun Da Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
243	Fuzhou Sheng Xing Tai Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
244	Fuzhou Kang Tai Ran Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
245	Fuzhou Bo Sheng Hui Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
246	Fuzhou Jin Peng Sheng Tian Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		51.00%	51.00%	E/I
247	Fuzhou Li Kang Teng Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		95.52%	95.52%	E/I
248	Fuzhou Xin Yi Ze Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
249	Fuzhou Sheng Rong Hui Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
250	Fuzhou Rong Xing Tai Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
251	Fuzhou Hong Yue De Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		64.29%	64.29%	E/I
252	Fuzhou Sheng Hong Ze Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		92.87%	92.87%	E/I
253	Fuzhou Li Bo Shun Tai Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		50.00%	50.00%	E/I
254	Fujian Finance International Center Construction Co., Ltd.	Fuzhou	Fuzhou	Real Estate		50.00%	50.00%	A
255	Fuzhou Ding Cheng Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
256	Fuzhou Xu Tai Teng Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
257	Fuzhou Xin De Hui Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
258	Fuzhou Yu Tai Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
259	Fuzhou Xin Di Yuan Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		51.00%	51.00%	E/I
260	Fuzhou Jing Di Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
261	Fuzhou Jin Hong Ji Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
262	Fuzhou De Tai Long Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
263	Fuzhou Long Hao Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
264	Fuzhou Zhen Tuo Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
265	Fuzhou Xin Tai Ran Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
266	Fuzhou Long Bo Guang Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
267	Yango Yun Xiang Consulting Service Co., Ltd.	Fuzhou	Fuzhou	Leasing and Commerce Service		100.00%	100.00%	E/I
268	Fuzhou Long Tai Guang Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
269	Fuzhou Yango Industrial Development Co., Ltd.	Fuzhou	Fuzhou	Commerce Service		100.00%	100.00%	E/I
270	Fuzhou Yango Commercial Operational Management Co., Ltd.	Fuzhou	Fuzhou	Commerce Service		100.00%	100.00%	E/I
271	Fuzhou Hong Bai Xiang Industrial Co., Ltd.	Fuzhou	Fuzhou	Investment Management		100.00%	100.00%	A
272	Sentairan Garden Co., Ltd.	Fuzhou	Fuzhou	civil engineering Construction		100.00%	100.00%	A
273	Fujian Sentairan Scenery Engineering Co., Ltd.	Fuzhou	Fuzhou	civil engineering Construction		100.00%	100.00%	A
274	Fujian Yi Jing Ecological Garden Co., Ltd.	Fuzhou	Fuzhou	civil engineering Construction		100.00%	100.00%	A
275	Xin Hong Tian Decoration Engineering Co., Ltd.	Fuzhou	Fuzhou	Construction		100.00%	100.00%	A
276	Fujian Fu Bai Teng Investment Co., Ltd.	Fuzhou	Fuzhou	Wholesaling		100.00%	100.00%	A
277	Fuzhou Guang Xu Yang Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
278	Yango Property Service Co., Ltd.	Fuzhou	Fuzhou	Property Management Service		100.00%	100.00%	A
279	Yango (Xiamen) Real Estate Co., Ltd.	Xiamen	Xiamen	Real Estate		100.00%	100.00%	E/I
280	Fujian Hua Xin Tong International Tourism Co., Ltd.	Xiamen	Xiamen	Real Estate		50.00%	50.00%	A
281	Xiamen Sheng Ji Xiang Real Estate Development Co., Ltd.	Xiamen	Xiamen	Real Estate		100.00%	100.00%	A
282	Xiamen Yango Quan Shun Real Estate Development Co., Ltd.	Xiamen	Xiamen	Real Estate		100.00%	100.00%	E/I
283	Xiamen Yango Jin Hua Real Estate Development Co., Ltd.	Xiamen	Xiamen	Real Estate		100.00%	100.00%	E/I
284	Xiamen Li Bi Hui Ze Real Estate Development Co., Ltd.	Xiamen	Xiamen	Real Estate		100.00%	100.00%	E/I
285	Xiamen Strait Fashion Creativity International Commercial Management Co., Ltd.	Xiamen	Xiamen	Commerce Service		100.00%	100.00%	A
286	Xiamen Hong Bo Tai Cheng Real Estate Development Co., Ltd.	Xiamen	Xiamen	Real Estate		100.00%	100.00%	E/I
287	Xiamen Li Bo Shun Tai Real Estate Development Co., Ltd.	Xiamen	Xiamen	Real Estate		100.00%	100.00%	E/I
288	Xiamen Rong Jin Xin Tai Real Estate Development Co., Ltd.	Xiamen	Xiamen	Real Estate		100.00%	100.00%	E/I
289	Xiamen Xin Bo Tai Lai Real Estate Development Co., Ltd.	Xiamen	Xiamen	Real Estate		100.00%	100.00%	E/I
290	Xiamen Yango Tian Cheng Real Estate	Xiamen	Xiamen	Real Estate		100.00%	100.00%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
	Development Co., Ltd.							
291	Xiamen Yango Ze Hui Real Estate Development Co., Ltd.	Xiamen	Xiamen	Real Estate		100.00%	100.00%	E/I
292	Shanghai Tian Jiao Real Estate Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	A
293	Shanghai Ya Te Long Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	E/I
294	Shanghai Hong Shun De Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	E/I
295	Shanghai Xin Hao Ze Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	E/I
296	Yango Shanghai Property Development Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	E/I
297	Shanghai Xuntengbo Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	E/I
298	Shanghai Hong Yuan Sheng Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	E/I
299	Shanghai Yuteshun Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	E/I
300	Shanghai Zhen Bai Li Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	E/I
301	Shanghai Jue Se Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	E/I
302	Shanghai Jun Long Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	E/I
303	Shanghai Hao Jian Ze Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	E/I
304	Shanghai Hao Da Property Real Estate Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	A
305	Shanghai Cheng Kai Enterprise Management Co., Ltd.	Shanghai	Shanghai	Commerce Service		100.00%	100.00%	E/I
306	Shanghai Jin Zhi Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	E/I
307	Shanghai Zhen De Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	E/I
308	Shanghai Run Yu Real Estate Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	A
309	Yango Group (Shanghai) Enterprise Management Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	E/I
310	Shanghai Xin Ye Property Co., Ltd.	Shanghai	Shanghai	Real Estate		99.00%	99.00%	A
311	Shanghai Xing Shen Property Operation Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	A
312	Shanghai Qi Tong Construction Engineering Consulting Co., Ltd.	Shanghai	Shanghai	Construction		100.00%	100.00%	E/I
313	Shanghai Zi Guang Enterprise Management Co., Ltd.	Shanghai	Shanghai	Real Estate		99.12%	99.12%	E/I
314	Shanghai Guang Ji Enterprise Management Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	E/I
315	Shanghai Guang Yin Enterprise Management Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	E/I
316	Shanghai Jin Hui Long Industrial Co., Ltd.	Shanghai	Shanghai	Catering		100.00%	100.00%	E/I
317	Shanghai Guang Qing Enterprise Management	Shanghai	Shanghai	Real Estate		50.00%	50.00%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
	Co., Ltd.							
318	Shanghai Zhen Si Li Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	E/I
319	Shanghai Zhen Ren Li Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	E/I
320	Shanghai Zhen Geng Li Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	E/I
321	Shanghai Zhen Shan Li Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real Estate		98.19%	98.19%	E/I
322	Shanghai Zhen Er Li Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real Estate		94.94%	94.94%	E/I
323	Shanghai Zhen Mo Li Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real Estate		51.00%	51.00%	E/I
324	Shanghai Zhen Lan Li Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	E/I
325	Shanghai Zhen Shen Li Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real Estate		99.11%	99.11%	E/I
326	Shanghai Zhen He Li Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	E/I
327	Shanghai Zhen Mo Li Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	E/I
328	Shanghai Zhen TingLi Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	E/I
329	Shanghai Yun Bi Enterprise Management Co., Ltd.	Shanghai	Shanghai	Leasing and Commerce Service		98.44%	98.44%	E/I
330	Shanghai Ye Zhao Feng Enterprise Management Co., Ltd.	Shanghai	Shanghai	Leasing and Commerce Service		98.32%	98.32%	E/I
331	Shanghai Gui Song Enterprise Management Co., Ltd.	Shanghai	Shanghai	Commerce Service		51.00%	51.00%	E/I
332	Shanghai Ming Yu Yang Enterprise Management Co., Ltd.	Shanghai	Shanghai	Leasing and Commerce Service		100.00%	100.00%	E/I
333	Shanghai Ying Xin Property Management Co., Ltd.	Shanghai	Shanghai	Property Management Service		100.00%	100.00%	E/I
334	Shanghai Ming Suo Enterprise Management Co., Ltd.	Shanghai	Shanghai	Leasing and Commerce Service		100.00%	100.00%	E/I
335	Shanghai Guang Yan Enterprise Management Co., Ltd.	Shanghai	Shanghai	Real Estate		99.42%	99.42%	E/I
336	Shanghai Ci Fei Enterprise Management Co., Ltd.	Shanghai	Shanghai	Leasing and Commerce Service		93.01%	93.01%	E/I
337	Shanghai Sang Xiang Enterprise Management Co., Ltd.	Shanghai	Shanghai	Commerce Service		100.00%	100.00%	A
338	Shanghai Sheng Zhi Long Industrial Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	E/I
339	Shanghai Hui Nie Dian Investment Management Co., Ltd.	Shanghai	Shanghai	Commerce Service		100.00%	100.00%	E/I
340	Yango Tian Di Commercial Management Co., Ltd.	Shanghai	Shanghai	Commerce Service		100.00%	100.00%	E/I
341	Shanghai Chuang Di Construction Engineering Decoration Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	A
342	Shanghai Sen Yi Scenery Designing Co., Ltd.	Shanghai	Shanghai	Architectural Ornament, Decoration and Other Construction		100.00%	100.00%	A
343	Shanghai Jun Jin	Shanghai	Shanghai	Scientific Research		100.00%	100.00%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
	Engineering Cost Consulting Co., Ltd.			and Technology Service				
344	Shanghai Gao Gui Construction Engineering Co., Ltd.	Shanghai	Shanghai	Construction		100.00%	100.00%	E/I
345	Shanghai Zhen Qin Construction Designing Co., Ltd.	Shanghai	Shanghai	Scientific Research and Technology Service		100.00%	100.00%	E/I
346	Shanghai Teng Guang Sheng Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	E/I
347	Shanghai Zhen Guang Long Real Estate Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	E/I
348	Shanghai Min Jing Trade Co., Ltd.	Shanghai	Shanghai	Wholesaling		100.00%	100.00%	E/I
349	Shanghai Wei Zhi Bo Medical Investment Management Co., Ltd.	Shanghai	Shanghai	Commerce Service		100.00%	100.00%	E/I
350	Shanghai Chen Kuo Enterprise Management Co., Ltd.	Shanghai	Shanghai	Leasing and Commerce Service		100.00%	100.00%	E/I
351	Shanghai Chu Bei Enterprise Management Co., Ltd.	Shanghai	Shanghai	Leasing and Commerce Service		100.00%	100.00%	E/I
352	Yango Group Shanghai Hui Zhi You Jia Enterprise Management Co., Ltd.	Shanghai	Shanghai	Commerce Service		100.00%	100.00%	E/I
353	Shanghai Fu Ru Property Brokerage Co., Ltd.	Shanghai	Shanghai	Property Management Service		100.00%	100.00%	A
354	Hangzhou Ding Ke Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		96.18%	96.18%	E/I
355	Hangzhou Zhen Guang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I
356	Hangzhou Ming Sheng Da Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	A
357	Hangzhou Fu Cheng Guang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I
358	Hangzhou Hong Jing Da Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I
359	Hangzhou Jin Zhen Yang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I
360	Hangzhou Gong Yun Property Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	A
361	Hangzhou Xin Jin Ran Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		97.91%	97.91%	E/I
362	Hangzhou Fuyang Bi Shui Yuan Property Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	A
363	Hangzhou Fuyang Bi Yuan Guang Hotel Management Co., Ltd.	Hangzhou	Hangzhou	Other Service		100.00%	100.00%	A
364	Hangzhou Zhong Da Sheng Ma Real Estate Co., Ltd.	Hangzhou	Hangzhou	Real Estate		60.00%	60.00%	A
365	Zhejiang Wu Chan Liang Zhu Yuan Guang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	A
366	Zhejiang Zheng Neng Guang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	A
367	Hangzhou Yi Teng Guang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I
368	Hangzhou Shun Zhou Guang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
369	Hangzhou Sheng Guang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I
370	Hangzhou Long Jun Guang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I
371	Hangzhou Shun Guang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		96.70%	96.70%	E/I
372	Hangzhou Jun Li Guang Industrial Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I
373	Hangzhou Hong Ze Hui Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I
374	Hangzhou Rui Guang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I
375	Hangzhou Yuan Yi Guang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		99.38%	99.38%	E/I
376	Hangzhou Kang Guang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		51.00%	51.00%	E/I
377	Hangzhou Sheng Zi Long Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Leasing and Commerce Service		51.00%	51.00%	E/I
378	Hangzhou Sheng Bo Long Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I
379	Hangzhou Rong Ding Hui Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I
380	Hangzhou Guo Yi Guang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		99.40%	99.40%	E/I
381	Hangzhou Yi Xin Cheng Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		60.00%	60.00%	E/I
382	Hangzhou Guang Ran Da Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I
383	Hangzhou Xin Ya Hui Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		98.88%	98.88%	E/I
384	Hangzhou Guang Bai Sheng Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		98.30%	98.30%	E/I
385	Hangzhou Xing Bai Yuan Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		98.87%	98.87%	E/I
386	Hangzhou Da Jin Hui Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		98.87%	98.87%	E/I
387	Hangzhou Fuyang Li Guang He Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I
388	Hangzhou Ju Guang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I
389	Hangzhou Long Guang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I
390	Hangzhou Xin Guang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		99.65%	99.65%	E/I
391	Hangzhou Guang Li Hui Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I
392	Hangzhou Bi Guang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I
393	Hangzhou Hong Ke Hui Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		96.39%	96.39%	E/I
394	Hangzhou Hui Guang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
395	Sunan Yango Real Estate (Suzhou) Co., Ltd.	Suzhou	Suzhou	Real Estate		100.00%	100.00%	E/I
396	Suzhou Hui De Rong Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real Estate		100.00%	100.00%	E/I
397	Suzhou Xin Bai Xiang Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real Estate		100.00%	100.00%	E/I
398	Suzhou Hui You Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real Estate		100.00%	100.00%	A
399	Jiangsu Zhong Ang Real Estate Co., Ltd.	Suzhou	Suzhou	Real Estate		100.00%	100.00%	A
400	Suzhou Xin Wan Yi Investment Co., Ltd.	Suzhou	Suzhou	Real Estate		100.00%	100.00%	A
401	Suzhou Hui Feng Long Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real Estate		98.85%	98.85%	E/I
402	Suzhou Hong Xing Tai Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real Estate		95.79%	95.79%	E/I
403	Suzhou Heng Chang Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real Estate		94.61%	94.61%	E/I
404	Suzhou Jun Feng Long Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real Estate		96.43%	96.43%	E/I
405	Suzhou Jun Feng Chang Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real Estate		98.33%	98.33%	E/I
406	Suzhou Hui Feng Xiang Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real Estate		96.43%	96.43%	E/I
407	Suzhou Heng Xing Long Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real Estate		99.21%	99.21%	E/I
408	Suzhou Sheng Rong Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real Estate		97.02%	97.02%	E/I
409	Suzhou He Sheng Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real Estate		99.11%	99.11%	E/I
410	Suzhou Heng Yang Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real Estate		98.62%	98.62%	E/I
411	Suzhou Yue Yang Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real Estate		100.00%	100.00%	E/I
412	Zhenjiang Zhong Xuan Real Estate Co., Ltd.	Suzhou	Suzhou	Real Estate		100.00%	100.00%	A
413	Suzhou Yu Yang Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real Estate		100.00%	100.00%	E/I
414	Suzhou Hong Chang Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real Estate		100.00%	100.00%	E/I
415	Suzhou Sheng Bo Guang Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real Estate		98.56%	98.56%	E/I
416	Suzhou Yango Commercial Management Co., Ltd.	Suzhou	Suzhou	Commerce Service		100.00%	100.00%	E/I
417	Suzhou Yu Xing Investment Center (Limited Partnership)	Suzhou	Suzhou	Investment Management		100.00%	100.00%	E/I
418	Suzhou Hong Guang Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real Estate		100.00%	100.00%	E/I
419	Beijing Hong Bo Tai Cheng Real Estate Development Co., Ltd.	Beijing	Beijing	Real Estate		100.00%	100.00%	E/I
420	Beijing Li Jing Hui Da Real Estate Development Co., Ltd.	Beijing	Beijing	Real Estate		100.00%	100.00%	E/I
421	Beijing Fu Li Yuan Real Estate Development Co., Ltd.	Beijing	Beijing	Real Estate		100.00%	100.00%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
422	Beijing Zhen De Real Estate Development Co., Ltd.	Beijing	Beijing	Real Estate		100.00%	100.00%	E/I
423	Beijing Jiu He Chuang Ye Real Estate Development Co., Ltd.	Beijing	Beijing	Real Estate		100.00%	100.00%	A
424	Beijing Hui Cheng Real Estate Development Co., Ltd. (Yango)	Beijing	Beijing	Real Estate		100.00%	100.00%	A
425	Beijing Bo Sheng Hui Advertising Co., Ltd.	Beijing	Beijing	Leasing and Commerce Service		100.00%	100.00%	E/I
426	Beijing Xin Tai Ran Advertising Co., Ltd.	Beijing	Beijing	Leasing and Commerce Service		100.00%	100.00%	E/I
427	Beijing Zhen Da Advertising Co., Ltd.	Beijing	Beijing	Leasing and Commerce Service		100.00%	100.00%	E/I
428	Beijing Zhen De Xing Yun Real Estate Co., Ltd.	Beijing	Beijing	Real Estate		100.00%	100.00%	E/I
429	Beijing House Cabin Property Management Co., Ltd.	Beijing	Beijing	Property Management Service		100.00%	100.00%	A
430	Putian Zhen Da Yango Real Estate Development Co., Ltd.	Putian	Putian	Real Estate		100.00%	100.00%	E/I
431	Ningde Yango Real Estate Development Co., Ltd.	Ningde	Ningde	Real Estate		100.00%	100.00%	E/I
432	Wenzhou Xin Ke Long Real Estate Development Co., Ltd.	Wenzhou	Wenzhou	Real Estate		100.00%	100.00%	E/I
433	Yango (Shishi) Real Estate Development Co., Ltd.	Shishi	Shishi	Real Estate		100.00%	100.00%	E/I
434	Jinjiang Yango Real Estate Development Co., Ltd.	Jinjiang	Jinjiang	Real Estate		60.00%	60.00%	E/I
435	Yango Group Longyan Investment Development Co., Ltd.	Longyan	Longyan	Real Estate		100.00%	100.00%	E/I
436	Longyan Hua Yang Jiang Shan Ecology Tourism Development Co., Ltd.	Longyan	Longyan	Real Estate		100.00%	100.00%	E/I
437	Zhangzhou Yango Real Estate Development Co., Ltd.	Zhangzhou	Zhangzhou	Real Estate		100.00%	100.00%	E/I
438	Zhangzhou Fushan Real Estate Development Co., Ltd.	Zhangzhou	Zhangzhou	Real Estate		50.00%	50.00%	A
439	Zhangzhou Xin Cheng Logistics Service Co., Ltd.	Zhangzhou	Zhangzhou	Commerce Service		51.00%	51.00%	A
440	Longyan Jia Xin Real Estate Development Co., Ltd.	Longyan	Longyan	Real Estate		100.00%	100.00%	E/I
441	Quanzhou Yango Jin Rui Real Estate Development Co., Ltd.	Quanzhou	Quanzhou	Real Estate		60.00%	60.00%	E/I
442	Quanzhou Yango Jin Tai Real Estate Development Co., Ltd.	Quanzhou	Quanzhou	Real Estate		34.00%	64.00%	E/I
443	Zhong Da Property Group Shangyu Co., Ltd.	Shaoxing	Shaoxing	Real Estate		100.00%	100.00%	A
444	Qidong Fu Li Teng Real Estate Development Co., Ltd.	Qidong	Qidong	Real Estate		100.00%	100.00%	E/I
445	Yuyao Zhen Yang Real Estate Development Co., Ltd.	Yuyao	Yuyao	Real Estate		100.00%	100.00%	E/I
446	JiaXing Zhen Yang Real Estate Development Co., Ltd.	Jiaxing	Jiaxing	Real Estate		93.76%	93.76%	E/I
447	JiaXing Zhen Zi Li Real Estate Development Co., Ltd.	Jiaxing	Jiaxing	Real Estate		100.00%	100.00%	E/I
448	Xi'an Rui Guang Property Co., Ltd.	Xi'an	Xi'an	Property Management Service		100.00%	100.00%	A

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
449	Shaoxing Guang Yue Real Estate Development Co., Ltd.	Shaoxing	Shaoxing	Real Estate		100.00%	100.00%	E/I
450	ChangXing Wan Yi Investment Co., Ltd.	Changxing	Changxing	Real Estate		100.00%	100.00%	A
451	JiaXing Xin Li Ze Real Estate Development Co., Ltd.	Jiaxing	Jiaxing	Real Estate		100.00%	100.00%	E/I
452	Taicang Tong Guang Real Estate Development Co., Ltd.	Taicang	Taicang	Real Estate		60.00%	60.00%	E/I
453	Nanjing Jin Yang Real Estate Development Co., Ltd.	Nanjing	Nanjing	Real Estate		99.40%	99.40%	E/I
454	Nanjing Yu Yang Real Estate Development Co., Ltd.	Nanjing	Nanjing	Real Estate		100.00%	100.00%	E/I
455	Nanjing Yango Heng Mao Real Estate Co., Ltd.	Nanjing	Nanjing	Real Estate		100.00%	100.00%	E/I
456	De Qing Kai Yang Investment Partnership Enterprise (Limited Partnership)	Zhejiang	Zhejiang	Leasing and Commerce Service		100.00%	100.00%	A
457	Zhejiang Jin Ao Real Estate Co., Ltd.	Zhejiang	Zhejiang	Real Estate		30.00%	53.00%	E/I
458	Ningbo International Automobile City Development Co., Ltd.	Ningbo	Ningbo	Real Estate		100.00%	100.00%	A
459	Zhejiang Qing Yuan Real Estate Development Co., Ltd. (Stage Two) (Note 1)	Fuyang	Fuyang	Real Estate		70.00%	70.00%	A
460	Zhejiang Shanglin Lake Real Estate Development Co., Ltd. (Stage Two) (Note 1)	Fuyang	Fuyang	Real Estate		70.00%	70.00%	A
461	Ningbo Li Hong Real Estate Development Co., Ltd.	Ningbo	Ningbo	Real Estate		100.00%	100.00%	E/I
462	Yango Group Zhejiang Real Estate Co., Ltd.	Huzhou	Huzhou	Real Estate		100.00%	100.00%	E/I
463	Ningbo Huai Long Investment Management Co., Ltd.	Ningbo	Ningbo	Leasing and Commerce Service		99.09%	99.09%	E/I
464	Taizhou Jun Guang Real Estate Development Co., Ltd.	Taizhou	Taizhou	Real Estate		98.30%	98.30%	E/I
465	Zhejiang Bo Feng Guang Real Estate Development Co., Ltd.	Ningbo	Ningbo	Real Estate		100.00%	100.00%	E/I
466	Taizhou Rong Xin Guang Real Estate Development Co., Ltd.	Taizhou	Taizhou	Real Estate		96.90%	96.90%	E/I
467	Shenzhen Yango Holding Co., Ltd.	Shenzhen	Shenzhen	Real Estate		100.00%	100.00%	E/I
468	Dongguan Fu Sheng Long Real Estate Development Co., Ltd.	Dongguan	Dongguan	Real Estate		100.00%	100.00%	E/I
469	Dongguan Teng Shun Real Estate Development Co., Ltd.	Dongguan	Dongguan	Real Estate		50.00%	50.00%	E/I
470	Dongguan Sheng Jing Yango Real Estate Development Co., Ltd.	Dongguan	Dongguan	Real Estate		100.00%	100.00%	E/I
471	Dongguan Dong Xie Paperware Co., Ltd.	Dongguan	Dongguan	Real Estate		100.00%	100.00%	A
472	Shenzhen Shang Yu Designing Service Co., Ltd.	Shenzhen	Shenzhen	Architectural Ornament, Decoration and Other Construction		100.00%	100.00%	A
473	Dongguan Xi Dong Enterprise Management Partnership Enterprise (Limited Partnership)	Dongguan	Dongguan	Commerce Service		100.00%	100.00%	E/I
474	Shenzhen Guang Yu Industrial Co., Ltd.	Shenzhen	Shenzhen	Wholesaling and Retailing		100.00%	100.00%	E/I
475	Zhangshu De Chen Century Enterprise	Yichun	Yichun	Investment Management		100.00%	100.00%	A

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
	Management Center (Limited Partnership)							
476	Guangzhou Li Bi Hui Ze Real Estate Development Co., Ltd.	Guangzhou	Guangzhou	Real Estate		100.00%	100.00%	E/I
477	Guangdong Yi Tao Wan Guo Real Estate Co., Ltd. (Stage 18) (Note 2)	Nansha	Nansha	Real Estate		50.00%	51.00%	A
478	Guangdong Yi Tao Wan Guo Real Estate Co., Ltd. (Yango) (Note 2)	Nansha	Nansha	Real Estate		50.00%	100.00%	A
479	Guangzhou Bai Shun Xin Guang Real Estate Co., Ltd.	Nansha	Nansha	Real Estate		90.00%	90.00%	A
480	Guangzhou Nansha Economy and Technology Development District Yitaoyayuan Real Estate Co., Ltd. (Yango) (Note 3)	Nansha	Nansha	Real Estate		90.00%	100.00%	A
481	Guangzhou Guang Sheng Hai Yun Real Estate Co., Ltd.	Nansha	Nansha	Real Estate		90.00%	90.00%	A
482	Guang Xin Jiang Wan Xin Cheng	Guangzhou	Guangzhou	Real Estate		75.00%	75.00%	A
483	Yango Real Estate (Guangzhou) Co., Ltd.	Guangzhou	Guangzhou	Real Estate		100.00%	100.00%	E/I
484	Guangzhou Li Bi Shi An Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real Estate		51.00%	51.00%	E/I
485	Guangzhou Yango Wan Ding Ba Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real Estate		100.00%	100.00%	E/I
486	Guangzhou Li Bi Wu Kang Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real Estate		97.65%	97.65%	E/I
487	Guangzhou Yango Wan Kang Si Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real Estate		100.00%	100.00%	E/I
488	Guangzhou Li Bi Qi Sheng Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real Estate		100.00%	100.00%	E/I
489	Guangzhou Li Bi Liu Xin Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real Estate		100.00%	100.00%	E/I
490	Guangzhou Yango Ji Ru Jiu Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real Estate		51.00%	51.00%	E/I
491	Guangzhou Yango Gui Feng Er Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real Estate		100.00%	100.00%	E/I
492	Guangzhou Yango Hui Sheng Yi Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real Estate		100.00%	100.00%	E/I
493	Guangzhou Yango Tong Fu San Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real Estate		100.00%	100.00%	E/I
494	Qingyuan Ze Hui Li Yuan Real Estate Co., Ltd.	Qingyuan	Qingyuan	Real Estate		100.00%	100.00%	E/I
495	Qing Yuan Tian An Industrial Yuan Investment Co., Ltd.	Guangzhou	Guangzhou	Real Estate		100.00%	100.00%	A
496	Foshan Yango Real Estate Development Co., Ltd.	Foshan	Foshan	Real Estate		93.79%	93.79%	E/I
497	Foshan Yi De Hong Cheng Real Estate Development Co., Ltd.	Foshan	Foshan	Real Estate		100.00%	100.00%	E/I
498	Foshan Yango Zhi Cheng Real Estate Development Co., Ltd.	Foshan	Foshan	Real Estate		60.00%	60.00%	E/I
499	Foshan Xin Cai Real Estate Development Co., Ltd. (Lvdaohu One) (Note 4)	Foshan	Foshan	Real Estate		100.00%	100.00%	A
500	Yango Real Estate Foshan Co., Ltd.	Foshan	Foshan	Real Estate		100.00%	100.00%	E/I
501	Foshan Yango Shang Cheng Real Estate Development Co., Ltd.	Foshan	Foshan	Real Estate		100.00%	100.00%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
502	Foshan Zhen De Yango Real Estate Co., Ltd.	Foshan	Foshan	Real Estate		100.00%	100.00%	E/I
503	Foshan Hao Jing Yango Real Estate Development Co., Ltd.	Foshan	Foshan	Real Estate		100.00%	100.00%	E/I
504	Foshan Heng Qi Yango Real Estate Co., Ltd.	Foshan	Foshan	Real Estate		100.00%	100.00%	E/I
505	Qushui Fu Bai Teng Real Estate Development Co., Ltd.	Qushui	Qushui	Real Estate		100.00%	100.00%	E/I
506	Ji'nan Jiu Ding Real Estate Co., Ltd.	Jinan	Jinan	Real Estate		100.00%	100.00%	A
507	Luanping Zhen Da Real Estate Development Co., Ltd.	Chengde	Chengde	Real Estate		100.00%	100.00%	E/I
508	Qushui Peng Sheng Tian Venture Capital Investment Management Co., Ltd.	Qushui	Qushui	Leasing and Commerce Service		100.00%	100.00%	E/I
509	Qushui Hui Long Chuan Venture Capital Investment Management Co., Ltd.	Qushui	Qushui	Leasing and Commerce Service		100.00%	100.00%	E/I
510	Qushui Hong Bai Long Venture Capital Investment Management Co., Ltd.	Qushui	Qushui	Leasing and Commerce Service		100.00%	100.00%	E/I
511	Chifeng Yuneng Real Estate Co., Ltd.	Chifeng	Chifeng	Real Estate		100.00%	100.00%	A
512	Tibet Long Jun Da Culture Media Co., Ltd.	Dazi	Dazi	Leasing and Commerce Service		100.00%	100.00%	E/I
513	Xi'an Guo Zhong Xing Cheng Real Estate Co., Ltd.	Xi'an	Xi'an	Real Estate		100.00%	100.00%	A
514	Yango Group Shaanxi Industrial Co., Ltd.	Xianyang	Xianyang	Real Estate		100.00%	100.00%	A
515	Shaanxi Long Feng Real Estate Co., Ltd.	Xianyang	Xianyang	Real Estate		100.00%	100.00%	E/I
516	Shaanxi Jin Xin Tai Real Estate Co., Ltd.	Xianyang	Xianyang	Real Estate		100.00%	100.00%	E/I
517	Shaanxi Fu An Tai Real Estate Co., Ltd.	Xianyang	Xianyang	Real Estate		100.00%	100.00%	E/I
518	Shaanxi Shanglinyuan Investment Development Co., Ltd.	Xianyang	Xianyang	Real Estate		100.00%	100.00%	A
519	Shaanxi Sheng De Hui Real Estate Co., Ltd.	Xianyang	Xianyang	Real Estate		100.00%	100.00%	A
520	Shaanxi Yao Hong Real Estate Co., Ltd.	Xianyang	Xianyang	Real Estate		100.00%	100.00%	A
521	Shaanxi Xun Teng Real Estate Development Co., Ltd.	Xianyang	Xianyang	Real Estate		100.00%	100.00%	A
522	Shaanxi Pei De Real Estate Co., Ltd.	Xianyang	Xianyang	Real Estate		100.00%	100.00%	A
523	Shaanxi Xin Yang Real Estate Development Co., Ltd.	Xianyang	Xianyang	Real Estate		100.00%	100.00%	A
524	Xi'an Lv De Real Estate Co., Ltd.	Xi'an	Xi'an	Real Estate		100.00%	100.00%	A
525	Shaanxi Zhen Ji Real Estate Co., Ltd.	Xianyang	Xianyang	Real Estate		100.00%	100.00%	A
526	Shaanxi Rui Lang Real Estate Co., Ltd.	Shanxi	Shanxi	Real Estate		100.00%	100.00%	A
527	Xi'an Yuan Yuan Industrial Co., Ltd.	Xi'an	Xi'an	Real Estate		99.21%	99.21%	A
528	Xi'an Cheng Kun Real Estate Co., Ltd.	Xi'an	Xi'an	Real Estate		100.00%	100.00%	E/I
529	Xi'an Dong Sheng Hui Jin Real Estate Co., Ltd.	Xi'an	Xi'an	Real Estate		58.35%	58.35%	A
530	Yan'an Xin Qu Yango Investment Co., Ltd.	Yanan	Yanan	Real Estate		70.00%	70.00%	E/I
531	Xi'an Di Ya Real Estate Co., Ltd.	Xi'an	Xi'an	Real Estate		100.00%	100.00%	A
532	Shaanxi An Kang An Yue Real Estate Co., Ltd.	Xi'an	Xi'an	Real Estate		100.00%	100.00%	A
533	Yango Group Xi'an Industrial Co., Ltd.	Xi'an	Xi'an	Real Estate		100.00%	100.00%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
534	Yango Group Shaanxi Co., Ltd.	Xi'an	Xi'an	Real Estate		100.00%	100.00%	E/I
535	Yango Group Shanxi Co., Ltd.	Taiyuan	Taiyuan	Real Estate		100.00%	100.00%	E/I
536	Taiyuan Chang Feng Real Estate Co., Ltd.	Taiyuan	Taiyuan	Real Estate		100.00%	100.00%	E/I
537	Taiyuan Xinnan Cheng Real Estate Development Co., Ltd.	Taiyuan	Taiyuan	Real Estate		100.00%	100.00%	E/I
538	Changzhi Xinhecheng Real Estate Development Co., Ltd.	Changzhi	Changzhi	Real Estate		60.00%	60.00%	E/I
539	Shanxi Nanshangyuan Real Estate Development Co., Ltd.	Taiyuan	Taiyuan	Real Estate		100.00%	100.00%	E/I
540	Shanxi Pacific Yiyang Real Estate Development Co., Ltd.	Taiyuan	Taiyuan	Real Estate		97.00%	97.00%	E/I
541	Jinzhong Pacific Shijing Real Estate Co., Ltd.	Jinzhong	Jinzhong	Real Estate		100.00%	100.00%	E/I
542	Taiyuan Xing Guang Cheng Real Estate Development Co., Ltd. (Note 5)	Taiyuan	Taiyuan	Real Estate		51.00%	51.00%	E/I
543	Taiyuan Feiliwan Real Estate Development Co., Ltd.	Taiyuan	Taiyuan	Real Estate		95.20%	95.20%	E/I
544	Yango Group Guangxi Co., Ltd.	Nanning	Nanning	Real Estate		100.00%	100.00%	E/I
545	Guangxi Jin Chuan Yango Industrial Co., Ltd.	Nanning	Nanning	Real Estate		100.00%	100.00%	A
546	Nanning Guang Yi Investment Management Co., Ltd.	Nanning	Nanning	Investment Management		92.62%	92.62%	E/I
547	Nanning Zhen Long Investment Management Co., Ltd.	Nanning	Nanning	Investment Management		100.00%	100.00%	E/I
548	Nanning Yu Cheng Investment Management Co., Ltd.	Nanning	Nanning	Investment Management		96.96%	96.96%	E/I
549	Nanning Fu Ze Sheng Investment Management Co., Ltd.	Nanning	Nanning	Investment Management		100.00%	100.00%	E/I
550	Nanning Ming Ze Real Estate Development Co., Ltd.	Nanning	Nanning	Real Estate		100.00%	100.00%	E/I
551	Guangxi Dong Ding Hua Guang Culture Investment Co., Ltd.	Yulin	Yulin	Investment Management		100.00%	100.00%	A
552	Nanning Li Teng Hui Real Estate Development Co., Ltd.	Nanning	Nanning	Real Estate		98.75%	98.75%	E/I
553	Nanning Li Teng Yuan Real Estate Development Co., Ltd.	Nanning	Nanning	Real Estate		100.00%	100.00%	E/I
554	Nanning Hong Xing Sheng Real Estate Development Co., Ltd.	Nanning	Nanning	Real Estate		92.15%	92.15%	E/I
555	Beihai Zheng Hong Yang Investment Management Co., Ltd.	Beihai	Beihai	Leasing and Commerce Service		100.00%	100.00%	E/I
556	Beihai Yang Zheng Hong Guang Real Estate Development Co., Ltd.	Beihai	Beihai	Real Estate		100.00%	100.00%	E/I
557	Guilin Zheng Zi Hong Yang Investment Management Co., Ltd.	Guilin	Guilin	Leasing and Commerce Service		100.00%	100.00%	E/I
558	Nanning Zheng Can Guang Investment Management Co., Ltd.	Nanning	Nanning	Leasing and Commerce Service		85.00%	85.00%	E/I
559	Nanning Zheng Long Guang Investment Management Co., Ltd.	Nanning	Nanning	Leasing and Commerce Service		98.11%	98.11%	E/I
560	Nanning Zheng Jie Guang Investment Management Co., Ltd.	Nanning	Nanning	Leasing and Commerce Service		100.00%	100.00%	E/I
561	Nanning Zheng Yi Guang Investment	Nanning	Nanning	Leasing and Commerce Service		97.12%	97.12%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
	Management Co., Ltd.							
562	Changsha Zhongfan Property Development Co., Ltd.	Changsha	Changsha	Real Estate		100.00%	100.00%	A
563	Hunan Zhong Zheng Real Estate Development Co., Ltd.	Hunan	Hunan	Real Estate		100.00%	100.00%	A
564	Changsha Yango Hui Long Chuan Real Estate Development Co., Ltd.	Changsha	Changsha	Real Estate		85.00%	85.00%	E/I
565	Changsha Yango Fu Bai Teng Real Estate Development Co., Ltd.	Changsha	Changsha	Real Estate		100.00%	100.00%	E/I
566	Hunan Xiangjiang Bin Teng Real Estate Development Co., Ltd.	Changsha	Changsha	Real Estate		100.00%	100.00%	A
567	Changsha Yango Ding Ke Industrial Co., Ltd.	Changsha	Changsha	Leasing and Commerce Service		100.00%	100.00%	E/I
568	Yango Group Hunan Co., Ltd.	Changsha	Changsha	Real Estate		100.00%	100.00%	E/I
569	Changsha Yango Hong Ze Hui Industrial Co., Ltd.	Changsha	Changsha	Wholesaling and Retailing		97.94%	97.94%	E/I
570	Changsha Yango Xin Li Ze Industrial Co., Ltd.	Changsha	Changsha	Wholesaling and Retailing		70.00%	70.00%	E/I
571	Hunan Yango Bao Xin Industrial Co., Ltd.	Changsha	Changsha	Real Estate		100.00%	100.00%	E/I
572	Changsha Zhen Da Yango Industrial Co., Ltd.	Changsha	Changsha	Wholesaling and Retailing		100.00%	100.00%	E/I
573	Changsha Sheng Jing Yango Industrial Co., Ltd.	Changsha	Changsha	Wholesaling and Retailing		100.00%	100.00%	E/I
574	Changsha Li Hong Yango Industrial Co., Ltd.	Changsha	Changsha	Wholesaling and Retailing		51.00%	51.00%	E/I
575	Chengdu Fu Jing Guang Real Estate Co., Ltd.	Chengdu	Chengdu	Real Estate		100.00%	100.00%	E/I
576	Chengdu Yango Sheng De Real Estate Co., Ltd.	Chengdu	Chengdu	Real Estate		93.83%	93.83%	E/I
577	Sichuan Si Yuan Guang Real Estate Development Co., Ltd.	Chengdu	Chengdu	Real Estate		100.00%	100.00%	A
578	Chengdu Yango Hong Cheng Real Estate Co., Ltd.	Chengdu	Chengdu	Real Estate		100.00%	100.00%	E/I
579	Chengdu Yango Bai Xin Real Estate Co., Ltd.	Chengdu	Chengdu	Real Estate		100.00%	100.00%	E/I
580	Du Si Co., Ltd.	HK	HK	Investment Management		100.00%	100.00%	A
581	Chang Hui Investment Co., Ltd.	HK	HK	Investment Management		100.00%	100.00%	A
582	Xichang Jin Rui Guang Real Estate Co., Ltd.	Xichang	Xichang	Real Estate		90.00%	90.00%	E/I
583	Yango Group Sichuan Co., Ltd.	Chengdu	Chengdu	Real Estate		100.00%	100.00%	E/I
584	Chengdu Yango Xin Sen Real Estate Co., Ltd.	Chengdu	Chengdu	Real Estate		99.11%	99.11%	E/I
585	Chengdu Yango Jie Sheng Real Estate Co., Ltd.	Chengdu	Chengdu	Real Estate		100.00%	100.00%	E/I
586	Chengdu Yango Gui Yuan Real Estate Co., Ltd.	Chengdu	Chengdu	Real Estate		95.48%	95.48%	E/I
587	Chengdu Yango Meng Rong Real Estate Co., Ltd.	Chengdu	Chengdu	Real Estate		100.00%	100.00%	E/I
588	Chengdu Yango Cheng Ze Real Estate Co., Ltd.	Chengdu	Chengdu	Real Estate		100.00%	100.00%	E/I
589	Chengdu Yango Si Tai Real Estate Co., Ltd.	Chengdu	Chengdu	Real Estate		100.00%	100.00%	E/I
590	Chengdu Yango Hui Qi Real Estate Co., Ltd.	Chengdu	Chengdu	Real Estate		100.00%	100.00%	E/I
591	Yibin Yu Ming Guang Real Estate Co., Ltd.	Yibin	Yibin	Real Estate		100.00%	100.00%	E/I
592	Chengdu Yango Yi Da Real Estate Co., Ltd.	Chengdu	Chengdu	Real Estate		100.00%	100.00%	E/I
593	Chengdu Yango Jie Ke Real Estate Co., Ltd.	Chengdu	Chengdu	Real Estate		100.00%	100.00%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
594	Zhengzhou Xu Tian Sheng Real Estate Development Co., Ltd.	Zhengzhou	Zhengzhou	Real Estate		60.00%	60.00%	E/I
595	Zhengzhou Xin Yu Yuan Real Estate Development Co., Ltd.	Zhengzhou	Zhengzhou	Real Estate		100.00%	100.00%	E/I
596	Zhengzhou Xin Lan Guang Real Estate Development Co., Ltd.	Zhengzhou	Zhengzhou	Real Estate		60.00%	60.00%	E/I
597	Yangco Group (Henan) Real Estate Development Co., Ltd.	Zhengzhou	Zhengzhou	Real Estate		100.00%	100.00%	E/I
598	Zhengzhou Yu Te Shun Real Estate Development Co., Ltd.	Zhengzhou	Zhengzhou	Real Estate		100.00%	100.00%	E/I
599	Zhengzhou Zhao Tai Real Estate Development Co., Ltd.	Zhengzhou	Zhengzhou	Real Estate		100.00%	100.00%	E/I
600	Xuchang Sheng Bo Real Estate Development Co., Ltd.	Xuchang	Xuchang	Real Estate		98.55%	98.55%	E/I
601	Xinzheng Rong Sheng Real Estate Co., Ltd.	Xinzheng	Xinzheng	Real Estate		51.00%	51.00%	A
602	Yuzhou Guang Hui Real Estate Development Co., Ltd.	Yuzhou	Yuzhou	Real Estate		51.00%	51.00%	E/I
603	Henan Bo Tai Heng Xin Real Estate Co., Ltd.	Henan	Henan	Real Estate		56.00%	56.00%	A
604	Wuhan Zhong Da Shi Li Real Estate Development Co., Ltd.	Wuhan	Wuhan	Real Estate		100.00%	100.00%	A
605	Wuhan Xun Si Hezhiguang Property Co., Ltd.	Wuhan	Wuhan	Property Management Service		100.00%	100.00%	A
606	Wuhan Li Hong Yangco Real Estate Development Co., Ltd.	Wuhan	Wuhan	Real Estate		100.00%	100.00%	E/I
607	Wuhan Sheng Jing Yangco Real Estate Development Co., Ltd.	Wuhan	Wuhan	Real Estate		100.00%	100.00%	E/I
608	Wuhan Xin Tai Ran Real Estate Development Co., Ltd.	Wuhan	Wuhan	Real Estate		100.00%	100.00%	E/I
609	Wuhan Long Sheng Yangco Real Estate Development Co., Ltd.	Wuhan	Wuhan	Real Estate		100.00%	100.00%	E/I
610	Wuhan Jun Peng Real Estate Development Co., Ltd.	Wuhan	Wuhan	Real Estate		100.00%	100.00%	E/I
611	Wuhan Zhen De Real Estate Development Co., Ltd.	Wuhan	Wuhan	Real Estate		95.21%	95.21%	E/I
612	Wuhan Long Tai Real Estate Development Co., Ltd.	Wuhan	Wuhan	Real Estate		98.66%	98.66%	E/I
613	Wuhan Ding Xin Chuang Cheng Real Estate Co., Ltd.	Wuhan	Wuhan	Real Estate		100.00%	100.00%	E/I
614	Yangco (Hubei) Real Estate Co., Ltd.	Wuhan	Wuhan	Real Estate		100.00%	100.00%	E/I
615	Nanchang Zhong Da Real Estate Co., Ltd.	Nanchang	Nanchang	Real Estate		100.00%	100.00%	A
616	Zhong Da Real Estate Group Nanchang Co., Ltd.	Nanchang	Nanchang	Real Estate		100.00%	100.00%	A
617	Zhong Da Real Estate Group Nanchang Sheng Ma Real Estate Co., Ltd.	Nanchang	Nanchang	Real Estate		100.00%	100.00%	A
618	Jiangxi Zhen De Real Estate Co., Ltd.	Nanchang	Nanchang	Real Estate		96.67%	96.67%	E/I
619	Jiangxi Ding Ke Real Estate Co., Ltd.	Nanchang	Nanchang	Real Estate		100.00%	100.00%	E/I
620	Jiujiang Yangco Real Estate Co., Ltd.	Jiujiang	Jiujiang	Real Estate		100.00%	100.00%	E/I
621	Jiangxi Yangco Real Estate Co., Ltd.	Nanchang	Nanchang	Real Estate		100.00%	100.00%	E/I
622	Jingdezhen Long Tai Real Estate Co., Ltd.	Jingdezhen	Jingdezhen	Real Estate		100.00%	100.00%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
623	Jiangxi Yu Yang Real Estate Co., Ltd.	Nanchang	Nanchang	Real Estate		100.00%	100.00%	E/I
624	Jiangxi Qi Yang Real Estate Co., Ltd.	Nanchang	Nanchang	Real Estate		100.00%	100.00%	E/I
625	Jiangxi Yu Jun Yango Real Estate Co., Ltd.	Nanchang	Nanchang	Real Estate		99.12%	99.12%	E/I
626	Jiangxi Sheng Yang Real Estate Co., Ltd.	Nanchang	Nanchang	Real Estate		100.00%	100.00%	E/I
627	Jiangxi Shun Yang Real Estate Co., Ltd.	Nanchang	Nanchang	Real Estate		70.00%	70.00%	E/I
628	Jiangxi Ding Yang Real Estate Co., Ltd.	Nanchang	Nanchang	Real Estate		94.19%	94.19%	E/I
629	Jiangxi Ling Yang Real Estate Co., Ltd.	Nanchang	Nanchang	Real Estate		100.00%	100.00%	E/I
630	Jiangxi Chang Yang Real Estate Co., Ltd.	Nanchang	Nanchang	Real Estate		97.90%	97.90%	E/I
631	Jiangxi Gan Yang Real Estate Co., Ltd.	Nanchang	Nanchang	Real Estate		98.17%	98.17%	E/I
632	Jiangxi Zhi Yang Real Estate Co., Ltd.	Nanchang	Nanchang	Real Estate		100.00%	100.00%	E/I
633	Jiangxi Hao Yang Real Estate Development Co., Ltd.	Nanchang	Nanchang	Real Estate		80.00%	80.00%	E/I
634	Jiangxi Mao Yang Real Estate Co., Ltd.	Nanchang	Nanchang	Real Estate		100.00%	100.00%	E/I
635	Jiangxi Run Yang Real Estate Co., Ltd.	Nanchang	Nanchang	Real Estate		97.99%	97.99%	E/I
636	Jiangxi Ju Yang Real Estate Co., Ltd.	Nanchang	Nanchang	Real Estate		100.00%	100.00%	E/I
637	Jiangxi Ke Yang Real Estate Co., Ltd.	Nanchang	Nanchang	Real Estate		72.55%	72.55%	E/I
638	Jiangxi Da Yang Real Estate Co., Ltd.	Nanchang	Nanchang	Real Estate		100.00%	100.00%	E/I
639	Tianjin Tai Xing Jia Ye Real Estate Development Co., Ltd.	Tianjin	Tianjin	Real Estate		100.00%	100.00%	E/I
640	Tianjin Heng Yuan Hui Real Estate Development Co., Ltd.	Tianjin	Tianjin	Real Estate		100.00%	100.00%	E/I
641	Tianjin Jin Tai Feng Real Estate Development Co., Ltd.	Tianjin	Tianjin	Real Estate		100.00%	100.00%	E/I
642	Tianjin Yuan He Bai Cheng Real Estate Development Co., Ltd.	Tianjin	Tianjin	Real Estate		100.00%	100.00%	E/I
643	Yango (Tianjin) Enterprise Management Co., Ltd.	Tianjin	Tianjin	Commerce Service		100.00%	100.00%	E/I
644	Hebei Hong Zhan Real Estate Development Co., Ltd.	Langfang	Langfang	Real Estate		80.00%	80.00%	E/I
645	Tianjin Yango Jin Jia He Real Estate Development Co., Ltd.	Tianjin	Tianjin	Real Estate		100.00%	100.00%	E/I
646	Guangdong Nan Yue Yango Real Estate Development Co., Ltd.	Guangzhou	Guangzhou	Real Estate		100.00%	100.00%	E/I
647	Guangzhou Hui Hong Real Estate Development Co., Ltd.	Guangzhou	Guangzhou	Real Estate		92.87%	92.87%	E/I
648	Guangzhou Sheng Hui Real Estate Development Co., Ltd.	Guangzhou	Guangzhou	Real Estate		100.00%	100.00%	E/I
649	Guangzhou Peng Hui Real Estate Development Co., Ltd.	Guangzhou	Guangzhou	Real Estate		86.27%	86.27%	E/I
650	Guangzhou Xiang Hui Real Estate Development Co., Ltd.	Guangzhou	Guangzhou	Real Estate		99.38%	99.38%	E/I
651	Zhanjiang Chikan Yango Real Estate Development Co., Ltd.	Zhanjiang	Zhanjiang	Real Estate		100.00%	100.00%	A
652	Quanman Development Co., Ltd.	HK	HK	Real Estate		100.00%	100.00%	A
653	Jin Man Men Co., Ltd.	HK	HK	Real Estate		100.00%	100.00%	A
654	Zhanjiang Chikan Teng Hui Real Estate	Zhanjiang	Zhanjiang	Real Estate		100.00%	100.00%	A

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
	Development Co., Ltd.							
655	Zhongshan Dongsheng Guang Xu Industrial Co., Ltd.	Zhongshan	Zhongshan	Real Estate		100.00%	100.00%	E/I
656	Zhongshan Dong Sheng Yang Guang Industrial Co., Ltd.	Zhongshan	Zhongshan	Real Estate		100.00%	100.00%	E/I
657	Maoming Hong Guang Real Estate Development Co., Ltd.	Maoming	Maoming	Real Estate		100.00%	100.00%	E/I
658	Xinyi Yu Guang Real Estate Development Co., Ltd.	Xinyi	Xinyi	Real Estate		68.64%	68.64%	E/I
659	Hebei Sheng Guang Real Estate Development Co., Ltd.	Shijiazhuang	Shijiazhuang	Real Estate		100.00%	100.00%	E/I
660	Hebei Teng Guang Real Estate Development Co., Ltd.	Shijiazhuang	Shijiazhuang	Real Estate		100.00%	100.00%	E/I
661	Cangzhou Guang Rui Real Estate Development Co., Ltd.	Cangzhou	Cangzhou	Real Estate		100.00%	100.00%	E/I
662	Hebei Ding Yang Real Estate Development Co., Ltd.	Shijiazhuang	Shijiazhuang	Real Estate		100.00%	100.00%	E/I
663	Hebei Jun Ying Real Estate Development Co., Ltd.	Shijiazhuang	Shijiazhuang	Real Estate		100.00%	100.00%	E/I
664	Hebei Rui Guang Real Estate Development Co., Ltd.	Shijiazhuang	Shijiazhuang	Real Estate		100.00%	100.00%	E/I
665	Hebei Ji Teng Yangco Real Estate Development Co., Ltd.	Shijiazhuang	Shijiazhuang	Real Estate		100.00%	100.00%	E/I
666	Nanjing Chun Dong Equity Investment Partnership Enterprise (Limited Partnership)	Zhangzhou	Zhangzhou	Commerce Service		100.00%	100.00%	E/I
667	Zhangjiakou Guan Ke Real Estate Development Co., Ltd. (Note 6)	Zhangjiakou	Zhangjiakou	Real Estate		68.00%	100.00%	A
668	Shandong Yangco Real Estate Co., Ltd.	Jinan	Jinan	Real Estate		100.00%	100.00%	E/I
669	Qingdao Long Tu Real Estate Co., Ltd.	Qingdao	Qingdao	Real Estate		100.00%	100.00%	E/I
670	Qingdao Hong He Fu Real Estate Co., Ltd. (Note 7)	Qingdao	Qingdao	Real Estate		70.00%	100.00%	E/I
671	Qingdao Long Qian Real Estate Development Co., Ltd.	Qingdao	Qingdao	Real Estate		100.00%	100.00%	E/I
672	Qingdao Tong Jian Real Estate Development Co., Ltd.	Qingdao	Qingdao	Real Estate		61.00%	61.00%	E/I
673	Dong Fu Real Estate (Shandong) Co., Ltd.	Jinan	Jinan	Real Estate		70.00%	70.00%	A
674	Ji'nan Long Zhao Real Estate Development Co., Ltd.	Jinan	Jinan	Real Estate		100.00%	100.00%	E/I
675	Ji'nan Long Hong Real Estate Development Co., Ltd.	Jinan	Jinan	Real Estate		100.00%	100.00%	E/I
676	Ji'nan Long Kang Real Estate Development Co., Ltd.	Jinan	Jinan	Real Estate		100.00%	100.00%	E/I
677	Hongkong Jinjiang Holding Company Limited	HONG KONG	HONG KONG	Investment Management		78.60%	78.60%	A
678	Chongqing Hui Deng Real Estate Development Co., Ltd.	Chongqing	Chongqing	Real Estate		100.00%	100.00%	E/I
679	Chongqing Yangco Enterprise Management Consulting Co., Ltd.	Chongqing	Chongqing	Real Estate		100.00%	100.00%	E/I
680	Chongqing Qijiang Xu Jiang Real Estate Development Co., Ltd.	Chongqing	Chongqing	Real Estate		100.00%	100.00%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
681	Chongqing Chao Guang Industrial Co., Ltd.	Chongqing	Chongqing	Real Estate		98.65%	98.65%	E/I
682	Chongqing Xi Guang Meng Industrial Co., Ltd.	Chongqing	Chongqing	Real Estate		97.56%	97.56%	E/I
683	Chongqing Yuneng Chen Yang Real Estate Co., Ltd.	Chongqing	Chongqing	Real Estate		100.00%	100.00%	A
684	Chongqing Yuneng Real Estate Development Co., Ltd.	Chongqing	Chongqing	Real Estate		100.00%	100.00%	A
685	Chongqing Shang Shan Real Estate Co., Ltd.	Chongqing	Chongqing	Real Estate		100.00%	100.00%	A
686	Chongqing Yuneng Industrial (Group) Co., Ltd.	Chongqing	Chongqing	Real Estate		100.00%	100.00%	A
687	Xinjiang Yango Real Estate Development Co., Ltd.	Urumchi	Urumchi	Real Estate		100.00%	100.00%	E/I
688	Xinjiang Sheng Tai Jia Real Estate Development Co., Ltd.	Urumchi	Urumchi	Real Estate		100.00%	100.00%	E/I
689	Xinjiang Guang Hua Yang Real Estate Development Co., Ltd.	Urumchi	Urumchi	Real Estate		100.00%	100.00%	E/I
690	Urumchi Yango Jin Hua Real Estate Development Co., Ltd.	Urumchi	Urumchi	Real Estate		100.00%	100.00%	E/I
691	Urumchi Guang Cheng Da Real Estate Development Co., Ltd.	Urumchi	Urumchi	Real Estate		100.00%	100.00%	E/I
692	Xinjiang Zhong An Guang Yao Real Estate Development Co., Ltd. (Note 8)	Urumchi	Urumchi	Real Estate		67.00%	100.00%	E/I
693	Xinjiang Run Tang Real Estate Co., Ltd.	Urumchi	Urumchi	Real Estate		100.00%	100.00%	A
694	Yango Group Gansu Industrial Co., Ltd.	Lanzhou	Lanzhou	Real Estate		100.00%	100.00%	E/I
695	Yango Group Lanzhou Lihua Dao Real Estate Co., Ltd.	Lanzhou	Lanzhou	Real Estate		90.00%	90.00%	E/I
696	Lanzhou Yango Zhao Tai Real Estate Co., Ltd.	Lanzhou	Lanzhou	Real Estate		100.00%	100.00%	E/I
697	Lanzhou Yango Hong Fu Real Estate Development Co., Ltd.	Lanzhou	Lanzhou	Real Estate		100.00%	100.00%	E/I
698	Lanzhou Yango Real Estate Development Co., Ltd.	Lanzhou	Lanzhou	Real Estate		100.00%	100.00%	E/I
699	Ningxia Hong Fu Real Estate Development Co., Ltd.	Yinchuan	Yinchuan	Real Estate		100.00%	100.00%	E/I
700	Guizhou Zhu Meng Yango Real Estate Co., Ltd.	Guiyang	Guiyang	Real Estate		100.00%	100.00%	E/I
701	Guizhou Jun Yue Yango Real Estate Co., Ltd.	Guiyang	Guiyang	Real Estate		100.00%	100.00%	E/I
702	Guizhou Zhong Sen Yango Real Estate Co., Ltd.	Guiyang	Guiyang	Real Estate		100.00%	100.00%	E/I
703	Guizhou Xing Hui Yango Real Estate Co., Ltd.	Guiyang	Guiyang	Real Estate		100.00%	100.00%	E/I
704	Guizhou Qi Chen Yango Real Estate Co., Ltd.	Guiyang	Guiyang	Real Estate		100.00%	100.00%	E/I
705	Guizhou Jun Hou Yango Real Estate Co., Ltd.	Guiyang	Guiyang	Real Estate		85.00%	85.00%	E/I
706	Guizhou Zhi Zhi Yango Real Estate Co., Ltd.	Guiyang	Guiyang	Real Estate		100.00%	100.00%	E/I
707	Yango (Liaoning) Real Estate Development Co., Ltd.	Dalian	Dalian	Real Estate		100.00%	100.00%	E/I
708	Shenyang Yango Yao Long Real Estate Development Co., Ltd.	Shenyang	Shenyang	Real Estate		100.00%	100.00%	E/I
709	Dalian Yango Xin Xu Real Estate Co., Ltd.	Dalian	Dalian	Real Estate		98.54%	98.54%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
710	Shenyang Guang Yao Heng Rong Property Development Co., Ltd.	Shenyang	Shenyang	Real Estate		100.00%	100.00%	E/I
711	Shenyang Long Guang Trade Co., Ltd.	Shenyang	Shenyang	Wholesaling		70.00%	70.00%	E/I
712	Dalian Yango Hong Da Development Co., Ltd.	Dalian	Dalian	Wholesaling		99.69%	99.69%	E/I
713	Shenyang Xi Guang Trade Co., Ltd.	Shenyang	Shenyang	Wholesaling		100.00%	100.00%	E/I
714	Yunnan Xiao Kuo Real Estate Development Co., Ltd.	Kunming	Kunming	Real Estate		99.21%	99.21%	E/I
715	Yunnan Yango Real Estate Development Co., Ltd.	Kunming	Kunming	Real Estate		100.00%	100.00%	E/I
716	Yunnan Yang Yao Real Estate Development Co., Ltd.	Kunming	Kunming	Real Estate		85.00%	85.00%	E/I
717	Kunming Yango Da Tong Real Estate Development Co., Ltd.	Kunming	Kunming	Real Estate		100.00%	100.00%	E/I
718	Anhui Liberal Tong Guang Real Estate Development Co., Ltd.	Hefei	Hefei	Real Estate		100.00%	100.00%	E/I
719	Anhui Yang Yao Guang Cheng Real Estate Development Co., Ltd.	Hefei	Hefei	Real Estate		100.00%	100.00%	E/I
720	Anhui Yang Sheng Guang Cheng Property Co., Ltd.	Hefei	Hefei	Real Estate		100.00%	100.00%	E/I
721	Anhui Yang Chong Guang Cheng Property Co., Ltd.	Hefei	Hefei	Real Estate		100.00%	100.00%	E/I
722	Shantou Yango Ding Sheng Real Estate Co., Ltd.	Shantou	Shantou	Real Estate		100.00%	100.00%	E/I
723	Shantou Yango Xin Sheng Real Estate Development Co., Ltd.	Shantou	Shantou	Real Estate		100.00%	100.00%	E/I
724	Jieyang Guang Qi Real Estate Development Co., Ltd.	Jieyang	Jieyang	Real Estate		100.00%	100.00%	E/I
725	Yango Group Hainan Industrial Co., Ltd.	Hainan	Hainan	Real Estate		100.00%	100.00%	E/I
726	Xi'an Guozhong Xingcheng Commercial Service Co., Ltd.	Xi'an	Xi'an	Commerce Service		100.00%	100.00%	E/I
727	Wuhan Xin Ding Sheng Commercial services Co., Ltd.	Wuhan	Wuhan	Commerce Service		100.00%	100.00%	E/I
728	Guangzhou Yango Tian Di Commercial Management Co., Ltd.	Guangzhou	Guangzhou	Commerce Service		100.00%	100.00%	E/I
729	Hua Ji Construction Engineering Group Co., Ltd.	Minhou	Minhou	Building Construction		100.00%	100.00%	A
730	Chongqing Yuneng Construction Installation Engineering Co., Ltd.	Chongqing	Chongqing	Building Construction		100.00%	100.00%	A
731	Nangang Construction Co., Ltd.	HONG KONG	HONG KONG	Building Construction		100.00%	100.00%	E/I
732	HONG KONG LARGE FORTUNE LIMITED	HONG KONG	HONG KONG	Investment Management		100.00%	100.00%	E/I
733	HONG KONG CHONG DEI COMPANY LIMITED	HONG KONG	HONG KONG	Building Construction		100.00%	100.00%	E/I
734	Pingxiang Pan Long Marketing Planning Co., Ltd.	Pingxiang	Pingxiang	Leasing and Commerce Service		100.00%	100.00%	E/I
735	Pingxiang Qian Teng Marketing Planning Co., Ltd.	Pingxiang	Pingxiang	Leasing and Commerce Service		100.00%	100.00%	E/I
736	Pingxiang Ju Jing Marketing Planning Co., Ltd.	Pingxiang	Pingxiang	Leasing and Commerce Service		100.00%	100.00%	E/I
737	Pingxiang Chu Yi Marketing Planning Co., Ltd.	Pingxiang	Pingxiang	Leasing and Commerce Service		100.00%	100.00%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
738	Yango Group International Investment Co., Ltd.	HONG KONG	HONG KONG	Investment Management		100.00%	100.00%	E/I
739	Run Yang Co., Ltd.	HONG KONG	HONG KONG	Investment Management		100.00%	100.00%	E/I
740	Peng Liang Co., Ltd.	HONG KONG	HONG KONG	Investment Management		100.00%	100.00%	E/I
741	Yango Justice International Limited	HONG KONG	HONG KONG	Investment Management		100.00%	100.00%	E/I
742	HONG KONG DILIGENT LIMITED	HONG KONG	HONG KONG	Investment Management		100.00%	100.00%	E/I
743	Chengdu Xi Xiang Guang Real Estate Co., Ltd.	Chengdu	Chengdu	Real Estate		100.00%	100.00%	E/I
744	Yunnan Ji Guang Real Estate Development Co., Ltd.	Kunming	Kunming	Real Estate		100.00%	100.00%	E/I
745	Chongqing Mu Guang Real Estate Development Co., Ltd.	Chongqing	Chongqing	Real Estate		100.00%	100.00%	E/I
746	Huizhou Ju Heng Yuan Industrial Co., Ltd.	Huizhou	Huizhou	Real Estate		90.00%	90.00%	A
747	Xining Yango Tang Dao Real Estate Co., Ltd.	Xining	Xining	Real Estate		51.00%	51.00%	E/I
748	Qixingguan Hong Ji Real Estate Development Co., Ltd.	Bijie	Bijie	Real Estate		100.00%	100.00%	A
749	JiaXing Wei Tai Investment Management Co., Ltd.	Jiaxing	Jiaxing	Leasing and Commerce Service		100.00%	100.00%	E/I
750	Pingxiang Zhen Bai Rui Marketing Planning Co., Ltd.	Pingxiang	Pingxiang	Leasing and Commerce Service		100.00%	100.00%	E/I
751	Pingxiang Yang Yao Trade Co., Ltd.	Pingxiang	Pingxiang	Wholesaling and Retailing		100.00%	100.00%	E/I
752	Pingxiang Yang Yuan Trade Co., Ltd.	Pingxiang	Pingxiang	Wholesaling and Retailing		100.00%	100.00%	E/I
753	Pingxiang Jun Teng Marketing Planning Co., Ltd.	Pingxiang	Pingxiang	Leasing and Commerce Service		100.00%	100.00%	E/I
754	Shantou Yango Feng Sheng Real Estate Development Co., Ltd.	Shantou	Shantou	Real Estate		100.00%	100.00%	E/I
755	Meizhou Guang Yao Real Estate Development Co., Ltd.	Meizhou	Meizhou	Real Estate		100.00%	100.00%	E/I
756	Shantou Yango Chang Sheng Investment Development Co., Ltd.	Shantou	Shantou	Real Estate		100.00%	100.00%	E/I
757	Shanwei Wan De Long Investment Co., Ltd. (Note 09)	Shanwei	Shanwei	Real Estate		51.00%	100.00%	A
758	Guangzhou Bai Yao Xin Guang Property Co., Ltd.	Guangzhou	Guangzhou	Real Estate		100.00%	100.00%	E/I
759	Guangzhou Yango Yi Yuan Property Co., Ltd.	Guangzhou	Guangzhou	Real Estate		100.00%	100.00%	E/I
760	Guangzhou Yango Er Fu Property Co., Ltd.	Guangzhou	Guangzhou	Real Estate		100.00%	100.00%	E/I
761	Foshan Wan Guang Real Estate Development Co., Ltd.	Foshan	Foshan	Real Estate		100.00%	100.00%	E/I
762	Zhaoqing Hao Yang Real Estate Development Co., Ltd.	Zhaoqing	Zhaoqing	Real Estate		100.00%	100.00%	E/I
763	Shaanxi Xu Zhi Guang Real Estate Co., Ltd.	Xixian	Xixian	Real Estate		100.00%	100.00%	E/I
764	Xi'an Zhui Guang Real Estate Co., Ltd.	Xi'an	Xi'an	Real Estate		100.00%	100.00%	E/I
765	Taiyuan Jin Lu Fu Real Estate Development Co., Ltd.	Taiyuan	Taiyuan	Real Estate		100.00%	100.00%	E/I
766	Guilin Zheng Jing Yang Investment Management Co., Ltd.	Guangxi	Guangxi	Leasing and Commerce Service		100.00%	100.00%	E/I
767	Beihai Zheng Yu Yang Investment Co., Ltd.	Beihai	Beihai	Leasing and Commerce Service		100.00%	100.00%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
768	Beihai Yang Zheng Shao Guang Real Estate Development Co., Ltd.	Beihai	Beihai	Real Estate		100.00%	100.00%	E/I
769	Nanning Zheng Jue Yang Investment Co., Ltd.	Nanning	Nanning	Leasing and Commerce Service		100.00%	100.00%	E/I
770	Nanning Zheng Lan Yang Investment Co., Ltd.	Nanning	Nanning	Leasing and Commerce Service		100.00%	100.00%	E/I
771	Zhengzhou Rui Lang Real Estate Development Co., Ltd.	Zhengzhou	Zhengzhou	Real Estate		100.00%	100.00%	E/I
772	Xuchang Sheng Guang Real Estate Development Co., Ltd.	Xuchang	Xuchang	Real Estate		100.00%	100.00%	E/I
773	Zhengzhou Yango Tian Di Real Estate Co., Ltd.	Zhengzhou	Zhengzhou	Real Estate		100.00%	100.00%	E/I
774	Tibet Heng Ying Science and Technology Co., Ltd. (Note 10)	Tibet	Tibet	Wholesaling and Retailing		67.00%	100.00%	E/I
775	Kunming Tong Ying Real Estate Development Co., Ltd.	Kunming	Kunming	Real Estate		100.00%	100.00%	E/I
776	Wuhan KeTeng Yango Real Estate Development Co., Ltd.	Wuhan	Wuhan	Real Estate		100.00%	100.00%	E/I
777	Wuhan Ding KeYango Real Estate Development Co., Ltd.	Wuhan	Wuhan	Real Estate		100.00%	100.00%	E/I
778	Wuhan Bo Hui Yango Real Estate Development Co., Ltd.	Wuhan	Wuhan	Real Estate		100.00%	100.00%	E/I
779	Jingzhou Ding KeYango Real Estate Development Co., Ltd.	Jingzhou	Jingzhou	Real Estate		100.00%	100.00%	E/I
780	Ganzhou Xu Guang Real Estate Development Co., Ltd.	Ganzhou	Ganzhou	Real Estate		100.00%	100.00%	E/I
781	Jingdezhen Yu Guang Property Co., Ltd.	Jingdezhen	Jingdezhen	Real Estate		60.00%	60.00%	E/I
782	Hebei Jun Teng Yango Real Estate Development Co., Ltd.	Shijiazhuang	Shijiazhuang	Real Estate		100.00%	100.00%	E/I
783	Hebei Rui Chen Yango Real Estate Development Co., Ltd.	Shijiazhuang	Shijiazhuang	Real Estate		100.00%	100.00%	E/I
784	Hebei Hong Hui Yango Real Estate Development Co., Ltd.	Shijiazhuang	Shijiazhuang	Real Estate		100.00%	100.00%	E/I
785	Maoming Peng Hui Real Estate Development Co., Ltd.	Maoming	Maoming	Real Estate		100.00%	100.00%	E/I
786	Guangzhou Sheng Hui Real Estate Development Co., Ltd.	Guangzhou	Guangzhou	Real Estate		100.00%	100.00%	E/I
787	Guangzhou Ying Hui Real Estate Development Co., Ltd.	Guangzhou	Guangzhou	Real Estate		100.00%	100.00%	E/I
788	Guangzhou Ming Hui Real Estate Development Co., Ltd.	Guangzhou	Guangzhou	Real Estate		100.00%	100.00%	E/I
789	Chongqing Rui Shang Yun Dian Industrial Co., Ltd.	Chongqing	Chongqing	Wholesaling and Retailing		97.97%	97.97%	E/I
790	Tianshui Guang Yao Real Estate Development Co., Ltd.	Tianshui	Tianshui	Real Estate		100.00%	100.00%	E/I
791	Xining Yango Real Estate Co., Ltd.	Xining	Xining	Real Estate		100.00%	100.00%	E/I
792	Dalian Yango Hong Rui Development Co., Ltd.	Dalian	Dalian	Wholesaling and Retailing		85.00%	85.00%	E/I
793	Shenyang Rui Guang Trade Co., Ltd.	Shenyang	Shenyang	Wholesaling and Retailing		100.00%	100.00%	E/I
794	Dalian Yango Hong Long Development Co., Ltd. (Note 9)	Dalian	Dalian	Wholesaling and Retailing		70.00%	100.00%	E/I
795	Shenyang Guang Sheng Heng Rong Real Estate	Shenyang	Shenyang	Real Estate		100.00%	100.00%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
	Development Co., Ltd.							
796	Shenyang Guang Yu Heng Rong Real Estate Development Co., Ltd.	Shenyang	Shenyang	Real Estate		100.00%	100.00%	E/I
797	Shenyang Xu Guang Building Material Trade Co., Ltd.	Shenyang	Shenyang	Wholesaling and Retailing		100.00%	100.00%	E/I
798	Kunming Yango Hua Xin Real Estate Development Co., Ltd.	Kunming	Kunming	Real Estate		100.00%	100.00%	E/I
799	Bengbu Guang Rui Real Estate Development Co., Ltd.	Bengbu	Bengbu	Real Estate		100.00%	100.00%	E/I
800	Bengbu Guang Xu Real Estate Development Co., Ltd.	Bengbu	Bengbu	Real Estate		100.00%	100.00%	E/I
801	Nanjing Sheng Yang Real Estate Development Co., Ltd.	Nanjing	Nanjing	Real Estate		98.57%	98.57%	E/I
802	Nanjing Wen Lan Chong Guang Real Estate Development Co., Ltd.	Nanjing	Nanjing	Real Estate		100.00%	100.00%	E/I
803	Nanjing Hao Yang Real Estate Development Co., Ltd.	Nanjing	Nanjing	Real Estate		100.00%	100.00%	E/I
804	Nanjing Yi Yang Real Estate Development Co., Ltd.	Nanjing	Nanjing	Real Estate		100.00%	100.00%	E/I
805	Minhou Yango Property Service Co., Ltd.	Minhou	Minhou	Property Management Service		100.00%	100.00%	A
806	Guangdong Jiangwan Xin Cheng Property Management Co., Ltd.	Guangzhou	Guangzhou	Property Management Service		100.00%	100.00%	A
807	Yango Group Shaanxi Property Management Co., Ltd.	Xianyang	Xianyang	Property Management Service		100.00%	100.00%	A
808	Urumchi Yango Property Service Co., Ltd.	Urumchi	Urumchi	Property Management Service		100.00%	100.00%	A
809	Changsha Xing Sheng Bo Property Service Co., Ltd.	Changsha	Changsha	Property Management Service		100.00%	100.00%	A
810	Chongqing Yuneng Property Service Co., Ltd.	Chongqing	Chongqing	Property Management Service		100.00%	100.00%	A
811	Yango Zhong Guang Dian (Chongqing) Industrial Co., Ltd.	Chongqing	Chongqing	Wholesaling and Retailing		100.00%	100.00%	E/I
812	Jinhua Rui Xiang Real Estate Development Co., Ltd.	Jinhua	Jinhua	Real Estate		100.00%	100.00%	E/I
813	Jinhua Rong De Investment Management Co., Ltd.	Jinhua	Jinhua	Leasing and Commerce Service		34.00%	34.00%	E/I
814	Nanning Yang Zheng Sheng Guang Real Estate Development Co., Ltd.	Nanning	Nanning	Real Estate		100.00%	100.00%	E/I
815	Guigang Run Jia Real Estate Co., Ltd.	Guigang	Guigang	Real Estate		100.00%	100.00%	A
816	Beihai Yu Cheng Real Estate Development Co., Ltd. (Note 10)	Beihai	Beihai	Real Estate		70.00%	100.00%	E/I
817	Tongren Jia Hao Real Estate Development Co., Ltd.	Tongren	Tongren	Real Estate		80.00%	80.00%	A
818	Shanghai Jing Zheng Enterprise Management Partnership Enterprise (Limited Partnership)	Shanghai	Shanghai	Leasing and Commerce Service		100.00%	100.00%	E/I
819	Yango Group Shanghai Information Science and Technology Co., Ltd.	Shanghai	Shanghai	Information Transmission, Software and Information Technology Service		100.00%	100.00%	E/I
820	Shanghai Pei Huai Enterprise Management	Shanghai	Shanghai	Leasing and Commerce Service		100.00%	100.00%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
	Co., Ltd.							
821	Shanghai Nan Xu Enterprise Management Co., Ltd.	Shanghai	Shanghai	Leasing and Commerce Service		100.00%	100.00%	E/I
822	Nantong Hui Nie Guang Real Estate Development Co., Ltd.	Nantong	Nantong	Real Estate		100.00%	100.00%	E/I
823	Shanghai Guang Jing Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	E/I
824	Yango (Huzhou) Real Estate Co., Ltd.	Huzhou	Huzhou	Real Estate		100.00%	100.00%	E/I
825	Shanghai Guang Rong Enterprise Management Co., Ltd.	Shanghai	Shanghai	Leasing and Commerce Service		100.00%	100.00%	E/I
826	Shanghai Han Xin Enterprise Management Co., Ltd.	Shanghai	Shanghai	Leasing and Commerce Service		99.00%	99.00%	A
827	Shanghai Huan Lv Industrial Co., Ltd.	Shanghai	Shanghai	Wholesaling and Retailing		100.00%	100.00%	A
828	Shanghai Shi Jia Hoteling Management Co., Ltd.	Shanghai	Shanghai	Accommodation and Catering		100.00%	100.00%	A
829	Shanghai Guang Yu Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	E/I
830	Shanghai Tian Hong An Enterprise Management Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	A
831	Tian An Zhi Gu (Shanghai) Construction Development Co., Ltd.	Shanghai	Shanghai	Real Estate		75.00%	75.00%	A
832	Tian Rong An (Shanghai) Enterprise Management Co., Ltd.	Shanghai	Shanghai	Leasing and Commerce Service		100.00%	100.00%	A
833	Fuzhou Jun Li Guang Enterprise Management Co., Ltd.	Fuzhou	Fuzhou	Leasing and Commerce Service		100.00%	100.00%	E/I
834	Xiamen Yango Shun De Real Estate Development Co., Ltd.	Xiamen	Xiamen	Real Estate		100.00%	100.00%	E/I
835	Quanzhou Yango Jia Feng Industrial Co., Ltd.	Xiamen	Xiamen	Wholesaling and Retailing		51.00%	51.00%	E/I
836	Xiamen Yango Tian Shun Real Estate Development Co., Ltd.	Xiamen	Xiamen	Real Estate		100.00%	100.00%	E/I
837	Suzhou Dreamer's Home Livehood Co., Ltd.	Suzhou	Suzhou	Retailing		100.00%	100.00%	E/I
838	Hangzhou Guang Sheng Ze Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I
839	Hangzhou Dreamer's Home Enterprise Development Co., Ltd.	Hangzhou	Hangzhou	Wholesaling		100.00%	100.00%	E/I
840	Huizhou Guang Sheng Industrial Co., Ltd.	Huizhou	Huizhou	Wholesaling and Retailing		100.00%	100.00%	E/I
841	Shanwei Yango Da Sheng Industrial Co., Ltd.	Shanwei	Shanwei	Leasing and Commerce Service		100.00%	100.00%	E/I
842	Dongguan Guang Zhi Investment Development Co., Ltd.	Dongguan	Dongguan	Leasing and Commerce Service		100.00%	100.00%	E/I
843	Guangzhou Yango Ba Hui Property Co., Ltd.	Guangzhou	Guangzhou	Real Estate		100.00%	100.00%	E/I
844	Guangzhou Dreamer's Home Enterprise Management Co., Ltd.	Guangzhou	Guangzhou	Real Estate		100.00%	100.00%	E/I
845	Guangzhou Yango Shi An Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real Estate		100.00%	100.00%	E/I
846	Guangzhou Yango Liu Xin Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real Estate		100.00%	100.00%	E/I
847	Guangzhou Yango Jiu Xing Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real Estate		100.00%	100.00%	E/I
848	Guangzhou Thinker's Home Enterprise Management Co., Ltd.	Guangzhou	Guangzhou	Real Estate		100.00%	100.00%	E/I
849	Guangzhou Yango Qi Sheng Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real Estate		100.00%	100.00%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
	Ltd.							
850	Guangzhou Yango Si Hao Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real Estate		100.00%	100.00%	E/I
851	Foshan Dreamer's Home Enterprise Management Co., Ltd.	Foshan	Foshan	Commerce Service		100.00%	100.00%	E/I
852	Xi'an Pu Guang Real Estate Co., Ltd.	Xi'an	Xi'an	Real Estate		100.00%	100.00%	E/I
853	Xi'an Hong Shun De Real Estate Co., Ltd.	Xi'an	Xi'an	Real Estate		100.00%	100.00%	E/I
854	Yulin Heng Chang Wei Ye Real Estate Development Co., Ltd.	Yulin	Yulin	Real Estate		60.00%	60.00%	A
855	Xi'an Hui Tai Real Estate Development Co., Ltd.	Xi'an	Xi'an	Real Estate		51.00%	51.00%	E/I
856	Nanning Zheng Jin Yang Investment Co., Ltd.	Nanning	Nanning	Leasing and Commerce Service		100.00%	100.00%	E/I
857	Changsha Dreamer's Home Consulting Management Co., Ltd.	Changsha	Changsha	Commerce Service		100.00%	100.00%	E/I
858	Zhengzhou Yu Sheng Yango Real Estate Co., Ltd.	Zhengzhou	Zhengzhou	Real Estate		100.00%	100.00%	E/I
859	Zhengzhou Yango Wan Yi Real Estate Co., Ltd.	Zhengzhou	Zhengzhou	Real Estate		100.00%	100.00%	E/I
860	Zhengzhou Yango Xin Bo Real Estate Co., Ltd.	Zhengzhou	Zhengzhou	Real Estate		100.00%	100.00%	E/I
861	Zhengzhou Yango Run Kun Real Estate Co., Ltd.	Zhengzhou	Zhengzhou	Real Estate		100.00%	100.00%	E/I
862	Xiangyang JunPeng Yango Real Estate Development Co., Ltd.	Xiangyang	Xiangyang	Real Estate		100.00%	100.00%	E/I
863	Wuhan Zhen Yang Yango Real Estate Development Co., Ltd.	Wuhan	Wuhan	Real Estate		100.00%	100.00%	E/I
864	Wuhan Rui Hong Yango Real Estate Development Co., Ltd.	Wuhan	Wuhan	Real Estate		100.00%	100.00%	E/I
865	Pingxiang Meng Yang Enterprise Management Consulting Co., Ltd.	Pingxiang	Pingxiang	Leasing and Commerce Service		100.00%	100.00%	E/I
866	Chongqing Zhong Guang Hui Industrial Co., Ltd.	Chongqing	Chongqing	Wholesaling and Retailing		100.00%	100.00%	E/I
867	Chongqing Rui Zhi Guang Property Brokerage Co., Ltd.	Chongqing	Chongqing	Real Estate		100.00%	100.00%	E/I
868	Chongqing Guang Mian Commerce and Trade Co., Ltd.	Chongqing	Chongqing	Wholesaling and Retailing		100.00%	100.00%	E/I
869	Chongqing He Yu Guang Science and Technology Co., Ltd.	Chongqing	Chongqing	Wholesaling and Retailing		100.00%	100.00%	E/I
870	Chongqing Jin Guang Rui Enterprise Management Consulting Co., Ltd.	Chongqing	Chongqing	Leasing and Commerce Service		100.00%	100.00%	E/I
871	Guizhou Zhu Meng Yango Real Estate Co., Ltd. (Note 12)	Guizhou	Guizhou	Real Estate		95.00%	100.00%	E/I
872	Changchun Guang Yao Heng Rong Real Estate Development Co., Ltd.	Changchun	Changchun	Real Estate		100.00%	100.00%	E/I
873	Shenyang Yun Guang Building Material Trade Co., Ltd.	Shenyang	Shenyang	Wholesaling and Retailing		100.00%	100.00%	E/I
874	Dalian Guang Hong Xin Chen Building Material Trade Co., Ltd.	Dalian	Dalian	Wholesaling and Retailing		100.00%	100.00%	E/I
875	Dalian Guang Hong Xin Yi Building Material Trade Co., Ltd.	Dalian	Dalian	Wholesaling and Retailing		100.00%	100.00%	E/I
876	Changchun Guang Sheng Heng Rong Real Estate Development Co., Ltd.	Changchun	Changchun	Real Estate		100.00%	100.00%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
877	Yunnan Yango Zhong He Real Estate Development Co., Ltd.	Yunnan	Yunnan	Real Estate		100.00%	100.00%	E/I
878	Yunnan Yango Yong Long Real Estate Development Co., Ltd.	Kunming	Kunming	Real Estate		100.00%	100.00%	E/I
879	Anhui Yango Real Estate Co., Ltd.	Hefei	Hefei	Real Estate		100.00%	100.00%	E/I
880	Anhui Yang Xu Guang Cheng Enterprise Management Co., Ltd.	Hefei	Hefei	Leasing and Commerce Service		100.00%	100.00%	E/I
881	Hainan Xu Zhi Guang Real Estate Development Co., Ltd.	Haikou	Haikou	Real Estate		100.00%	100.00%	E/I
882	Nanjing Shun Yang Industrial Co., Ltd.	Nanjing	Nanjing	Wholesaling and Retailing		51.01%	51.01%	E/I
883	Yango (Guangdong) Development Investment Co., Ltd.	Guangzhou	Guangzhou	Leasing and Commerce Service		100.00%	100.00%	E/I
884	Shanghai Dreamer's Home Enterprise Development Co., Ltd.	Shanghai	Shanghai	Wholesaling		100.00%	100.00%	E/I
885	Beijing Sheng Xing Tai Hotel Management Service Co., Ltd.	Beijing	Beijing	Leasing and Commerce Service		100.00%	100.00%	E/I
886	JiaXing Jia Lan Investment Partnership Enterprise (Limited Partnership)	Jiaxing	Jiaxing	Leasing and Commerce Service		100.00%	100.00%	E/I
887	JiaXing Jing He Investment Partnership Enterprise (Limited Partnership)	Jiaxing	Jiaxing	Leasing and Commerce Service		100.00%	100.00%	E/I
888	JiaXing Xin Rui Investment Partnership Enterprise (Limited Partnership)	Jiaxing	Jiaxing	Leasing and Commerce Service		100.00%	100.00%	E/I
889	Liaoning High School Logistic Group Real Estate Development Co., Ltd.	Shenyang	Shenyang	Real Estate		100.00%	100.00%	A
890	Tianjin Rui Guang Real Estate Development Co., Ltd.	Tianjin	Tianjin	Real Estate		70.00%	70.00%	E/I
891	Tianjin Zheng Long Yango Science and Technology Industrial Co., Ltd.	Tianjin	Tianjin	Wholesaling and Retailing		100.00%	100.00%	E/I
892	Tianshui Guang Heng Real Estate Development Co., Ltd.	Tianshui	Tianshui	Real Estate		61.43%	61.43%	E/I
893	Tibet Li Bo Sheng Culture Media Co., Ltd.	Tibet	Tibet	Leasing and Commerce Service		100.00%	100.00%	E/I
894	Tibet Xin KeLong Culture Media Co., Ltd.	Tibet	Tibet	Leasing and Commerce Service		100.00%	100.00%	E/I
895	Yango (Jiaxing) Real Estate Co., Ltd.	Jiaxing	Jiaxing	Real Estate		100.00%	100.00%	E/I
896	Beihai Zhen Yue You Jia Enterprise Management Co., Ltd.	Beihai	Beihai	Leasing and Commerce Service		100.00%	100.00%	E/I
897	Beihai Zheng Ting Yang Engineering Management Service Co., Ltd.	Beihai	Beihai	Scientific Research and Technology Service		100.00%	100.00%	E/I
898	Beijing Dreamer's Home Yuan Enterprise Management Co., Ltd.	Beijing	Beijing	Commerce Service		100.00%	100.00%	E/I
899	Dalian Guang Sheng Heng Rong Real Estate Development Co., Ltd.	Dalian	Dalian	Real Estate		100.00%	100.00%	E/I
900	Dehua Yango Long En Real Estate Development Co., Ltd.	Quanzhou	Quanzhou	Real Estate		51.00%	100.00%	E/I
901	Dongguan Guang Sheng Industrial Investment Co., Ltd.	Dongguan	Dongguan	Commerce Service		100.00%	100.00%	E/I
902	Foshan Guang Rui Real Estate Development Co., Ltd.	Foshan	Foshan	Real Estate		100.00%	100.00%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
903	Fujian You Jia Porperty Brokerage Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
904	Fuzhou Cangshan Yangco Property Service Co., Ltd.	Fuzhou	Fuzhou	Property Management Service		100.00%	100.00%	E/I
905	Fuzhou Guang Tai Industrial Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
906	Fuzhou Guang Wei Industrial Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
907	Fuzhou Guang Xu Tai Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		70.00%	70.00%	E/I
908	Fuzhou Guang Yi Industrial Co., Ltd.	Fuzhou	Fuzhou	Wholesaling		100.00%	100.00%	E/I
909	Fuzhou Guang Yu Industrial Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
910	Fuzhou Li Hong Yangco Industrial Co., Ltd.	Fuzhou	Fuzhou	Retailing		100.00%	100.00%	E/I
911	Fuzhou Guang Hong Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Commerce Service		100.00%	100.00%	A
912	Guangzhou Xi Le Ju Enterprise Management Co., Ltd.	Guangzhou	Guangzhou	Leasing and Commerce Service		100.00%	100.00%	E/I
913	Guizhou Dreamer's Home Enterprise Management Co., Ltd.	Guiyang	Guiyang	Commerce Service		100.00%	100.00%	E/I
914	Hangzhou Chi Guang Real Estate Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I
915	Hangzhou Gao Guang Real Estate Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I
916	Hangzhou Guang Run Real Estate Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I
917	Hangzhou Li Guang Real Estate Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I
918	Hangzhou Qing Guang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I
919	Hangzhou Ru Guang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I
920	Hangzhou Sheng Guang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I
921	Hangzhou Xin Guang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I
922	Hangzhou Yi Rui Guang Industrial Co., Ltd.	Hangzhou	Hangzhou	Wholesaling		100.00%	100.00%	E/I
923	Huzhou Xin Guang Real Estate Development Co., Ltd.	Huzhou	Huzhou	Real Estate		100.00%	100.00%	E/I
924	Huizhou Chen Guang Industrial Co., Ltd.	Huizhou	Huizhou	Commerce Service		100.00%	100.00%	E/I
925	Huizhou Guang Zhi Industrial Co., Ltd.	Huizhou	Huizhou	Commerce Service		100.00%	100.00%	E/I
926	Huizhou Jia Lin Hong Fa Investment Co., Ltd. (Note 14)	Huizhou	Huizhou	Real Estate		90.00%	100.00%	A
927	Huizhou Jia Lin Jun Qi Investment Co., Ltd.	Huizhou	Huizhou	Real Estate		100.00%	100.00%	A
928	Ji'an Cheng Guang Real Estate Development Co., Ltd.	Ji'an	Ji'an	Real Estate		100.00%	100.00%	E/I
929	Ji'nan Shi Hui Industrial Co., Ltd.	Jinan	Jinan	Wholesaling		100.00%	100.00%	E/I
930	Jiaxing Guang He Enterprise Management Co., Ltd.	Jiaxing	Jiaxing	Commerce Service		65.00%	65.00%	E/I
931	Jiaxing Guang Rui Real Estate Development Co., Ltd.	Jiaxing	Jiaxing	Real Estate		100.00%	100.00%	E/I
932	Jiaxing Guang Xi Investment Management Co., Ltd.	Jiaxing	Jiaxing	Commerce Service		100.00%	100.00%	E/I
933	Jiaxing Guang Xin Real Estate Co., Ltd.	Jiaxing	Jiaxing	Real Estate		100.00%	100.00%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
934	Jiangxi Di Yang Real Estate Co., Ltd.	Nanchang	Nanchang	Real Estate		100.00%	100.00%	E/I
935	Jiangxi He Yang Real Estate Co., Ltd.	Nanchang	Nanchang	Real Estate		100.00%	100.00%	E/I
936	Jiangxi Lu Yang Real Estate Co., Ltd.	Nanchang	Nanchang	Real Estate		100.00%	100.00%	E/I
937	Jiangxi Man Yang Real Estate Co., Ltd.	Nanchang	Nanchang	Real Estate		100.00%	100.00%	E/I
938	Jiangxi Rong Yang Real Estate Co., Ltd.	Nanchang	Nanchang	Real Estate		100.00%	100.00%	E/I
939	Jiangxi Shu Yang Real Estate Co., Ltd.	Nanchang	Nanchang	Real Estate		100.00%	100.00%	E/I
940	Jingdezhen Sheng Guang Real Estate Co., Ltd.	Jingdezhen	Jingdezhen	Real Estate		100.00%	100.00%	E/I
941	Liuzhou Gui Ding Real Estate Development Co., Ltd.	Liuzhou	Liuzhou	Real Estate		100.00%	100.00%	A
942	Longyan Yango Hong Tai Real Estate Development Co., Ltd.	Longyan	Longyan	Real Estate		100.00%	100.00%	E/I
943	Dreamer's Home (Tianjin) Enterprise Management Co., Ltd.	Tianjin	Tianjin	Leasing and Commerce Service		100.00%	100.00%	E/I
944	Dreamer's Home (Chongqing) Environmental Engineering Co., Ltd.	Chongqing	Chongqing	Ecological Protection and Environmental Governance		100.00%	100.00%	E/I
945	Nanning Shang Xi Investment Co., Ltd.	Nanning	Nanning	Commerce Service		100.00%	100.00%	A
946	Nanning Xi Bao Construction Investment Co., Ltd.	Nanning	Nanning	Commerce Service		100.00%	100.00%	A
947	Nanning Zheng Jing Lang Yang Investment Co., Ltd.	Nanning	Nanning	Leasing and Commerce Service		100.00%	100.00%	E/I
948	Nanning Zheng Qin Lan Yang Investment Co., Ltd.	Nanning	Nanning	Leasing and Commerce Service		100.00%	100.00%	E/I
949	Nanning Zheng Qin Lang Yang Commercial Management Co., Ltd.	Nanning	Nanning	Commerce Service		100.00%	100.00%	E/I
950	Nanning Zheng Shao Yang Investment Co., Ltd.	Nanning	Nanning	Leasing and Commerce Service		100.00%	100.00%	E/I
951	Nantong Chong Guang Enterprise Management Co., Ltd.	Nantong	Nantong	Commerce Service		100.00%	100.00%	E/I
952	Nantong Guang Tong Enterprise Management Co., Ltd.	Nantong	Nantong	Commerce Service		100.00%	100.00%	E/I
953	Ningbo Guang He Real Estate Co., Ltd.	Ningbo	Ningbo	Real Estate		100.00%	100.00%	E/I
954	Quanzhou De Hua Yango Property Service Co., Ltd.	Quanzhou	Quanzhou	Property Management Service		100.00%	100.00%	E/I
955	Rui'an Guang Bo Xiang Real Estate Development Co., Ltd.	Ruian	Ruian	Real Estate		100.00%	100.00%	E/I
956	Xiamen Ju Neng Guang Enterprise Management Co., Ltd.	Xiamen	Xiamen	Commerce Service		100.00%	100.00%	E/I
957	Xiamen Yango Yu Shun Industrial Co., Ltd.	Xiamen	Xiamen	Commerce Service		100.00%	100.00%	E/I
958	Shanxi Dreamer's Home Decoration Engineering Co., Ltd.	Taiyuan	Taiyuan	Leasing and Commerce Service		100.00%	100.00%	E/I
959	Shanghai Da Zhuang Construction Labour Co., Ltd.	Shanghai	Shanghai	Architectural Ornament, Decoration and other Construction		100.00%	100.00%	E/I
960	Shanghai Guang Tan Enterprise Management Co., Ltd.	Shanghai	Shanghai	Commerce Service		100.00%	100.00%	E/I
961	Shanghai Wen Guang Enterprise Management Co., Ltd.	Shanghai	Shanghai	Wholesaling		100.00%	100.00%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
962	Shaoxing Guang Peng Real Estate Development Co., Ltd.	Shaoxing	Shaoxing	Real Estate		100.00%	100.00%	E/I
963	Shaoxing Guang Qi Real Estate Development Co., Ltd.	Shaoxing	Shaoxing	Real Estate		51.00%	51.00%	E/I
964	Shaoxing Guang Rui Real Estate Development Co., Ltd.	Shaoxing	Shaoxing	Real Estate		100.00%	100.00%	E/I
965	Shaoxing Guang Run Real Estate Development Co., Ltd.	Shaoxing	Shaoxing	Real Estate		100.00%	100.00%	E/I
966	Shaoxing Guang Wei Real Estate Development Co., Ltd.	Shaoxing	Shaoxing	Real Estate		100.00%	100.00%	E/I
967	Shaoxing Guang Yi Real Estate Development Co., Ltd.	Shaoxing	Shaoxing	Real Estate		100.00%	100.00%	E/I
968	Shaoxing Guang Yu Real Estate Development Co., Ltd.	Shaoxing	Shaoxing	Real Estate		100.00%	100.00%	E/I
969	Shenyang Guang Hong Xin Yi Building Material Trade Co., Ltd.	Shenyang	Shenyang	Wholesaling		100.00%	100.00%	E/I
970	Shenyang Guang Shuo Heng Rong Real Estate Development Co., Ltd.	Liaoning	Liaoning	Real Estate		100.00%	100.00%	E/I
971	Shenyang Guang Xing Heng Rong Real Estate Development Co., Ltd.	Shenyang	Shenyang	Wholesaling		100.00%	100.00%	E/I
972	Shenyang Dreamer's Home Enterprise Management Development Co., Ltd.	Shenyang	Shenyang	Commerce Service		100.00%	100.00%	E/I
973	Shenyang Tong Xin Yuan Real Estate Development Co., Ltd.	Shenyang	Shenyang	Real Estate		100.00%	100.00%	A
974	Suzhou Pu Yang Construction Industrial Co., Ltd.	Suzhou	Suzhou	Retailing		100.00%	100.00%	E/I
975	Suzhou Tan Yang Construction Industrial Co., Ltd.	Suzhou	Suzhou	Retailing		100.00%	100.00%	E/I
976	Tianjin Guang Yao Real Estate Development Co., Ltd.	Tianjin	Tianjin	Real Estate		77.30%	77.30%	E/I
977	Tianjin Jin Guang Enterprise Management Co., Ltd.	Tianjin	Tianjin	Commerce Service		100.00%	100.00%	E/I
978	Wenzhou Guang Liang Real Estate Development Co., Ltd.	Wenzhou	Wenzhou	Real Estate		100.00%	100.00%	E/I
979	Wenzhou Guang You Real Estate Development Co., Ltd.	Wenzhou	Wenzhou	Real Estate		100.00%	100.00%	E/I
980	Urumchi Guang Yao Rong Cheng Real Estate Development Co., Ltd.	Urumchi	Urumchi	Real Estate		90.00%	90.00%	E/I
981	Urumchi Yango Jia Run Real Estate Development Co., Ltd.	Urumchi	Urumchi	Real Estate		100.00%	100.00%	E/I
982	Xi'an Heng Wei Zhi Guang Industrial Co., Ltd.	Xi'an	Xi'an	Wholesaling		100.00%	100.00%	E/I
983	Xi'an Hui Ying Zhi Guang Industrial Co., Ltd.	Xi'an	Xi'an	Wholesaling		100.00%	100.00%	E/I
984	Xi'an Jia Zhi Cheng Enterprise Management Co., Ltd.	Xi'an	Xi'an	Commerce Service		100.00%	100.00%	E/I
985	Xin Hao Rong (Shanghai) Brand Management Co., Ltd.	Shanghai	Shanghai	Leasing and Commerce Service		100.00%	100.00%	E/I
986	Yango (Shaoxing) Real Estate Co., Ltd.	Shaoxing	Shaoxing	Real Estate		100.00%	100.00%	E/I
987	Yango Nantong Real Estate Co., Ltd.	Nantong	Nantong	Real Estate		100.00%	100.00%	E/I
988	Yingtian Sheng Guang Real Estate Co., Ltd.	Yingtian	Yingtian	Commerce Service		100.00%	100.00%	A

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
989	Yunnan Chong Guang Real Estate Development Co., Ltd. (Note 16)	Kunming	Kunming	Real Estate		90.00%	100.00%	E/I
990	Changchun Guang Yu Heng Rong Real Estate Development Co., Ltd.	Changchun	Changchun	Real Estate		100.00%	100.00%	E/I
991	Changsha Bo Hui Yango Industrial Co., Ltd.	Changsha	Changsha	Real Estate		100.00%	100.00%	E/I
992	Changsha Li Teng Bo Guang Real Estate Development Co., Ltd.	Changsha	Changsha	Real Estate		100.00%	100.00%	E/I
993	Changsha Long Tai Yango Industrial Co., Ltd.	Changsha	Changsha	Wholesaling		100.00%	100.00%	E/I
994	Changsha Xiang Kun Real Estate Development Co., Ltd.	Changsha	Changsha	Real Estate		100.00%	100.00%	A
995	Changsha Jun De Hui Yango Industrial Co., Ltd.	Changsha	Changsha	Wholesaling		100.00%	100.00%	E/I
996	Changsha Jun Guang Peng Real Estate Development Co., Ltd.	Changsha	Changsha	Real Estate		95.00%	100.00%	E/I
997	Zhengzhou Dreamer's Home Commercial Management Co., Ltd.	Zhengzhou	Zhengzhou	Commerce Service		100.00%	100.00%	E/I
998	Chongqing Guang Xi Property Brokerage Co., Ltd.	Chongqing	Chongqing	Real Estate		100.00%	100.00%	E/I
999	Yango Group (Shanghai) Commercial Management Co., Ltd.	Shanghai	Shanghai	Commerce Service		100.00%	100.00%	E/I
1000	Nantong Ru Guang Real Estate Development Co., Ltd.	Nantong	Nantong	Real Estate		55.00%	55.00%	E/I
1001	Changzhou Guang Yu Real Estate Development Co., Ltd.	Changzhou	Changzhou	Real Estate		51.00%	51.00%	E/I
1002	Guizhou Guang Xiu Yue Real Estate Development Co., Ltd.	Guiyang	Guiyang	Real Estate		84.00%	84.00%	E/I
1003	Guizhou Xu Meng Yango Real Estate Co., Ltd.	Guiyang	Guiyang	Real Estate		100.00%	100.00%	E/I
1004	Hangzhou Fuyang Cheng Guang Real Estate Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I
1005	Jiangxi Huan Yu Construction Engineering Management Co., Ltd.	Pingxiang	Pingxiang	Technology Service		100.00%	100.00%	E/I
1006	Quanzhou Xu Guang Enterprise Management Co., Ltd.	Quanzhou	Quanzhou	Commerce Service		100.00%	100.00%	E/I
1007	Xiamen Yango Commercial Management Co., Ltd.	Xiamen	Xiamen	Commerce Service		100.00%	100.00%	E/I
1008	Shanghai Guang Sheng Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real Estate		100.00%	100.00%	E/I
1009	Shanghai Yang Da Guang Mu Commercial Management Co., Ltd.	Shanghai	Shanghai	Commerce Service		100.00%	100.00%	E/I
1010	Wuhan Guang Xin Ran Commercial Management Co., Ltd.	Wuhan	Wuhan	Wholesaling		100.00%	100.00%	E/I
1011	Xi'an Yango Group Commercial Management Co., Ltd.	Xi'an	Xi'an	Retailing		100.00%	100.00%	E/I
1012	Yingtian Yang He Guang Yi Commercial Management Co., Ltd.	Yingtian	Yingtian	Commerce Service		100.00%	100.00%	E/I
1013	Shanghai Guang Yun Enterprise Management Co., Ltd.	Shanghai	Shanghai	Leasing and Commerce Service		100.00%	100.00%	E/I
1014	Beijing Fan Xiang Property Service Co., Ltd.	Beijing	Beijing	Property Management Service		100.00%	100.00%	A
1015	Dalian Guang Hong Xin Ze Construction Material Trading Co., Ltd.	Dalian	Dalian	Wholesaling		100.00%	100.00%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
1016	Dongguan Chen Guang Industrial Investment Co., Ltd.	Dongguan	Dongguan	Capital Market Service		100.00%	100.00%	E/I
1017	Dongguan Chao Ji Industrial Investment Co., Ltd.	Dongguan	Dongguan	Commerce Service		100.00%	100.00%	A
1018	Fuzhou Guang Wang Industrial Co., Ltd.	Fuzhou	Fuzhou	Real Estate		100.00%	100.00%	E/I
1019	Fuzhou Tan Guang Construction Decoration Co., Ltd.	Fuzhou	Fuzhou	Wholesaling		100.00%	100.00%	E/I
1020	Hangzhou Guang Rong Property Co., Ltd.	Hangzhou	Hangzhou	Real Estate		51.00%	51.00%	E/I
1021	Hangzhou Huaji Shun Xin Construction Engineering Co., Ltd.	Hangzhou	Hangzhou	Building Construction		100.00%	100.00%	E/I
1022	Hangzhou Rong Guang Property Co., Ltd.	Hangzhou	Hangzhou	Real Estate		100.00%	100.00%	E/I
1023	Hangzhou Yangco Tian Di Commercial Management Co., Ltd.	Hangzhou	Hangzhou	Commerce Service		100.00%	100.00%	E/I
1024	Jiaxing Bi Hui Investment Management Co., Ltd.	Jiaxing	Jiaxing	Commerce Service		100.00%	100.00%	E/I
1025	Jiangxi Long Sheng Real Estate Marketing Planning Co., Ltd.	Yichun	Yichun	News and Publishing		100.00%	100.00%	E/I
1026	Jiangxi Yun Ju Real Estate Marketing Planning Co., Ltd.	Yichun	Yichun	News and Publishing		100.00%	100.00%	E/I
1027	Jinhua Guang You He Property Co., Ltd.	Jinhua	Jinhua	Real Estate		100.00%	100.00%	E/I
1028	Ju Guang Information Science Tech Co., Ltd.	Beihai	Beihai	Software and Information Technology Service		100.00%	100.00%	E/I
1029	Mianyang Heng Hui Real Estate Development LLC.	Mianyang	Mianyang	Real Estate		100.00%	100.00%	A
1030	Mianyang Yangco Property Service Co., Ltd.	Mianyang	Mianyang	Property Management Service		100.00%	100.00%	E/I
1031	HONGKONG NINGYANG LIMITED	HK	HK	Investment Management		100.00%	100.00%	E/I
1032	Nanjing Jie Yang Construction Industrial Co., Ltd.	Nanjing	Nanjing	Building Construction		90.00%	100.00%	E/I
1033	Nanjing Guang Yue Real Estate Development Co., Ltd.	Nanjing	Nanjing	Real Estate		100.00%	100.00%	E/I
1034	Nanning Yi Mei Qi Investment Management Co., Ltd.	Nanning	Nanning	Commerce Service		90.00%	100.00%	A
1035	Nong Gong Shang Real Estate (Group) Guangxi Mingtong Property Co., Ltd.	Nanning	Nanning	Real Estate		51.00%	51.00%	A
1036	Nanning Zheng Chi Yang Investment Co., Ltd.	Nanning	Nanning	Wholesaling		100.00%	100.00%	E/I
1037	Nanning Zheng Man Lang Yang Investment Co., Ltd.	Nanning	Nanning	Wholesaling		100.00%	100.00%	E/I
1038	Nantong Guangzhiyue Real Estate Development Co., Ltd.	Nantong	Nantong	Real Estate		100.00%	100.00%	E/I
1039	Nantong Guang Zhuo Real Estate Development Co., Ltd.	Nantong	Nantong	Real Estate		51.00%	51.00%	E/I
1040	Nantong Tong Guang Enterprise Management Co., Ltd.	Nantong	Nantong	Commerce Service		100.00%	100.00%	E/I
1041	Nantong Xu Guang Enterprise Management Co., Ltd.	Nantong	Nantong	Commerce Service		100.00%	100.00%	E/I
1042	Ningbo Guang Run Real Estate Co., Ltd.	Ningbo	Ningbo	Real Estate		100.00%	100.00%	E/I
1043	Ningbo Guang Shun Property Co., Ltd.	Ningbo	Ningbo	Real Estate		100.00%	100.00%	E/I
1044	Ningxia Zhen Ji Guang Property Co., Ltd.	Yinchuan	Yinchuan	Retailing		100.00%	100.00%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
1045	Quanzhou Yango Xu Heng Industrial Co., Ltd.	Quanzhou	Quanzhou	Capital Market Service		80.00%	80.00%	E/I
1046	Quanzhou Yango Yuan Sheng Industrial Co., Ltd.	Quanzhou	Quanzhou	Capital Market Service		100.00%	100.00%	E/I
1047	Xiamen You'anju Property Agency Co., Ltd.	Xiamen	Xiamen	Real Estate		100.00%	100.00%	E/I
1048	Shanghai Guang Cheng Enterprise Management Co., Ltd.	Shanghai	Shanghai	Commerce Service		100.00%	100.00%	E/I
1049	Shanghai Guang Jia Enterprise Management Co., Ltd.	Shanghai	Shanghai	Commerce Service		100.00%	100.00%	E/I
1050	Shanghai Guang Le Enterprise Management Co., Ltd.	Shanghai	Shanghai	Commerce Service		100.00%	100.00%	E/I
1051	Shanghai Yango Zhi Bo Life Service Group Co., Ltd.	Shanghai	Shanghai	Real Estate		74.86%	74.86%	E/I
1052	Shanghai Yun Zhi Information Science Tech Co., Ltd.	Shanghai	Shanghai	Technology Promotion and Application Service		100.00%	100.00%	E/I
1053	Shaoxing Zhen Yang Real Estate Development Co., Ltd.	Shaoxing	Shaoxing	Real Estate		100.00%	100.00%	A
1054	Shenzhen Guang Zhao Century Investment Co., Ltd.	Shenzhen	Shenzhen	Capital Market Service		51.00%	51.00%	E/I
1055	Shenzhen Dreamer's Home Enterprise Management Co., Ltd.	Shenzhen	Shenzhen	Civil Service		100.00%	100.00%	E/I
1056	Shenyang Bo Guang Construction Material Trading Co., Ltd.	Shenyang	Shenyang	Wholesaling		100.00%	100.00%	E/I
1057	Sheng He Guang (Shanghai) Brand Management Co., Ltd.	Shanghai	Shanghai	Commerce Service		100.00%	100.00%	E/I
1058	Tai'an Guang Shuo Enterprise Management Co., Ltd.	Taian	Taian	Commerce Service		100.00%	100.00%	E/I
1059	Tai'an Guang Yao Real Estate Development Co., Ltd.	Taian	Taian	Real Estate		100.00%	100.00%	E/I
1060	Tianjin Mao Xing Real Estate Development Co., Ltd.	Tianjin	Tianjin	Real Estate		100.00%	100.00%	E/I
1061	Tianjin Yango Jin Ke Real Estate Development Co., Ltd.	Tianjin	Tianjin	Real Estate		100.00%	100.00%	E/I
1062	Tianjin Zhen Mo Li Real Estate Development Co., Ltd.	Tianjin	Tianjin	Real Estate		100.00%	100.00%	E/I
1063	Wenzhou Guang Yue Real Estate Development Co., Ltd.	Wenzhou	Wenzhou	Real Estate		60.00%	60.00%	E/I
1064	Wuhan Guang Ran Real Estate Development Co., Ltd.	Wuhan	Wuhan	Real Estate		100.00%	100.00%	E/I
1065	Wuhan Shi Guang Real Estate Development Co., Ltd.	Wuhan	Wuhan	Real Estate		100.00%	100.00%	E/I
1066	Xin Guang Hui (Xiamen) Brand Management Co., Ltd.	Xiamen	Xiamen	Wholesaling		100.00%	100.00%	E/I
1067	Xin Guang Hui (Shanghai) Brand Management Co., Ltd.	Shanghai	Shanghai	Commerce Service		100.00%	100.00%	E/I
1068	Yango Group (Ningxia) Co., Ltd.	Yinchuan	Yinchuan	Real Estate		100.00%	100.00%	E/I
1069	Yango Group (Shanghai) Hoteling Management Co., Ltd.	Shanghai	Shanghai	Commerce Service		100.00%	100.00%	E/I
1070	Yango Fangbao Science Tech Co., Ltd.	Beihai	Beihai	Software and Information Technology Service		100.00%	100.00%	E/I
1071	Yango Run He Co., Ltd.	HK	HK	Investment Management		100.00%	100.00%	E/I
1072	Yang He Guang Yi (Shenyang) Commercial	Shenyang	Shenyang	Commerce Service		100.00%	100.00%	E/I

No.	Name of Subsidiaries	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Right Ratio	Means of Addition
					Direct	Indirect		
	Management Co., Ltd.							
1073	Yunan Guang Cheng Real Estate Development Co., Ltd.	Kunming	Kunming	Real Estate		70.00%	100.00%	E/I
1074	Changsha Li Kang Teng Guang Real Estate Development Co., Ltd.	Changsha	Changsha	Real Estate		100.00%	100.00%	E/I
1075	Changsha Ya Si Yue Yango Industrial Co., Ltd.	Changsha	Changsha	Real Estate		100.00%	100.00%	E/I
1076	Changsha Zhen Da Yango Industrial Co., Ltd.	Changsha	Changsha	Real Estate		100.00%	100.00%	E/I
1077	Chongqing Fan Cheng Property Management Co., Ltd.	Chongqing	Chongqing	Property Management Service		100.00%	100.00%	A
1078	Zhuhai Guang Sheng Industrial Co., Ltd.	Zhuhai	Zhuhai	Manufacture of General machinery		100.00%	100.00%	E/I
1079	Dalian Jinhai Pearl Yacht Club Co., Ltd.	Dalian	Dalian	Leasing		90.00%	90.00%	A
1080	Guangzhou Ze Rui Hong Guang Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real Estate		100.00%	100.00%	E/I

Note 1: Hangzhou Da Jin Hui Real Estate Development Co., Ltd. owns 70% equity of Zhejiang Qing Yuan Real Estate Development Co., Ltd. According to the agreement, Subsidiary Yango Group, with a 70% profit distribution ratio, is responsible for the development of the Stage Two Project owned by Zhejiang Qing Yuan Real Estate Development Co., Ltd.. Hangzhou Xing Bai Yuan Real Estate Development Co., Ltd. owns 70% equity of Zhejiang Shanglinhu Real Estate Development Co., Ltd. According to the agreement, Subsidiary Yango Group is responsible for the development of the Stage Two Project owned by Zhejiang Shanglinhu Real Estate Development Co., Ltd. with a 70% profit distribution ratio.

Note 2: Yango Shanghai Property Development Co., Ltd. holds a 50% stake in Guangdong Yi Tao Wan Guo Real Estate Co., Ltd. According to the agreement, Yango Group Co., Ltd. is responsible for the development of the “Stage Seven, Eight, Nine, Ten, Eleven, Fourteen, Guangzhou Shaluowan” Projects owned by Guangdong Yi Tao Wan Guo Real Estate Co., Ltd., with a 100% profit distribution ratio. Yango Group is responsible for the development of the Stage Eighteen Project owned by Guangdong Yi Tao Wan Guo Real Estate Co., Ltd., with a 51% profit distribution ratio.

Note 3: Yango Shanghai Property Development Co., Ltd. holds a 90% stake in Guangzhou Nansha Economy and Technology Development District Yitaoyayuan Real Estate Co., Ltd. According to the agreement, Yango Group is responsible for the development of the “Yango” Projects owned by Guangzhou Nansha Economy and Technology Development District Yitaoyayuan Real Estate Co., Ltd., with a 100% profit distribution ratio to Yango Group.

Note 4: Detailed in Notes VII 3(1) Note 3.

Note 5: Yango Group Shanxi Co., Ltd. holds a 51% stake in Taiyuan Xing Guang Cheng Real Estate Development Co., Ltd., and the cooperation agreement specifies that the profit distribution ratio to Yango Group is 37.5%.

Note 6: Hebei Ji Teng Yango Real Estate Development Co., Ltd. holds a 68% stake in Zhangjiakou Guan Ke Real Estate Development Co., Ltd. Yango Group is responsible for project development and operation with a 100% profit distribution ratio.

Note 7: Qingdao Long Tu Real Estate Co., Ltd. holds a 70% stake in Qingdao Hong He Fu Real Estate Co. Ltd. Yango Group is responsible for project development and operation with a 100% profit distribution ratio.

Note 8: Xinjiang Sheng Tai Jia Real Estate Development Co., Ltd. owns a 67% stake in Xinjiang Zhong An Guang Yao Real Estate Development Co., Ltd. Yango Group is responsible for project development and operation with a 100% profit distribution ratio.

Note 9: Shanwei Yango Da Sheng Industrial Co., Ltd. owns 51% stake in Shanwei Wan De Long Investment Co., Ltd. According to the agreement, Yango Group is responsible for the development of the projects owned by Shanwei Wan De Long Investment Co., Ltd. with a 100% equity of the projects available for sale.

Note 10: Yunnan Yango Zhong He Real Estate Development Co., Ltd. owns 67% stake of Tibet Heng Ying Science and Technology Co., Ltd. Yango Group is responsible for project development and operation with a 100% profit distribution ratio.

Note 11: Yango (Liaoning) Real Estate Development Co., Ltd. owns a 70% stake in Dalian Yango Hong Long Development Co., Ltd. Yango Group is responsible for project development and operation with a 100% profit distribution ratio.

Note 12: Beihai Zheng Yu Yang Investment Co., Ltd. owns a 70% stake in Beihai Yu Cheng Real Estate Development Co., Ltd. Yango Group is responsible for project development and operation with a 100% profit distribution ratio.

Note 13: Guizhou Zhong Sen Yango Real Estate Co., Ltd. owns a 95% stake in Guizhou Zhu Meng Yango Real Estate Co., Ltd. Yango Group is responsible for project development and operation with a 100% profit distribution ratio.

Note 14: Huizhou Guang Sheng Industrial Co., Ltd. owns a 90% stake in Huizhou Jia Lin Hong Fa Investment Co., Ltd. Yango Group is responsible for project development and operation with a 100% profit distribution ratio.

Note 15: Yunnan Yango Yong Long Real Estate Development Co., Ltd. owns a 90% stake in Yunnan Chong Guang Real Estate Development Co., Ltd. Yango Group is responsible for project development and operation with a 100% profit distribution ratio.

Note 16: Changsha Jun De Hui Yango Industrial Co., Ltd. owns a 95% stake in Changsha Jun Guang Peng Real Estate Development Co., Ltd. Yango Group is responsible for project development and operation with a 100% profit distribution ratio.

Note 17: HONGKONG NINGYANG LIMITED and Fujian Yango Real Estate Development Co., Ltd. owns 90% stake in Nanjing Jie Yang Construction Industrial Co., Ltd. Yango Group is responsible for project development and operation with a 100% profit distribution ratio.

Note 18: Yango Group Guangxi Co., Ltd. owns 90% stake in Nanning Yi Mei Qi Investment Management Co., Ltd. Yango Group is responsible for project development and operation with a 100% profit distribution ratio.

Note 19: Kunming Yango Hua Xin Real Estate Development Co., Ltd. owns 70% stake in Yunan Guang Cheng Real Estate Development Co., Ltd. Yango Group is responsible for project development and operation with a 100% profit distribution ratio.

Note 20: The above-mentioned indirect shareholding ratio is the sum of the direct shareholding ratios of the subsidiaries at each level.

Note 21: A total of 189 companies with the above-mentioned serial nos. 21 to 209 are directly or indirectly controlled by the subsidiary Longking Industrial Investment Group Co., Ltd.; a total of 870 companies with the

above-mentioned serial nos. 211 to 1080 are directly or indirectly controlled by the subsidiary Yango Group.

(2) Basis for control right in entities with half or less voting right:

Name of the subsidiary	Shareholding ratio	Voting rights ratio	Reasons for being consolidated
Yango Group Co., Ltd.	33.58%	33.58%	As its largest shareholder, the Company holds over half of the voting right in its Board of Directors and can control it.
Fujian Longking Co., Ltd.	25.04%	25.04%	As its largest shareholder, the Company holds over half of the voting right in its Board of Directors and can control it.
Fujian Finance International Center Construction Co., Ltd.	50.00%	50.00%	The Company holds over half of the voting right in their Board of Directors and can control them.
Fuzhou Li Bo Shun Tai Real Estate Development Co., Ltd.	50.00%	50.00%	
Fujian Hua Xin Tong International Tourism Co., Ltd.	50.00%	50.00%	
Zhangzhou Fu Shan Real Estate Development Co., Ltd.	50.00%	50.00%	
Dongguan Teng Shun Real Estate Development Co., Ltd.	50.00%	50.00%	
Shanghai Guang Qing Enterprise Management Co., Ltd.	50.00%	50.00%	
Jinhua Rong De Investment Management Co., Ltd.	34.00%	34.00%	
Zhejiang Jin Ao Real Estate Co., Ltd.	30.00%	53.00%	
Quanzhou Yango Jin Tai Real Estate Development Co., Ltd.	34.00%	67.00%	The subsidiary Yango Group holds a 34% stake in Quanzhou Yango Jin Tai Real Estate Development Co., Ltd., while Fujian Panpan Investment Co., Ltd. holds a 33% stake in the investee. Fujian Panpan Investment Co., Ltd. undertakes to act in concert with Yango Group when exercising voting rights. Yango Group has over half of the voting rights in the Board of Directors of it and can control it.

(3) Important non-wholly-owned subsidiaries

Name of the subsidiary	Shareholding ratio of non-controlling interest	Voting right ratio of non-controlling interest	Profit or loss attributable to non-controlling interest in current period	Dividends declared to be allocated to non-controlling interest in current period	Balance of non-controlling interest at period end
Yango Group Co., Ltd.	66.42%	66.42%	3,835,419,403.35	941,586,210.70	50,476,333,360.26
Longking Industrial Investment Group Co., Ltd.	5.31%	5.31%	609,295,964.70	180,731,433.51	6,807,366,762.68
Total			4,444,715,368.05	1,122,317,644.21	57,283,700,122.94

(4) Main financial information of important non-wholly-owned subsidiaries :

Name of the subsidiary	Closing Balance					
	Current assets	Non-current assets	Total assets	Current liabilities	Non-current liabilities	Total liabilities
Yango Group Co., Ltd.	301,487,553,918.09	50,814,299,136.49	352,301,853,054.58	218,042,545,456.52	75,002,052,542.21	293,044,597,998.73
Longking Industrial Investment Group Co., Ltd.	30,904,480,596.42	9,419,778,157.82	40,324,258,754.24	19,842,686,837.71	5,470,001,482.19	25,312,688,319.90
Name of the subsidiary	Opening Balance					
	Current assets	Non-current assets	Total assets	Current liabilities	Non-current liabilities	Total liabilities
Yango Group Co., Ltd.	272,499,068,919.54	35,052,815,019.64	307,551,883,939.18	176,758,015,778.57	79,895,088,748.60	256,653,104,527.17
Longking Industrial Investment Group Co., Ltd.	24,489,179,354.73	9,221,212,757.99	33,710,392,112.72	17,473,896,193.62	2,556,863,008.27	20,030,759,201.89

Name of the subsidiary	Amount occurred in current period			
	Operating income	Net profit	Total comprehensive income	Cash flow of operating activities
Yango Group Co., Ltd.	82,171,244,467.28	5,491,345,439.03	5,521,070,780.35	21,353,512,745.29
Longking Industrial Investment Group Co., Ltd.	17,841,636,923.78	988,177,950.60	988,612,776.08	1,852,999,685.11
Name of the subsidiary	Amount occurred in previous period			
	Operating income	Net profit	Total comprehensive income	Cash flow of operating activities
Yango Group Co., Ltd.	61,049,371,313.20	4,321,360,735.81	4,284,153,012.92	15,396,022,356.12
Longking Industrial Investment Group Co., Ltd.	17,466,690,061.52	731,077,745.84	739,172,781.23	1,433,533,650.04

2. Interests in the joint arrangements or associations

(1) Joint ventures and associations of the Company:

No.	Name of the Joint Arrangements or Associations	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Ratio
					Direct	Indirect	
1	Fuzhou Mawei Yango Hui Xin Petty Loan Co., Ltd.	Fuzhou	Fuzhou	Finance	24.00%		24.00%
2	Zhong Min Yango International Trade Co., Ltd.	Shanghai	Shanghai	Trade		49.00%	49.00%
3	Beijing Chinese Garden Education Consulting Co., Ltd.	Beijing	Beijing	Education Consulting		20.00%	20.00%
4	Fujian Yango Group Shanghai Industrial Co., Ltd.	Shanghai	Shanghai	Trade	49.00%		49.00%
5	Industrial Bank Co., Ltd.	Fuzhou	Fuzhou	Finance	1.08%		1.08%
6	Jiangxi Bank Co., Ltd.	Nanchang	Nanchang	Finance		3.66%	3.66%
7	Fujian Yango Group Xiamen Import and Export Co. Ltd.	Xiamen	Xiamen	Trade	1.00%	48.00%	49.00%
8	Fuzhou Hua Shu Education Technology Co., Ltd.	Fuzhou	Fuzhou	Education Consulting		61.11%	61.11%
9	Fujian Longking Ke Rui Environmental Protection Co., Ltd.	Longyan	Longyan	Environmental Protection		50.00%	50.00%
10	Kawanta (Qingdao) New Energy Technology Limited	Qingdao	Qingdao	Environmental Protection		51.00%	51.00%
11	Fuzhou Rong Jin Xin Tai Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		50.00%	50.00%
12	Fuzhou Yu Bai Chuan Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		28.10%	28.10%
13	Xiamen Xiang Yang Investment Co., Ltd.	Xiamen	Xiamen	Investment		50.00%	50.00%
14	Pingyang De Xin Real Estate Co., Ltd.	Pingyang	Pingyang	Real Estate		45.00%	45.00%
15	Fuzhou Win-win Baiyi Real Estate Co., Ltd.	Fuzhou	Fuzhou	Real Estate		25.00%	25.00%
16	Putian Lianfucheng Real Estate Co., Ltd.	Putian	Putian	Real Estate		33.30%	33.30%
17	Fuzhou Ke Teng Construction Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		25.00%	25.00%
18	Wenzhou Li Teng Bo Real Estate Development Co., Ltd.	Wenzhou	Wenzhou	Real Estate		50.00%	50.00%
19	Fuzhou Hong Bai Long Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		50.00%	50.00%
20	Rong Tai (Fuzhou) Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		33.34%	33.34%
21	Zhangpu Zhen Yang Real Estate Development Co., Ltd.	Zhangpu	Zhangpu	Real Estate		34.00%	34.00%
22	Quanzhou Tang Cheng Real Estate Co., Ltd.	Quanzhou	Quanzhou	Real Estate		50.00%	50.00%
23	Nan'an Yuan Chang Real Estate Co., Ltd.	Nanan	Nanan	Real Estate		25.00%	25.00%

No.	Name of the Joint Arrangements or Associations	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Ratio
					Direct	Indirect	
24	Quanzhou Tang Mei Real Estate Co., Ltd.	Quanzhou	Quanzhou	Real Estate		25.00%	25.00%
25	Shaoxing Yu Te Shun Real Estate Development Co., Ltd.	Shaoxing	Shaoxing	Real Estate		50.00%	50.00%
26	Haimen Fu Li Teng Real Estate Development Co., Ltd.	Haimen	Haimen	Real Estate		35.00%	35.00%
27	Rudong Yin Yang Real Estate Development Co., Ltd.	Rudong	Rudong	Real Estate		50.00%	50.00%
28	Shaoxing Zhen Yue Real Estate Development Co., Ltd.	Shaoxing	Shaoxing	Real Estate		24.70%	24.70%
29	Zhejiang Jin Mei Investment & Management Co., Ltd.	Hangzhou	Hangzhou	Investment Management		50.00%	50.00%
30	Zhejiang Qi Te Investment Management Co., Ltd.	Hangzhou	Hangzhou	Investment Management		33.00%	33.00%
31	Hangzhou Zhen Yu Da Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		20.00%	20.00%
32	Jiaxing Rong Guang Real Estate Development Co., Ltd.	Jiaxing	Jiaxing	Real Estate		35.00%	35.00%
33	Suzhou Juan Tai Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real Estate		33.40%	33.40%
34	Suzhou Chang Chuang Real Estate Co., Ltd.	Suzhou	Suzhou	Real Estate		50.00%	50.00%
35	Suzhou He Du Real Estate Co., Ltd.	Suzhou	Suzhou	Real Estate		20.00%	20.00%
36	Shanghai Bin Ao Management Consulting Co., Ltd.	Shanghai	Shanghai	Management Consulting		31.10%	31.10%
37	Yixing Jia Yu Real Estate Development Co., Ltd.	Yixing	Yixing	Real Estate		20.00%	20.00%
38	Jiangyin Jia Yu Real Estate Development Co., Ltd.	Jiangyin	Jiangyin	Real Estate		25.00%	25.00%
39	Suzhou Jian He Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real Estate		45.00%	45.00%
40	Nanjing Da Tai Zhu Mao Property Co., Ltd.	Nanjing	Nanjing	Real Estate		30.00%	30.00%
41	Hangzhou Zhongda Yintaicheng Shopping Center Co., Ltd.	Hangzhou	Hangzhou	Business Management		49.00%	49.00%
42	Hangzhou Xiao Ying Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		50.00%	50.00%
43	Shanghai Shao Yi Real Estate Co., Ltd.	Shanghai	Shanghai	Real Estate		49.00%	49.00%
44	Taizhou Zhongliangyu Real Estate Co., Ltd.	Taizhou	Taizhou	Real Estate		30.00%	30.00%
45	Hangzhou Xin Jun Da Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		40.00%	40.00%
46	Chongqing Ye Bo Industrial Co., Ltd.	Chongqing	Chongqing	Retailing		25.00%	25.00%
47	Hangzhou Kang Yi De Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		50.00%	50.00%
48	Qingyuan Tian An Zhi Gu Co., Ltd.	Qingyuan	Qingyuan	Real Estate		50.00%	50.00%
49	Guangzhou Dangdai Teng Xin Investment Co., Ltd.	Guangzhou	Guangzhou	Investment Management		49.00%	49.00%

No.	Name of the Joint Arrangements or Associations	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Ratio
					Direct	Indirect	
50	Yango Guangdong and Hong Kong Limited	HK	HK	Investment Management		49.00%	49.00%
51	Guangdong Shun De Li He Zhi De Science Park Investment Co., Ltd.	Shunde	Shunde	Investment Management		51.00%	51.00%
52	Foshan Gaoming Long Guang Real Estate Co., Ltd.	Foshan	Foshan	Real Estate		50.00%	50.00%
53	Beijing Fan Tian Li Xing Assets Management Co., Ltd.	Beijing	Beijing	Asset Management		50.00%	50.00%
54	Taiyuan Xingguang HuanyuHuanyu Real Estate Development Co., Ltd. (Note 2)	Taiyuan	Taiyuan	Real Estate		24.00%	37.50%
55	Shanxi Yi Liang Real Estate Development Co., Ltd.	Taiyuan	Taiyuan	Real Estate		51.00%	51.00%
56	Guangxi Tang Sheng Investment Co., Ltd.	Nanning	Nanning	Investment Management		30.00%	30.00%
57	Guangxi Zhong Qing Yi Ju Investment Co., Ltd.	Nanning	Nanning	Investment Management		30.00%	30.00%
58	Chengdu Zhezhongda Real Estate Co., Ltd.	Chengdu	Chengdu	Real Estate		40.00%	40.00%
59	Chengdu Country Garden He Kang Real Estate Co., Ltd.	Chengdu	Chengdu	Real Estate		35.00%	35.00%
60	Zhengzhou Zheng Yang Wan Ju Real Estate Development Co., Ltd.	Zhengzhou	Zhengzhou	Real Estate		51.00%	51.00%
61	Zhengzhou Jing Yang Wan Ju Real Estate Development Co., Ltd.	Zhengzhou	Zhengzhou	Real Estate		51.00%	51.00%
62	Jiaozuo Liang Shun Real Estate Co., Ltd.	Jiaozuo	Jiaozuo	Real Estate		50.00%	50.00%
63	Huanggang Bi Da Real Estate Development Co., Ltd.	Huanggang	Huanggang	Real Estate		33.00%	33.00%
64	Chengdu Country Garden Yaohui Real Estate Co., Ltd.	Chengdu	Chengdu	Real Estate		35.00%	35.00%
65	Shangrao Mei Chen Real Estate Development Co., Ltd.	Shangrao	Shangrao	Real Estate		50.00%	50.00%
66	Tianjin Juan Da Enterprise Management Co., Ltd.	Tianjin	Tianjin	Enterprise Management		50.00%	50.00%
67	Enping Kang Sheng Real Estate Development Co., Ltd.	Enping	Enping	Real Estate		51.00%	51.00%
68	Handan Jin Guang Real Estate Development Co., Ltd.	Handan	Handan	Real Estate		50.00%	50.00%
69	Jinan Xin Zhao Lian Real Estate Development Co., Ltd.	Jinan	Jinan	Real Estate		50.00%	50.00%
70	Beijing Yango Industrial Development Co., Ltd.	Beijing	Beijing	Investment Management		28.00%	28.00%
71	Everbright Yango Financial Holding Asset Management Co., Ltd.	Fuzhou	Fuzhou	Asset Management		33.33%	33.33%
72	Tian'an China Real Estate Co., Ltd.	Hong Kong	Hong Kong	Real Estate		50.00%	50.00%
73	Foshan Ting Wan Real Estate Development Co., Ltd.	Foshan	Foshan	Real Estate		50.00%	50.00%
74	Jiujiang Bi Cheng Real Estate Development Co., Ltd.	Jiujiang	Jiujiang	Real Estate		50.00%	50.00%
75	Yixing Jia Shi Real Estate Co., Ltd.	Yixing	Yixing	Real Estate		45.00%	45.00%

No.	Name of the Joint Arrangements or Associations	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Ratio
					Direct	Indirect	
76	Zhangpu Bixi Real Estate Development Co., Ltd.	Zhangpu	Zhangpu	Real Estate		49.00%	49.00%
77	Quanzhou Zhen Mao Real Estate Co., Ltd.	Quanzhou	Quanzhou	Real Estate		50.00%	50.00%
78	Chongqing Ke Jia Xi Real Estate Development Co., Ltd.	Chongqing	Chongqing	Real Estate		49.00%	49.00%
79	Longyan Rong He Real Estate Development Co., Ltd.	Longyan	Longyan	Real Estate		33.00%	33.00%
80	Ji'an Rongcheng Real Estate Development Co., Ltd.	Jian	Jian	Real Estate		50.00%	50.00%
81	Foshan Xin Cai Real Estate Development Co., Ltd. (Botao Block Nanzhuang Project) (Note 3)	Foshan	Foshan	Real Estate		50.00%	50.00%
82	Chongqing Guang Jin Real Estate Development Co., Ltd.	Chongqing	Chongqing	Real Estate		50.00%	50.00%
83	Hangzhou Chang Yi Business Information Consulting Co., Ltd.	Hangzhou	Hangzhou	Information Consulting		16.00%	16.00%
84	Jurong Jin Jia Run Real Estate Development Co., Ltd.	Jurong	Jurong	Real Estate		19.00%	19.00%
85	Jurong Rui Han Real Estate Development Co., Ltd.	Jurong	Jurong	Real Estate		16.50%	16.50%
86	Jurong Xuan Yin Real Estate Co., Ltd.	Jurong	Jurong	Real Estate		49.00%	49.00%
87	Changzhou Mei Yang Real Estate Development Co., Ltd.	Changzhou	Changzhou	Real Estate		49.00%	49.00%
88	Hangzhou Binjing Investment Management Co., Ltd.	Hangzhou	Hangzhou	Leasing and Commerce Service		33.00%	33.00%
89	Guangxi Tang Qin Tong Guang Investment Co., Ltd.	Nanning	Nanning	Leasing and Commerce Service		16.50%	16.50%
90	Chengdu Wuhou Jin Rui Real Estate Co., Ltd.	Chengdu	Chengdu	Real Estate		49.00%	49.00%
91	Yichang Long Tai Yangco Real Estate Development Co., Ltd.	Yichang	Yichang	Real Estate		51.00%	51.00%
92	Chongqing Yuneng Wan Yi Real Estate Development Co., Ltd.	Chongqing	Chongqing	Real Estate		45.00%	45.00%
93	Dalian Longhu Ze Ying Real Estate Co., Ltd.	Dalian	Dalian	Real Estate		49.00%	49.00%
94	Zhejiang Jin Zhen Investment Management Co., Ltd.	Huzhou	Huzhou	Investment Management		22.00%	22.00%
95	Huzhou New City Yi Jie Real Estate Development Co., Ltd.	Huzhou	Huzhou	Real Estate		50.00%	50.00%
96	Zhejiang Yi Cheng Investment Management Co., Ltd.	Huzhou	Huzhou	Investment Management		33.00%	33.00%
97	Wenzhou Wan Xian Real Estate Co., Ltd.	Wenzhou	Wenzhou	Real Estate		20.00%	20.00%
98	Fuzhou Kang De Jun Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		50.00%	50.00%
99	Shangrao Gao Yun Real Estate Development Co., Ltd.	Shangrao	Shangrao	Real Estate		33.00%	33.00%
100	Yushan Bi Sheng Real Estate Development Co., Ltd.	Shangrao	Shangrao	Real Estate		27.25%	27.25%
101	Minqing Mei Yuan Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		20.00%	20.00%

No.	Name of the Joint Arrangements or Associations	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Ratio
					Direct	Indirect	
102	Fujian Xin Zhong Gui Real Estate Co., Ltd.	Fuzhou	Fuzhou	Real Estate		40.00%	40.00%
103	Guangzhou He Ling Investment Co., Ltd.	Guangzhou	Guangzhou	Leasing and Commerce Service		49.00%	49.00%
104	Beijing Jin Ke De Yuan Real Estate Co., Ltd.	Beijing	Beijing	Real Estate		49.00%	49.00%
105	Yunnan Bao Sheng Real Estate Development Co., Ltd.	Kunming	Kunming	Real Estate		40.00%	40.00%
106	Hefei Ze Yang Real Estate Co., Ltd.	Hefei	Hefei	Real Estate		33.00%	33.00%
107	Guangxi Xin Tai Yang Asset Management Co., Ltd.	Nanning	Nanning	Asset Management		30.00%	30.00%
108	Jiujiang FuLi Zhi Sheng Real Estate Co., Ltd.	Jiujiang	Jiujiang	Real Estate		33.30%	33.30%
109	Fuzhou Xing Sheng Bo Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		50.00%	50.00%
110	Shenzhen Kaisa Health Care Service Co., Ltd.	Shenzhen	Shenzhen	Civil Service, Repair and Other Service		49.00%	49.00%
111	Nanjing Bo Guang Real Estate Co., Ltd.	Nanjing	Nanjing	Real Estate		60.00%	60.00%
112	Fuzhou Blu-ray He Jun Real Estate Co., Ltd.	Fuzhou	Fuzhou	Real Estate		50.00%	50.00%
113	Ge Cheng (Nanjing) Real Estate Development Co., Ltd.	Nanjing	Nanjing	Real Estate		36.00%	36.00%
114	Guangxi Yang Tang Mao Real Estate Co., Ltd.	Nanning	Nanning	Real Estate		34.00%	34.00%
115	Guilin Jia Yang Investment Management Co., Ltd.	Guilin	Guilin	Real Estate		50.00%	50.00%
116	Quanzhou Hong Guang Real Estate Development Co., Ltd.	Quanzhou	Quanzhou	Real Estate		20.00%	20.00%
117	Guangzhou Kaisa Industry Investment Co., Ltd.	Guangzhou	Guangzhou	Real Estate		49.00%	49.00%
118	Yiwu Run Xun Trading Co., Ltd.	Yiwu	Yiwu	Real Estate		34.00%	34.00%
119	Yiwu Lian Ding Real Estate Co., Ltd.	Yiwu	Yiwu	Real Estate		34.00%	34.00%
120	Fuzhou Hai Guang Rong Chuang Real Estate Co., Ltd.	Fuzhou	Fuzhou	Real Estate		24.50%	24.50%
121	Qidong Guang Xun Real Estate Development Co., Ltd.	Qidong	Qidong	Real Estate		51.00%	51.00%
122	Shanghai Ting Ye Enterprise Management Co., Ltd.	Shanghai	Shanghai	Leasing and Commerce Service		50.00%	50.00%
123	Jiangxi Ju Guang Real Estate Co., Ltd.	Nanchang	Nanchang	Real Estate		50.00%	50.00%
124	Jiangxi Hao Guang Real Estate Co., Ltd.	Nanchang	Nanchang	Real Estate		50.00%	50.00%
125	Ji'an Jin Chen Real Estate Development Co., Ltd.	Jian	Jian	Real Estate		50.00%	50.00%
126	Guangxi Tang Xin Xu Guang Investment Co., Ltd.	Nanning	Jian	Leasing and Commerce Service		26.00%	26.00%

No.	Name of the Joint Arrangements or Associations	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Ratio
					Direct	Indirect	
127	Hangzhou Zhong Chuang Guang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		49.00%	49.00%
128	Shenzhen Hui Zhu Industrial Co., Ltd.	Shenzhen	Shenzhen	Wholesaling and Retailing		30.00%	30.00%
129	Nanping Shi Yang Da Real Estate Co., Ltd.	Nanping	Nanping	Real Estate		34.00%	34.00%
130	Jiaying Yi He Real Estate Co., Ltd.	Jiaying	Jiaying	Real Estate		50.00%	50.00%
131	Ningbo Zhong Jiao Mei Lu Real Estate Co., Ltd.	Ningbo	Ningbo	Real Estate		30.00%	30.00%
132	Wenzhou Heng Lan Property Co., Ltd.	Wenzhou	Wenzhou	Real Estate		49.00%	49.00%
133	Bao Yi Ju Xuan (Hangzhou) Construction Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		51.00%	51.00%
134	Nanning Zheng Man Yang Investment Co., Ltd.	Nanning	Nanning	Leasing and Commerce Service		55.00%	55.00%
135	Chongqing Yue Rui Guang Enterprise Management Consulting Co., Ltd.	Chongqing	Chongqing	Commerce Service		30.00%	30.00%
136	Wuhan De Hang Real Estate Co., Ltd.	Wuhan	Wuhan	Real Estate		50.00%	50.00%
137	Jinhua Tian Kun Enterprise Management Co., Ltd.	Jinhua	Jinhua	Commerce Service		33.00%	33.00%
138	Nanping Guang Yao Shi Long Real Estate Development Co., Ltd.	Nanping	Nanping	Real Estate		40.00%	40.00%
139	Zhangzhou Long Wen Tang Guang Real Estate Development Co., Ltd.	Zhangzhou	Zhangzhou	Real Estate		50.00%	50.00%
140	Taizhou Jiaojiang Fang Yuan Rong An Yango Real Estate Co., Ltd.	Taizhou	Taizhou	Real Estate		30.00%	30.00%
141	Taizhou Fang Yuan Yango Guang He Real Estate Co., Ltd.	Taizhou	Taizhou	Real Estate		30.00%	30.00%
142	Hangzhou Nan Guang Real Estate Co., Ltd.	Hangzhou	Hangzhou	Real Estate		31.00%	31.00%
143	Nanning Yang Zheng Xu Guang Real Estate Development Co., Ltd. (Note 4)	Nanning	Nanning	Real Estate		59.00%	39.00%
144	Guangxi Tang Yao Investment Co., Ltd.	Nanning	Nanning	Commerce Service		51.00%	51.00%
145	Nanchang Lin Kong De Kai Real Estate Development Co., Ltd.	Nanchang	Nanchang	Real Estate		51.00%	51.00%
146	Dongguan Qi Ruo Enterprise Management Co., Ltd.	Dongguan	Dongguan	Commerce Service		33.00%	33.00%
147	Suzhou Kang Yang Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real Estate		49.00%	49.00%
148	Suzhou Li Yang Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real Estate		49.00%	49.00%
149	Anhui Yang Yuguangcheng Real Estate Co., Ltd.	Hefei	Hefei	Real Estate		55.00%	55.00%
150	Anhui Yang Juguangcheng Real Estate Development Co., Ltd.	Hefei	Hefei	Real Estate		49.00%	49.00%
151	Shenzhen Yango Industrial Development Co., Ltd.	Shenzhen	Shenzhen	Commerce Service		49.00%	49.00%
152	Shanghai Sheng Cha Industrial Development Co., Ltd.	Shanghai	Shanghai	Leasing and Commerce		33.00%	33.00%

No.	Name of the Joint Arrangements or Associations	Main Operation Place	Registry Place	Nature of Business	Shareholding Ratio		Voting Ratio
					Direct	Indirect	
				Service			
153	Minhou Rong Guang Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real Estate		50.00%	50.00%
154	Suzhou Xiao Jun Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real Estate		34.00%	34.00%
155	Dongguan Guifangyuan Real Estate Development Co., Ltd.	Dongguan	Dongguan	Real Estate		33.00%	33.00%
156	Zhuji Jing Heng Real Estate Co., Ltd.	Zhuji	Zhuji	Real Estate		49.00%	49.00%
157	Shaoxing Hong Yue Property Co., Ltd.	Shaoxing	Shaoxing	Real Estate		40.00%	40.00%
158	Shenyang Teng Guang Building Material Trade Co., Ltd.	Shenyang	Shenyang	Retailing		50.00%	50.00%
159	Xi'an Guang Rui Hao Yang Industrial Co., Ltd.	Xi'an	Xi'an	Retailing		50.00%	50.00%
160	Chengdu Lan Sheng Enterprise Management Co., Ltd.	Chengdu	Chengdu	Wholesaling		48.99%	48.99%
161	Yong Tai Sanmu Property Co., Ltd.	Fuzhou	Fuzhou	Real Estate		45.00%	45.00%
162	Dehua Heng Guang Long En Real Estate Development Operational Co., Ltd.	Quanzhou	Quanzhou	Real Estate		48.00%	51.00%
163	Anxi Yango Long En Real Estate Co., Ltd.	Anxi	Anxi	Real Estate		51.00%	51.00%
164	Hangzhou Lian Yang Real Estate Development Operational Co., Ltd.	Hangzhou	Hangzhou	Real Estate		49.00%	49.00%
165	Foshan Jin Hui Long Guang Real Estate Development Co., Ltd.	Foshan	Foshan	Real Estate		40.00%	40.00%
166	Qidong Dreamer's Home Decoration Engineering Co., Ltd. (Note 5)	Qidong	Qidong	Architectural Ornament, Decoration and Other Construction		51.00%	58.35%
167	Hangzhou Hong Guang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real Estate		51.00%	51.00%
168	Fujian Rong Guang Jin Property Co., Ltd.	Fuzhou	Fuzhou	Real Estate		49.00%	49.00%
169	Bengbu Rong Jia Real Estate Development Co., Ltd.	Bengbu	Bengbu	Real Estate		40.00%	40.00%
170	Shanghai Guang Yun Enterprise Development Co., Ltd.	Shanghai	Shanghai	Retailing		49.00%	49.00%
171	Changsha Hong Che Real Estate Development Co., Ltd.	Changsha	Changsha	Real Estate		49.00%	49.00%
172	Sichuan Zhen Xu Property Co., Ltd.	Sichuan	Sichuan	Real Estate		50.00%	50.00%

Note 1: Reasons for difference between the shareholding ratios of joint ventures or associations and the voting right ratios: the voting right ratios of the Company in joint ventures or associations are determined according to the cooperation agreement, while the shareholding ratios of the joint ventures or associations are determined by the industrial and commercial registration. Once the projects being completed and the capitals paid up by the

parties completely according to the cooperation agreement, the proportion of voting rights will be consistent with the shareholding ratio.

Note 2: Yango Group Shanxi Co., Ltd. holds a 24% stake in Taiyuan Xing Guang Huan Yu Real Estate Development Co., Ltd., while the profit distribution ratio to Yango Group Shanxi Co., Ltd. is 37.5% according to the cooperation agreement.

Note 3: The development projects of the subsidiary Foshan Xin Cai Real Estate Development Co., Ltd. includes the Lvdaohu One Project and the Taobo Block Nanzhuang Project, of which the Lvdaohu One Project is independently developed and 100% owned by Foshan Xin Cai Real Estate Development Co., Ltd. The Taobo Block Nanzhuang Project is co-developed by Yango Group and Guangzhou Zhong Tian Ying Real Estate Development Co., Ltd., and each party developed and owned 50% of it. Therefore, the Lvdaohu One Project was included in the consolidation scope of the Company, and the Taobo Block Nanzhuang Project was accounted for under the equity method.

Note 4: Fujian Yango Real Estate Development Co., Ltd. owns 59% stake in Nanning Yang Zheng Xu Guang Real Estate Development Co., Ltd. Yango Group is responsible for project development and operation with a 39% profit distribution ratio.

Note 5: Shanghai Guang Le Enterprise Management Co., Ltd. owns 51% stake in Qidong Dreamer's Home Decoration Engineering Co., Ltd. Yango Group is responsible for project development and operation with a 58.35% profit distribution ratio.

(2) Basis for holding half or more voting right but not controlling the invested entities:

Name	Voting Right Ratio	Reasons for not been Consolidated
Shanxi Yi Liang Real Estate Development Co., Ltd.	51.00%	In accordance with the Articles of Association, the Company cannot control the invested entities
Kawanta (Qingdao) New Energy Technology Limited	51.00%	
Fuzhou Hua Shu Education Technology Co., Ltd.	61.11%	In accordance with the cooperation agreement, the
Guangdong Shun De Li He Zhi De Science Park Investment Co.,	51.00%	

Name	Voting Right Ratio	Reasons for not been Consolidated
Ltd.		Company cannot control the invested entities
Zhengzhou Zheng Yang Wan Ju Real Estate Development Co., Ltd.	51.00%	
Zhengzhou Jing Yang Wan Ju Real Estate Development Co., Ltd.	51.00%	
Nanjing Bo Guang Real Estate Co., Ltd.	60.00%	
Enping Kang Sheng Real Estate Development Co., Ltd.	51.00%	
Yichang Long Tai Yango Real Estate Development Co., Ltd.	51.00%	
Qidong Guang Xun Real Estate Development Co., Ltd.	51.00%	
Bao Yi Ju Xuan (Hangzhou) Construction Development Co., Ltd.	51.00%	
Nanning Zheng Man Yang Investment Co., Ltd.	55.00%	
Guangxi Tang Yao Investment Co., Ltd.	51.00%	
Nanchang Lin Kong De Kai Real Estate Development Co., Ltd.	51.00%	
Anhui Yang Yuguangcheng Real Estate Co., Ltd.	55.00%	
Dehua Heng Guang Long En Real Estate Development Operational Co., Ltd.	51.00%	
Anxi Yango Long En Real Estate Co., Ltd.	51.00%	
Qidong Dreamer's Home Decoration Engineering Co., Ltd.	58.35%	
Hangzhou Hong Guang Real Estate Development Co., Ltd.	51.00%	

(3) Main financial information of important joint ventures and associations

Unit: RMB in million

Items	Closing Balance / amount occurred in current period							Opening Balance / amount occurred in the prior period				
	Jiangxi Bank Co., Ltd.	Industrial Bank Co., Ltd.	Guangzhou Kaisa Industry Investment Co., Ltd.	Wenzhou Jin Lan Real Estate Co., Ltd.	Zhuji Jing Heng Real Estate Co., Ltd.	Fuzhou Rong Jin Xin Tai Real Estate Development Co., Ltd.	Fujian Rong Guang Jin Property Co., Ltd.	Jiangxi Bank Co., Ltd.	Industrial Bank Co., Ltd.	Guangzhou Kaisa Industry Investment Co., Ltd.	Wenzhou Jin Lan Real Estate Co., Ltd.	Fuzhou Rong Jin Xin Tai Real Estate Development Co., Ltd.
Current assets	230,825.32	1,709,913.00	5,104.01	5,999.63	5,000.00	4,400.21	4,000.00	53,944.03	1,532,199.00	5,100.00	2,000.00	10,478.72
Non-current assets	227,867.51	6,184,087.00		25.00		3.62		402,174.50	5,613,482.00			24.75
Total assets	458,692.83	7,894,000.00	5,104.01	6,024.63	5,000.00	4,403.83	4,000.00	456,118.53	7,145,681.00	5,100.00	2,000.00	10,503.47
Current liabilities	380,310.55	6,275,540.00	4.03	25.00		2,875.80		361,457.24	5,650,622.00	0.03		9,325.39
Non-current liabilities	42,439.82	993,657.00				829.00		59,573.59	945,407.00			1,074.00
Total liabilities	422,750.37	7,269,197.00	4.03	25.00		3,704.80		421,030.84	6,596,029.00	0.03		10,399.39
Non-controlling interests	674.86	9,217.00						631.44	8,292.00			
Equity attributable to parent company	35,267.58	615,586.00	5,099.97	5,999.63	5,000.00	699.04	4,000.00	34,456.26	541,360.00	5,099.97	2,000.00	104.09
Share of net asset calculated by shareholding ratio	1,291.15	6,648.33	2,498.99	2,939.82	2,450.00	349.52	1,960.00	1,261.46	5,846.69	2,498.98	980.00	52.04
Adjusting matters												
- Different ratios of contributions in phases												
- Goodwill	74.55							74.55				
- Unrecognized excess loss												
- Others		-926.29							-602.72			
Book value of equity investment in associations	1,365.70	5,722.04	2,498.99	2,939.82	2,450.00	349.52	1,960.00	1,336.01	5,243.97	2,498.98	980.00	52.04
Fair value of equity investment in associations where open market prices are available												
Operating income	10,285.45	203,137.00				6,464.22		12,952.82	181,308.00			1,432.74
Net profit	1,904.93	67,681.00	0.01	-0.37		597.43		2,109.16	66,702.00	-0.03		73.40
Other comprehensive income	-747.92	-3,987.00						661.39	270.00			
Total comprehensive income	1,157.02	63,694.00	0.01	-0.37		597.43		2,770.55	66,972.00	-0.03		73.40

Items	Closing Balance / amount occurred in current period							Opening Balance / amount occurred in the prior period				
	Jiangxi Bank Co., Ltd.	Industrial Bank Co., Ltd.	Guangzhou Kaisa Industry Investment Co., Ltd.	Wenzhou Jin Lan Real Estate Co., Ltd.	Zhuji Jing Heng Real Estate Co., Ltd.	Fuzhou Rong Jin Xin Tai Real Estate Development Co., Ltd.	Fujian Rong Guang Jin Property Co., Ltd.	Jiangxi Bank Co., Ltd.	Industrial Bank Co., Ltd.	Guangzhou Kaisa Industry Investment Co., Ltd.	Wenzhou Jin Lan Real Estate Co., Ltd.	Fuzhou Rong Jin Xin Tai Real Estate Development Co., Ltd.
Dividend received from associations in current year	9.86	171.25						17.53	155.07			

(4) Summary financial information of unimportant joint ventures and associations :

	Closing Balance / amount occurred in current period	Opening Balance /amount occurred in prior period
Book value of investments in total	20,543,529,679.55	11,977,050,088.97
Total of the followings calculated by shareholding ratio		
- Net profit	1,951,621,438.69	644,114,978.13
- Other comprehensive incomes	-19,291,100.73	15,925,159.97
- Total comprehensive incomes	1,932,330,337.96	660,040,138.10

(5) Excess loss occurred by associations

The development and construction period of a real estate project usually exceeds one year. Before the incomes from the sale of its unfinished products meet the income recognition criteria, some joint ventures and associations may incur temporary excess loss which will be compensated when the income recognition criteria are met in the future.

VIII. Related parties and related party transactions**1. The parent company of the Company**

The actual controller of the Company is Wu Jie.

2. The subsidiaries of the Company

See details for the subsidiaries of the Company in the Note VII.1.

3. Details of joint ventures and associations of the Company

See details for the joint ventures and associations of the Company in the Notes VII.2.

The subsidiaries of the Company's joint ventures and associations which incurred related party transactions in current period, or had balances arose from related party transactions in prior periods with the Company are as follows:

Name of Subsidiaries of Joint Ventures and Associations	Relationship with the Company
Wuxi Fu Yang Real Estate Development Co., Ltd.	Joint venture Suzhou Kang Yang Real Estate Development Co., Ltd. holds its 100% stake
Nantong Chong Tong Real Estate Co., Ltd.	Joint venture Fujian Xin Zhong Gui Real Estate Co., Ltd. holds its 33% stake indirectly
Hangzhou Bin Wang Real Estate Development Co., Ltd.	Joint venture Fujian Xin Zhong Gui Real Estate Co., Ltd. holds its 16% stake indirectly
Cixi Xing Kun Real Estate Co., Ltd.	Joint venture Fujian Xin Zhong Gui Real Estate Co., Ltd. holds its 33% stake indirectly
Jinhua Tian Jing Real Estate Co., Ltd.	Joint venture Jinhua Tian Kun Enterprise Management Co., Ltd. holds its 100% stake
Deqing Jin Hao Real Estate Co., Ltd.	Joint venture Zhejiang Jin Zhen Investment Management Co., Ltd. holds its 100% stake
Cixi Hua Yu Ye Rui Real Estate Development Co., Ltd.	Joint venture Fujian Xin Zhong Gui Real Estate Co., Ltd. holds its 25% stake indirectly
Wenzhou De Xin Dong Chen Real Estate Development Co., Ltd.	Joint venture Fuzhou Kang De Jun Real Estate Development Co., Ltd. holds its 50% stake
Nanping Hui Long Chuan Real Estate Development Co., Ltd.	Joint venture Fuzhou Ke Teng Construction Development Co., Ltd. holds its 100% stake
Wenling Binling Real Estate Development Co., Ltd.	Joint venture Hangzhou Binjing Investment Management Co., Ltd. holds its 100% stake
Shenzhen Bao Shen Rare Earth Co., Ltd.	Joint venture Tian'an China Real Estate Co., Ltd. holds its 89.43% stake indirectly
Ningbo Guang Kai Real Estate Development Co., Ltd.	Joint venture Fujian Xin Zhong Gui Real Estate Co., Ltd. holds its 26% stake indirectly
Xinyi Xiang Du Real Estate Co., Ltd.	Joint venture Fujian Xin Zhong Gui Real Estate Co., Ltd. holds its 49% stake indirectly
Fujian Deng Yun Real Estate Development Co., Ltd.	Joint venture Xiamen Xiang Yang Investment Co., Ltd. holds its 100% stake indirectly
Shenzhen Jun Ling Investment Development Co., Ltd.	Joint venture Tian'an China Real Estate Co., Ltd. holds its 95% stake
Wuhan Teng Shun Real Estate Development Co., Ltd.	Joint venture Fujian Xin Zhong Gui Real Estate Co., Ltd. holds its 60% stake indirectly
Hangzhou Long Yuan Guang Real Estate Development Co., Ltd.	Joint venture Fujian Xin Zhong Gui Real Estate Co., Ltd. holds its 100% stake indirectly
Shenyang Guang Xin Heng Rong Real Estate Development Co., Ltd.	Joint venture Shenyang Teng Guang Building Material Trade Co., Ltd. holds its 100% stake
Shenzhen Tian An Zhi Gu Enterprise Development Co., Ltd.	Joint venture Tian'an China Real Estate Co., Ltd. holds its 100% stake indirectly
Ningbo Xing Sheng Bo Investment Management Co., Ltd.	Joint venture Fujian Xin Zhong Gui Real Estate Co., Ltd. holds its 100% stake indirectly
Pingxiang Hedan Logistics Co., Ltd.	Joint venture Tian'an China Real Estate Co., Ltd. holds its 100% stake
Shanghai Guang Xi Construction Development Co., Ltd.	Joint venture Shanghai Guang Yun Enterprise Development Co., Ltd. (Note 15) holds its 100% stake
Shanghai Guang Yi Construction Development Co., Ltd.	Joint venture Shanghai Guang Yun Enterprise Development Co., Ltd. (Note 15) holds its 100% stake
Ningbo Hong Rui Investment Management Co., Ltd.	Joint venture Fujian Xin Zhong Gui Real Estate Co., Ltd. holds its 100% stake indirectly
Fuzhou Guang Peng Industrial Co., Ltd.	Joint venture Fujian Xin Zhong Gui Real Estate Co., Ltd. holds its 100% stake indirectly
Chongqing Pin Yi Guang Industrial Co., Ltd.	Joint venture Fujian Xin Zhong Gui Real Estate Co., Ltd. holds its 100% stake indirectly

Name of Subsidiaries of Joint Ventures and Associations	Relationship with the Company
Hangzhou Shui Sheng Xin Real Estate Development Co., Ltd.	Joint venture Fujian Xin Zhong Gui Real Estate Co., Ltd. holds its 26% stake indirectly
Smooth Ever Investments Limited	Association Guangzhou Dangdai Teng Xin Investment Co., Ltd. holds its 100% stake
Shanghai Zhen Yi Li Real Estate Development Co., Ltd.	Joint venture Fujian Xin Zhong Gui Real Estate Co., Ltd. holds its 90.48% stake indirectly
Hangzhou Ren Guang Real Estate Development Co., Ltd.	Joint venture Fujian Xin Zhong Gui Real Estate Co., Ltd. holds its 100% stake indirectly
Wenling Zhongliang An Real Estate Co., Ltd.	Association Shanghai Shao Yi Real Estate Co., Ltd. holds its 100% stake
Xinjiang Yang Guang TaiYu Real Estate Development Co., Ltd.	Joint venture Fujian Xin Zhong Gui Real Estate Co., Ltd. holds its 100% stake indirectly
Tian An Real Estate Investment Development (Shenzhen) Co., Ltd.	Joint venture Tian'an China Real Estate Co., Ltd. holds its 100% stake
Shanghai Zhen Er Li Real Estate Development Co., Ltd.	Joint venture Fujian Xin Zhong Gui Real Estate Co., Ltd. holds its 93.48% stake indirectly
Xi'an Yango Yu Zhen Industrial Co., Ltd.	Joint venture Xi'an Guang Rui Hao Yang Industrial Co., Ltd. holds its 100% stake
Qionglai Xi Ming Guang Real Estate Development Co., Ltd.	Joint venture Sichuan Zhen Xu Property Co., Ltd. holds its 51% stake
Chongqing Jin Ke Jun Zhi Real Estate Development Co., Ltd.	Joint venture Fujian Xin Zhong Gui Real Estate Co., Ltd. holds its 33% stake indirectly
Suzhou Jun Mao Real Estate Development Co., Ltd.	Joint venture Fujian Xin Zhong Gui Real Estate Co., Ltd. holds its 97.28% stake indirectly
Hangzhou Yue Guang Real Estate Development Co., Ltd.	Joint venture Fujian Xin Zhong Gui Real Estate Co., Ltd. holds its 100% stake indirectly
Tian Yao An (Shanghai) Enterprise Development Co., Ltd.	Joint venture Tian'an China Real Estate Co., Ltd. holds its 100% stake indirectly
Xinjiang Zhong An Guang Tai Real Estate Development Co., Ltd.	Joint venture Fujian Xin Zhong Gui Real Estate Co., Ltd. holds its 70% stake indirectly
Kunshan Qian Rui Real Estate Co., Ltd.	Joint venture Shanghai Bin Ao Management Consulting Co., Ltd. holds its 100% stake
Fuzhou Zhen Tai Real Estate Development Co., Ltd.	Joint venture Fuzhou Xing Sheng Bo Real Estate Development Co., Ltd. holds its 80% stake indirectly
Chongqing Yuan Pu Real Estate Development Co., Ltd.	Association Chongqing Yue Rui Guang Enterprise Management Consulting Co., Ltd. holds its 100% stake indirectly
Dongguan Guang Qi Real Estate Development Co., Ltd.	Joint venture Shenzhen Yango Industrial Development Co., Ltd. holds its 100% stake
Fuyang Guang Ju Real Estate Development Co., Ltd.	Joint venture Anhui Yang Juguangcheng Real Estate Development Co., Ltd. holds its 100% stake
Xinyi Yu Hui Real Estate Development Co., Ltd.	Joint venture Fujian Xin Zhong Gui Real Estate Co., Ltd. holds its 100% stake indirectly
Fuzhou Zhong Long Tai Industrial Development Co., Ltd.	Joint venture Fuzhou Hong Bai Long Real Estate Development Co., Ltd. holds its 30.88% stake
ShaoxingShaoxing Ting Gaung Enterprise Management Co., Ltd.	Joint venture Shanghai Ting Ye Enterprise Management Co., Ltd. holds its 100% stake
Hangzhou Yi Guang Real Estate Development Co., Ltd.	Association Hangzhou Kang Yi De Real Estate Development Co., Ltd. holds its 100% stake
Taizhou Xing Sheng Ye Real Estate Development Co., Ltd.	Joint venture Hangzhou Xin Jun Da Real Estate Development Co., Ltd. holds its 100% stake
Heze Guang Hua Real Estate Development Co., Ltd.	Joint venture Jinan Xin Zhao Lian Real Estate Development Co., Ltd. holds its 90% stake

Name of Subsidiaries of Joint Ventures and Associations	Relationship with the Company
Hefei Guang Yu Real Estate Development Co., Ltd.	Joint venture Anhui Yang Yuguangcheng Real Estate Co., Ltd. holds its 100% stake
Guangzhou Han Guo Heng Sheng Real Estate Development Co., Ltd.	Association Guangzhou Dangdai Teng Xin Investment Co., Ltd. holds its 75% stake
Bao Yi Li Guang (Hangzhou) Real Estate Co., Ltd.	Joint venture Bao Yi Ju Xuan (Hangzhou) Construction Development Co., Ltd. holds its 100% stake
Guangzhou Hui Hua Real Estate Development Co., Ltd.	Joint venture Fujian Xin Zhong Gui Real Estate Co., Ltd. holds its 99.30% stake indirectly
Yiwu Mai Guang Real Estate Co., Ltd.	Joint venture Hangzhou Hong Guang Real Estate Development Co., Ltd. holds its 100% stake
Taicang Wan Xin Real Estate Development Co., Ltd.	Joint venture Shanghai Sheng Cha Industrial Development Co., Ltd. holds its 100% stake
Jiaxing Rong Yang Real Estate Co., Ltd.	Joint venture Jiaxing Yi He Real Estate Co., Ltd. holds its 100% stake
Wuxi Jin Feng Investment Co., Ltd.	Joint venture Suzhou Juan Tai Real Estate Development Co., Ltd. holds its 100% stake
Wuxi Hui Yang Real Estate Development Co., Ltd.	Joint venture Suzhou Li Yang Real Estate Development Co., Ltd. holds its 100% stake
Deqing Jin Hong Real Estate Co., Ltd.	Joint venture Zhejiang Qi Te Investment Management Co., Ltd. holds its 100% stake
Deqing De Jin Real Estate Co., Ltd.	Joint venture Zhejiang Jin Mei Investment & Management Co., Ltd. holds its 100% stake
Zhejiang Guang Hong Ming Yu Investment Co., Ltd.	Joint venture Fujian Xin Zhong Gui Real Estate Co., Ltd. holds its 90% stake
Fujian An Tai Jia Health Industrial Co., Ltd.	Joint venture Fujian Xin Zhong Gui Real Estate Co., Ltd. holds its 90% stake
Deqing Jin Lan Real Estate Co., Ltd.	Joint venture Zhejiang Yi Cheng Investment Management Co., Ltd. holds its 100% stake
Wuhan De Xin Zhi Guang Real Estate Co., Ltd.	Joint venture Wuhan De Hang Real Estate Co., Ltd. holds its 100% stake
Tian An Zhi Gu (Shanghai) Enterprise Development Co., Ltd.	Joint venture Tian'an China Real Estate Co., Ltd. holds its 100% stake indirectly
Tianjin Jun Tai Real Estate Development Co., Ltd.	Joint venture Tianjin Juan Da Enterprise Management Co., Ltd. holds its 100% stake
Hangzhou Hua Yu Ye Rui Real Estate Development Co., Ltd.	Joint venture Chongqing Ye Bo Industrial Co., Ltd. holds its 100% stake
Guangzhou Sheng Yuan Real Estate Development Co., Ltd.	Joint venture Fujian Xin Zhong Gui Real Estate Co., Ltd. holds its 98.20% stake indirectly
Ningbo Hao Guang Property Co., Ltd.	Joint venture Shaoxing Hong Yue Property Co., Ltd. holds its 100% stake
Hanlinge Real Estate (Beijing) Co., Ltd.	Joint venture Beijing Fan Tian Li Xing Assets Management Co., Ltd. holds its 100% stake indirectly
Hangzhou Lin Guang Real Estate Development Co., Ltd.	Joint venture Hangzhou Zhong Chuang Guang Real Estate Development Co., Ltd. holds its 100% stake indirectly
Tianjin Rong Jin Xin Tai Real Estate Development Co., Ltd.	Joint venture Fuzhou Rong Jin Xin Tai Real Estate Development Co., Ltd. holds its 100% stake
Fuzhou Lan Jun Real Estate Co., Ltd.	Association Fuzhou Blu-ray He Jun Real Estate Co., Ltd. holds its 100% stake
Hangzhou Li Teng Bo Real Estate Development Co., Ltd.	Joint venture Fujian Xin Zhong Gui Real Estate Co., Ltd. holds its 100% stake
Fuzhou Bi Rong Real Estate Development Co., Ltd.	Joint venture Fuzhou Hong Bai Long Real Estate Development Co., Ltd. holds its 5% stake

Name of Subsidiaries of Joint Ventures and Associations	Relationship with the Company
Fuzhou De Yuan Real Estate Development Co., Ltd.	Joint venture Fujian Xin Zhong Gui Real Estate Co., Ltd. holds its 30% stake indirectly
Taizhou Jiaojiang Fang Yuan Rong An Real Estate Co., Ltd.	Joint venture Fujian Xin Zhong Gui Real Estate Co., Ltd. holds its 20% stake indirectly
Kawanta (Shijiazhuang) New Energy Science Tech Co., Ltd.	Joint venture Kawanta (Qingdao) New Energy Technology Limited holds its 100% stake
Industrial Bank Finance Lease Co., Ltd.	Association Industrial Bank Co., Ltd. holds its 100% stake

4. Details of other main related parties

Name of other related parties	The relationship between other related parties and the Company
Lin Tengjiao	The person acting in concert with the Company's actual controller
Lin Weimin	Spouse of the Company's actual controller
Yango Longking Group Co., Ltd.	A company controlled by Lin Tengjiao
Hongyu Trading Co., Ltd.	A company controlled by Lin Tengjiao
Fujian Yango Commercial Factoring Co., Ltd.	A company controlled by Lin Tengjiao
Yango Holdings Co., Ltd.	A company controlled by Lin Tengjiao
Fujian Rong Yue Da Commercial Factoring Co., Ltd.	A company controlled by Lin Tengjiao
Fujian Guang Xin Yue Industrial Co., Ltd.	A company controlled by Lin Tengjiao
Aobona Industrial Co., Ltd.	A company controlled by Lin Tengjiao
Hong Kong Hong Tai Lung Investment Limited	A company controlled by Lin Tengjiao
Fujian Huizhi Tongda Industrial Co., Ltd.	A company controlled by Lin Tengjiao
Zhen Shi Da Supply Chain Management (Xiamen) Co., Ltd.	A company controlled by Lin Tengjiao
Fujian Xing Yuan Hui Ze Investment Management Co., Ltd.	A company controlled by Lin Tengjiao
Yango Health Industry Co., Ltd.	A company controlled by Lin Tengjiao
Huainan Xin Kang Hospital LLC	A company controlled by Lin Tengjiao
Yango Science and Technology Co., Ltd.	A company controlled by Lin Tengjiao
Shanghai Wei Xiang Kai Business Management Consulting Co., Ltd.	A company controlled by Lin Tengjiao
Yango Holding Group Co., Ltd.	A company controlled by Lin Tengjiao
Fujian Xu Rui Teng Investment Management Co., Ltd.	A company controlled by Lin Tengjiao
Fujian Yango Investment Management Co., Ltd.	A company controlled by Lin Tengjiao
Fujian Zhen Bo Yuan Investment Management Co., Ltd.	A company controlled by Lin Tengjiao
Chang Cheng Yango Asset Management Co., Ltd.	A company controlled by Lin Tengjiao
Shanghai Yango Teng Da International Trade Co., Ltd.	A company controlled by Lin Tengjiao
Fujian Sunflower Logistics Service Co., Ltd.	A company controlled by Lin Tengjiao
Fujian Sunflower Education Consulting Service Co., Ltd.	A company controlled by Lin Tengjiao
Fujian Yango Group Shanghai International Trading Co., Ltd.	A company controlled by Lin Tengjiao
Putian Zhe Min Logistics Service Co., Ltd.	A company controlled by Lin Tengjiao
Yango Group Investment Holding (Shanghai) Co., Ltd.	A company controlled by Lin Tengjiao
Fujian Wanzhong Asset Management Co., Ltd.	A company controlled by Lin Tengjiao
Fujian Sanmu Group Co., Ltd.	Director(s) of the subsidiary Yango Group is(are) its director(s)
Fuzhou Economic and Technological Development Yango Zhi Bo Enterprise Management Consulting Partnership (Limited Partnership)	A director of the Company is its limited partner
Fuzhou Economic and Technological Development Yango Hui You Enterprise Management Consulting Partnership (Limited Partnership)	Director(s) and management of the subsidiary Yango Group are its limited partners
Fuzhou Economic and Technological Development Yango Hui	Director(s) and management of the subsidiary

Name of other related parties	The relationship between other related parties and the Company
Jia Enterprise Management Consulting Partnership (Limited Partnership)	Yango Group are its limited partners

5. Details of related transactions

(1) Chart of purchasing commodity and accepting labor service:

Unit: RMB in ten thousand

Related party	Details of related transaction	Amount occurred in current period	Amount occurred in previous period
Guangdong Shun De Li He Zhi De Science Park Investment Co., Ltd.	Receiving funds	2,156.25	
Chongqing Yuneng Wan Yi Real Estate Development Co., Ltd.	Receiving labor services	585.56	112.54
Fujian Longking Ke Rui Environmental Protection Co., Ltd.	Environmental protection equipments and materials	806.12	
Total		3,547.93	112.54

(2) Chart of selling commodity and providing labor service:

Unit: RMB in ten thousand

Related party	Details of related transaction	Amount occurred in current period	Amount occurred in previous period
Hangzhou Lin Guang Real Estate Development Co., Ltd.	Providing services related to real estate projects	11,449.51	
Fuyang Guang Ju Real Estate Development Co., Ltd.	Providing services related to real estate projects	9,938.35	
Chongqing Yuan Pu Real Estate Development Co., Ltd.	Providing services related to real estate projects	8,662.07	
Hefei Guang Yu Real Estate Development Co., Ltd.	Providing services related to real estate projects	6,440.61	
Fuzhou Zhong Long Tai Industrial Development Co., Ltd.	Providing services related to real estate projects	5,160.45	2,197.93
Yiwu Mai Guang Real Estate Co., Ltd.	Providing services related to real estate projects	4,884.89	
Hangzhou Yi Guang Real Estate Development Co., Ltd.	Providing services related to real estate projects	4,083.29	1,851.30
Qidong Guang Xun Real Estate Development Co., Ltd.	Providing services related to real estate projects	3,872.66	75.31
Fuzhou Rong Jin Xin Tai Real Estate Development Co., Ltd.	Providing services related to real estate projects, providing funds	3,590.85	4,452.68

Related party	Details of related transaction	Amount occurred in current period	Amount occurred in previous period
Kunshan Qian Rui Real Estate Co., Ltd.	Providing services related to real estate projects, providing funds	3,479.66	1,020.02
Hangzhou Zhongda Yintaicheng Shopping Center Co., Ltd.	Providing services related to real estate projects	3,070.50	3,030.76
Enping Kang Sheng Real Estate Development Co., Ltd.	Providing services related to real estate projects	3,026.58	1,547.46
Guangxi Yang Tang Mao Real Estate Co., Ltd.	Providing services related to real estate projects	3,015.65	788.62
Shanghai Guang Xi Construction Development Co., Ltd.	Providing services related to real estate projects	2,801.58	
Jiaxing Rong Yang Real Estate Co., Ltd.	Providing services related to real estate projects	2,415.09	
Beijing Jin Ke De Yuan Real Estate Co., Ltd.	Providing services related to real estate projects, Providing funds	2,413.60	2,975.72
Ningbo Zhong Jiao Mei Lu Real Estate Co., Ltd.	Providing services related to real estate projects, Providing funds	1,938.39	846.1
Taizhou Zhongliangyu Real Estate Co., Ltd.	Providing services related to real estate projects	1,911.23	1,464.78
Guangdong Shun De Li He Zhi De Science Park Investment Co., Ltd.	Providing services related to real estate projects	1,772.94	441.41
Guangxi Zhong Qing Yi Ju Investment Co., Ltd.	Providing services related to real estate projects	1,717.75	
Ji'an Rongcheng Real Estate Development Co., Ltd.	Providing services related to real estate projects	1,713.82	343.47
Quanzhou Zhen Mao Real Estate Co., Ltd.	Providing services related to real estate projects	1,681.93	2,493.42
Shaoxing Yu Te Shun Real Estate Development Co., Ltd.	Providing services related to real estate projects	1,649.68	9,233.66
Quanzhou Hong Guang Real Estate Development Co., Ltd.	Providing services related to real estate projects	1,483.15	659.07
Xinyi Yu Hui Real Estate Development Co., Ltd.	Providing services related to real estate projects	1,417.16	225.67
Wuxi Fu Yang Real Estate Development Co., Ltd.	Providing services related to real estate projects	1,335.96	
Nanning Yang Zheng Xu Guang Real Estate Development Co., Ltd.	Providing services related to real estate projects	1,298.12	
Foshan Ting Wan Real Estate Development Co., Ltd.	Providing services related to real estate projects	1,202.42	176.58
Shaoxing Ting Gaung Enterprise Management Co., Ltd.	Providing services related to real estate projects	1,161.77	
Nanping Shi Yang Da Real Estate Co., Ltd.	Providing services related to real estate projects	1,161.17	133.1
Chengdu Country	Providing services related to real estate projects	1,142.60	530.66

Related party	Details of related transaction	Amount occurred in current period	Amount occurred in previous period
Garden Yaohui Real Estate Co., Ltd.			
Shangrao Gao Yun Real Estate Development Co., Ltd.	Providing services related to real estate projects	1,128.56	1,499.09
Dongguan Guang Qi Real Estate Development Co., Ltd.	Providing services related to real estate projects	1,092.65	
Fujian Qinyuanchun Real Estate Development Co., Ltd. (Note 1)	Providing services related to real estate projects	1,051.63	
Nantong Chong Tong Real Estate Co., Ltd.	Providing services related to real estate projects	1,034.25	362.58
Jiaozuo Liang Shun Real Estate Co., Ltd.	Providing services related to real estate projects	1,007.40	204.32
Chongqing Yuneng Wan Yi Real Estate Development Co., Ltd.	Providing services related to real estate projects	963.87	457.12
Yunnan Bao Sheng Real Estate Development Co., Ltd.	Providing services related to real estate projects	935.62	1,746.05
Hefei Ze Yang Real Estate Co., Ltd.	Providing services related to real estate projects, Providing funds	873.77	601.2
Taizhou Xing Sheng Ye Real Estate Development Co., Ltd.	Providing services related to real estate projects	867.31	1,009.56
Hangzhou Bin Wang Real Estate Development Co., Ltd.	Providing services related to real estate projects	779.82	47.17
Shaoxing Zhen Yang Real Estate Development Co., Ltd.	Providing services related to real estate projects	707.3	1,226.37
Huzhou New City Yi Jie Real Estate Development Co., Ltd.	Providing services related to real estate projects	701.35	
Cixi Xing Kun Real Estate Co., Ltd.	Providing services related to real estate projects	694.66	170.5
Suzhou He Du Real Estate Co., Ltd.	Providing services related to real estate projects	651.44	523.6
Qionglai Xi Ming Guang Real Estate Development Co., Ltd.	Providing funds	644.98	
Fuzhou Zhen Tai Real Estate Development Co., Ltd.	Providing services related to real estate projects	582.62	47.34
Nanping Guang Yao Shi Long Real Estate Development Co., Ltd.	Providing services related to real estate projects	579.95	
Taizhou Jiaojiang Fang Yuan Rong An Real Estate Co., Ltd.	Providing services related to real estate projects	557.12	373.58
Guangxi Tang Yao Investment Co., Ltd.	Providing services related to real estate projects	556.22	
Changzhou Mei Yang Real Estate Development Co., Ltd.	Providing services related to real estate projects	550.49	370.56
Fujian Sanmu Property Group Co., Ltd. (Note 1)	Providing services related to real estate projects	531.05	

Related party	Details of related transaction	Amount occurred in current period	Amount occurred in previous period
Jiangxi Ju Guang Real Estate Co., Ltd.	Providing services related to real estate projects	513.36	222.46
Yushan Bi Sheng Real Estate Development Co., Ltd.	Providing services related to real estate projects	502.23	753.34
Jinhua Tian Jing Real Estate Co., Ltd.	Providing services related to real estate projects	488.89	
Bao Yi Li Guang (Hangzhou) Real Estate Co., Ltd.	Providing services related to real estate projects	476.58	
Haimen Fu Li Teng Real Estate Development Co., Ltd.	Providing services related to real estate projects	475.48	1,214.88
Deqing Jin Hao Real Estate Co., Ltd.	Providing services related to real estate projects	466.98	534.59
Rudong Yin Yang Real Estate Development Co., Ltd.	Providing services related to real estate projects	444.43	842.6
Shangrao Mei Chen Real Estate Development Co., Ltd.	Providing services related to real estate projects	424.53	
Ge Cheng (Nanjing) Real Estate Development Co., Ltd.	Providing services related to real estate projects	419.13	618.13
Cixi Hua Yu Ye Rui Real Estate Development Co., Ltd.	Providing services related to real estate projects	418.98	
Wenzhou De Xin Dong Chen Real Estate Development Co., Ltd.	Providing services related to real estate projects	416.59	
Huanggang Bi Da Real Estate Development Co., Ltd.	Providing services related to real estate projects	401.26	
Chongqing Guang Jin Real Estate Development Co., Ltd.	Providing services related to real estate projects	397.5	200.57
Jiujiang Bi Cheng Real Estate Development Co., Ltd.	Providing services related to real estate projects	395.72	
Yixing Jia Yu Real Estate Development Co., Ltd.	Providing services related to real estate projects	386.33	343.53
Nanping Hui Long Chuan Real Estate Development Co., Ltd.	Providing services related to real estate projects	363.32	1,207.08
Yong Tai Sanmu Property Co., Ltd. (Note 1)	Providing services related to real estate projects	350.73	
Jiaxing Rong Guang Real Estate Development Co., Ltd.	Providing services related to real estate projects	334.95	343.87
Fuzhou Lan Jun Real Estate Co., Ltd.	Providing services related to real estate projects	318.21	
Yichang Long Tai Yango Real Estate Development Co., Ltd.	Providing services related to real estate projects	317.66	203.56
Guangxi Tang Xin Xu Guang Investment Co., Ltd.	Providing services related to real estate projects	308.91	549.43
Jiangxi Hao Guang	Providing services related to real estate projects	294.33	672.08

Related party	Details of related transaction	Amount occurred in current period	Amount occurred in previous period
Real Estate Co., Ltd.			
Guangxi Tang Sheng Investment Co., Ltd.	Providing services related to real estate projects	287.16	123.33
Rong Tai (Fuzhou) Real Estate Development Co., Ltd.	Providing services related to real estate projects	263.5	407.72
Chongqing Jin Ke Jun Zhi Real Estate Development Co., Ltd.	Providing services related to real estate projects	256.71	500.58
Taizhou Jiaojiang Fang Yuan Rong An Yango Real Estate Co., Ltd.	Providing services related to real estate projects	252.13	
Jiujiang FuLi Zhi Sheng Real Estate Co., Ltd.	Providing services related to real estate projects	228.04	39.77
Quanzhou Tang Cheng Real Estate Co., Ltd.	Providing services related to real estate projects	222.46	171.84
Suzhou Jian He Real Estate Development Co., Ltd.	Providing services related to real estate projects	222.05	227.29
Yixing Jia Shi Real Estate Co., Ltd.	Providing services related to real estate projects	213.38	
Wenling Binling Real Estate Development Co., Ltd.	Providing services related to real estate projects	212.97	126.53
Fuzhou Hai Guang Rong Chuang Real Estate Co., Ltd.	Providing services related to real estate projects	198.01	
Hangzhou Hua Yu Ye Rui Real Estate Development Co., Ltd.	Providing services related to real estate projects	193.99	230.5
Chengdu Country Garden He Kang Real Estate Co., Ltd.	Providing services related to real estate projects	173.31	1,194.34
Jurong Xuan Yin Real Estate Co., Ltd.	Providing services related to real estate projects	173.21	16.01
Handan Jin Guang Real Estate Development Co., Ltd.	Providing services related to real estate projects	171.23	348.33
Wenzhou Li Teng Bo Real Estate Development Co., Ltd.	Providing services related to real estate projects, Providing funds	167.01	240.59
Shenzhen Bao Shen Rare Earth Co., Ltd.	Providing services related to real estate projects	164.5	155.47
Tianjin Rong Jin Xin Tai Real Estate Development Co., Ltd.	Providing services related to real estate projects	163.74	344.46
Yichang Teng Shun Yango Real Estate Development Co., Ltd.	Providing services related to real estate projects	158.41	
Fujian Deng Yun Real Estate Development Co., Ltd.	Providing services related to real estate projects	154.42	
Ningbo Guang Kai Real Estate Development Co., Ltd.	Providing services related to real estate projects	143.4	236.69
Xinyi Xiang Du Real Estate Co., Ltd.	Providing services related to real estate projects	143.4	478.3
Minqing Mei Yuan Real Estate	Providing services related to real estate projects	140.74	

Related party	Details of related transaction	Amount occurred in current period	Amount occurred in previous period
Development Co., Ltd.			
Heze Guang Hua Real Estate Development Co., Ltd.	Providing services related to real estate projects	132.15	621.48
Deqing De Jin Real Estate Co., Ltd.	Providing services related to real estate projects	131.47	430.83
Yiwu Lian Ding Real Estate Co., Ltd.	Providing services related to real estate projects	130.45	476.68
Longyan Rong He Real Estate Development Co., Ltd.	Providing services related to real estate projects	130.28	253.68
Everbright Yango Financial Holding Asset Management Co., Ltd.	Providing funds	114.8	
Wuxi Hui Yang Real Estate Development Co., Ltd.	Providing services related to real estate projects	113.49	
Zhangzhou Sen Tang Real Estate Development Co., Ltd. (Note 1)	Providing services related to real estate projects	110.34	
Suzhou Chang Chuang Real Estate Co., Ltd.	Providing services related to real estate projects	101.31	64.13
Shanxi Yi Liang Real Estate Development Co., Ltd.	Providing services related to real estate projects	97.22	335.27
Ji'an Jin Chen Real Estate Development Co., Ltd.	Providing services related to real estate projects	87.8	
Pingyang De Xin Real Estate Co., Ltd.	Providing services related to real estate projects	84.91	104.56
Fujian Sanmu Property Service Co., Ltd. (Note 1)	Providing services related to real estate projects	80.91	
Taizhou Fang Yuan Yango Guang He Real Estate Co., Ltd.	Providing services related to real estate projects	78.35	
Dongguan Guifangyuan Real Estate Development Co., Ltd.	Providing services related to real estate projects	65.86	
Zhangzhou Long Wen Tang Guang Real Estate Development Co., Ltd.	Providing services related to real estate projects	64.38	
Guangxi Tang Qin Tong Guang Investment Co., Ltd.	Providing services related to real estate projects	52.04	
Wenzhou Wan Xian Real Estate Co., Ltd.	Providing services related to real estate projects	49.19	75.42
Deqing Jin Lan Real Estate Co., Ltd.	Providing services related to real estate projects	41.43	266.64
Wuhan De Xin Zhi Guang Real Estate Co., Ltd.	Providing services related to real estate projects	37.48	
Taicang Wan Xin Real Estate Development Co., Ltd.	Providing services related to real estate projects	36.88	
Jurong Jin Jia Run Real	Providing services related to real estate projects	32.48	

Related party	Details of related transaction	Amount occurred in current period	Amount occurred in previous period
Estate Development Co., Ltd.			
Hanlinge Real Estate (Beijing) Co., Ltd.	Providing services related to real estate projects	28.26	
Dongguan Qi Ruo Enterprise Management Co., Ltd.	Providing services related to real estate projects	27.67	
Anxi Yango Long En Real Estate Co., Ltd.	Providing services related to real estate projects	22.59	
Nanchang Lin Kong De Kai Real Estate Development Co., Ltd.	Providing services related to real estate projects	22.46	
Tianjin Jun Tai Real Estate Development Co., Ltd.	Providing services related to real estate projects	20.62	19.97
Shenzhen Jun Ling Investment Development Co., Ltd.	Providing services related to real estate projects	18.34	4.7
Zhangpu Zhen Yang Real Estate Development Co., Ltd.	Providing services related to real estate projects	17.95	
Minhou Rong Guang Real Estate Development Co., Ltd.	Providing services related to real estate projects	14.51	
Deqing Jin Hong Real Estate Co., Ltd.	Providing services related to real estate projects	9.89	2,852.88
Nan'an Yuan Chang Real Estate Co., Ltd.	Providing services related to real estate projects	8.41	45.43
Guangzhou Han Guo Heng Sheng Real Estate Development Co., Ltd.	Providing services related to real estate projects	7.28	19.33
Fuzhou Yu Bai Chuan Real Estate Development Co., Ltd.	Providing services related to real estate projects	5.13	204.83
Wuxi Jin Feng Investment Co., Ltd.	Providing services related to real estate projects	4.25	241.1
Qingyuan Tian An Zhi Gu Co., Ltd.	Providing services related to real estate projects	-9.25	83.13
Yuyao Hai Ji Xing Agriculture Products Wholesaling Market Co., Ltd.	Providing services related to real estate projects	-487.35	2,384.29
Xinjiang Zhong An Guang Tai Real Estate Development Co., Ltd.	Providing services related to real estate projects	-866.68	1,413.57
Yichun MCC Tiangong Xiujiang Real Estate Co., Ltd.	Providing services related to real estate projects		7,568.36
Shaoxing Zhen Yue Real Estate Development Co., Ltd.	Providing services related to real estate projects, Providing funds		7,133.46
Chengdu Zhezhongda Real Estate Co., Ltd.	Providing funds		1,186.31
Wenling Zhongliang An Real Estate Co., Ltd.	Providing services related to real estate projects		548.16
Liuzhou Gui Ding Real Estate Development Co., Ltd.	Providing services related to real estate projects		431.91

Related party	Details of related transaction	Amount occurred in current period	Amount occurred in previous period
Jiangyin Jia Yu Real Estate Development Co., Ltd.	Providing services related to real estate projects		348.81
Nantong Fu Li Teng Real Estate Development Co., Ltd.	Providing services related to real estate projects		307.55
Leqing Chang Yue Real Estate Co., Ltd.	Providing services related to real estate projects		214.82
Zhuzhou Xing Sheng Wan Bo Real Estate Co., Ltd.	Providing services related to real estate projects		175.12
Hangzhou Xiao Ying Real Estate Development Co., Ltd.	Providing services related to real estate projects		107.3
Shaanxi Yong An Kang Da Real Estate Co., Ltd.	Providing services related to real estate projects		1.4
Kawanta (Shijiazhuang) New Energy Science Tech Co., Ltd.	Providing consulting services	25.05	
Fujian Longking Ke Rui Environmental Protection Co., Ltd.	Selling goods		0.38
Fujian Sunflower Logistics Service Co., Ltd.	Providing information services		37.74
Fujian Sunflower Education Consulting Service Co., Ltd.	Providing information services		18.87
Putian Zhe Min Logistics Service Co., Ltd.	Providing information services		75.47
Fujian Sunflower Education Consulting Service Co., Ltd.	Providing consulting services		18.87
Fujian Sunflower Logistics Service Co., Ltd.	Providing consulting services		56.6
Putian Zhe Min Logistics Service Co., Ltd.	Providing consulting services		84.91
	Total	131,247.75	83,888.63

Note 1: the subsidiaries of related party Fujian Sanmu Group Co., Ltd.

(3) Details of related-party rental

Unit: RMB in ten thousand

Related party	Details of related transaction	Amount occurred in current period	Amount occurred in previous period
Fujian Longking Ke Rui Environmental Protection Co., Ltd.	Plants and etc.	53.27	105.03
	Total	53.27	105.03

(4) Details of related-party finance management

Related party	Details of related transaction	Amount occurred in current period	Amount occurred in previous period
Fujian Yango Commercial Factoring Co., Ltd.	Purchase financial products	20.34	87.36
Fujian Rong Yue Da Commercial Factoring Co., Ltd.	Purchase financial products	9.35	75.27
Fujian Yango Investment Management Co., Ltd.	Purchase financial products	376.94	
	Total	406.63	162.63

(5) Details of related-party custody

Related party	Details of assets in custody	Beginning date	Ending date	Pricing basis for custody income	Custody income recognized in current period
Fujian Sanmu Group Co., Ltd.	Development and sales of real estate projects	2019/6/10	2022/6/10	1% of sales proceed and awards for cost saving	48.88

(6) Details of related-party guarantees

The Company and its subsidiaries act as guarantors:

1) Guarantee

Unit: RMB in ten thousand

Closing Balance of debt	Amount guaranteed	Guarantor	Guaranteed party
50,000.00	50,000.00	The Company, Longking Industrial Investment Group Co., Ltd.	Fujian Yango Group Xiamen Import and Export Co. Ltd.
10,000.00	10,000.00	The Company	Fujian Yango Group Shanghai Industrial Co., Ltd.
2,000.00	2,000.00	The Company	Huainan Xin Kang Hospital LLC
64,000.00	64,000.00	Yango Group Co., Ltd.	Fuzhou Rong Jin Xin Tai Real Estate Development Co., Ltd.
82,900.00	41,450.00	Yango Group Co., Ltd.	Tianjin Rong Jin Xin Sheng Real Estate Development Co., Ltd.
48,900.00	2,445.00	Yango Group Co., Ltd.	Fuzhou Bi Rong Real Estate Development Co., Ltd.
28,000.00	8,646.40	Yango Group Co., Ltd.	Fuzhou Zhong Long Tai Industrial Development Co., Ltd.
28,000.00	9,335.20	Yango Group Co., Ltd.	Rong Tai (Fuzhou) Real Estate Development Co., Ltd.
16,620.00	5,650.80	Yango Group Co., Ltd., Zhangzhou Yango Real Estate Development Co., Ltd.	Zhangpu Zhen Yang Real Estate Development Co., Ltd.
27,270.00	9,108.18	Yango Group Co., Ltd.	Wuxi Jin Feng Investment Co., Ltd.
93,500.00	23,375.00	Yango Group Co., Ltd.	Hangzhou Hua Yu Ye Rui Real Estate Development Co., Ltd.
3,500.00	3,500.00	Qing Yuan Tian An Industrial Yuan Investment Co., Ltd.	Qingyuan Tian An Zhi Gu Co., Ltd.

Closing Balance of debt	Amount guaranteed	Guarantor	Guaranteed party
4,436.32	2,107.25	Yango Group Co., Ltd.	Qingyuan Tian An Zhi Gu Co., Ltd.
2,410.64	1,145.05	Yango Group Co., Ltd.	Qingyuan Tian An Zhi Gu Co., Ltd.
341,000.00	61,740.00	Yango Group Co., Ltd.	Guangzhou Dangdai Teng Xin Investment Co., Ltd.
44,000.00	21,560.00	Yango Group Co., Ltd.	Guangzhou Han Guo Heng Sheng Real Estate Development Co., Ltd.
59,000.00	17,700.00	Yango Group Guangxi Co., Ltd.	Guangxi Tang Sheng Investment Co., Ltd.
55,000.00	27,500.00	Yango Group Co., Ltd.	Tianjin Jun Tai Real Estate Development Co., Ltd.
9,996.00	9,996.00	Yango Group Co., Ltd.	Jiujiang Bi Cheng Real Estate Development Co., Ltd.
24,000.00	24,000.00	Yango Group Co., Ltd.	Foshan Xin Cai Real Estate Development Co., Ltd.
20,500.00	10,045.00	Yango Group Co., Ltd.	Chongqing Guang Jin Real Estate Development Co., Ltd.
23,000.00	23,000.00	Yango Group Co., Ltd., Sunan Yango Real Estate (Suzhou) Co., Ltd.	Wuxi Hui Yang Real Estate Development Co., Ltd.
42,079.00	6,943.04	Yango Group Co., Ltd.	Guangxi Tang Qin Tong Guang Investment Co., Ltd.
6,000.00	6,000.00	Yango Group Co., Ltd.	Deqing Jin Hao Real Estate Co., Ltd.
26,600.00	26,600.00	Yango Group Co., Ltd.	Xinjiang Zhong An Guang Tai Real Estate Development Co., Ltd.
39,950.00	39,950.00	Yango Group Co., Ltd.	Yichang Teng Shun Yango Real Estate Development Co., Ltd.
12,000.00	3,600.00	Yango Group Co., Ltd.	Fuzhou De Yuan Real Estate Development Co., Ltd.
55,000.00	26,950.00	Yango Group Co., Ltd.	Beijing Jin Ke De Yuan Real Estate Co., Ltd.
10,000.00	3,300.00	Yango Group Co., Ltd.	Hefei Ze Yang Real Estate Co., Ltd.
3,000.00	999.00	Yango Group Co., Ltd.	Jiujiang FuLi Zhi Sheng Real Estate Co., Ltd.
88,500.00	23,010.00	Yango City Group Fujian Co., Ltd.	Fuzhou Zhen Tai Real Estate Development Co., Ltd.
130,000.00	44,200.00	Yango Group Co., Ltd.	Guangxi Yang Tang Mao Real Estate Co., Ltd.
42,000.00	14,280.00	Yango Group Co., Ltd.	Guangxi Yang Tang Mao Real Estate Co., Ltd.
2,000.00	680.00	Yango Group Co., Ltd.	Yiwu Lian Ding Real Estate Co., Ltd.
34,500.00	11,264.25	Yango Group Co., Ltd.	Fuzhou Hai Guang Rong Chuang Real Estate Co., Ltd.
36,000.00	36,000.00	Yango Group Co., Ltd.	Qidong Guang Xun Real Estate Development Co., Ltd.
258,920.00	129,460.00	Yango Group Co., Ltd.	Shaoxing Ting Guang Enterprise Management Co., Ltd.
4,000.00	2,000.00	Yango Group Co., Ltd.	Jiangxi Ju Guang Real Estate Co., Ltd.
33,600.00	16,800.00	Yango Group Co., Ltd.	Jiangxi Hao Guang Real Estate Co., Ltd.
5,000.00	2,500.00	Yango Group Co., Ltd.	Ji'an Jin Chen Real Estate Development Co., Ltd.
51,400.00	16,622.76	Yango Group Co., Ltd.	Hangzhou Lin Guang Real Estate Development Co., Ltd.
7,500.00	2,550.00	Yango Group Co., Ltd.	Nanping Shi Yang Da Real Estate Co., Ltd.
80,000.00	40,000.00	Yango Group Co., Ltd.	Jiaying Rong Yang Real Estate Co., Ltd.
45,000.00	13,500.00	Yango Group Co., Ltd.	Ningbo Zhong Jiao Mei Lu Real Estate Co., Ltd.
79,900.00	40,749.00	Yango Group Co., Ltd.	Bao Yi Li Guang (Hangzhou) Real Estate Co., Ltd.
96,000.00	28,800.00	Yango Group Co., Ltd.	Chongqing Yuan Pu Real Estate Development Co., Ltd.
65,000.00	32,500.00	Yango Group Co., Ltd.	Wuhan De Xin Zhi Guang Real Estate Co., Ltd.
30,000.00	9,900.00	Yango Group Co., Ltd.	Jinhua Tian Jing Real Estate Co., Ltd.
10,000.00	3,300.00	Yango Group Co., Ltd.	Jinhua Tian Jing Real Estate Co., Ltd.
72,010.00	36,005.00	Yango Group Co., Ltd.	Quanzhou Tang Cheng Real Estate Co., Ltd.
97,000.00	29,100.00	Yango Group Co., Ltd.	Taizhou Jiaojiang Fang Yuan Rong An Yango Real Estate Co., Ltd.
24,000.00	12,240.00	Yango Group Co., Ltd.	Hangzhou Nan Guang Real Estate Co., Ltd.

Closing Balance of debt	Amount guaranteed	Guarantor	Guaranteed party
105,000.00	61,950.00	Yango Group Co., Ltd.	Nanning Yang Zheng Xu Guang Real Estate Development Co., Ltd.
32,619.00	16,635.69	Yango Group Co., Ltd.	Guangxi Tang Yao Investment Co., Ltd.
50,000.00	50,000.00	Yango Group Co., Ltd.	Wuxi Fu Yang Real Estate Development Co., Ltd.
70,000.00	70,000.00	Yango Group Co., Ltd.	Wuxi Hui Yang Real Estate Development Co., Ltd.
46,000.00	46,000.00	Yango Group Co., Ltd.	Hefei Guang Yu Real Estate Development Co., Ltd.
100,000.00	33,000.00	Yango Group Co., Ltd.	Taicang Wan Xin Real Estate Development Co., Ltd.
107,500.00	36,550.00	Yango Group Co., Ltd.	Suzhou Xiao Jun Real Estate Development Co., Ltd.
100,000.00	100,000.00	Yango Group Co., Ltd.	Yiwu Mai Guang Real Estate Co., Ltd.
9,685.77	4,358.60	Yango Group Co., Ltd.	Ji'an Rongcheng Real Estate Development Co., Ltd.
9,508.75	9,508.75	Yango Group Co., Ltd.	Yichun MCC Tiangong Xiujiang Real Estate Co., Ltd.
320,000.00	160,000.00	Yango Group Co., Ltd.	Fujian Deng Yun Real Estate Development Co., Ltd.
69,640.00	69,640.00	Yango Group Co., Ltd., Yango Group Guangxi Co., Ltd.	Nanning Yang Zheng Xu Guang Real Estate Development Co., Ltd.
10,000.00	4,000.00	Yango Group Co., Ltd.	Nanping Guang Yao Shi Long Real Estate Development Co., Ltd.
11,000.00	11,000.00	Fujian Longking Co., Ltd.	Kawanta (Shijiazhuang) New Energy Science Tech Co., Ltd.
3,565,945.48	1,760,749.97	Total	

2) Pledge guarantee

Pledge category	Guarantor	Guaranteed party	Equity pledge ratio	Pledge value
Long-term investment	Guangzhou Li Bi Hui Ze Real Estate Development Co., Ltd.	Guangzhou Dangdai Teng Xin Investment Co., Ltd.	49.00%	
Long-term investment	Fuzhou Teng Shun Real Estate Development Co., Ltd.	Rong Tai (Fuzhou) Real Estate Development Co., Ltd.	33.34%	6,623,822.28
Long-term investment	Hangzhou Guang Ran Da Real Estate Development Co., Ltd.	Yiwu Lian Ding Real Estate Co., Ltd.	34.00%	
Long-term investment	Shanghai Zhen Mo Li Real Estate Development Co., Ltd.	Qidong Guang Xun Real Estate Development Co., Ltd.	51.00%	325,936,527.63
Long-term investment	Jiangxi Shun Yang Real Estate Co., Ltd.	Ji'an Jin Chen Real Estate Development Co., Ltd.	50.00%	86,586,359.64
Long-term investment	Jiangxi Mao Yang Real Estate Co., Ltd.	Jiangxi Hao Guang Real Estate Co., Ltd.	50.00%	190,936,794.10
Long-term investment	Fuzhou Xin De Hui Real Estate Development Co., Ltd.	Fuzhou Hai Guang Rong Chuang Real Estate Co., Ltd.	24.50%	177,170,520.46
Long-term investment	Yango (Xiamen) Real Estate Co., Ltd.	Zhangzhou Long Wen Tang Guang Real Estate Development Co., Ltd.	50.00%	394,846,603.85
Long-term investment	Hangzhou Zhen Guang Real Estate Development Co., Ltd.	Hangzhou Nan Guang Real Estate Co., Ltd.	31.00%	494,641,336.92
Long-term investment	Yango Group Co., Ltd.	Chengdu Zhezhongda Real Estate Co., Ltd.	40.00%	207,653,628.32
Long-term investment	Foshan Zhen De Yango Real Estate Co., Ltd.	Foshan Jin Hui Long Guang Real Estate Development Co., Ltd.	40.00%	
Long-term investment	Shenzhen Guang Yu Industrial Co., Ltd.	Dongguan Qi Ruo Enterprise Management Co., Ltd.	33.00%	296,637,955.12
Long-term investment	Nanjing Yu Yang Real Estate Development Co., Ltd.	Jurong Xuan Yin Real Estate Co., Ltd.	49.00%	17,881,707.08
Total				2,198,915,255.40

Unit: RMB in ten thousand

Pledge category	Guarantor	Guaranteed party	No. of shares	Pledge value	Start date	End date
Trading financial assets	The Company provides guarantee warranty; Longking Industrial Investment Group Co., Ltd. provides share-pledge guarantee and guarantee warranty	Fujian Yango Group Xiamen Import and Export Co. Ltd.	85.50 million shares of Huatai Insurance Group Co., Ltd. held by Longking Industrial Investment Group Co., Ltd.	29,800.00	2020/11/25	2022/10/15
Shares	Oriental Xinlong Asset Management Co., Ltd. provides share-pledge guarantee; the Company provides guarantee warranty	Fujian Yango Group Xiamen Import and Export Co. Ltd.	5.5 million shares of Yango Group	5,000.00	2020/12/03	2021/06/01
Shares	The Company and Oriental Xinlong Asset Management Co., Ltd. provides share-pledge guarantee ; Longking Industrial Investment Group Co., Ltd. provides share-pledge guarantee	Yango Holdings Co., Ltd.	56.14 million shares of Yango Group held by the Company; 25.38 million shares of Yango Group held by Oriental Xinlong Asset Management Co., Ltd. ; 49% stake in Yango Education Holding Group Co., Ltd. held by Longking Industrial Investment Group Co., Ltd.	4,220.00	2019/12/26	2021/12/26
Shares		Yango Holdings Co., Ltd.		5,210.00	2019/12/27	2021/12/27
Shares		Yango Holdings Co., Ltd.		12,830.00	2020/01/03	2022/01/03
Shares		Yango Holdings Co., Ltd.		8,080.00	2020/01/10	2022/01/10
Shares		Yango Holdings Co., Ltd.		10,750.00	2020/01/17	2022/01/17
Shares		Yango Holdings Co., Ltd.		1,400.00	2020/02/07	2022/02/07
Shares		Yango Holdings Co., Ltd.		800.00	2020/02/14	2022/02/14
Shares		Yango Holdings Co., Ltd.		1,600.00	2020/02/21	2022/02/21
Shares		Yango Holdings Co., Ltd.		2,350.00	2020/02/28	2022/02/28
Shares		Yango Holdings Co., Ltd.		2,790.00	2020/03/06	2022/03/06
Shares		Yango Holdings Co., Ltd.		2,260.00	2020/03/13	2022/03/13
Shares		Yango Holdings Co., Ltd.		7,710.00	2020/03/20	2022/03/20
Shares		The Company		Fujian Yango Group Shanghai Industrial Co., Ltd.	37 million shares of Yango Group held by the Company	15,000.00
Total				109,800.00		

The Company and its subsidiaries act as guaranteed party:

Unit: RMB in ten thousand

Closing Balance of debt	Guarantor	Guaranteed party	Borrowing date	Maturity date
41,600.00	Wu Jie	Guangxi Tang Xin Xu Guang Investment Co., Ltd.	2019/04/12	2022/04/12
40,000.00	Chongqing Yuan Pu Real Estate Development Co., Ltd.	Fujian Yango Real Estate Development Co., Ltd.	2020/10/29	2021/08/13
40,000.00	Chongqing Yuan Pu Real Estate Development Co., Ltd.	Fujian Yango Real Estate Development Co., Ltd.	2020/10/29	2022/05/19
80,000.00	Hefei Guang Yu Real Estate Development Co., Ltd.	Hangzhou Bi Guang Real Estate Development Co., Ltd.	2020/05/19	2022/05/19
262,800.00	Foshan Jin Hui Long Guang Real Estate Development Co., Ltd.	Zhaoqing Hao Yang Real Estate Development Co., Ltd.	2020/08/14	2021/08/13
77,940.00	Fuyang Guang Ju Real Estate Development Co., Ltd.	Zhaoqing Hao Yang Real Estate Development Co., Ltd.	2020/06/18	2022/06/17
100,000.00	Xi'an Yango Yu Zhen Industrial Co., Ltd.	Shaanxi Fu An Tai Real Estate Co., Ltd.	2020/09/30	2021/09/29
69,640.00	Nanning Yang Zheng Xu Guang Real Estate Development Co., Ltd.	Shanghai Sang Xiang Enterprise Management Co., Ltd.	2020/11/18	2022/06/28
123,000.00	Dongguan Guang Qi Real Estate Development Co., Ltd.	Chongqing Mu Guang Real Estate Development Co., Ltd.	2020/06/30	2022/01/05
130,000.00	Hefei Guang Yu Real Estate Development Co., Ltd.	Bengbu Guang Rui Real Estate Development Co., Ltd.	2020/05/19	2022/05/19
120,000.00	Yiwu Mai Guang Real Estate Co., Ltd.	Bengbu Guang Rui Real Estate Development Co., Ltd.	2020/10/16	2022/10/16
200,000.00	Wuxi Fu Yang Real Estate Development Co., Ltd.	Yango Group Co., Ltd.	2020/06/16	2022/06/16
31,500.00	the Company, Yango Holdings Co., Ltd., Lin Tengjiao	Yango College	2019/09/09	2029/08/30
5,500.00	the Company, Yango Holdings Co., Ltd., Lin Tengjiao	Yango College	2019/09/02	2029/08/30
6,000.00	the Company, Yango Holdings Co., Ltd., Lin Tengjiao	Yango College	2019/08/31	2029/08/30
1,200.00	Yango Science and Technology Co., Ltd.	Fuzhou Yango International School	2018/09/29	2021/09/28
2,545.00	Yango Science and Technology Co., Ltd.	Fuzhou Yango International School	2019/07/04	2022/02/20
5,100.00	Yango Holding Group Co., Ltd., Lin Tengjiao Wu Jie, Lin Weimin, Lin Xueying	the Company	2020/02/24	2021/02/23
720.00	Yango Holding Group Co., Ltd., Fuzhou Rong Xing Jie Investment Co., Ltd. Fuzhou Kai Sheng Hui Investment Co., Ltd., Lin Tengjiao, Wu Jie, Lin Xueying, Lin Weimin	the Company	2020/06/18	2021/06/17
4,500.00	Fuzhou Rong Xing Jie Investment Co., Ltd., Fuzhou Kai Sheng Hui Investment Co., Ltd. Yango Holding Group Co., Ltd., Lin Tengjiao, Wu Jie, Lin Xueying, Lin Weimin	the Company	2020/06/18	2021/06/17
18,000.00	Wu Jie, Lin Tengjiao Lin Xueying, Lin Weimin	the Company	2020/08/13	2021/08/09
10,000.00	Lin Tengjiao, Wu Jie, Lin Weimin,	the Company	2020/10/15	2021/10/13
9,036.72	Wu Jie, Fujian Yango Group Shanghai Industrial Co., Ltd., Lin Weimin,	the Company	2020/07/31	2021/08/02
4,556.93	Wu Jie, Fujian Yango Group Shanghai Industrial Co., Ltd., Lin Weimin,	the Company	2020/07/30	2021/07/30
9,673.26	Wu Jie, Fujian Yango Group Shanghai Industrial Co., Ltd., Lin Weimin,	the Company	2020/07/31	2021/08/02

Closing Balance of debt	Guarantor	Guaranteed party	Borrowing date	Maturity date
6,733.08	Wu Jie, Fujian Yango Group Shanghai Industrial Co., Ltd., Lin Weimin,	the Company	2020/08/03	2021/08/03
30,000.00	Wu Jie, Lin Weimin	the Company	2020/07/23	2021/07/19
20,064.00	Yango Group Investment Holding (Shanghai) Co., Ltd., Yango Holding Group Co., Ltd. Lin Tengjiao, Tibet Yango Ruize Industrial Co., Ltd.	the Company	2019/06/25	2022/06/25
31,008.00	Yango Group Investment Holding (Shanghai) Co., Ltd., Yango Holding Group Co., Ltd. Lin Tengjiao, Tibet Yango Hongrui Industrial & Trade Co., Ltd.	the Company	2019/07/04	2022/06/25
43,000.00	Lin Tengjiao	the Company	2017/09/07	2021/07/26
40,000.00	Lin Tengjiao	the Company	2017/09/07	2022/07/26
51,800.00	Lin Tengjiao	the Company	2017/09/08	2024/07/26
5,900.00	Wu Jie, Lin Tengjiao	the Company	2020/09/23	2021/09/23
4,900.00	Wu Jie, Lin Tengjiao	the Company	2020/09/23	2021/09/23
2,000.00	Yango Holding Group Co., Ltd., Wu Jie, Lin Xueying	the Company	2020/11/19	2021/11/18
1,215.00	Yango Holding Group Co., Ltd., Lin Weimin Wu Jie, Lin Xueying, Lin Tengjiao	the Company	2020/11/20	2021/11/19
1,200.00	Yango Holding Group Co., Ltd., Fuzhou Rong Xing Jie Investment Co., Ltd., Fuzhou Kai Sheng Hui Investment Co., Ltd., Lin Tengjiao, Wu Jie, Lin Xueying, Lin Weimin	the Company	2020/07/02	2021/07/01
3,385.00	Yango Holding Group Co., Ltd., Fuzhou Rong Xing Jie Investment Co., Ltd., Fuzhou Kai Sheng Hui Investment Co., Ltd., Lin Tengjiao, Wu Jie, Lin Xueying, Lin Weimin	the Company	2020/10/16	2021/10/14
17,000.00	Wu Jie, Lin Xueying, Lin Weimin, Lin Tengjiao	the Company	2020/05/19	2021/05/13
49,750.00	Yango Holdings Co., Ltd.; Wu Jie	the Company	2020/06/19	2023/06/18
40,000.00	Wu Jie, Lin Weimin	the Company	2020/03/16	2021/03/08
25,000.00	Yango Holdings Co., Ltd.; Wu Jie	the Company	2020/07/09	2023/07/08
20,000.00	Yango Holdings Co., Ltd.; Wu Jie	the Company	2020/08/19	2023/08/19
999.00	Yango Holdings Co., Ltd.; Wu Jie	the Company	2020/11/10	2023/11/09
21,814.72	the Company; Longking Industrial Investment Group Co., Ltd.; Yango Holdings Co., Ltd.	Yango (HK) Investment Limited	2020/09/29	2021/05/29
46,660.49	the Company; Longking Industrial Investment Group Co., Ltd.; Yango Holdings Co., Ltd.	Yango (HK) Investment Limited	2020/11/23	2021/07/23
1,855,741.21	Total			

Note: As of December 31, 2020, the Company's related parties provided guarantee for the Company's borrowings with a total amount of RMB 18,557.4121 million. Among them, Wu Jie, the actual controller of the Company, and other guarantors provided guarantee for the Company's borrowings with the borrowing balance being RMB 6,123.6121 million; joint ventures and associations provided inventory-pledged guarantees for Yango Group's borrowings with the borrowing balance being RMB 12,433.80 million.

(7) Asset transfer and debt restructuring with related parties

Zhejiang Guang Hong Ming Yu Investment Co., Ltd. is a subsidiary of Fujian Xin Zhong Gui Real Estate Co., Ltd., which is a joint venture of the subsidiary Yango Group. In 2020, Yango Group brought in cooperation party, Zhejiang Guang Hong Ming Yu Investment Co., Ltd., in some projects and transferred its stakes in Hangzhou Li Teng Bo Real Estate Development Co., Ltd., Hangzhou Ren Guang Real Estate Development Co., Ltd. and Wuhan Teng Shun Real Estate Development Co., Ltd. based on the net assets. After the transfer, Yango Group holds 36% stake in the project company through Zhejiang Guang Hong Ming Yu Investment Co., Ltd. See details in Notes VI.4 Note 6.

In September 2020, Longking Industrial Investment Group Co., Ltd. (hereinafter referred to as “Longking Industrial”), Yango Health Industry Co., Ltd. (hereinafter referred to as “Yango Health”), Fuzhou Economic and Technological Development Yango Zhi Bo Enterprise Management Consulting Partnership (Limited Partnership) (hereinafter referred to as “Yango Zhi Bo”), Fuzhou Economic and Technological Development Yango Hui You Enterprise Management Consulting Partnership (Limited Partnership) (hereinafter referred to as “Yango Hui You”) , Fuzhou Economic and Technological Development Yango Hui Jia Enterprise Management Consulting Partnership (Limited Partnership) (hereinafter referred to as “Yango Hui Jia”) increased capital into Shanghai Yango Zhi Bo Life Service Group Co., Ltd. (hereinafter referred to as “Yango Zhi Bo Group”), a subsidiary of Yango Group. The increased capital totals RMB 366.67 million. After the increase, the percentage of stake held by Longking Industrial, Yango Health, Yango Zhi Bo, Yango Hui You and Yango Hui Jia is 2.47%, 2.35%, 5.06%, 10.18% and 9.35% respectively, totaling 29.41%. Yango Group holds 70.59% stake in Yango Zhi Bo Group.

In November 2020, Yango Health transferred its 1.80% stake in Yango Zhi Bo Group to Yango Group at cost. As at December 31, 2020, the subsidiary Yango Group holds 72.39% stake in Yango Zhi Bo Group while Longking Industrial holds 2.47% stake.

See details for other related-party asset transfer in Notes VI.2.

(8) As of December 31, 2020, the Company's RMB deposit balance in Industrial Bank was RMB 4,449.2644 million, HKD deposit balance was HKD 12.8465 million, USD deposit balance was USD 238.4285 million, time deposit balance was RMB 348 million. RMB bank loan balance was RMB 2,297.36 million. The USD bank loan balance was 66.4775 million.

(9) According to the resolution of the sixth meeting of the 8th Board of Directors of the subsidiary Longking on April 11, 2018, Longking agreed to authorize Yango Financial Investment Group Co., Ltd. (now renamed as Yango Longking Group Co., Ltd.) (Hereafter referred to as “Yango Finance Group”) to use “Longking” wording in its company name. After completing the Company name change registration procedure, it has the right to display, publicize and carry out the name of the Company containing the “Longking” brand name. The scope of Longking’s authorization is limited to Yango Finance Group's use of “Longking” in its company name, excluding the use of the well-known trademark of “Longking”, and the use of “Longking” or similar wording in a trademark way on its products or services provided. The authorized use term shall be from the effective date of the “Wording License Authorization Contract” to December 7th, 2064 (i.e., the expiration date of the operation period of the Yango Finance Group Business License registration). If Yango Finance Group is dissolved or terminated before the expiration date, the authorized use term shall be up to the date when Yango Finance Group is actually dissolved or terminated. If the subsidiary Longking Industrial Investment Group Co., Ltd. (hereinafter referred to as “Longking Industrial”) no longer has the controlling shareholding position of Longking or the related-party bond between Yango Financial Group and Longking Industrial ceases, the authorization shall terminate itself, and Yango Finance Group shall not use the "Longking" wording in its company name. The authorized use fee of “Longking” is RMB 100,000 per annum. Yango Finance Group will pay the authorized use fee to Longking before March 31 of each year. Longking issued a legitimate and compliant invoice to Yango Finance Group after receiving the license fee.

(10) Related transactions of financial leasing business with Industrial Financial Leasing Co., Ltd.

The Company's subsidiary, Longking, has transferred the rights and obligations of three contracts signed with the subsidiary of BSKY Group Co. Ltd. (hereinafter referred to as "BSKY") that are under implementation to Industrial Bank Finance Lease Co., Ltd. (hereinafter referred to as "Industrial Bank Finance Lease"). Based on the contracts, Industrial Bank Finance Lease provides finance lease service to BSKY and its three subsidiaries, Guangxi De Bao Baikuang Aluminum Co., Ltd., Guangxi Tian Lin Baikuang Aluminum Co., Ltd. and Guangxi Baikuang Aluminum Co., Ltd., of which the lease term is three-year and finance lease amount totals RMB 270.3301 million. BSKY and its three subsidiaries are the lessees who bear the related expenses arising from the financing lease. Meanwhile, Longking undertakes the repurchase obligation for part of the lease creditor's right owned by the lessees (accumulative repurchase obligation shall not exceed 70% of the lease creditor's right).

6. Receivables from and payables to the related party

Receivables

Unit: RMB in ten thousand

Item	Related party	Closing Balance		Opening Balance	
		Book Balance	Bad-debt Provision	Book Balance	Bad-debt Provision
Dividends receivable	Chengdu Zhezhongda Real Estate Co., Ltd.	3,600.00			
Other receivables	Fujian Deng Yun Real Estate Development Co., Ltd.	121,472.00	121.47		
Other receivables	Shanghai Ting Ye Enterprise Management Co., Ltd.	119,514.92	119.51	222,774.92	222.77
Other receivables	Guangzhou Dangdai Teng Xin Investment Co., Ltd.	109,616.99	109.62	115,606.71	115.61
Other receivables	Tianjin Juan Da Enterprise Management Co., Ltd.	103,562.15	103.56	103,562.15	103.56
Other receivables	Shenzhen Jun Ling Investment Development Co., Ltd.	94,114.66	94.11	45,720.64	45.72
Other receivables	Dongguan Guifangyuan Real Estate Development Co., Ltd.	87,714.70	87.71		
Other receivables	Anhui Yang Yuguangcheng Real Estate Co., Ltd.	78,375.63	78.38		
Other receivables	Xiamen Xiang Yang Investment Co., Ltd.	71,229.00	71.23	4,629.00	4.63
Other receivables	Suzhou Kang Yang Real Estate Development Co., Ltd.	54,573.35	54.57		

Item	Related party	Closing Balance		Opening Balance	
		Book Balance	Bad-debt Provision	Book Balance	Bad-debt Provision
Other receivables	Hangzhou Zhong Chuang Guang Real Estate Development Co., Ltd.	53,297.86	53.3	53,072.86	53.07
Other receivables	Fuzhou Rong Jin Xin Tai Real Estate Development Co., Ltd.	52,294.60	52.29	34,049.92	34.05
Other receivables	Jinan Xin Zhao Lian Real Estate Development Co., Ltd.	46,704.42	46.7	26,536.00	26.54
Other receivables	Wuhan Teng Shun Real Estate Development Co., Ltd.	42,582.00	42.58		
Other receivables	Hangzhou Long Yuan Guang Real Estate Development Co., Ltd.	37,126.48	37.13	44,220.05	44.22
Other receivables	Hangzhou Nan Guang Real Estate Co., Ltd.	35,313.93	35.31		
Other receivables	Anhui Yang Juguangcheng Real Estate Development Co., Ltd.	34,824.37	34.82		
Other receivables	Minhou Rong Guang Real Estate Development Co., Ltd.	33,962.16	33.96		
Other receivables	Jurong Xuan Yin Real Estate Co., Ltd.	32,427.46	32.43	14,171.88	14.17
Other receivables	Shenyang Guang Xin Heng Rong Real Estate Development Co., Ltd.	30,680.33	30.68		
Other receivables	Shenzhen Tian An Zhi Gu Enterprise Development Co., Ltd.	30,000.00	30	30,000.00	30
Other receivables	Bao Yi Ju Xuan (Hangzhou) Construction Development Co., Ltd.	28,439.44	28.44	13,139.44	13.14
Other receivables	Dongguan Qi Ruo Enterprise Management Co., Ltd.	26,630.31	26.63		
Other receivables	Beijing Fan Tian Li Xing Assets Management Co., Ltd.	26,536.95	26.54	26,536.95	26.54
Other receivables	Nanning Yang Zheng Xu Guang Real Estate Development Co., Ltd.	24,330.83	24.33		
Other receivables	Chongqing Yuneng Wan Yi Real Estate Development Co., Ltd.	24,171.09	2,417.11	24,158.99	2,415.90
Other receivables	Bengbu Rong Jia Real Estate Development Co., Ltd.	23,360.40	23.36		
Other receivables	Ningbo Xing Sheng Bo Investment Management Co., Ltd.	22,821.67	22.82	22,821.67	22.82
Other receivables	Hangzhou Hong Guang Real Estate Development Co., Ltd.	22,303.05	22.3		
Other receivables	Shanxi Yi Liang Real Estate Development Co., Ltd.	21,077.29	21.08	20,792.70	20.79
Other receivables	Dongguan Guang Qi Real Estate Development Co., Ltd.	20,240.03	20.24		
Other receivables	Pingxiang Hedan Logistics Co., Ltd.	20,180.00	20.18		
Other receivables	Suzhou Juan Tai Real Estate Development Co., Ltd.	19,506.43	19.51	22,312.03	22.31
Other receivables	Suzhou Li Yang Real Estate Development Co., Ltd.	17,194.81	17.19		
Other receivables	Zhangpu Bixi Real Estate Development Co., Ltd.	17,161.39	17.16	17,651.39	17.65
Other receivables	Shanghai Guang Xi Construction Development Co., Ltd.	17,015.43	17.02		

Item	Related party	Closing Balance		Opening Balance	
		Book Balance	Bad-debt Provision	Book Balance	Bad-debt Provision
Other receivables	Yichang Long Tai Yango Real Estate Development Co., Ltd.	16,027.31	16.03	21,381.77	21.38
Other receivables	Shanghai Guang Yi Construction Development Co., Ltd.	15,696.20	15.7		
Other receivables	Shanghai Sheng Cha Industrial Development Co., Ltd.	15,518.17	15.52		
Other receivables	Ningbo Rui Hong Investment Management Co., Ltd.	15,336.67	15.34	15,336.67	15.34
Other receivables	Fuzhou Guang Peng Industrial Co., Ltd.	14,993.00	14.99		
Other receivables	Ningbo Zhong Jiao Mei Lu Real Estate Co., Ltd.	14,682.24	14.68	37,652.24	37.65
Other receivables	Shenzhen Hui Zhu Industrial Co., Ltd.	14,100.00	14.1	14,100.00	14.1
Other receivables	Yong Tai Sanmu Property Co., Ltd. (Note 1)	12,927.53	12.93		
Other receivables	Chongqing Pin Yi Guang Industrial Co., Ltd.	12,921.74	12.92	12,639.74	12.64
Other receivables	Zhengzhou Zheng Yang Wan Ju Real Estate Development Co., Ltd.	12,055.84	1,257.58	11,998.84	12
Other receivables	Fuzhou Hong Bai Long Real Estate Development Co., Ltd.	11,838.13	11.84	12,610.13	12.61
Other receivables	Taizhou Fang Yuan Yango Guang He Real Estate Co., Ltd.	11,589.43	11.59		
Other receivables	Hangzhou Shui Sheng Xin Real Estate Development Co., Ltd.	11,059.09	11.06	11,059.09	11.06
Other receivables	Smooth Ever Investments Limited	10,942.20	10.94		
Other receivables	Chongqing Yuan Pu Real Estate Development Co., Ltd.	10,365.65	10.37		
Other receivables	Zhengzhou Jing Yang Wan Ju Real Estate Development Co., Ltd.	10,036.00	1,025.70	10,036.00	10.04
Other receivables	Changsha Hong Che Real Estate Development Co., Ltd.	9,308.07	9.31		
Other receivables	Enping Kang Sheng Real Estate Development Co., Ltd.	9,186.75	401.51	12,122.90	12.12
Other receivables	Xinjiang Zhong An Guang Tai Real Estate Development Co., Ltd.	8,344.81	8.34	37,371.60	37.37
Other receivables	Suzhou Chang Chuang Real Estate Co., Ltd.	8,187.48	2,364.66	5,587.48	5.59
Other receivables	Jiaozuo Liang Shun Real Estate Co., Ltd.	7,965.39	7.97	7,978.50	7.98
Other receivables	Foshan Xin Cai Real Estate Development Co., Ltd. (Botao Block Nanzhuang Project)	7,707.80	7.71	6,973.83	6.97
Other receivables	Shanghai Zhen Yi Li Real Estate Development Co., Ltd.	6,760.88	6.76	6,760.88	6.76
Other receivables	Zhangpu Zhen Yang Real Estate Development Co., Ltd.	6,514.49	6.51	6,253.03	6.25
Other receivables	Hangzhou Ren Guang Real Estate Development Co., Ltd.	6,478.65	6.48		
Other receivables	Shanghai Guang Yun Enterprise Development Co., Ltd. (Note 15)	5,984.20	5.98		

Item	Related party	Closing Balance		Opening Balance	
		Book Balance	Bad-debt Provision	Book Balance	Bad-debt Provision
Other receivables	Jurong Jin Jia Run Real Estate Development Co., Ltd.	5,821.13	5.82	5,778.00	5.78
Other receivables	Qingyuan Tian An Zhi Gu Co., Ltd.	5,340.44	5.34	4,761.48	4.76
Other receivables	Hangzhou Xin Jun Da Real Estate Development Co., Ltd.	5,073.99	5.07		
Other receivables	Kunshan Qian Rui Real Estate Co., Ltd.	4,993.37	4.99	3,587.18	3.59
Other receivables	Wenling Zhongliang An Real Estate Co., Ltd.	4,761.46	4.76	2,517.90	2.52
Other receivables	Jurong Rui Han Real Estate Development Co., Ltd.	4,287.31	4.29	6,217.81	6.22
Other receivables	Xinjiang Yango Tai Yu Real Estate Development Co., Ltd.	4,228.00	4.23	4,228.00	4.23
Other receivables	Tian An Real Estate Investment Development (Shenzhen) Co., Ltd.	3,530.08	3.53	3,865.71	3.87
Other receivables	Shenzhen Yango Industrial Development Co., Ltd.	3,523.89	3.52		
Other receivables	Shaoxing Hong Yue Property Co., Ltd.	3,336.93	3.34		
Other receivables	Tian'an China Real Estate Co., Ltd.	3,121.46	3.12	3,123.95	3.12
Other receivables	Fuyang Guang Ju Real Estate Development Co., Ltd.	2,949.63	2.95		
Other receivables	Foshan Gaoming Long Guang Real Estate Co., Ltd.	2,827.47	2.83		
Other receivables	Zhejiang Jin Mei Investment & Management Co., Ltd.	2,500.00	2.5	2,500.00	2.5
Other receivables	Chongqing Guang Jin Real Estate Development Co., Ltd.	2,365.12	2.37	3,533.60	3.53
Other receivables	Fuzhou Win-win Baiyi Real Estate Co., Ltd.	2,307.45	2.31	8,307.45	8.31
Other receivables	Nanping Shi Yang Da Real Estate Co., Ltd.	2,047.24	2.05	12,779.74	12.78
Other receivables	Anxi Yango Long En Real Estate Co., Ltd.	1,892.10	1.89		
Other receivables	Shanghai Zhen Er Li Real Estate Development Co., Ltd.	1,507.28	1.51	1,507.28	1.51
Other receivables	Longyan Rong He Real Estate Development Co., Ltd.	1,362.04	1.36	9,942.04	9.94
Other receivables	Rong Tai (Fuzhou) Real Estate Development Co., Ltd.	832.87	0.83		
Other receivables	Xi'an Yango Yu Zhen Industrial Co., Ltd.	773.14	0.77		
Other receivables	Jiangxi Ju Guang Real Estate Co., Ltd.	728.57	0.73	3,190.94	3.19
Other receivables	Xinyi Yu Hui Real Estate Development Co., Ltd.	658.98	0.66	16.85	0.02
Other receivables	Qionglai Xi Ming Guang Real Estate Development Co., Ltd.	644.98	0.64		
Other receivables	Hangzhou Lian Yang Real Estate Development Operational Co., Ltd.	444.32	0.44		
Other receivables	Foshan Ting Wan Real Estate Development Co., Ltd.	442.94	0.44	12,383.72	12.38

Item	Related party	Closing Balance		Opening Balance	
		Book Balance	Bad-debt Provision	Book Balance	Bad-debt Provision
Other receivables	Wuhan De Hang Real Estate Co., Ltd.	426.72	0.43		
Other receivables	Chongqing Jin Ke Jun Zhi Real Estate Development Co., Ltd.	330	0.33	330	0.33
Other receivables	Beijing Yango Industrial Development Co., Ltd.	200	0.2		
Other receivables	Wuxi Hui Yang Real Estate Development Co., Ltd.	193.81	0.19		
Other receivables	Taizhou Xing Sheng Ye Real Estate Development Co., Ltd.	60	0.06	60	0.06
Other receivables	Suzhou Jun Mao Real Estate Development Co., Ltd.	21.3	0.02	21.3	0.02
Other receivables	Heze Guang Hua Real Estate Development Co., Ltd.	17.21	0.02		
Other receivables	Zhejiang Yu Cheng Investment Management Co., Ltd.	3.3	0	3.3	0
Other receivables	Hangzhou Yue Guang Real Estate Development Co., Ltd.	1	0	1	0
Other receivables	Nanning Zheng Man Yang Investment Co., Ltd.	0.55	0	0.55	0
Other receivables	Tian Yao An (Shanghai) Enterprise Development Co., Ltd.	0.5	0	0.5	0
Other receivables	Nanjing Bo Guang Real Estate Co., Ltd.	0.22	0	0.22	0
Other receivables	Guangxi Yang Tang Mao Real Estate Co., Ltd.			110,763.14	110.76
Other receivables	Qidong Guang Xun Real Estate Development Co., Ltd.			77,961.10	77.96
Other receivables	Tian'an Deng Yun (Fujian) Real Estate Development Co., Ltd.			73,322.00	73.32
Other receivables	Shaoxing Zhen Yang Real Estate Development Co., Ltd.			64,334.24	64.33
Other receivables	Changsha Yue An Guang Sha Real Estate Co., Ltd.			61,368.81	61.37
Other receivables	Liuzhou Gui Ding Real Estate Development Co., Ltd.			50,383.94	50.38
Other receivables	Jiaxing Yi He Real Estate Co., Ltd.			48,095.99	48.1
Other receivables	Hangzhou Kang Yi De Real Estate Development Co., Ltd.			29,858.76	29.86
Other receivables	Fuzhou Xing Sheng Bo Real Estate Development Co., Ltd.			25,347.08	25.35
Other receivables	Shanghai Jiong De Industrial Development Ltd.			23,801.00	23.8
Other receivables	Shaanxi Yong An Kang Da Real Estate Co., Ltd.			20,417.95	20.42
Other receivables	Ge Cheng (Nanjing) Real Estate Development Co., Ltd.			15,203.04	15.2
Other receivables	Jiaxing Rong Guang Real Estate Development Co., Ltd.			11,690.95	11.69
Other receivables	Jiujiang FuLi Zhi Sheng Real Estate Co., Ltd.			11,555.95	11.56
Other	Smooth Ever Investments Limited			10,942.20	10.94

Item	Related party	Closing Balance		Opening Balance	
		Book Balance	Bad-debt Provision	Book Balance	Bad-debt Provision
receivables					
Other receivables	Jiangxi Hao Guang Real Estate Co., Ltd.			10,546.39	10.55
Other receivables	Everbright Yango Financial Holding Asset Management Co., Ltd.			8,012.42	8.01
Other receivables	Yiwu Run Xun Trading Co., Ltd.			7,339.43	7.34
Other receivables	Nanjing Ze Yang Industrial Co., Ltd.			6,263.40	6.26
Other receivables	Taizhou Jiaojiang Fang Yuan Rong An Real Estate Co., Ltd.			6,170.00	6.17
Other receivables	Wenzhou Li Teng Bo Real Estate Development Co., Ltd.			4,642.63	4.64
Other receivables	Zhejiang Jin Zhen Investment Management Co., Ltd.			2,530.00	2.53
Other receivables	Fuzhou Hai Guang Rong Chuang Real Estate Co., Ltd.			1,705.12	1.71
Other receivables	Quanzhou Hong Guang Real Estate Development Co., Ltd.			1,635.20	1.64
Other receivables	Hangzhou Binjing Investment Management Co., Ltd.			905.65	0.91
Other receivables	Quanzhou Tang Mei Real Estate Co., Ltd.			630	0.63
Other receivables	Nan'an Yuan Chang Real Estate Co., Ltd.			427.64	0.43
Other receivables	Chengdu Zhezhongda Real Estate Co., Ltd.			26.99	0.03
Other receivables	Fujian Longking Ke Rui Environmental Protection Co., Ltd.			10.2	0.51
Other receivables	Kawanta (Shijiazhuang) New Energy Science Tech Co., Ltd.	1.52	0.02		
Other receivables	Fujian Yango Group Shanghai Industrial Co., Ltd.	29,743.91		50,681.57	
Other receivables	Zhong Min Yango International Trade Co., Ltd.	9,227.68		1,026.32	
Other receivables	Fujian Guang Xin Yue Industrial Co., Ltd.			52.5	
Other receivables	Fujian Yango Group Xiamen Import and Export Co. Ltd.	80,539.99		50	
Other receivables	Aobona Industrial Co., Ltd.			70.03	3.51
Other receivables	Yango Holdings Co., Ltd.			1,466.09	
Other receivables	Hong Kong Hong Tai Lung Investment Limited	136.84	0.12	1.43	0.03
Other receivables	Fujian Huizhi Tongda Industrial Co., Ltd.			13,865.00	
Other receivables	Zhen Shi Da Supply Chain Management (Xiamen) Co., Ltd.	6,540.42		96	
Other receivables	Fujian Xing Yuan Hui Ze Investment Management Co., Ltd.			1	0.3
Other receivables	Yango Health Industry Co., Ltd.			2,169.00	
Other receivables	Wu Jie			5,000.00	

Item	Related party	Closing Balance		Opening Balance	
		Book Balance	Bad-debt Provision	Book Balance	Bad-debt Provision
Other receivables	Fujian Xu Rui Teng Investment Management Co., Ltd.	2.07			
Other receivables	Fujian Yango Group Shanghai International Trading Co., Ltd.	150			
Other receivables	Fujian Zhen Bo Yuan Investment Management Co., Ltd.	35.78			
Other receivables	Hongyu Trading Co., Ltd.	478.63			
Other receivables	Shanghai Yango Teng Da International Trade Co., Ltd.	3,500.00			
Other receivables	Yango Longking Group Co., Ltd.	109.12			
Other receivables	Chang Cheng Yango Asset Management Co., Ltd.	1			
Accounts receivable	Hangzhou Lin Guang Real Estate Development Co., Ltd.	3,878.78	3.88		
Accounts receivable	Hangzhou Yi Guang Real Estate Development Co., Ltd.	2,357.25	2.36	1,447.40	1.45
Accounts receivable	Enping Kang Sheng Real Estate Development Co., Ltd.	1,766.59	1.77	1,088.88	1.09
Accounts receivable	Taizhou Zhongliangyu Real Estate Co., Ltd.	1,541.73	1.54	181.13	0.18
Accounts receivable	Ji'an Rongcheng Real Estate Development Co., Ltd.	1,218.90	1.22		
Accounts receivable	Yiwu Mai Guang Real Estate Co., Ltd.	1,164.26	1.16		
Accounts receivable	Taizhou Xing Sheng Ye Real Estate Development Co., Ltd.	816.89	0.82	178.39	0.18
Accounts receivable	Shanghai Guang Xi Construction Development Co., Ltd.	600	0.6		
Accounts receivable	Xinyi Yu Hui Real Estate Development Co., Ltd.	571.33	0.57	146.18	0.15
Accounts receivable	Yichang Teng Shun Yango Real Estate Development Co., Ltd.	458.05	0.46		
Accounts receivable	Guangdong Shun De Li He Zhi De Science Park Investment Co., Ltd.	351.33	0.35	132.1	0.13
Accounts receivable	Fuzhou Zhong Long Tai Industrial Development Co., Ltd.	350.02	0.35	366.78	0.37
Accounts receivable	Xinjiang Zhong An Guang Tai Real Estate Development Co., Ltd.	327	0.33	1,573.67	1.57
Accounts receivable	Shangrao Gao Yun Real Estate Development Co., Ltd.	298.48	0.3	373.9	0.37
Accounts receivable	Taizhou Jiaojiang Fang Yuan Rong An Yango Real Estate Co., Ltd.	293.77	0.29	396	0.4
Accounts receivable	Quanzhou Tang Cheng Real Estate Co., Ltd.	251.45	0.25	68.46	0.07
Accounts receivable	Yixing Jia Shi Real Estate Co., Ltd.	226.19	0.23		
Accounts receivable	Kunshan Qian Rui Real Estate Co., Ltd.	207.22	0.21		
Accounts receivable	Chongqing Guang Jin Real Estate Development Co., Ltd.	203.97	0.2	152.67	0.15
Accounts	Quanzhou Zhen Mao Real Estate Co., Ltd.	203.74	0.2	144	0.14

Item	Related party	Closing Balance		Opening Balance	
		Book Balance	Bad-debt Provision	Book Balance	Bad-debt Provision
receivable					
Accounts receivable	Yixing Jia Yu Real Estate Development Co., Ltd.	188.98	0.19	164.66	0.16
Accounts receivable	Fujian Qinyuanchun Real Estate Development Co., Ltd.	178.67	0.89		
Accounts receivable	Fuzhou Rong Jin Xin Tai Real Estate Development Co., Ltd.	173.13	0.17	861.32	0.86
Accounts receivable	Nanping Guang Yao Shi Long Real Estate Development Co., Ltd.	155.25	0.16		
Accounts receivable	Fuzhou Lan Jun Real Estate Co., Ltd.	145.11	0.15		
Accounts receivable	Chongqing Yuneng Wan Yi Real Estate Development Co., Ltd.	134.29	0.13	2,718.47	271.85
Accounts receivable	Hangzhou Zhongda Yintaicheng Shopping Center Co., Ltd.	114.17	0.11		
Accounts receivable	Fuzhou Hai Guang Rong Chuang Real Estate Co., Ltd.	106.71	0.11		
Accounts receivable	Deqing De Jin Real Estate Co., Ltd.	103.6	0.1	155	0.16
Accounts receivable	Guangxi Tang Xin Xu Guang Investment Co., Ltd.	103.45	0.1	17.24	0.02
Accounts receivable	Wenzhou Li Teng Bo Real Estate Development Co., Ltd.	101.94	0.1		
Accounts receivable	Heze Guang Hua Real Estate Development Co., Ltd.	97.16	0.1	23.12	0.02
Accounts receivable	Suzhou Jian He Real Estate Development Co., Ltd.	85.53	0.09	25.54	0.03
Accounts receivable	Shaoxing Ting Gaung Enterprise Management Co., Ltd.	85.49	0.09		
Accounts receivable	Quanzhou Hong Guang Real Estate Development Co., Ltd.	82.86	0.08	55.05	0.06
Accounts receivable	Taizhou Fang Yuan Yango Guang He Real Estate Co., Ltd.	80.64	0.08		
Accounts receivable	Foshan Ting Wan Real Estate Development Co., Ltd.	79.68	0.08	31.41	0.03
Accounts receivable	Yunnan Bao Sheng Real Estate Development Co., Ltd.	69.69	0.07	139.14	0.14
Accounts receivable	Fuzhou Zhen Tai Real Estate Development Co., Ltd.	69.34	0.07		
Accounts receivable	Jiangxi Hao Guang Real Estate Co., Ltd.	68.46	0.07	32.46	0.03
Accounts receivable	Qidong Guang Xun Real Estate Development Co., Ltd.	68.14	0.07	77.57	0.08
Accounts receivable	Zhangzhou Long Wen Tang Guang Real Estate Development Co., Ltd.	67.95	0.07		
Accounts receivable	Hanlinge Real Estate (Beijing) Co., Ltd.	60.88	0.06		
Accounts receivable	Shanxi Yi Liang Real Estate Development Co., Ltd.	59.6	0.06	272.29	0.27
Accounts receivable	Yong Tai Sanmu Property Co., Ltd. (Note 1)	51.55	0.05		
Accounts	Jiangxi Ju Guang Real Estate Co., Ltd.	50.44	0.05	38.92	0.04

Item	Related party	Closing Balance		Opening Balance	
		Book Balance	Bad-debt Provision	Book Balance	Bad-debt Provision
receivable					
Accounts receivable	Hefei Guang Yu Real Estate Development Co., Ltd.	48.16	0.05		
Accounts receivable	Suzhou Chang Chuang Real Estate Co., Ltd.	45.57	0.05	2.63	0
Accounts receivable	Jiujiang FuLi Zhi Sheng Real Estate Co., Ltd.	45.46	0.05		
Accounts receivable	Fuyang Guang Ju Real Estate Development Co., Ltd.	41.46	0.04		
Accounts receivable	Wuhan De Xin Zhi Guang Real Estate Co., Ltd.	38.6	0.04		
Accounts receivable	Nanning Yang Zheng Xu Guang Real Estate Development Co., Ltd.	31.34	0.03		
Accounts receivable	Jiaozuo Liang Shun Real Estate Co., Ltd.	27.99	0.03	1.6	0
Accounts receivable	Fujian Sanmu Property Service Co., Ltd. (Note 1)	26.29	0.13		
Accounts receivable	Guangxi Tang Sheng Investment Co., Ltd.	23.73	0.02	17.07	0.02
Accounts receivable	Anxi Yango Long En Real Estate Co., Ltd.	22.81	0.02		
Accounts receivable	Rong Tai (Fuzhou) Real Estate Development Co., Ltd.	22.29	0.02		
Accounts receivable	Fuzhou Sanmu Binjiang Construction Development Co., Ltd. (Note 1)	21.24	0.11		
Accounts receivable	Chengdu Country Garden He Kang Real Estate Co., Ltd.	17.38	0.02		
Accounts receivable	Beijing Jin Ke De Yuan Real Estate Co., Ltd.	15.39	0.02		
Accounts receivable	Rudong Yin Yang Real Estate Development Co., Ltd.	9.78	0.01	790.86	0.79
Accounts receivable	Taizhou Jiaojiang Fang Yuan Rong An Real Estate Co., Ltd.	8.1	0.01		
Accounts receivable	Zhangpu Zhen Yang Real Estate Development Co., Ltd.	3.7	0		
Accounts receivable	Chongqing Yuan Pu Real Estate Development Co., Ltd.	2.63	0		
Accounts receivable	Guangxi Zhong Qing Yi Ju Investment Co., Ltd.	0.8	0		
Accounts receivable	Chengdu Country Garden Yaohui Real Estate Co., Ltd.	0.31	0	90.45	0.09
Accounts receivable	Shaoxing Zhen Yue Real Estate Development Co., Ltd.			7,018.75	7.02
Accounts receivable	Yuyao Hai Ji Xing Agriculture Products Wholesaling Market Co., Ltd.			2,473.96	2.47
Accounts receivable	Yichun MCC Tiangong Xiujiang Real Estate Co., Ltd.			2,285.56	2.29
Accounts receivable	Ningbo Zhong Jiao Mei Lu Real Estate Co., Ltd.			896.86	0.9
Accounts receivable	Yiwu Lian Ding Real Estate Co., Ltd.			503.63	0.5
Accounts receivable	Deqing Jin Lan Real Estate Co., Ltd.			450.01	0.45

Item	Related party	Closing Balance		Opening Balance	
		Book Balance	Bad-debt Provision	Book Balance	Bad-debt Provision
Accounts receivable	Liuzhou Gui Ding Real Estate Development Co., Ltd.			420.52	0.42
Accounts receivable	Qingyuan Tian An Zhi Gu Co., Ltd.			358.53	0.36
Accounts receivable	Wenling Binling Real Estate Development Co., Ltd.			134.12	0.13
Accounts receivable	Hangzhou Hua Yu Ye Rui Real Estate Development Co., Ltd.			116.15	0.12
Accounts receivable	Hangzhou Xiao Ying Real Estate Development Co., Ltd.			113.74	0.11
Accounts receivable	Wuxi Jin Feng Investment Co., Ltd.			47.6	0.05
Accounts receivable	Shaoxing Zhen Yang Real Estate Development Co., Ltd.			42.61	0.04
Accounts receivable	Yushan Bi Sheng Real Estate Development Co., Ltd.			37.75	0.04
Accounts receivable	Shenzhen Bao Shen Rare Earth Co., Ltd.			29.12	0.03
Accounts receivable	Cixi Xing Kun Real Estate Co., Ltd.			25.38	0.03
Accounts receivable	Nanping Hui Long Chuan Real Estate Development Co., Ltd.			18.15	0.02
Accounts receivable	Jurong Xuan Yin Real Estate Co., Ltd.			16.97	0.02
Accounts receivable	Leqing Chang Yue Real Estate Co., Ltd.			16	0.02
Accounts receivable	Longyan Rong He Real Estate Development Co., Ltd.			12.42	0.01
Accounts receivable	Jiujiang Bi Cheng Real Estate Development Co., Ltd.			2.1	0
Accounts receivable	Shaanxi Yong An Kang Da Real Estate Co., Ltd.			1.48	0
Accounts receivable	Huzhou New City Yi Jie Real Estate Development Co., Ltd.			0.11	0
Accounts receivable	Fujian Sunflower Logistics Service Co., Ltd.			100	
Accounts receivable	Fujian Sunflower Education Consulting Service Co., Ltd.			40	
Accounts receivable	Putian Zhe Min Logistics Service Co., Ltd.			170	
Accounts receivable	Fujian Longking Ke Rui Environmental Protection Co., Ltd.	163.09	12.25	105.03	4.08
Contract assets	Chongqing Yuan Pu Real Estate Development Co., Ltd.	4,252.90	4.25		
Contract assets	Chongqing Yuneng Wan Yi Real Estate Development Co., Ltd.	2,262.44	226.24		
Contract assets	Dongguan Guang Qi Real Estate Development Co., Ltd.	1,997.93	2		
Contract assets	Yiwu Mai Guang Real Estate Co., Ltd.	1,179.20	1.18		
Contract assets	Fuyang Guang Ju Real Estate Development Co., Ltd.	1,170.88	1.17		
Contract assets	Hefei Guang Yu Real Estate Development Co., Ltd.	1,099.57	1.1		

Item	Related party	Closing Balance		Opening Balance	
		Book Balance	Bad-debt Provision	Book Balance	Bad-debt Provision
Contract assets	Xinyi Yu Hui Real Estate Development Co., Ltd.	623.3	0.62		
Contract assets	Hangzhou Lin Guang Real Estate Development Co., Ltd.	518.8	0.52		
Contract assets	Fuzhou Zhong Long Tai Industrial Development Co., Ltd.	389.56	0.39		
Contract assets	Shaoxing Ting Gaung Enterprise Management Co., Ltd.	244.8	0.24		
Contract assets	Enping Kang Sheng Real Estate Development Co., Ltd.	148.18	0.15		
Contract assets	Fujian Sanmu Property Group Co., Ltd. (Note 1)	140.53	0.7		
Contract assets	Qingyuan Tian An Zhi Gu Co., Ltd.	132.61	0.13		
Contract assets	Nanning Yang Zheng Xu Guang Real Estate Development Co., Ltd.	82.71	0.08		
Contract assets	Fuzhou Lan Jun Real Estate Co., Ltd.	82.23	0.08		
Contract assets	Dongguan Guifangyuan Real Estate Development Co., Ltd.	54.8	0.05		
Contract assets	Quanzhou Zhen Mao Real Estate Co., Ltd.	46.87	0.05		
Contract assets	Shanghai Guang Xi Construction Development Co., Ltd.	31.84	0.03		
Contract assets	Guangdong Shun De Li He Zhi De Science Park Investment Co., Ltd.	28.86	0.03		
Contract assets	Guangxi Tang Sheng Investment Co., Ltd.	26.02	0.03		
Contract assets	Longyan Rong He Real Estate Development Co., Ltd.	17.97	0.02		
Contract assets	Quanzhou Hong Guang Real Estate Development Co., Ltd.	11.1	0.01		
Contract assets	Deqing Jin Hong Real Estate Co., Ltd.	10.48	0.01		
Contract assets	Yong Tai Sanmu Property Co., Ltd. (Note 1)	8.14	0.01		
Contract assets	Shanxi Yi Liang Real Estate Development Co., Ltd.	7.51	0.01		
Contract assets	Hangzhou Yi Guang Real Estate Development Co., Ltd.	5.24	0.01		
Contract assets	Quanzhou Tang Cheng Real Estate Co., Ltd.	3.18	0		
Contract assets	Jiangxi Ju Guang Real Estate Co., Ltd.	1.48	0		
Contract assets	Taizhou Xing Sheng Ye Real Estate Development Co., Ltd.	0.45	0		
Contract assets	Fujian Sanmu Binjiang Construction Development Co., Ltd.(Note 1)	0.44	0		
Contract assets	Heze Guang Hua Real Estate Development Co., Ltd.	0.26	0		
Notes receivable	Fuyang Guang Ju Real Estate Development Co., Ltd.	4,803.75			
Notes receivable	Shanghai Guang Xi Construction Development Co., Ltd.	2,008.93			
Notes receivable	Hefei Guang Yu Real Estate Development Co., Ltd.	1,824.81			

Item	Related party	Closing Balance		Opening Balance	
		Book Balance	Bad-debt Provision	Book Balance	Bad-debt Provision
Notes receivable	Chongqing Yuan Pu Real Estate Development Co., Ltd.	765.08			
Notes receivable	Dongguan Guang Qi Real Estate Development Co., Ltd.	351.24			
Notes receivable	Shaoxing Ting Gaung Enterprise Management Co., Ltd.	244.8			
Notes receivable	Beijing Jin Ke De Yuan Real Estate Co., Ltd.	87			
Notes receivable	Enping Kang Sheng Real Estate Development Co., Ltd.	79.19			
	Total	2,139,538.49	9,635.89	1,947,849.59	4,542.24

Note 1: the subsidiaries of related party Fujian Sanmu Group Co., Ltd.

Prepayments:

Unit: RMB in ten thousand

Project name	Related party	Closing Balance	Opening Balance
Prepayments	Qidong Guang Xun Real Estate Development Co., Ltd.	116.67	
Prepayments	Chongqing Yuneng Wan Yi Real Estate Development Co., Ltd.		19.33
Prepayments	Shanghai Lu Jin Zhao Yang Asset Management Co., Ltd.		15.92
Prepayments	Zhong Min Yango International Trade Co., Ltd.	92.21	92.21
	Total	208.88	127.46

Payables:

Unit: RMB in ten thousand

Project name	Related party	Closing Balance	Opening Balance
Accounts payable	Chongqing Yuneng Wan Yi Real Estate Development Co., Ltd.	18	209.12
Accounts payable	Guangxi Zhong Qing Yi Ju Investment Co., Ltd.	0.61	
Accounts payable	Fujian Longking Ke Rui Environmental Protection Co., Ltd.	14.37	
Accounts payable	Aobona Industrial Co., Ltd.		10.9
Advanced payments from customer	Aobona Industrial Co., Ltd.		54.68
Advanced payments from customer	Shanghai Wei Xiang Qi Business Management Consulting Co., Ltd.		1.7
Contract liabilities	Fujian Wuyishan Sanmu Industrial Co., Ltd.	410	
Contract liabilities	Fuzhou Changle Sanmu Property Co., Ltd.	50	
Other payables	Hefei Guang Yu Real Estate Development Co., Ltd.	156,830.15	
Other payables	Guangxi Yang Tang Mao Real Estate Co., Ltd.	138,977.02	

Project name	Related party	Closing Balance	Opening Balance
Other payables	Yiwu Mai Guang Real Estate Co., Ltd.	108,228.00	
Other payables	Foshan Jin Hui Long Guang Real Estate Development Co., Ltd.	94,770.84	
Other payables	Quanzhou Zhen Mao Real Estate Co., Ltd.	65,000.00	30,307.93
Other payables	Guangzhou Han Guo Heng Sheng Real Estate Development Co., Ltd.	62,161.35	36,253.84
Other payables	Guangxi Zhong Qing Yi Ju Investment Co., Ltd.	56,530.61	70,613.61
Other payables	Dalian Longhu Ze Ying Real Estate Co., Ltd.	53,604.97	13,428.57
Other payables	Qidong Guang Xun Real Estate Development Co., Ltd.	50,896.90	
Other payables	Bao Yi Li Guang (Hangzhou) Real Estate Co., Ltd.	48,137.65	
Other payables	Beijing Jin Ke De Yuan Real Estate Co., Ltd.	45,822.88	19,926.43
Other payables	Guangzhou Hui Hua Real Estate Development Co., Ltd.	44,675.48	38,879.65
Other payables	Yunnan Bao Sheng Real Estate Development Co., Ltd.	43,166.50	41,306.14
Other payables	Taizhou Zhongliangyu Real Estate Co., Ltd.	38,700.00	43,500.00
Other payables	Chengdu Zhezhongda Real Estate Co., Ltd.	37,971.58	
Other payables	Guangxi Tang Xin Xu Guang Investment Co., Ltd.	37,085.54	34,094.61
Other payables	Taiyuan Xingguang Huanyu Real Estate Development Co., Ltd.	35,263.38	6,338.63
Other payables	Taicang Wan Xin Real Estate Development Co., Ltd.	32,686.50	
Other payables	Guangxi Tang Qin Tong Guang Investment Co., Ltd.	32,159.74	10,543.50
Other payables	Jiaying Yi He Real Estate Co., Ltd.	31,334.01	
Other payables	Fuzhou Blu-ray He Jun Real Estate Co., Ltd.	30,494.33	17,554.33
Other payables	Guangdong Shun De Li He Zhi De Science Park Investment Co., Ltd.	30,303.43	47,875.01
Other payables	Shenyang Teng Guang Building Material Trade Co., Ltd.	29,584.95	
Other payables	Jiaying Rong Yang Real Estate Co., Ltd.	29,227.98	
Other payables	Chongqing Yue Rui Guang Enterprise Management Consulting Co., Ltd.	28,051.11	
Other payables	Changzhou Mei Yang Real Estate Development Co., Ltd.	27,440.00	24,500.00
Other payables	Hangzhou Xiao Ying Real Estate Development Co., Ltd.	26,817.00	26,817.00
Other payables	Putian Lianfucheng Real Estate Co., Ltd.	24,689.67	85.98
Other payables	Jiangxi Hao Guang Real Estate Co., Ltd.	24,524.70	
Other payables	Wuxi Jin Feng Investment Co., Ltd.	23,509.93	14,662.60
Other payables	Shangrao Gao Yun Real Estate Development Co., Ltd.	22,341.03	11,550.03
Other payables	Ji'an Jin Chen Real Estate Development Co., Ltd.	21,873.86	4,409.34
Other payables	Fuzhou Yu Bai Chuan Real Estate Development Co., Ltd.	20,468.87	25,425.97
Other payables	Yiwu Lian Ding Real Estate Co., Ltd.	18,348.50	3,400.00
Other payables	Guangxi Tang Yao Investment Co., Ltd.	17,507.52	
Other payables	Deqing Jin Hong Real Estate Co., Ltd.	16,860.52	19,045.52
Other payables	Ji'an Rongcheng Real Estate Development Co., Ltd.	15,929.27	9,929.27
Other payables	Jinhua Tian Kun Enterprise Management Co., Ltd.	15,260.29	
Other payables	Shanghai Shao Yi Real Estate Co., Ltd.	15,190.00	15,190.00

Project name	Related party	Closing Balance	Opening Balance
Other payables	Zhangzhou Long Wen Tang Guang Real Estate Development Co., Ltd.	14,971.46	
Other payables	Huzhou New City Yi Jie Real Estate Development Co., Ltd.	14,739.16	13,239.16
Other payables	Yixing Jia Shi Real Estate Co., Ltd.	14,626.80	17,550.00
Other payables	Handan Jin Guang Real Estate Development Co., Ltd.	13,584.13	838.41
Other payables	Deqing De Jin Real Estate Co., Ltd.	13,415.00	16,415.00
Other payables	Zhejiang Guang Hong Ming Yu Investment Co., Ltd.	13,232.40	219,867.75
Other payables	Guangxi Tang Sheng Investment Co., Ltd.	12,840.00	9,600.00
Other payables	Chongqing Ye Bo Industrial Co., Ltd.	12,544.33	294.33
Other payables	Shaoxing Zhen Yue Real Estate Development Co., Ltd.	12,350.00	
Other payables	Fujian An Tai Jia Health Industrial Co., Ltd.	12,326.00	56,290.66
Other payables	Nanjing Da Tai Zhu Mao Property Co., Ltd.	12,000.00	12,000.00
Other payables	Deqing Jin Lan Real Estate Co., Ltd.	11,223.30	3,666.30
Other payables	Yichang Teng Shun Yango Real Estate Development Co., Ltd.	11,025.83	
Other payables	Hangzhou Binjing Investment Management Co., Ltd.	9,984.35	
Other payables	Yixing Jia Yu Real Estate Development Co., Ltd.	9,910.19	8,210.19
Other payables	Wuhan De Xin Zhi Guang Real Estate Co., Ltd.	9,757.60	
Other payables	Fujian Xin Zhong Gui Real Estate Co., Ltd.	8,797.50	47,811.76
Other payables	Fuzhou Hai Guang Rong Chuang Real Estate Co., Ltd.	8,707.38	
Other payables	Taizhou Jiaojiang Fang Yuan Rong An Yango Real Estate Co., Ltd.	8,700.00	
Other payables	Suzhou Jian He Real Estate Development Co., Ltd.	8,550.00	8,550.00
Other payables	Haimen Fu Li Teng Real Estate Development Co., Ltd.	8,386.00	6,636.00
Other payables	Tian An Zhi Gu (Shanghai) Enterprise Development Co., Ltd.	7,450.71	7,450.71
Other payables	Tianjin Jun Tai Real Estate Development Co., Ltd.	7,233.44	63,756.32
Other payables	Jiujiang FuLi Zhi Sheng Real Estate Co., Ltd.	7,224.10	
Other payables	Hangzhou Zhen Yu Da Real Estate Development Co., Ltd.	7,014.56	534.56
Other payables	Suzhou Xiao Jun Real Estate Development Co., Ltd.	6,784.26	
Other payables	Shaoxing Yu Te Shun Real Estate Development Co., Ltd.	6,780.87	11,780.87
Other payables	Ge Cheng (Nanjing) Real Estate Development Co., Ltd.	6,647.13	
Other payables	Hefei Ze Yang Real Estate Co., Ltd.	5,360.47	2,225.47
Other payables	Everbright Yango Financial Holding Asset Management Co., Ltd.	5,258.71	
Other payables	Hangzhou Hua Yu Ye Rui Real Estate Development Co., Ltd.	5,050.00	
Other payables	Nanping Guang Yao Shi Long Real Estate Development Co., Ltd.	4,889.18	
Other payables	Fuzhou Kang De Jun Real Estate Development Co., Ltd.	4,884.66	4,263.98
Other payables	Rudong Yin Yang Real Estate Development Co., Ltd.	4,843.79	1,203.08
Other payables	Guangzhou Sheng Yuan Real Estate Development Co., Ltd.	4,834.64	4,834.64
Other payables	Fuzhou Ke Teng Construction Development Co., Ltd.	4,750.00	3,000.00
Other payables	Jiujiang Bi Cheng Real Estate Development Co., Ltd.	4,201.97	9,751.97

Project name	Related party	Closing Balance	Opening Balance
Other payables	Suzhou He Du Real Estate Co., Ltd.	3,944.74	3,544.74
Other payables	Wenzhou Li Teng Bo Real Estate Development Co., Ltd.	3,807.38	
Other payables	Chengdu Country Garden Yaohui Real Estate Co., Ltd.	3,411.71	1,311.71
Other payables	Wenzhou Wan Xian Real Estate Co., Ltd.	3,400.00	4,600.00
Other payables	Fuzhou Xing Sheng Bo Real Estate Development Co., Ltd.	3,269.37	
Other payables	Minqing Mei Yuan Real Estate Development Co., Ltd.	2,271.97	791.97
Other payables	Chengdu Country Garden He Kang Real Estate Co., Ltd.	2,177.01	5,485.86
Other payables	Yushan Bi Sheng Real Estate Development Co., Ltd.	2,159.19	1,614.19
Other payables	Jiangyin Jia Yu Real Estate Development Co., Ltd.	2,032.87	12,500.00
Other payables	Ningbo Hao Guang Property Co., Ltd.	2,000.00	
Other payables	Huanggang Bi Da Real Estate Development Co., Ltd.	1,749.00	1,749.00
Other payables	Nan'an Yuan Chang Real Estate Co., Ltd.	1,747.36	
Other payables	Jiaxing Rong Guang Real Estate Development Co., Ltd.	1,609.05	
Other payables	Nanchang Lin Kong De Kai Real Estate Development Co., Ltd.	1,599.61	
Other payables	Hanlinge Real Estate (Beijing) Co., Ltd.	1,512.77	
Other payables	Shangrao Mei Chen Real Estate Development Co., Ltd.	1,390.31	1,849.81
Other payables	Quanzhou Hong Guang Real Estate Development Co., Ltd.	1,291.70	
Other payables	Yiwu Run Xun Trading Co., Ltd.	1,211.57	
Other payables	Zhejiang Jin Zhen Investment Management Co., Ltd.	990.57	
Other payables	Quanzhou Tang Mei Real Estate Co., Ltd.	925	
Other payables	Hangzhou Lin Guang Real Estate Development Co., Ltd.	843.28	
Other payables	Hangzhou Zhongda Yintaicheng Shopping Center Co., Ltd.	500	500
Other payables	Quanzhou Tang Cheng Real Estate Co., Ltd.	243.19	625.61
Other payables	Dehua Heng Guang Long En Real Estate Development Operational Co., Ltd.	149.27	
Other payables	Tianjin Rong Jin Xin Tai Real Estate Development Co., Ltd.	146.7	6,549.00
Other payables	Hangzhou Kang Yi De Real Estate Development Co., Ltd.	141.24	
Other payables	Fuzhou Lan Jun Real Estate Co., Ltd.	52.04	
Other payables	Hangzhou Li Teng Bo Real Estate Development Co., Ltd.	34.07	
Other payables	Hangzhou Chang Yi Business Information Consulting Co., Ltd.	33.6	33.6
Other payables	Yichun MCC Tiangong Xiujiang Real Estate Co., Ltd.		100,581.73
Other payables	Zhuzhou Xing Sheng Wan Bo Real Estate Co., Ltd.		25,448.19
Other payables	Yuyao Hai Ji Xing Agriculture Products Wholesaling Market Co., Ltd.		6,459.71
Other payables	Foshan Gaoming Long Guang Real Estate Co., Ltd.		4,172.53
Other payables	Shanghai Lu Jin Zhao Yang Asset Management Co., Ltd.		2,472.02
Other payables	Rong Tai (Fuzhou) Real Estate Development Co., Ltd.		2,167.73
Other payables	Hangzhou Xin Jun Da Real Estate Development Co., Ltd.		1,999.00

Project name	Related party	Closing Balance	Opening Balance
Other payables	Pingyang De Xin Real Estate Co., Ltd.		360
Other payables	Fujian Longking Ke Rui Environmental Protection Co., Ltd.	0.72	
Other payables	Aobona Industrial Co., Ltd.		21.47
Other payables	Fujian Yango Group Shanghai Industrial Co., Ltd.	220.43	21,126.35
Other payables	Zhong Min Yango International Trade Co., Ltd.		500
Other payables	Huainan Xin Kang Hospital LLC	1,000.00	1,000.00
Other payables	Yango Science and Technology Co., Ltd.	15.48	15.48
Other payables	Yango Holdings Co., Ltd.	4	
Other payables	Yango Longking Group Co., Ltd.		1,090.92
Other payables	Fujian Huizhi Tongda Industrial Co., Ltd.	7,681.50	13
Other payables	Fujian Rong Yue Da Commercial Factoring Co., Ltd.		32,000.00
Other payables	Fujian Yango Group Xiamen Import and Export Co. Ltd.	3.32	3,617.04
Other payables	Fujian Guang Xin Yue Industrial Co., Ltd.	123.65	
Other payables	Yango Health Industry Co., Ltd.	131	
Other payables	Shanghai Yango Teng Da International Trade Co., Ltd.	4,600.00	
Other payables	Fujian Yango Group Shanghai International Trading Co., Ltd.	139	
Other payables	Fujian Yango Investment Management Co., Ltd.	3,441.17	
Dividends payable	Fujian Yango Group Xiamen Import and Export Co. Ltd.	8,700.00	8,700.00
	Total	2,058,503.82	1,348,586.21

Note 1: the subsidiaries of related party Fujian Sanmu Group Co., Ltd.

7. Financial products balances of the related party

Unit: RMB in ten thousand

Listing party	Closing Balance
Fujian Wanzhong Asset Management Co., Ltd.	6,000.00
Fujian Yango Investment Management Co., Ltd.	7,000.00
Total	13,000.00

IX. Commitments and contingencies

1. Details of asset mortgage and pledge

For details of asset mortgage and pledge deposit amount, please refer to Note V. 64. Yango Group, the Company's subsidiary, obtained a total loan balance of RMB 4663.3869 million through ABS or ABN of the balance of house purchase and property management fee, CMBS, CMBN, etc. Yango Group obtained the balance of non-standard

funds of RMB 4.6 billion, taken the receivables for house purchase, formed in the project, as the basic assets.

2. Details of providing guarantee to external entities

Unit: RMB in ten thousand

Guaranteed balance	Guarantor	Guaranteed party	Borrowing date	Maturity date
2,745.00	the Company	Fuzhou De Ying Jie Trade Co., Ltd.	2020/6/15	2021/6/14
3,780.00	the Company	Fuzhou Development District Heng Cheng Industrial Co., Ltd.	2020/6/23	2021/6/21
3,591.00	the Company	Fuzhou Development District Heng Cheng Industrial Co., Ltd.	2020/6/23	2021/6/21
2,430.00	the Company	Fuzhou Development District Heng Cheng Industrial Co., Ltd.	2020/6/23	2021/6/21
3,600.00	the Company	Fuzhou Development District Heng Cheng Industrial Co., Ltd.	2020/6/23	2021/6/21
3,510.00	the Company	Fuzhou Development District Heng Cheng Industrial Co., Ltd.	2020/6/23	2021/6/21
1,700.00	the Company	Fuzhou Development District Heng Cheng Industrial Co., Ltd.	2020/6/23	2021/6/21
3,000.00	the Company	Fuzhou Development District Hong Yu Industrial Co., Ltd.	2020/11/19	2021/11/18
405.00	the Company	Fuzhou Development District Hong Yu Industrial Co., Ltd.	2020/6/12	2021/6/10
1,503.00	the Company	Fuzhou Development District Hong Yu Industrial Co., Ltd.	2020/6/12	2021/6/10
1,377.00	the Company	Fuzhou Development District Hong Yu Industrial Co., Ltd.	2020/6/12	2021/6/10
5,211.00	the Company	Fuzhou Development District Hong Yu Industrial Co., Ltd.	2020/6/12	2021/6/10
4,250.00	the Company	Fuzhou Kuan Cheng Commerce and Trade Co., Ltd.	2018/11/30	2021/11/30
4,250.00	the Company	Fuzhou Kuan Cheng Commerce and Trade Co., Ltd.	2018/11/30	2021/11/30
1,330.00	the Company	Fuzhou Lian He Industrial Co., Ltd.	2020/7/2	2021/7/1
1,300.00	the Company	Fuzhou Lian He Industrial Co., Ltd.	2020/7/2	2021/7/1
2,500.00	the Company	Fuzhou Lian He Industrial Co., Ltd.	2020/7/2	2021/7/1
2,880.00	the Company	Fuzhou Lian He Industrial Co., Ltd.	2020/7/2	2021/7/1
1,512.00	the Company	Fujian Min Xun Industrial Co., Ltd.	2020/6/15	2021/6/14
6,246.00	the Company	Fujian Min Xun Industrial Co., Ltd.	2020/6/15	2021/6/14
5,940.00	the Company	Fujian Min Xun Industrial Co., Ltd.	2020/6/15	2021/6/14
1,400.00	the Company	Fujian Min Xun Industrial Co., Ltd.	2020/11/26	2021/11/25
3,500.00	the Company	Fujian Min Xun Industrial Co., Ltd.	2020/5/15	2021/5/11
5,100.00	the Company	Fuzhou Sen Yi Trade Co., Ltd.	2018/11/30	2021/11/30
9,000.00	the Company	Shanghai South Quan Wei Technology Development Co., Ltd.	2020/9/23	2021/9/23
7,980.22	the Company	Fuzhou Xiang Feng Commerce and Trade Co., Ltd.	2020/12/11	2021/6/9
8,349.74	the Company	Fuzhou Xiang Feng Commerce and Trade Co., Ltd.	2020/12/11	2021/6/9
3,700.00	Longking Industrial	Fujian Qing Qi Industrial Co., Ltd.	2020/8/12	2021/8/11

Guaranteed balance	Guarantor	Guaranteed party	Borrowing date	Maturity date
	Investment Group Co., Ltd.*			
2,200.00	Longking Industrial Investment Group Co., Ltd.	Fujian Qing Qi Industrial Co., Ltd.	2020/10/10	2021/10/8
4,900.00	Longking Industrial Investment Group Co., Ltd.	Fujian Qing Qi Industrial Co., Ltd.	2020/3/19	2021/3/17
7,000.00	Longking Industrial Investment Group Co., Ltd.	Fuzhou Ju Sen Industrial Co., Ltd.	2020/1/23	2021/1/22
2,800.00	Longking Industrial Investment Group Co., Ltd.	Fuzhou Zhi Shuo Commerce and Trade Development Co., Ltd.	2020/3/27	2021/3/26
4,323.00	Longking Industrial Investment Group Co., Ltd.	Fuzhou Kuan Cheng Commerce and Trade Co., Ltd.	2020/3/20	2021/3/19
4,000.00	Longking Industrial Investment Group Co., Ltd.	Fuzhou Da Yi Trade Co., Ltd.	2020/6/29	2021/6/28
3,000.00	Longking Industrial Investment Group Co., Ltd.	Fuzhou Da Yi Trade Co., Ltd.	2020/6/19	2021/6/18
7,000.00	Longking Industrial Investment Group Co., Ltd.	Fuzhou Di Guang Commercial and Trading Co., Ltd.	2020/10/10	2023/10/9
7,000.00	Longking Industrial Investment Group Co., Ltd.	Fuzhou Hong Xin Commercial and Trading Co., Ltd.	2020/10/10	2023/10/9
6,000.00	the Company	Fujian Qing Qi Industrial Co., Ltd.	2020/4/28	2021/4/27
2,000.00	the Company	Mingzhu Construction Engineering Group Co., Ltd.	2020/4/28	2021/4/27
3,375.00	the Company	Fuzhou De Ying Jie Trade Co., Ltd.	2020/12/1	2021/5/25
155,687.96	Total			

Bank mortgage loan guarantees: The Company's subsidiary, Yango Group and its subsidiaries provide phased guarantees for the commercial housing purchasers to apply for mortgage loans with banks according to the real estate operation practices. As of December 31, 2020, Yango Group and its subsidiaries had provided a total amount of RMB 83,442.6171 million of mortgage guarantees for the commercial house purchasers.

See details of disclosures of related-party guarantees in Note VIII. 5.6.

3. Details of share-pledge guarantee to external entities

Unit: RMB in ten thousand

Category of pledge	Guarantor	Guaranteed party	Number of shares	Amount guaranteed	Borrowing date	Maturity date
Shares	Oriental Xinlong Asset Management Co., Ltd.	Fujian Kang Tian Industrial Group Co., Ltd.	76,585 thousand shares of Yango Group	5,000.00	2020/1/7	2021/1/7
Shares	Oriental Xinlong Asset Management Co., Ltd.	Fujian Kang Tian Industrial Group Co., Ltd.		4,500.00	2020/1/9	2021/1/9
Shares	Oriental Xinlong Asset Management Co., Ltd.	Fujian Kang Tian Industrial Group Co., Ltd.		6,000.00	2020/11/13	2021/11/13

Category of pledge	Guarantor	Guaranteed party	Number of shares	Amount guaranteed	Borrowing date	Maturity date
Shares	Oriental Xinlong Asset Management Co., Ltd.	Fujian Kang Tian Industrial Group Co., Ltd.		4,500.00	2020/11/13	2021/11/13
Shares	Oriental Xinlong Asset Management Co., Ltd.	Fuzhou Lian He Industrial Co., Ltd.		5,900.00	2020/1/3	2021/1/3
Shares	Oriental Xinlong Asset Management Co., Ltd.	Fuzhou Lian He Industrial Co., Ltd.		4,800.00	2020/11/18	2021/11/18
Shares	Oriental Xinlong Asset Management Co., Ltd.	Fuzhou Lian He Industrial Co., Ltd.		4,200.00	2020/11/19	2021/11/19
Shares	Oriental Xinlong Asset Management Co., Ltd. provides share-pledge guarantee; the Company provides guarantee.	Fuzhou Sen Yi Trade Co., Ltd.		5,800.00	2020/9/23	2021/9/23
Shares	Oriental Xinlong Asset Management Co., Ltd. provides share-pledge guarantee; the Company provides guarantee.	Fuzhou Sen Yi Trade Co., Ltd.		6,400.00	2020/9/23	2021/9/23
Shares	Oriental Xinlong Asset Management Co., Ltd. provides share-pledge guarantee; the Company provides guarantee.	Fuzhou Development District Yi Shang Industrial Co., Ltd.		32,178.9 thousand shares of Yango Group	2,500.00	2020/8/28
Shares	Oriental Xinlong Asset Management Co., Ltd. provides share-pledge guarantee; the Company provides guarantee.	Fuzhou Development District Yi Shang Industrial Co., Ltd.	8,000.00		2020/9/15	2021/9/15
Shares	The Company and Oriental Xinlong Asset Management Co., Ltd. provides share-pledge guarantee; the Company provides guarantee.	Fuzhou Xiang Feng Commerce and Trade Co., Ltd.	12 million shares of Yango Group held by the Company; 1.5 million shares of Yango Group held by Orient Xin Long	5,995.00	2020/6/17	2023/6/15
Shares	The Company and Oriental Xinlong Asset Management Co., Ltd. provide share-pledge guarantee; the	Fujian Min Xun Industrial Co., Ltd.	12 million shares of Yango Group held by the Company; 1.5 million shares	5,995.00	2020/6/17	2023/6/15

Category of pledge	Guarantor	Guaranteed party	Number of shares	Amount guaranteed	Borrowing date	Maturity date
	Company provides guarantee.		of Yango Group held by Orient Xin Long			
Shares	the Company	Fujian Hong Xin Industrial Co., Ltd.	14.5 million shares of Yango Group	6,000.00	2020/9/29	2023/9/26
Shares	The Company and Oriental Xinlong Asset Management Co., Ltd. provide share-pledge guarantee	Fujian Hong Xin Industrial Co., Ltd.	9,527.26 thousand shares of Yango Group held by the Company; 13.55 million shares of Yango Group held by Orient Xin Long	17,320.00	2018/2/24	2021/2/23
Shares	the Company	Fujian Qing Qi Industrial Co., Ltd.	36.5 million shares of Yango Group	20,000.00	2020/10/16	2021/10/16
Shares	the Company	Fuzhou Development District Heng Cheng Industrial Co., Ltd.	66.26 million shares of Yango Group	27,270.00	2019/4/12	2022/4/12
Shares	the Company	Fuzhou Xiang Feng Commerce and Trade Co., Ltd.		10,440.00	2019/4/12	2022/4/22
Shares	Oriental Xinlong Asset Management Co., Ltd. provides share-pledge guarantee; the Company provides guarantee.	Fuzhou Development District Yi Shang Industrial Co., Ltd.	13.6 million shares of Yango Group	5,995.00	2020/6/12	2023/6/9
Shares	the Company	Fuzhou Kuan Cheng Commerce and Trade Co., Ltd.	14.5 million shares of Yango Group	6,000.00	2020/9/29	2023/9/26
Shares	Oriental Xinlong Asset Management Co., Ltd. provides share-pledge guarantee; the Company provides guarantee.	Fujian Kang Tian Industrial Group Co., Ltd.	56,696.1 thousand shares of Yango Group	3,900.00	2020/8/31	2021/8/31
Shares	Oriental Xinlong Asset Management Co., Ltd. provides share-pledge guarantee; the Company provides guarantee.	Fujian Kang Tian Industrial Group Co., Ltd.		4,000.00	2020/9/1	2021/9/1

Category of pledge	Guarantor	Guaranteed party	Number of shares	Amount guaranteed	Borrowing date	Maturity date
Shares	Oriental Xinlong Asset Management Co., Ltd. provides share-pledge guarantee; the Company provides guarantee.	Fujian Kang Tian Industrial Group Co., Ltd.		5,600.00	2020/9/3	2021/9/3
Shares	Oriental Xinlong Asset Management Co., Ltd. provides share-pledge guarantee; the Company provides guarantee.	Fujian Kang Tian Industrial Group Co., Ltd.		5,000.00	2020/9/8	2021/9/7
Shares	the Company	Fujian Bo Li Cheng Trade Co., Ltd.	8.83 million shares of Yango Group	533.8	2020/1/10	2021/1/10
Shares	the Company	Fujian Bo Li Cheng Trade Co., Ltd.		464.1	2020/1/22	2021/1/22
Shares	the Company	Fujian Bo Li Cheng Trade Co., Ltd.		1,071.00	2020/3/6	2021/3/6
Shares	the Company	Fujian Bo Li Cheng Trade Co., Ltd.		540.60	2020/3/13	2021/3/13
Shares	the Company	Fujian Bo Li Cheng Trade Co., Ltd.		34.00	2020/3/13	2021/3/13
Shares	Oriental Xinlong Asset Management Co., Ltd. provides share-pledge guarantee	Fujian Qing Qi Industrial Co., Ltd.	10.41 million shares of Yango Group	5,000.00	2020/7/27	2021/7/26
Shares	the Company	Fujian Bo Li Cheng Trade Co., Ltd.	33.03 million shares of Yango Group	14,000.00	2020/7/17	2022/6/15
Shares	Oriental Xinlong Asset Management Co., Ltd. provides share-pledge guarantee; Longking Industrial Investment Group Co., Ltd. provides guarantee.	Fuzhou Development District Yi Shang Industrial Co., Ltd.	11.03 million shares of Yango Group	7,000.00	2020/12/29	2021/12/28
Deposit certificate	the Company	Fuzhou Qi Xin Industrial Co., Ltd.	100% security deposits	10,000.00	2020/6/20	2021/6/20
Deposit certificate	the Company	Fuzhou Qi Xin Industrial Co., Ltd.	100% security deposits	5,000.00	2020/7/17	2021/7/17
Deposit certificate	the Company	Fuzhou Qi Xin Industrial Co., Ltd.	100% security deposits	5,000.00	2020/8/3	2021/8/3
Deposit certificate	the Company	Fuzhou Xiang Feng Commerce and Trade Co., Ltd.	100% security deposits	10,000.00	2020/1/7	2021/1/7
Deposit certificate	the Company	Fujian Hong Xin Industrial Co., Ltd.	100% security deposits	40,000.00	2020/12/28	2021/12/28
Deposit certificate	the Company	Fujian Hong Xin Industrial Co., Ltd.	100% security deposits	10,000.00	2020/12/25	2021/12/25

Category of pledge	Guarantor	Guaranteed party	Number of shares	Amount guaranteed	Borrowing date	Maturity date
Deposit certificate	Longking Industrial Investment Group Co., Ltd.	Fujian Hong Xin Industrial Co., Ltd.	100% security deposits	30,000.00	2020/12/30	2021/12/30
Deposit certificate	Longking Industrial Investment Group Co., Ltd.	Fujian Hong Xin Industrial Co., Ltd.	100% security deposits	50,000.00	2020/12/16	2021/12/16
Deposit certificate	Longking Industrial Investment Group Co., Ltd.	Fuzhou Da Yi Trade Co., Ltd.	100% security deposits	50,000.00	2020/12/29	2021/12/29
Deposit certificate	Longking Industrial Investment Group Co., Ltd.	Fuzhou Da Yi Trade Co., Ltd.	100% security deposits	50,000.00	2020/12/30	2021/12/30
				469,758.50	Total	

4. Capital commitment

As of December 31, 2020, within the scope of the consolidated statements, based on the irrevocable state-owned land use right transfer contract signed, the Company's subsidiary Yango Group shall pay at least RMB 1,124.9579 million of land-transferring fees and special funds for the non-local construction of secured houses in the future. Based on the equity acquisition contracts signed, Yango Group shall pay RMB 3,202.0707 million of transaction price in the future.

5. Lawsuits involving the Company

Unit: RMB in ten thousand

No.	Case name	Target amount	Plaintiff	Defendant	Case Progress
1	Association contract dispute of Jiangang Project	25,915.83	Subsidiary Zhengzhou Xin Yu Yuan Real Estate Development Co., Ltd.	Zhengzhou Wan Yao Real Estate Co., Ltd.	The second trial decided (Note 1)
2	Surplus distribution dispute of Shiyangsi Project	38,476.00	Zhengzhou Wan Yao Real Estate Co., Ltd.	Defendant 1: Subsidiary Zhengzhou Xin Yu Yuan Real Estate Development Co., Ltd. Defendant 2: Subsidiary Zhengzhou Xin Lan Guang Real Estate Development Co., Ltd.	The first trial decided and the second trial in progress (Note 1)
3	Construction project contract dispute	4,006.64	Guangxi Construction Engineering Group First Construction Project LLC	Defendant 1: Subsidiary Guangxi Jin Chuan Yango Industrial Co., Ltd.; Defendant 2: Nantong Jin De Metal Material Co., Ltd. Defendant 3: Zong Zaijun, Zong Ze, Zong Shuiyue	The first trial decided and the second trial in progress

No.	Case name	Target amount	Plaintiff	Defendant	Case Progress
4	Construction project contract dispute	25,292.65	China Construction Second Engineering Bureau Co., Ltd.	Subsidiary Chongqing Qijiang Xu Jiang Real Estate Development Co., Ltd.	The first trial in progress
5	Construction project contract dispute	3,061.45	Chongqing Nan Qiao Construction Labor Co., Ltd.	Subsidiary Chongqing Yuneng Construction Installation Engineering Co., Ltd.	The first trial in progress (Note 2)
6	Construction project contract dispute	2,100.69	Subsidiary Chongqing Yuneng Construction Installation Engineering Co., Ltd.	Chongqing Yuneng Wan Yi Real Estate Development Co., Ltd.	The first trial decided
7	Brokerage contract dispute	6,000.00	Shenzhen Qianhai Baowan Investment Management Co., Ltd.	Subsidiary Shenzhen Yangong Holding Co., Ltd.	The first trial in progress (Note 3)
8	Construction project contract dispute	1,333.62	Power China Group Chongqing Engineering Co., Ltd.	Subsidiary Chongqing Yuneng Chen Yang Real Estate Co., Ltd.	The first trial in progress
9	Project Hengyuangang cooperative development contract dispute	15,175.59	Subsidiary Guangzhou Li Bi Hui Ze Real Estate Development Co., Ltd.	Qin Bingzhao; Guangdong Hongsen Group Co., Ltd.; Guangdong He Zhao Real Estate Co., Ltd.; Guangzhou He Ling Investment Co., Ltd.; Guangzhou He Hong Sen Dwelling Development Co., Ltd.	The second trial decided
10	Construction project contract dispute	1,230.00	Tang Minghai	Sichuan Yong Fa Construction Engineering Group LLC. Subsidiary Chengdu Fu Jing Guang Real Estate Co., Ltd.	The first trial in progress
11	Sale contract dispute	3,161.40	Subsidiary Fujian Longking Co., Ltd.	Shijiazhuang Quzhai Thermo Electricity Co., Ltd.	Decision made, under execution
12	Sale contract dispute	1,817.20	Subsidiary Xi'an Xikuang Environmental Protection Science and Technology Co., Ltd.	Tai'an Hua Feng Ding Feng Thermo Electricity Co., Ltd.	Rejected by the Supreme Court; Negotiated settlement
13	Sale contract dispute	2,521.91	Subsidiary Fujian Longking Co., Ltd.	Xianyang Fenghe Central Heating Co., Ltd.	Decision made, under execution
14	Sale contract dispute	1,999.44	Weihai Zheng Da Environmental Protection Limited	Subsidiary Fujian Longking Co., Ltd.	Court session not yet opened
15	Sale contract dispute	Payment of contract payment of RMB 67.2207 million and interests of overdue payment	Subsidiary Fujian Longking Co., Ltd.	China Non-Ferrous Metal Industrial Fourteenth Metallurgy Construction Co., Ltd.	Settled by mediation, under execution
16	Sale contract dispute	The plaintiff sued the company for RMB 11 million and the loss of production suspension, and our company counterclaimed RMB 25.085 million for the payment of the goods.	Hebei Xing Hua Iron and Steel Co., Ltd.	Subsidiary Fujian Longking Co., Ltd.	Court session opened, not yet decided

Note 1: Due to the joint development and operation dispute of the Jiangang project, subsidiary Zhengzhou Xin Yu

Yuan Real Estate Development Co., Ltd. (hereinafter referred to as "Xinyuyuan") sued Zhengzhou Wan Yao Real Estate Co., Ltd. (hereinafter referred to as "Wanyao Real Estate") to the Henan Provincial Higher People's Court, requesting a judgment of ordering Wanyao Real Estate to return the intent payment and pay interest and liquidated damages. As of the reporting date, the case has been judged and the subsidiary Xinyuyuan won the case without receiving the payment. Wanyao Real Estate was dissatisfied with the judgment of the Jiangang project.

Due to the surplus distribution dispute of Shiyangsi Project, Wanyao Real Estate sued Xinyuyuan and subsidiary Zhengzhou Xin Lan Guang Real Estate Development Co., Ltd. (hereinafter referred to as "Xinlanguang") to Henan Provincial Higher People's Court. As of the reporting date, the case was in the stage of first trial, and the estimated loss would not exceed the amount of the subject matter.

Note 2: Due to the construction project contract dispute, Chongqing Nan Qiao Construction Labor Co., Ltd. sued subsidiary Chongqing Yuneng Construction Installation Engineering Co., Ltd. to the First Intermediate People's Court of Chongqing Municipality. As of the reporting date, the case was at the stage of first trial and the estimated loss would not exceed the subject matter.

Note 3: Due to the brokerage contract dispute, Shenzhen Qianhai Baowan Investment Management Co., Ltd. sued subsidiary Shenzhen Yango Holding Co., Ltd. to the People's Court of Futian District in Shenzhen. As of the reporting date, the case was at the stage of first trial and the estimated loss would not exceed the subject matter.

6. Asset Construction Commitments

According to "Proposal on the company's public offering of convertible corporate bonds" approved by the 22nd meeting of the 8th session of the board of directors on August 13, 2019, the first extraordinary General Meeting of 2019 held on August 29, 2019, and the "Announcement on the Listing of Convertible Corporate Bonds" announced on April 11, 2020, the subsidiary Fujian Longking Co., Ltd. publicly issued convertible corporate bonds to raise funds with a total amount of RMB 2,000 million (including issuance costs). After deducting the issuance costs, the net proceeds will be invested in the following projects:

Unit: RMB in ten thousand

No.	Item	Total investment amount of the project	Raised capital investment amount
1	Pinghu City Ecological Energy Project	110,167.93	80,000.00
2	Longking Environmental Protection Transportation Equipment and Intelligent Manufacturing Project	68,580.05	60,000.00
3	Longking High Performance Compound Environmental Protection Absorbent Project	22,759.91	20,000.00
4	Longking VOCs Adsorption and Concentration Unit and Oxidation Incineration Unit Production Line Project	27,411.33	25,000.00
5	Supplementary liquidity	15,000.00	15,000.00
	Total	243,919.22	200,000.00

As of December 31 2020, Pinghu City Ecological Energy Project and Longking Environmental Protection Transportation Equipment and Intelligent Manufacturing Project were in the stage of investment and construction; and Longking High Performance Compound Environmental Protection Absorbent Project has not been built yet.

7. Other commitments

In September 2018, Yango Group issued CITIC Securities - Yango Long-Term Lease Apartment No.1 Asset-Backed Securities. As Yango Group sublet the property assets held by Shanghai Ying Biao Enterprise Management Co., Ltd., Yango Group may undertake the expenses of rental fluctuation, decoration cost, maintenance cost, operation cost and tax difference during the special plan term. The Yango Group, therefore, accrued the provision with the balance of RMB 393.1566 million as of December 31, 2020.

According to the rules of Long-Term Lease Apartment No.1 ABS, during the special plan term, the Company and Yango Group will undertake the liquidity support replenishment obligation in accordance with the "Liquidity Support Commitment Letter". When the special plan or trust completely disposes of "trust beneficiary rights", "target equity", "trust loan claims" and/or "target property" rights by sale or other means, Yango Group shall undertake compensation obligation for the due but unpaid principal and interests entitled to the senior class asset-backed securities holders with a maximum amount of RMB 250 million, in accordance with the "Conformity of Compensatory Commitment".

According to the rules of Long-Term Lease Apartment No.1 ABS, the Company paid right continuity fee to obtain preemptive right to “senior class ABS” and “trust beneficiary right” starting from year 2019. By December 31, 2020, the Company has paid RMB 18.1861 million.

X. Events after the balance sheet date

1. Material non-adjusting events

Item	Content
Material non-adjusting events	In January, 2021, subsidiary Yango Group received the “Notice of Acceptance of Registration” issued by NAFMII (NAFMII [2021] MTN27). NAFMII has accepted Yango Group’s registration of medium-term notes with a total amount of RMB 4 billion and a validity term of two years starting from the date of the notice. Yango Group has issued 2021 Yango City MTN001 and has received financing funds of RMB 580 million on February 1, 2021.
	On January 25, 2021, subsidiary Yango Group issued to qualified investors the first publicly issued corporate bonds with a total face value of RMB one billion, at an issue price of RMB 100 per bond and a coupon rate of 6.90%. The term is five years. At the end of the second and the fourth year since the issuance, the issuer has an option to adjust coupon rate while the investor has a put option.
	On March 11, 2021, Yango (Cayman) Investment Limited, the subsidiary of the Company, additionally issued senior unsecured USD bonds, due on May 10, 2023. As the issuer, it has successfully issued USD 50 million with a coupon rate of 11.875%. The Company provides guarantee for the issuance. The bonds were listed on the Singapore Stock Exchange. The interests will be paid every half year.
	On March 19, 2021, Yango (Cayman) Investment Limited, the subsidiary of the Company, issued senior unsecured USD bonds with a total amount of USD 175 million at a coupon rate of 12%. The term is three years and the interests will be paid every half year. The Company provides guarantee for the issuance. The bonds were listed on the Singapore Stock Exchange.
	On March 25 and April 14, 2021, the Company repurchased and cancelled the 12.5% coupon bonds with face value of USD12 million and USD13 million issued by the subsidiary Yango (Cayman) Investment Limited in September 2021, respectively. The repurchase was announced on the Singapore Stock Exchange.
	On April 8, 2021, the Company, the joint debtor, issued “Xinyuan Assets-Ke Xin Long Commercial Factoring-Yango Group supply chain” No. 1 ABS with a total amount of RMB 240 million. The term is one year. The principle and interests will be paid at maturity. Fujian Ke Xin Long Commercial Factoring Co., Ltd. will be the original owner of the transfer of the creditor’s rights and transfer the related products. The basic assets are the accounts payable of the subsidiaries of the Company in the trading sector and affiliated trading companies.
	On April 15, 2021, the subsidiary Longking Industrial Investment Group Co., Ltd., issued an unsecured debt financing plan of RMB 100 million in Beijing Financial Assets Exchange, with a term of three years at a coupon rate of 6.5%. The interests will be paid annually.

2. Items on application for issuance of non-public offering of shares

According to “Proposal on the Company’s compliance with non-public offering of shares” approved by the second meeting of the 9th session of the board of directors on January 18, 2021 and the first extraordinary General Meeting of 2021 held on February 3, 2021, the subsidiary Fujian Longking Co., Ltd. plans to issue non-public offering of shares to raise funds not exceeding RMB 2.8 billion (including issuance costs). After deducting the issuance costs, the net proceeds will be invested in the following projects:

Unit: RMB in ten thousand

No.	Item	Total investment amount of the project	Raised capital investment amount
1	Chenzhuang Industrial Park Solid Waste Treatment Center Project	71,070.02	61,000.00
2	Shandong Zhongbin Environmental Protection Solid Waste Comprehensive Treatment Center	97,743.09	70,000.00
3	Longking Intelligent Environmental Protection Product Project (Phase I Block A)	113,400.00	67,000.00
4	Supplementary liquidity	82,000.00	82,000.00
Total		364,213.11	280,000.00

If the actual raised funds after deducting the issuance costs are lower than the total actual capital requirements of the proposed investment project, the shortfall will be solved by Fujian Longking Co., Ltd.

In order to seize market opportunities in time, Fujian Longking Co., Ltd. could use self-raised funds for the construction of the above-mentioned projects before the raised funds are raised in the account. After the raised funds are in the account, Fujian Longking Co., Ltd. will replace the funds invested in the earlier period with the raised funds.

As of the date of this financial report, Fujian Longking Co., Ltd. has not submitted relevant application materials to the China Securities Regulatory Commission (hereinafter referred to as the "CSRC"). Fujian Longking Co., Ltd. will report relevant materials to the CSRC as soon as possible to initiate the non-public issuance.

3. Accident occurred in maintenance project

On April 7, 2021, subsidiary Shanghai Longking Environmental Protection Science and Technology Engineering

Co., Ltd., who was entrusted to maintain the heating unit of the thermal power plant of Anhui Huasu Co., Ltd., encountered an accident while working on the environmental protection operation system. The accident caused 6 deaths. After the accident, the company made every effort to organize staff to cooperate with relevant government departments in the aftermath. At present, the cause of the accident and related responsibilities are still in the process of investigation and determination.

XI. Other important matters

1. Matters concerning the acquisition of the equity of Huatai Insurance Group Co., Ltd.

(1) The subsidiary Longking Industrial Investment Group signed equity transfer contracts with Chongqing Cai Xin Enterprise Group Co., Ltd., Yangpu Chang'an Industrial Co., Ltd., Beijing Hou Shi Tian Cheng Trade Co., Ltd., Zhong Cheng Trust LLC, Guotai Junan Innovation Investment Co., Ltd. and CHD Group Capital Holdings Co., Ltd. Longking Industrial Group acquired 4.252% of the equity of Huatai Insurance Group Co., Ltd. with total consideration of RMB 1,544.0094 million, of which RMB 1,544.0094 million has been paid. As of the date of this Review Report, the equity transfer mentioned above has been approved by China Banking and Insurance Regulatory Commission.

(2) According to the fifth meeting of the eighth Board of Directors, the third provisional shareholders' meeting, the 21st meeting of the eighth Board of Directors, and the first provisional shareholders' meeting in 2019 of subsidiary Longking, Longking intends to acquire 3.92% equity of Huatai Insurance from Wuhan Tian Ying Investment Group Co., Ltd. (hereinafter referred to as "Tian Ying Investment"). The total purchase price is RMB 1,411.7706 million. Longking has paid RMB 1,411.7706 million.

As of this financial reporting date, the equity transfer mentioned above has been approved by China Banking and Insurance Regulatory Commission. At present, Longking is preparing for relevant regulatory materials.

2. Matters about the cooperation with Taikang

On September 9, 2020, Taikang Life Insurance Co., Ltd. (hereinafter referred to as "Taikang Life") and Taikang Pension Insurance Co., Ltd. (hereinafter referred to as "Taikang Pension") and Shanghai Jiawen Investment Management Co., Ltd. (hereinafter referred to as "Shanghai Jiawen"), Yango Group's second largest shareholder, signed the "Share Transfer Agreement", agreeing that Taikang Life and Taikang Pension would acquire 13.53% of Yango Group's shares from Shanghai Jiawen, a total of 554,710,264 shares. On the same day, the Company, the actual controllers, Ms. Wu Jie, and Mr. Lin Tengjiao, signed the "Cooperation Agreement on Yango Group Co., Ltd." with Shanghai Jiawen, Taikang Life Insurance and Taikang Pension to discuss about the governance arrangements of Yango Group, performance commitment of the next ten years, compensation amount for the under-performance commitment, and management incentives.

3. Discontinued operations

Item	FY2020	FY2019
Income from discontinued operation (A)		13,990,781.62
Less: Expenses from discontinued operation (B)	667,125.55	5,330,815.81
Profit from discontinued operation (C)	-667,125.55	8,659,965.81
Less: Income tax expenses from discontinued operation (D)		2,543,227.25
Net profit from operating activities (E=C-D)	-667,125.55	6,116,738.56
Impairment loss/(reversal) (F)		2,234.60
Disposal gain (G)		105,375,132.62
Income tax expenses related to disposal (H)		9,365,903.75
Net gain of disposal (I=G-H)		96,009,228.87
Net profit from discontinued operation (J=E+F+I)	-667,125.55	102,128,202.03
Including: Net profit from discontinued operation attributable to owners of the Company	-194,747.02	21,362,649.30
Net profit from discontinued operation attributable to minority interests	-472,378.53	80,765,552.73
Net cash flow from operating activities	-727,765.39	2,952,402.25
Net cash flow from investing activities		261,195.03
Net cash flow from financing activities		-12,082,296.60

Note: mainly from Longyan Fengpei Environmental Protection Co., Ltd. which was cancelled by the subsidiary Fujian Longking Co., Ltd. on November 6, 2020.

XII. Notes to main items of financial statement for the parent company**1. Accounts receivable**

(1) The aging analysis of accounts receivable:

Aging	December 31 2020	December 31 2019
Within 1 year	552,115,417.41	1,443,315,641.78
1 to 2 years	6,000,000.00	
2 to 3 years		
Over 3 years	5,255,201.74	5,392,707.87
Subtotal	563,370,619.15	1,448,708,349.65
Less: Provision for bad debts	5,555,201.74	5,296,453.58
Total	557,815,417.41	1,443,411,896.07

(2) Disclosure of bad debt provision:

Item	December 31 2020				
	Book Balance		Bad Debt Provision		Book Value
	Amount	Ratio	Amount	Ratio	
Provision for bad debts recognized separately	5,255,201.74	0.93%	5,255,201.74	100.00%	
Provision for bad debts by portfolio	558,115,417.41	99.07%	300,000.00	0.05%	557,815,417.41
Portfolio 1	1,700,000.00	0.30%			1,700,000.00
Portfolio 2	556,415,417.41	98.77%	300,000.00	0.05%	556,115,417.41
Total	563,370,619.15	100.00%	5,555,201.74		557,815,417.41

Item	December 31 2019				
	Book Balance		Bad Debt Provision		Book Value
	Amount	Ratio	Amount	Ratio	
Provision for bad debts recognized separately	5,255,201.74	0.36%	5,255,201.74	100.00%	
Provision for bad debts by portfolio	1,443,453,147.91	99.64%	41,251.84	0.00%	1,443,411,896.07
Portfolio 1	19,889,147.00	1.37%			19,889,147.00
Portfolio 2	1,423,564,000.91	98.27%	41,251.84	0.00%	1,423,522,749.07
Total	1,448,708,349.65	100.00%	5,296,453.58		1,443,411,896.07

(3) Top 5 of the closing balance of the accounts receivable according to the arrears party:

The total amount of top 5 of the closing balance of the accounts receivable according to the arrears party is RMB 518,740,938.50, accounting for 92.09% of the total amount of accounts receivable at the end of the reporting period.

2. Other receivables

Item	Closing Balance	Opening Balance
Interest receivable	46,555,489.58	
Dividend receivable		
Other receivables	12,030,872,782.76	7,510,016,733.66
Total	12,077,428,272.34	7,510,016,733.66

(1) Interest receivable

Item	Closing Balance	Opening Balance
Structured deposits	19,420,552.08	
Time deposits	27,134,937.50	
Total	46,555,489.58	

(2) Other receivables

1) Category of other receivables by nature:

Item	Closing Balance	Opening Balance
Receivables from related parties in consolidation scope	7,694,659,444.31	5,922,577,492.68
Receivables from joint venture/association/cooperators	652,453,108.84	506,815,677.22
Collection and payment	243,095.78	251,667.74
Other account current	3,723,601,347.62	1,112,984,184.64
Guarantee deposit receivable and other deposits	95,000.00	
Subtotal	12,071,051,996.55	7,542,629,022.28
Bad debt provision of other receivables	40,179,213.79	32,612,288.62
Total	12,030,872,782.76	7,510,016,733.66

2) Category of other receivables by provision method of bad debts:

Item	Closing Balance				Book Value
	Book Balance		Provision for bad debts		
	Amount	Ratio	Amount	Ratio	

Item	Closing Balance				
	Book Balance		Provision for bad debts		Book Value
	Amount	Ratio	Amount	Ratio	
Provision for bad debts recognized separately	30,902,119.78	0.26	30,902,119.78	100.00	
Provision for bad debts by portfolio	12,040,149,876.77	99.74	9,277,094.01	0.08	12,030,872,782.76
Portfolio 1	8,347,112,553.15	69.15			8,347,112,553.15
Portfolio 2	3,693,037,323.62	30.59	9,277,094.01	0.25	3,683,760,229.61
Total	12,071,051,996.55	100.00	40,179,213.79		12,030,872,782.76

Item	Opening Balance				
	Book Balance		Provision for bad debts		Book Value
	Amount	Ratio	Amount	Ratio	
Provision for bad debts recognized separately	30,902,119.78	0.41%	30,902,119.78	100.00%	
Provision for bad debts by portfolio	7,511,726,902.50	99.59%	1,710,168.84	0.02%	7,510,016,733.66
Portfolio 1	6,429,393,169.90	85.24%			6,429,393,169.90
Portfolio 2	1,082,333,732.60	14.35%	1,710,168.84	0.16%	1,080,623,563.76
Total	7,542,629,022.28	100.00%	32,612,288.62		7,510,016,733.66

3) Receivables from related parties in consolidation scope:

Name	Closing Balance
Fuzhou Teng Long Industrial Co., Ltd.	979,099.50
Yango Investment PTE.LTD.	660.00
Tibet Yango Industrial Co., Ltd.	2,042,517,069.26
Tibet Yango Hongrui Industrial & Trade Co., Ltd.	820,277,513.36
Tibet Yango Ruize Industrial Co., Ltd.	862,990,468.16
Yango Investment Limited	1,082,040,886.43
Fujian Guangyu Investment Co., Ltd.	594,129,282.50
Yango International Trade Group (Shanghai) Trade Co., Ltd.	148,850,900.00
Golden Sunshine (Hong Kong) Development Co., Ltd.	440,114,441.36
Fuzhou Teng Long Industrial Co., Ltd.	3,846,200.00
Yango Liberal Education Investment (Beijing) Co., Ltd.	38,000,000.00
Fuzhou Yango International School	44,417,458.09
Yan'an Yango Liberal Culture Industrial Co., Ltd.	44,094,800.00
Yan'an Peking University Peiwen School	3,508,500.00
Yango College	355,355,984.58
Yango Education Holding Group Co., Ltd.	77,000,000.00
Fujian Yango Group Fujian International Trade Co., Ltd.	1,136,536,181.07
Total	7,694,659,444.31

4) Receivables from joint venture/association/cooperators

Name	Closing Balance
Fujian Yango Group Shanghai Industrial Co., Ltd.	297,439,108.84
Fujian Yango Group Xiamen Import and Export Co. Ltd.	355,014,000.00
Total	652,453,108.84

5) Changes in bad debt provision:

Bad-debt Provision	Stage 1	Stage 2	Stage 3	Total
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	Expected credit losses over the next 12 months	Expected credit loss over life (no credit impairment)	Expected credit loss for the entire duration (credit impairment occurred)	
Opening Balance	874,784.82	835,384.02	30,902,119.78	32,612,288.62
Opening Balance during the period				
-- Transfer to stage 2	-787,624.22	787,624.22		
-- Transfer to stage 3				
-- Transfer back to stage 2				
-- Transfer back to stage 3				
Provision during the period	6,807,625.96	762,299.21		7,569,925.17
Transfer back during the period		3,000.00		3,000.00
Write-off during the period				
Others				
Closing Balance	6,894,786.56	2,382,307.45	30,902,119.78	40,179,213.79

6) Top 5 of the closing balance of other receivables:

Unit name	Nature	Closing Balance	Aging	Proportion accounting for the total closing balance of other receivables	Closing Balance of bad-debt provision
Tibet New Yango Industrial Co., Ltd.	Account current	2,042,517,069.26	Within 1 year; 1-2 years	16.92%	
Fujian Yango Group Fujian International Trade Co., Ltd.	Account current	1,136,536,181.07	Within 1 year; 1-2 years	9.42%	
Yango Investment Limited	Account current	1,082,040,886.43	2-3 years	8.96%	
Tibet Yango Ruize Industrial Co., Ltd.	Account current	862,990,468.16	Within 1 year; 1-2 years	7.15%	
Tibet Yango Hongrui Industrial & Trade Co., Ltd.	Account current	820,277,513.36	Within 1 year; 1-2 years	6.80%	
Total		5,944,362,118.28		49.25%	

3. Long-term equity investment

(1) Classification of the long-term equity investment

Item	Closing Balance	Opening Balance
Investment in subsidiaries	7,363,074,565.05	7,236,893,850.50
Investment in joint ventures		
Investment in associations	5,972,490,864.53	5,492,758,601.25
Total	13,335,565,429.58	12,729,652,451.75

(2) Investment in subsidiaries:

Invested unit	Yango Group Co., Ltd.	Longking Industrial Investment Group Co., Ltd.	Oriental Xinlong Asset Management Co., Ltd.	Others	Total
Opening Balance	948,062,655.73	5,315,154,924.77	720,876,270.00	252,800,000.00	7,236,893,850.50
Increase in this period	173,180,712.55			20,000,002.00	193,180,714.55
Decrease in this period				67,000,000.00	67,000,000.00
Closing Balance	1,121,243,368.28	5,315,154,924.77	720,876,270.00	205,800,002.00	7,363,074,565.05
Provision for impairment in current period					
Impairment reserve closing balance					

(3) Investment in joint ventures and associations:

Investee	Joint venture	Association	Total
Opening Balance		5,492,758,601.25	5,492,758,601.25
Changes in current period			
- Additional investment			
- Investment income recognized under equity method		693,975,208.72	693,975,208.72
- Other comprehensive income and changes in equity recognized under equity method		-42,994,800.00	-42,994,800.00
- Declaration of cash dividends or profits		-171,248,145.44	-171,248,145.44
- Others			
Closing Balance		5,972,490,864.53	5,972,490,864.53
Closing balance of impairment provision			

4. Operating revenue and operating cost

(1) Operating revenue and operating cost:

Item	Amount occurred in current period		Amount occurred in previous period	
	Revenue	Cost	Revenue	Cost
Main operations	9,058,450,611.47	8,984,063,861.02	11,293,556,976.59	11,196,133,837.01
Other operations	46,021,394.17		132,374,832.12	
Total	9,104,472,005.64	8,984,063,861.02	11,425,931,808.71	11,196,133,837.01

(2) Main operations presented by industry and business category:

Item	Amount occurred in current period		Amount occurred in previous period	
	Revenue	Cost	Revenue	Cost
(1) Commerce	8,988,359,977.11	8,984,063,861.02	11,250,600,002.06	11,196,133,837.01
Wherein: Commodity trade	8,988,359,977.11	8,984,063,861.02	11,250,600,002.06	11,196,133,837.01
Export trade				
(2) Others	70,090,634.36		42,956,974.53	
Total	9,058,450,611.47	8,984,063,861.02	11,293,556,976.59	11,196,133,837.01

5. Investment income

Item	Amount occurred in current period	Amount occurred in previous period
Long-term equity investment income under cost method	153,260,225.55	224,495,042.15
Long-term equity investment income under equity method	693,975,208.72	699,575,352.41
Investment income from disposal of long-term equity investment	109,735,771.33	496,028,978.54
Investment income from trading financial assets during holding period	84,241,237.45	489,984.59
Investment income from other financial assets during holding period	8,607,514.25	28,960,853.36
Investment income from disposal of non-trading financial assets	311,970,000.00	6,540,000.00
Miscellaneous	32,792.89	27,659.70
Total	1,361,822,750.19	1,456,117,870.75

6. Supplement information to cash flow

Supplementary information	Amount occurred in current period	Amount occurred in previous period
1. Adjust the net profit to operating cash flow:		
Net profit	649,995,588.36	904,462,160.72
Plus: Impairment provision of assets		
Provision for credit impairment	7,825,673.33	-1,089,735.28
Depreciation of PP&E, oil and gas assets, and productive biological assets	19,535.98	36,480.64
Amortization of intangible assets	7,834.72	70,600.65

Supplementary information	Amount occurred in current period	Amount occurred in previous period
Amortization of long-term deferred expenses		
Losses on disposal of PP&E, intangible assets and other long-term assets (“-” for income)		
Losses on fixed assets scrapping (“-” for income)	182.67	10,079.31
Loss on change in fair value (“-” for income)	36,989,315.07	-36,989,315.07
Financial expense (“-” for income)	817,055,893.26	810,904,696.80
Investment loss (“-” for income)	-1,361,822,750.19	-1,456,117,870.75
Decrease of deferred income tax assets (“-” for increase)		
Increase of deferred income tax liabilities (Decrease denoted with “-”)		
Decrease of inventories (“-” for increase)	27,619.75	
Decrease of operating receivables (“-” for increase)	-3,354,296,461.46	-1,982,071,349.66
Increase of operating payables (Decrease denoted with “-”)	274,376,425.82	951,288,237.43
Miscellaneous		
Net cash flow arising from operating activities	-2,929,821,142.69	-809,496,015.21
2. Significant investment and financing activities not involving cash inflow or outflow:		
Conversion of debt into capital		
Convertible company bonds (mature within one year)		
PP&E under finance lease		
3. Net change of cash and cash equivalents:		
Closing Balance of cash	278,389,442.46	650,565,619.66
Less: Opening Balance of cash	650,565,619.66	1,679,030,804.26
Add: Closing Balance of cash equivalents		
Less: Opening Balance of cash equivalents		
Net increase amount in cash and cash equivalents	-372,176,177.20	-1,028,465,184.60

XIII. Supplementary information

1. Current non-recurring profit or loss statement

Project	Amount	Description
Non-current assets disposal gains and losses	167,311,482.03	
Tax refund, reduction or exemption of unauthorized approval or non-formal approval documents		
Government grants included in current profit or loss (except for government grants that are closely related to the business of the enterprise, in accordance with national policies)	231,911,996.32	
The capital occupation fee charged to non-financial enterprises included in current		

Project	Amount	Description
profit or loss		
The gain arising from the difference of investment cost of the enterprise to obtain subsidiaries, associations and joint ventures below the share of fair value of the identifiable net assets of the investee when the investments were obtained.	27,836,508.06	
Non-monetary asset exchange gains and losses		
Gains and losses from investment entrusted to others	196,695,347.11	
Provision for asset impairment due to force majeure such as natural disasters		
Debt restructuring gains and losses	-966,916.03	
Corporate restructuring costs, such as staff resettlement expenses, integration costs, etc.		
Gains or losses from the excessive portion above fair value in unfair transactions		
Net profit or loss of the subsidiary merged under common control from the period beginning to the merger date		
Gains and losses arising from contingent events not related to the main business of the Company		
Apart from the effective hedging for main businesses of the Company, the fair value change gains and losses arising from holding of trading financial assets, derivative financial assets, trading financial liabilities, derivative financial liabilities, and investment income from disposals of trading financial assets, derivative financial assets, trading financial liabilities, derivative financial liabilities and other debt investments	1,028,040,869.69	
The reverse of impairment provision for receivables that was individually tested for impairment	1,930,000.00	
Profit or loss from externally entrusted loans		
Gains and losses arising from changes in fair value of investment properties that are subsequently measured using the fair value model	136,440,506.50	
The one-off adjustment of current profit or loss according to the requirements of taxation, accounting standards and other laws and regulations		
Custody fee income from entrusted operations		
Other non-operating income and expenses other than the above	-348,161,616.85	
Other profit or loss items that meet the definition of non-recurring gains and losses	26,447,829.18	
Less: Impact on income tax	110,450,417.53	
Less: Impact on non-controlling shareholders	342,680,238.23	
Total	1,014,355,350.25	



AUDITOR'S REPORT

English translation for reference only

LI XIN ZHONG LIAN SHEN ZI (2020) No. D-0513

To Fujian Yango Group Co., Ltd.:

I Audit Opinion

We have audited the accompanying financial statements of Fujian Yango Group Co., Ltd. (hereinafter referred to as "Fujian Yango Group"), which comprise the consolidated balance sheet and the parent company balance sheet as of December 31, 2019, the consolidated income statement and the parent company income statement, the consolidated cash flow statement and the parent company cash flow statement, the consolidated statement of changes in owners' equity and the parent company statement of changes in owners' equity for the year ended December 31, and notes to the financial statements.

In our opinion, the accompanying financial statements of Fujian Yango Group, which have been prepared in accordance with the Accounting Standards for Business Enterprises in all material aspects, give a true and fair view of Fujian Yango Group's consolidated and parent company's financial positions as of December 31, 2019, and of Fujian Yango Group's consolidated and the parent company's operating results and cash flows for the year ended December 31, 2019.

II Basis for Audit Opinion

We conducted our audit in accordance with Chinese Auditing Standards for Certified Public Accountants. Further discussion with respect to our responsibility

pursuant to the Auditing Standards can be found herein the section entitled “-Certified public accountants' responsibility.” The Auditing Standards require that we conduct the auditing independently from Fujian Yango Group and should comply with ethical standards and plan. We believe that the audit evidence we have obtained is sufficient and appropriate to provide as a basis for our audit opinion.

III Management and Corporate governance's responsibilities for the financial statements

The management of Fujian Yango Group (hereinafter referred to as “the Management”) is responsible for the preparation of the financial statements that give a fair view in accordance with the Accounting Standards for Business Enterprises, and the design, implementation and maintenance of the necessary internal control so that there are no material misstatements due to fraud or error in the financial statements.

In preparation of the financial statements, the Management is responsible for evaluating Fujian Yango Group's ability of going concern, disclosing the relevant events in connection with the going concern (if applicable), and use the going concern assumption, unless the Management plans to liquidate Fujian Yango Group, terminate the operation or has no other realistic options.

Those charged with governance is responsible for supervising the preparation of the financial statements of Fujian Yango Group.

IV Certified public accountants' responsibility

Our responsibility is to obtain reasonable assurance about whether the financial statements are free from material misstatements due to fraud or error and to issue an auditor's report with auditing opinion based on our auditing. Reasonable assurance is high-level assurance, but it cannot assure that any material misstatements of financial statements can always be identified during the auditing process performed in according with the Auditing Standards. Misstatements may be caused due to fraud or error. The misstatements can be considered as material if it is reasonably expected that

the misstatements alone or in aggregate may have an influence on the readers of financial statements who make economic decisions based upon the financial statements.

In our auditing process in according with the Auditing Standards, we use our certified public accountants' judgment along with our professional risk assessment. Meanwhile, we also conducted the following:

(1) Identified and assessed the risks of material misstatement of the financial statements due to fraud or error, designed, implemented auditing procedures to response to those risks and obtained sufficient and appropriate audit evidence as the basis for our audit opinion. However, the fraud can be achieved through collusion, falsification, intentional omission, false statement or overriding the internal control, so the risk of failure to detect the material misstatement due to fraud is higher than due to error.

(2) Familiar with the internal control system relevant to audit in order to design the appropriate auditing procedures, but the purpose was not to express any opinion with respect to the effectiveness on the internal control system.

(3) Evaluated the appropriateness of the accounting policies used and the reasonableness of accounting estimates and relevant disclosures made by the Management.

(4) Made conclusion on the appropriateness of the going concern assumption used by the Management. Meanwhile, according to the audit evidence obtained, we made conclusion on the significant uncertainty on the existence of the events or situations that may result in significant doubts on the ability of going concern of Fujian Yango Group. If we come to a conclusion that there is significant uncertainty, the Auditing Standards require that we shall raise the attention of the readers of the financial statements to the relevant disclosure in the financial statements; if the disclosure is not sufficient, we shall express non-unqualified opinion. Our conclusion

is based upon the information obtained as of the date of this Auditor's Report. However, any event or situation that may occur in the future may cause Fujian Yango Group's inability to going concern.

(5) Evaluated the overall presentation of the financial statements, structure and contents (including the disclosures), and evaluated whether the financial statements gave a true and fair view of relevant transitions and events.

(6) Obtained sufficient and appropriate audit evidence of the financial information relevant to the business and operation activities of Fujian Yango Group and expressed the audit opinion with respect to the financial statements. We are responsible for the guidance, supervision and implementation of auditing the financial statements of Fujian Yango Group, and undertake the full responsibility of our Audit opinion.

We communicate with the governance team on planned audit scope, timeframe, and major audit findings, including communication of the internal control deficiencies that we identified during the audit.



Chinese Certified Public Accountant: CHEN Liqing
(Project Partner)



Chinese Certified Public Accountant: YE Yuying



Tianjin, China

May 15, 2020

Consolidated Balance Sheet

As at 31 December 2019

Prepared by: FUJIAN YANGO GROUP CO., LTD

Unit: Yuan Currency: RMB

Item	Note	31 December 2019	1 January 2019	31 December 2018
CURRENT ASSETS:				
Monetary funds	V.1	48,041,395,931.83	44,117,745,748.38	44,117,745,748.38
Deposit Reservation for balance				
Lending funds				
Trading financial assets	V.2	4,878,260,144.01	2,286,070,480.49	
Financial assets at fair value through profit or loss	V.3			418,764,180.49
Derivative financial assets				
Notes receivable	V.4	511,047,673.24	483,437,297.24	1,668,824,111.89
Accounts receivable	V.5	6,033,928,022.03	6,636,726,049.13	6,728,870,051.32
Accounts receivable financing	V.6	1,917,300,055.31	1,185,386,814.65	
Prepayments	V.7	7,315,880,913.41	6,682,732,530.27	6,682,732,530.27
Receivable premium				
Reinsurance accounts receivable				
Provision of cession receivable				
Other receivables	V.8	43,530,053,219.14	48,411,163,142.74	48,467,635,560.03
Include: Interest receivable		3,838,550.00	17,518,909.23	17,518,909.23
Dividends receivable				
Buying for resold financing asset				
Inventories	V.9	183,665,218,282.85	149,544,768,311.87	149,544,768,311.87
Held-for-sale assets	V.10		215,355,082.92	215,355,082.92
Non-current assets due within one year	V.11	2,103,880,460.27		
Other current assets	V.12	7,185,495,502.57	5,057,490,183.57	6,774,500,183.57
TOTAL CURRENT ASSETS:		305,182,460,204.66	264,620,875,641.26	264,619,195,760.74
NON-CURRENT ASSETS:				
Loans and advances				
Debt investment				
Available-for-sale financial assets	V.13			1,082,164,574.00
Other debt investment				
Held-to-maturity investment				
Long-term receivables	V.14	181,607,368.84	196,950,951.04	196,950,951.04
Long-term equity investment	V.15	22,086,820,536.26	15,615,794,640.99	15,667,094,640.99
Investment in other equity instruments	V.16	111,343,850.19	193,128,168.00	
Other non-current financial assets	V.17	648,000,357.30	738,740,106.00	
Investment properties	V.18	11,925,676,356.78	9,007,520,376.22	9,007,520,376.22
Property, plant and equipment	V.19	6,554,113,895.13	5,546,989,535.94	5,546,989,535.94
Construction in process	V.20	627,504,855.31	134,869,312.69	134,869,312.69
Productive biological asset				
Oil and gas asset				
Right-of-use assets				
Intangible assey	V.21	3,080,224,294.28	2,230,222,912.11	2,230,222,912.11
Development expenditure	V.22	11,396,317.02		
Goodwill	V.23	2,873,260,907.43	2,939,400,668.61	2,939,400,668.61
Long-term deferred expenses	V.24	121,723,441.85	110,888,074.17	110,888,074.17
Deferred income tax assets	V.25	252,459,558.86	163,897,045.38	149,879,541.43
Other non-current assets	V.26	5,977,608,018.93	7,117,204,800.68	7,117,204,800.68
TOTAL NON-CURRENT ASSETS		54,451,739,758.18	43,995,606,591.83	44,183,185,387.88
TOTAL ASSETS		359,634,199,962.84	308,616,482,233.09	308,802,381,148.62

Legal representative: Wu Jie

Accounting principal: Liu dongping

Person in charge of accounting department: Jiang Jiaping

Consolidated Balance Sheet

As at 31 December 2019

Prepared by: FUJIAN YANGO GROUP CO., LTD

Unit: Yuan Currency: RMB

Item	Note	31 December 2019	1 January 2019	31 December 2018
CURRENT LIABILITIES:				
Short-term borrowings	V.28	14,305,187,559.69	21,746,266,409.46	21,746,266,409.46
Borrowing from the central bank				
Borrowing funds				
Trading financial liabilities				
Financial liabilities at fair value through profit or loss				
Derivative financial liabilities				
Notes payable	V.29	4,172,946,355.41	2,067,211,838.30	2,067,211,838.30
Accounts payable	V.30	22,966,497,314.29	20,060,320,439.62	20,060,320,439.62
Advanced payments from customers	V.31	87,888,753,593.90	69,389,975,099.31	69,389,975,099.31
Financial Assets Sold for Repurchase				
Deposit taking and interbank deposit				
Funds for securities trading				
Acting underwriting securities				
Salary payables	V.32	1,237,624,362.50	846,073,745.54	846,073,745.54
Tax payables	V.33	9,618,024,253.54	7,163,978,751.25	7,163,978,751.25
Other payables	V.34	34,922,288,884.36	23,879,757,517.61	23,879,757,517.61
Include: Interest payable		1,622,350,046.69	1,133,881,341.94	1,133,881,341.94
Dividends payable		71,801,787.16	76,246,247.29	76,246,247.29
Handling charges and commissions payable				
Accounts payable reinsurance				
Held-for-sale liabilities				
Non-current liabilities due within one year	V.35	28,181,437,682.53	33,448,235,141.81	33,448,235,141.81
Other current liabilities	V.36	1,629,800,000.00	2,447,325,220.59	2,447,325,220.59
TOTAL CURRENT LIABILITIES		204,922,560,006.22	181,049,144,163.49	181,049,144,163.49
NON-CURRENT LIABILITIES:				
Insurance contract reserve				
Long-term borrowings	V.37	70,054,797,941.25	56,178,504,416.31	56,178,504,416.31
Bonds payable	V.38	20,923,783,410.90	19,346,788,401.93	19,346,788,401.93
Include: Preferred shares				
Perpetual bond				
Lease liabilities				
Long-term payables	V.39	190,670,786.24		
Long term employee compensation payable				
Estimated liabilities	V.40	469,808,724.55	504,578,285.28	504,578,285.28
Deferred income	V.41	176,991,620.41	139,736,406.06	139,736,406.06
Deferred income tax liabilities	V.25	915,849,071.25	867,987,877.63	867,987,877.63
Other non-current liabilities				
Total non-current liabilities		92,731,901,554.60	77,037,595,387.21	77,037,595,387.21
Total liabilities		297,654,461,560.82	258,086,739,550.70	258,086,739,550.70
Owner's equity(or shareholder's equity):				
Paid-in capital (or capital stock)	V.42	7,960,000,000.00	7,660,000,000.00	7,660,000,000.00
Other equity instruments				
Include: Preferred shares				
Perpetual bond				
Capital reserves	V.43	339,770,557.72	361,006,066.28	361,006,066.28
Less: Treasury stock				
Other comprehensive income	V.44	206,222,182.89	359,339,030.19	352,740,230.19
Special reserve				
Retained earnings				
General risk reserve				
Undistributed profit	V.45	4,255,809,612.08	2,382,427,324.13	2,470,347,876.79
Total owners' equity attributable to parent company		12,761,802,352.69	10,762,772,420.60	10,844,094,173.26
Minority interest		49,217,936,049.33	39,766,970,261.79	39,871,547,424.66
TOTAL OWNER'S EQUITY		61,979,738,402.02	50,529,742,682.39	50,715,641,597.92
TOTAL LIABILITIES AND OWNER'S EQUITY		359,634,199,962.84	308,616,482,233.09	308,802,381,148.62

Legal representative: Wu Jie

Accounting principal: Liu Dongping

Person in charge of accounting department: Jiang Jiaping

Consolidated Income Statement

For the period ended 31 December 2019

Prepared by: FUJIAN YANGO GROUP CO., LTD

Unit: Yuan Currency: RMB

Item	Note	Amount incurred in the current period	Amount incurred in the previous period
I. Operating revenues		90,533,718,065.30	86,386,058,831.96
Include: : Operating income	V.46	90,533,718,065.30	86,386,058,831.96
Interest income			
Premiums earned			
Fee and commission income			
II. Total operating costs		84,381,226,106.61	79,822,371,667.36
Operating costs	V.46	71,271,492,998.38	68,807,324,360.67
Interest expense			
Fees and commissions			
Surrender money			
Net compensation expenses			
Net provision for insurance contract			
Expenditures dividend policy			
Reinsurance expenses			
Tax and surcharges	V.47	4,025,534,841.03	4,042,523,446.15
Selling expenses	V.48	2,841,127,354.91	1,978,735,427.10
Administrative expenses	V.49	3,180,803,439.26	2,373,800,200.33
Research and development expenses	V.50	503,529,085.70	477,800,378.35
Financial expenses	V.51	2,558,738,387.33	2,142,187,854.76
Includes: Interest expense		2,659,263,602.09	1,970,419,891.60
Interest income		512,351,120.99	360,965,525.53
Add: Other income	V.52	172,041,875.15	158,785,352.87
Investment income (Loss denoted with "-")	V.53	2,589,663,337.03	1,189,965,005.46
Includes: Investment income from associates and joint ventures		1,451,116,009.00	651,893,577.95
Income from derecognition of financial assets measured at amortized cost (Loss denoted with "-")			
Exchange gain (Loss denoted with "-")			
Net exposure hedge income (Loss denoted with "-")			
Gains on changes in fair value (Loss denoted with "-")	V.54	184,723,904.35	-100,301,884.84
Credit impairment loss (Loss denoted with "-")	V.55	-99,276,846.58	
Assets impairment loss (Loss denoted with "-")	V.56	-708,795,490.57	-593,068,635.58
Gain on disposal of current assets (Loss denoted with "-")	V.57	233,380.06	1,711,083.40
III. Gross profit (Loss denoted with "-")		8,291,082,118.13	7,220,778,085.91
Add: Non-operating income	V.58	93,620,416.52	89,838,239.83
Less: Non-operation expense	V.59	146,668,869.97	114,950,926.13
IV. Profit before taxation (Total Losses denoted with "-")		8,238,033,664.68	7,195,665,399.61
Less: Income tax expense	V.60	2,618,529,493.58	2,614,382,060.19
V. Net profit (Net losses denoted with "-")		5,619,504,171.10	4,581,283,339.42
(1) Classified by business continuity:			
1. Net profit from continuing operations (Net losses denoted with "-")		5,517,375,969.07	4,559,854,145.33
2. Net profit from discontinued operations (Net losses denoted with "-")		102,128,202.03	21,429,194.09
(2) Classification by ownership:			
1. Minority interest income		1,868,129,073.61	1,094,045,253.07
2. Net profit attributable to the shareholders of parent company		3,751,375,097.49	3,487,238,086.35
VI. After-tax net amount of other comprehensive income after tax, net		-174,767,140.56	135,373,260.37
Other comprehensive income after tax attributable to owners of the parent company, net income after tax, net		-153,116,847.30	69,502,729.06
(1) Other comprehensive income that will not be reclassified to profit or loss		-30,404,859.85	
1. Changes in net liabilities or net assets arising from the re-measurement of defined benefit plans			
2. Share of other comprehensive income of investee that may not be subsequently reclassified into profit or loss under equity method			
3. Changes in Fair Value of Investment in Other Equity Instruments		-30,404,859.85	
4. Changes in fair value of enterprise's own credit risk			
(2) Other comprehensive income that will be subsequently reclassified into profit or loss in the future		-122,711,987.45	69,502,729.06
1. Share of other comprehensive income of investee that will be subsequently reclassified into profit or loss under equity method		23,484,343.33	39,728,773.17
2. Changes in Fair Value of Other Creditor's Rights Investment			
3. Cash Flow Hedging Reserve			22,885,684.66
4. Balance of Conversion of Foreign Currency Financial Statements			
5. When non-investment real estate is converted to investment real estate measured by fair value, the difference between fair value and book value is greater than that on the date of conversion.			
6. Other bond investment credit impairment provision			
7. Cash flow hedging reserve (effective part of cash flow hedging profit and loss)			
8. Translation difference of foreign currency financial statements		-140,906.48	-1,143,011.06
9. Others		-146,055,424.30	8,031,282.29
Other comprehensive income after tax attributable to minority shareholders, net		-21,650,293.26	65,870,531.31
VII. Total comprehensive income		5,444,737,030.54	4,716,656,599.79
Total comprehensive income attributable to owners of the parent company		1,715,012,226.31	1,163,547,982.13
Total comprehensive income attributable to minority shareholders		3,729,724,804.23	3,553,108,617.66
VIII. Earnings per share	V.56		
(I) Basic earnings per share		*	*
(II) Diluted earnings per share		*	*

Legal representative: Wu Jie

Accounting principal: Liu Dongping

Person in charge of accounting department: Jiang Jiaping

Consolidated Cash Flow Statement

For the period ended 31 December 2019

Prepared by: FUJIAN YANGO GROUP CO., LTD

Unit: Yuan Currency: RMB

Item	Notes	Amount incurred in the current period	Amount incurred in the previous period
I. Cash flows from operating activities			
Cash received from selling commodities and providing labor services		111,359,727,457.24	109,624,741,361.04
Net increase in customer deposits and interbank deposits			
Net increase in borrowing from the central bank			
Net increase in borrowing from other financing institution			
Cash received from the premium of the original insurance contract			
Net cash received from reinsurance business			
Net increase in deposit and investment of the insured			
Cash received in interest, service charge and commission			
Net increase in borrowing funds			
Net increase in repurchase business funds			
Net cash received from acting sales of securities			
Refunds of taxes		34,698,978.91	70,719,423.31
Other cash receipts from operating-related activities		44,871,843,470.24	25,442,375,105.67
Total cash inflow from operating activities		156,266,269,906.39	135,137,835,890.02
Cash paid for purchasing commodities and receiving labor services payment		92,708,879,473.93	59,083,750,690.10
Net increase in customer loans and advances			
Net increase in the deposit of central bank and interbank funds			
Cash of the indemnity of the original insurance contract			
Net increase in financing assets held for trading			
Net increase in lending funds			
Cash to pay interest, service charge and commission			
Cash to pay policy dividends			
Cash paid to and for employees		5,748,838,699.59	3,901,754,061.52
Taxes and dues payment		8,854,234,953.52	7,604,478,101.86
Other cash payments from operating-related activities		34,235,173,282.37	44,344,566,947.33
Total cash outflow from operating activities		141,547,126,409.41	114,934,549,800.81
Net cash flow from / (used in) operating activities		14,719,143,496.98	20,203,286,089.21
II. Cash flows from investing activities			
Cash received from disinvestment		4,674,933,048.47	5,494,002,513.10
Cash received from obtaining investment earnings		350,303,605.16	665,401,655.56
Net cash withdrawn from the disposal of fixed assets, intangible assets and other long-term assets		236,709,628.94	3,314,895.53
Net cash received from the disposal of subsidiaries and other business units		1,340,188,952.39	37,645,083.34
Other cash payments from investing-related activities		187,685,814.58	749,177,362.36
Total cash inflow from investing activities		6,789,821,049.54	6,949,541,509.89
Cash paid for the construction of fixed assets, intangible assets and other long-term assets		646,374,548.49	385,548,985.67
Cash paid for investment		14,350,837,913.31	15,263,486,711.43
Net increase in pledged loans			
Net cash received from the payment of subsidiaries and other business units		1,852,408,958.38	2,416,527,561.78
Other cash payments from investing-related activities		1,251,399,374.06	6,838,844,568.55
Total cash outflow from investing activities		18,101,020,794.24	24,904,407,827.43
Net cash flow from / (used in) investing activities		-11,311,199,744.70	-17,954,866,317.54
III. Cash flows from financing activities			
Cash received from absorbing investment		5,784,577,401.35	10,093,865,700.00
Include: Cash received by subsidiaries from absorbing minority shareholders' investment		5,354,245,801.35	9,593,865,700.00
Cash received from obtaining borrowing		99,141,939,564.77	84,349,849,420.82
Other cash receipts from financing-related activities		3,959,895,065.34	4,521,742,014.74
Total cash inflow from financing activities		108,886,412,031.46	98,965,457,135.56
Cash paid for repayment of debts		93,386,925,289.75	81,243,266,539.01
Cash paid for distributing dividends and profits or repayment of interests		10,843,922,757.91	10,045,870,820.82
Include: Dividends and profits paid by subsidiaries to minority shareholders		534,602,050.33	404,907,272.40
Other cash payments from financing-related activities		5,639,855,236.51	8,083,817,537.64
Total cash outflow from financing activities		109,870,703,284.17	99,372,954,897.47
Net cash flow from / (used in) financing activities		-984,291,252.71	-407,497,761.91
IV. Effect of foreign exchanges rate on cash and cash equivalents		144,544,569.46	-35,193,615.35
V. Net Increase in cash and cash equivalents		2,568,197,069.03	1,805,728,394.41
Add: Cash and cash equivalents at the beginning of the year		37,644,011,082.98	35,838,282,688.57
IV. Cash and cash equivalents at the end of the year		40,212,208,152.01	37,644,011,082.98

Legal representative: Wu Jie

Accounting principal: Liu Dongping

Accounting department: Jiang Jiaping

Consolidated Statement of Changes in Owners' Equity

For the period ended 31 December 2019

Item	Amount incurred in the current period											Total owner's equity		
	Owner's equity attributable to the parent company													
	Capital stock	Preferred shares	Other equity instruments		Capital reserves	Less: treasury stocks	Other Comprehensive income	Special reserve	Surplus reserves	General Risk Provision	Undistributed profit		Others	Minority interests
I. Closing balance of previous year	7,660,000,000.00				361,006,086.28		352,740,230.19				2,470,347,876.79		39,871,547,424.66	50,715,641,597.92
Add: Change of Accounting policies							6,598,800.00				-87,920,552.66		-104,577,162.87	-185,898,915.53
Corrections of prior period errors														
Others														
II. Opening balance of current year	7,660,000,000.00				361,006,086.28		359,339,030.19				2,382,427,324.13		39,766,970,261.79	50,529,742,682.39
III. Increase or decrease amount of current period (Decrease denoted with "-")	300,000,000.00				-21,235,508.56		-153,116,847.30				1,873,382,287.95		9,450,965,787.54	11,449,995,719.63
(I) Total comprehensive income							-153,116,847.30				1,868,129,073.61		3,729,724,804.23	5,444,737,030.54
(II) Capital invested and reduced by owners	300,000,000.00				-8,948,988.15						5,253,214.34		6,692,577,296.47	6,988,881,512.66
1. Common shares contributed by shareholders	300,000,000.00												8,815,858,203.81	9,115,858,203.81
2. Contribution by other equity instruments holders														
3. Share-based payments recorded in equity														
4. Others					-8,948,988.15						5,253,214.34		-2,123,280,907.34	-2,126,976,691.15
(III) Distribution													-983,622,823.57	-983,622,823.57
1. Appropriation of surplus reserves														
2. Appropriation of general risk provision														
3. Distribution to equity owners (or shareholders)													-983,622,823.57	-983,622,823.57
4. Others														
(IV) Transfer within owner's equity														
1. Transfer of capital reserves to paid-in capital (or capital stock)					-12,286,510.41								12,286,510.41	
2. Transfer of surplus reserves to paid-in capital (or capital stock)														
3. Transfer of surplus reserves to recover prior year loss														
4. Setting the Change Amount of Income Plan to Retain the Retained Income														
5. Retained earnings carried over from other comprehensive earnings														
6. Others														
(5) Special reserves														
IV. Closing balance of the current period	7,960,000,000.00				339,770,557.72		206,222,182.89				4,255,809,612.08		49,217,936,048.33	61,979,738,402.02

Prepared by: FUJIAN YANGO GROUP CO., LTD

Unit: Yuan Currency: RMB

Legal representative: Wu Jie

Accounting principal: Liu Dongping

Person in charge of accounting department: Jiang Haining

Consolidated Statement of Changes in Owners' Equity (continued)

For the period ended 31 December 2019

Item	Amount incurred in the current period											Total owner's equity		
	Owner's equity attributable to the parent company						Minority interests							
	Capital stock	Preferred shares	Perpetual bond	Others	Capital reserves	Less: treasury stocks	Other Comprehensive income	special reserve	Surplus reserves	General Risk Provision	Undistributed profit		Others	
I. Closing balance of previous year	7,160,000,000.00				474,090,448.23		283,237,501.13				1,377,232,135.28		30,204,200,151.97	39,498,760,236.61
Add: Change of Accounting policies														
Corrections of prior period errors														
Others														
II. Opening balance of current year	7,160,000,000.00				474,090,448.23		283,237,501.13				1,377,232,135.28		30,204,200,151.97	39,498,760,236.61
III. Increase or decrease amount of current period (Decrease denoted with "-")	500,000,000.00				-113,084,381.95		69,502,729.06				1,093,115,741.51		9,667,347,272.69	11,216,881,361.31
(I) Total comprehensive income							69,502,729.06				1,094,045,253.07		3,553,108,617.66	4,716,656,599.79
(II) Capital invested and reduced by owners	500,000,000.00				-109,699,136.77								6,931,406,412.37	7,321,707,273.60
1. Common shares contributed by shareholders	500,000,000.00												9,601,257,877.50	10,101,257,877.50
2. Contribution by other equity instruments holders														
3. Share-based payments recorded in equity														
4. Others					-109,699,136.77								-2,669,851,465.13	-2,779,550,603.90
(III) Distribution													-822,028,422.68	-822,028,422.68
1. Appropriation of surplus reserves														
2. Appropriation of general risk provision														
3. Distribution to equity owners (or shareholders)													-822,028,422.68	-822,028,422.68
4. Others														
(IV) Transfer within owner's equity					-3,826,924.33						-929,511.56		4,756,435.89	
1. Transfer of capital reserves to paid-in capital (or capital stock)														
2. Transfer of surplus reserves to paid-in capital (or capital stock)														
3. Transfer of surplus reserves to recover prior year loss														
4. Settling the Change Amount of Income Plan to Retain the Retained Income														
5. Retained earnings carried over from other comprehensive earnings					-3,826,924.33						-929,511.56		4,756,435.89	
6. Others														
(5) Special reserves					441,681.15								104,229.45	545,910.60
IV. Closing balance of the current period	7,660,000,000.00				361,006,066.28		352,740,230.19				2,470,347,876.79		39,871,547,424.66	50,715,641,597.92

Prepared by: FUJIAN YANGO GROUP CO., LTD

Unit: Yuan, Currency: RMB

Person in charge of accounting department: Jiang Jiaping

Accounting principal: Liu Dongping

Legal representative: Wu Jie

Parent Company Balance Sheet

As at 31 December 2019

Prepared by: FUJIAN YANGO GROUP CO., LTD

Unit: Yuan Currency: RMB

Item	Note	31 December 2019	1 January 2019	31 December 2018
CURRENT ASSETS:				
Monetary funds		1,810,738,096.96	2,263,809,955.73	2,263,809,955.73
Trading financial assets		1,736,989,315.07	240,000,000.00	
Financial assets at fair value through profit or loss				
Derivative financial assets				
Notes receivable				
Accounts receivable	XII. 1	1,443,411,896.07	1,071,697,662.80	1,071,697,662.80
Receivable financing				
Prepayments		1,102,354.57	36,682,717.76	36,682,717.76
Other receivables	XII. 2	7,510,016,733.66	6,395,726,776.50	6,395,726,776.50
Include: Interest receivable				
Dividends receivable				
Inventories		27,619.75	27,619.75	27,619.75
Held-for-sale assets				
Non-current assets due within one year				
Other current assets		6,069,745.98	12,410,128.28	252,410,128.28
TOTAL CURRENT ASSETS:		12,508,355,762.06	10,020,354,860.82	10,020,354,860.82
NON-CURRENT ASSETS:				
Debt investment			440,000,000.00	
Available-for-sale financial assets				467,255,000.00
Other debt investment				
Held-to-maturity investments				440,000,000.00
Long-term receivables		83,368,974.15	44,781,818.23	44,781,818.23
Long-term equity investment	XII. 3	12,729,652,451.75	11,861,148,529.60	11,912,448,529.60
Investment in other equity instruments				
Other non-current financial assets		414,394,440.37	467,255,000.00	
Investment properties				
Property, plant and equipment		113,640.87	146,455.66	146,455.66
Construction in process				
Productive biological asset				
Oil and gas asset				
Right-of-use assets				
Intangible assey		7,834.72	78,435.37	78,435.37
Development expenditure				
Goodwill				
Long-term deferred expenses				
Deferred income tax assets				
Other non-current assets				
TOTAL NON-CURRENT ASSETS		13,227,537,341.86	12,813,410,238.86	12,864,710,238.86
TOTAL ASSETS		25,735,893,103.92	22,833,765,099.68	22,885,065,099.68

Legal representative: Wu Jie

Accounting principal: Liu Dongping

Person in charge of accounting department: Jiang Jiaping

Parent Company Balance Sheet

As at 31 December 2019

Prepared by: FUJIAN YANGO GROUP CO., LTD

Unit: Yuan Currency: RMB

Item	Note	31 December 2019	1 January 2019	31 December 2018
CURRENT LIABILITIES:				
Short-term borrowings		2,277,598,908.20	2,315,251,929.58	2,315,251,929.58
Trading financial liabilities				
Financial liabilities at fair value through profit or loss				
Derivative financial liabilities				
Notes payable		500,000,000.00	823,330,000.00	823,330,000.00
Accounts payable		1,339,079,368.80	828,602,076.14	828,602,076.14
Advanced payments from customers		156,535.84	156,535.84	156,535.84
Salary payables		31,900.00	31,850.00	31,850.00
Tax payables		1,380,312.73	3,673,499.67	3,673,499.67
Other payables		4,640,991,414.96	3,799,546,581.39	3,799,546,581.39
Include: Interest receivable		245,955,165.08	167,995,018.95	167,995,018.95
Dividends receivable				
Held-for-sale liabilities				
Non-current liabilities due within one year		910,380,779.98	1,946,196,737.55	1,946,196,737.55
Other current liabilities				
TOTAL CURRENT LIABILITIES		9,669,619,220.51	9,716,789,210.17	9,716,789,210.17
NON-CURRENT LIABILITIES:				
Long-term borrowings		1,571,480,000.00	1,608,800,000.00	1,608,800,000.00
Bonds payable		5,794,632,445.15	3,574,291,011.97	3,574,291,011.97
Include: Preferred shares				
Perpetual bond				
Lease liability				
Long-term payables			440,000,000.00	440,000,000.00
Long term employee compensation payable				
Estimated liabilities				
Deferred income				
Deferred income tax liabilities				
Other non-current liabilities				
Total non-current liabilities		7,366,112,445.15	5,623,091,011.97	5,623,091,011.97
Total liabilities		17,035,731,665.66	15,339,880,222.14	15,339,880,222.14
Owner's equity(or shareholder's equity):				
Paid-in capital (or capital stock)		7,960,000,000.00	7,660,000,000.00	7,660,000,000.00
Other equity instruments				
Include: Preferred shares				
Perpetual bond				
Capital reserves		7,646,400.00	-237,600.00	-237,600.00
Less:treasury shares				
Other comprehensive income		30,855,600.00	36,925,200.00	30,326,400.00
Special reserve				
Surplus reserve				
Undistributed profit		701,659,438.26	-202,802,722.46	-144,903,922.46
TOTAL OWNER'S EQUITY		8,700,161,438.26	7,493,884,877.54	7,545,184,877.54
TOTAL LIABILITIES AND OWNER'S EQUITY		25,735,893,103.92	22,833,765,099.68	22,885,065,099.68

Legal representative: Wu Jie

Accounting principal: Liu Dongping

Person in charge of accounting department:Jiang Jiaping

Parent Company Income Statement

For the period ended 31 December 2019

Prepared by: FUJIAN YANGO GROUP CO., LTD

Unit: Yuan Currency: RMB

Item	Notes	Amount incurred in the current period	Amount incurred in the previous period
I. Operating revenue	XII. 4	11,425,931,808.71	14,367,623,467.48
Less: Operating costs	XII. 4	11,196,133,837.01	14,043,461,352.05
Tax and surcharges		5,752,933.17	7,748,370.82
Selling expenses		493,614.80	740,401.49
Administrative expenses		21,040,696.08	13,842,680.96
Research and development expenses			
Financial expenses		801,145,202.95	816,069,951.75
Includes: Interest expense		812,460,930.49	659,862,866.68
Interest income		67,059,245.36	1,710,786.69
Add: Other income		10,410,000.00	12,815,492.72
Investment income (Loss denoted with "-")	XII. 5	1,456,117,870.75	1,048,860,051.19
Includes: investment income from associates and joint ventures		699,575,352.41	618,052,137.77
Income from derecognition of financial assets measured at amortized cost (Loss denoted with "-")			
Net exposure hedge income (Loss denoted with "-")			
Gains on changes in fair value (Loss denoted with "-")		36,989,315.07	
Credit impairment loss (Loss denoted with "-")		1,089,735.28	
Assets impairment loss(Loss denoted with "-")			3,461,901.90
Gain on disposal of current assets (Loss denoted with "-")			
II. Gross profit (Loss denoted with "-")		905,972,445.80	550,898,156.22
Add: Non-operating income			22,909,926.44
Less: Non-operation expense		1,510,285.08	47,165.51
III. Profit before taxation (Total Losses denoted with "-")		904,462,160.72	573,760,917.15
Less: Income tax expense			
IV. Net profit (Net losses denoted with "-")		904,462,160.72	573,760,917.15
1. Profit from going concern(Loss denoted with "-")		904,462,160.72	573,760,917.15
2. Net profit from terminated operations(Loss denoted with "-")			
V. After-tax net amount of other comprehensive income after tax, net		-6,069,600.00	36,968,400.00
(1) Other comprehensive income that will not be reclassified to profit or loss			
1. Changes in net liabilities or net assets arising from the re-measurement of defined benefit plans			
2. Share of other comprehensive income of investee that may not be subsequently reclassified into profit or loss under equity method			
3. Changes in Fair Value of Investment in Other Equity Instruments			
4. changes in fair value of enterprise's own credit risk			
(2) Other comprehensive income that will be subsequently reclassified into profit or loss in the future		-6,069,600.00	36,968,400.00
1.Share of other comprehensive income of investee that will be subsequently reclassified into profit or loss under equity method		-6,069,600.00	36,968,400.00
2. Changes in Fair Value of Other Creditor's Rights Investment			
3. Cash Flow Hedging Reserve			
4. Balance of Conversion of Foreign Currency Financial Statements			
5. When non-investment real estate is converted to investment real estate measured by fair value, the difference between fair value and book value is greater than that on the date of conversion.			
6. Other bond investment credit impairment provision			
7.Cash flow hedging reserve (effective part of cash flow hedging profit and loss)			
8.Translation difference of foreign currency financial statements			
9.others			
VI. Total comprehensive income		898,392,560.72	610,729,317.15
VII. Earnings per share			
(I) Basic earnings per share		*	*
(II) Diluted earnings per share		*	*

Legal representative: Wu Jie

Accounting principal: Liu Dongping

Person in charge of accounting department:Jiang Jiaping

Parent Company Cash Flow Statement

For the period ended 31 December 2019

Prepared by: FUJIAN YANGO GROUP CO., LTD

Unit: Yuan Currency: RMB

Item	Notes	Amount incurred in the current period	Amount incurred in the previous period
I. Cash flows from operating activities			
Cash received from selling commodities and providing labor services		12,305,650,234.42	16,056,491,176.42
Receipts of tax refunds			
Other cash receipts from operating-related activities		5,874,657,781.67	6,454,532,922.85
Total cash inflow from operating activities		18,180,308,016.09	22,511,024,099.27
Cash paid for purchasing commodities and receiving labor services payment		12,212,999,016.27	14,247,864,403.81
Cash paid to and on behalf of staff		6,588,137.71	4,416,008.91
Taxes and dues payment		14,599,319.95	22,313,797.74
Other cash payments from operating-related activities		6,755,617,557.37	6,588,378,485.28
Total cash outflow from operating activities		18,989,804,031.30	20,862,972,695.74
Net cash flow from / (used in) operating activities		-809,496,015.21	1,648,051,403.53
II. Cash flows from investing activities			
Cash received from disinvestment		1,426,618,182.46	1,818,826,271.88
Cash received from obtaining investment earnings		408,524,881.27	576,885,727.77
Net cash withdrawn from the disposal of fixed assets, intangible assets and other long-term assets			3,901.19
Net cash received from the disposal of subsidiaries and other business units			
Other cash payments from investing-related activities			
Total cash inflow from investing activities		1,835,143,063.73	2,395,715,900.84
Cash paid for the construction of fixed assets, intangible assets and other long-term assets		24,105.16	31,145.85
Cash paid for investment		2,694,752,855.10	3,585,710,909.13
Net cash received from the payment of subsidiaries and other business units			
Other cash payments from investing-related activities			
Total cash outflow from investing activities		2,694,776,960.26	3,585,742,054.98
Net cash flow from / (used in) investing activities		-859,633,896.53	-1,190,026,154.14
III. Cash flows from financing activities			
Cash received from absorbing investment		300,000,000.00	500,000,000.00
Cash received from obtaining borrowing		7,244,827,500.00	5,737,725,000.00
Other cash receipts from financing-related activities		21,447,151.47	
Total cash inflow from financing activities		7,566,274,651.47	6,237,725,000.00
Cash paid for repayment of debts		6,145,681,929.58	4,836,026,570.42
Cash paid for distributing dividends and profits or repayment of interests		696,029,035.05	544,837,050.27
Other cash payments from financing-related activities		83,899,001.63	40,326,739.01
Total cash outflow from financing activities		6,925,609,966.26	5,421,190,359.70
Net cash flow from / (used in) financing activities		640,664,685.21	816,534,640.30
IV. Influence of changes in exchange rate on cash and cash equivalents			
		41.93	-3,936,102.83
V. Net Increase in cash and cash equivalents			
Add: Cash and cash equivalents at the beginning of the year		1,679,030,804.26	408,407,017.40
IV. Cash and cash equivalents at the end of the year		650,565,619.66	1,679,030,804.26

Legal representative: Wu Jie

Accounting principal: Liu Dongping

Person in charge of accounting department: Jiang Jiaping

Parent Company Statement of Changes in Owners' Equity

For the period ended 31 December 2019

Prepared by: FUJIAN YANGO GROUP CO., LTD

Unit: Yuan Currency: RMB

Item	Amount incurred in the current period										Total owner's equity
	Capital stock	Other equity instruments			Capital reserves	Less: treasury stocks	Other Comprehensive income	Special reserve	Surplus reserves	Undistributed profit	
		Preferred shares	Perpetual bond	Others							
I. Closing balance of previous year	7,660,000,000.00				-237,600.00		30,326,400.00			-144,903,922.46	7,545,184,877.54
Add: Change of Accounting policies							6,598,800.00			-57,898,800.00	-51,300,000.00
Corrections of prior period errors											
Others											
II. Opening balance of current year	7,660,000,000.00				-237,600.00		36,925,200.00			-202,802,722.46	7,483,884,877.54
III. Increase or decrease amount of current period (Decrease denoted with "-")	300,000,000.00				7,884,000.00		-6,069,600.00			904,462,160.72	1,206,276,560.72
(I) Total comprehensive income							-6,069,600.00			904,462,160.72	898,392,560.72
(II) Invested and decreased capital of the owner	300,000,000.00				7,884,000.00						307,884,000.00
1. Common shares contributed by shareholders	300,000,000.00										300,000,000.00
2. Contribution by other equity instruments holders											
3. Share-based payments recorded in equity											
4. Others					7,884,000.00						7,884,000.00
(III) Distribution											
1. Appropriation of surplus reserves											
2. Distribution to equity owners (or shareholders)											
3. Others											
(IV) Transfer within owner's equity											
1. Transfer of capital reserves to paid-in capital (or capital stock)											
2. Transfer of surplus reserves to paid-in capital (or capital stock)											
3. Transfer of surplus reserves to recover prior year loss											
4. Setting the Change Amount of Income Plan to Retain the Retained Income											
5. Retained earnings carried over from other comprehensive earnings											
6. Others											
IV. Closing balance of the current period	7,960,000,000.00				7,846,400.00		30,855,600.00			701,659,438.26	8,700,161,438.26

Legal representative: Wu Jie

Accounting principal: Liu Dongping

Person in charge of accounting department: Jiang Jiaping

Parent Company Statement of Changes in Owners' Equity (continued)

For the period ended 31 December 2019

Prepared by: FUJIAN YANGO GROUP CO., LTD

Unit: Yuan Currency: RMB

Item	Amount incurred in the current period									
	Capital stock	Other equity instruments		Capital reserves	Less: treasury stocks	Other Comprehensive income	Special reserve	Surplus reserves	General Risk Provision	Undistributed profit
		Preferred shares	Perpetual bond							
I. Closing balance of previous year	7,160,000,000.00			-237,600.00		-6,642,000.00			-718,664,839.61	6,434,455,560.39
Add: Change of Accounting policies										
Corrections of prior period errors										
Others										
II. Opening balance of current year	7,160,000,000.00			-237,600.00		-6,642,000.00			-718,664,839.61	6,434,455,560.39
III. Increase or decrease amount of current period (Decrease denoted with "-")	500,000,000.00					36,968,400.00			573,760,917.15	1,110,729,317.15
(I) Total comprehensive income						36,968,400.00			573,760,917.15	610,729,317.15
(II) Invested and decreased capital of the owner	500,000,000.00									500,000,000.00
1. Common shares contributed by shareholders	500,000,000.00									500,000,000.00
2. Contribution by other equity instruments holders										
3. Share-based payments recorded in equity										
4. Others										
(III) Distribution										
1. Appropriation of surplus reserves										
2. Distribution to equity owners (or shareholders)										
3. Others										
(IV) Transfer within owner's equity										
1. Transfer of capital reserves to paid-in capital (or capital stock)										
2. Transfer of surplus reserves to paid-in capital (or capital stock)										
3. Transfer of surplus reserves to recover prior year loss										
4. Settling the Change Amount of Income Plan to Retain the Retained Income										
5. Retained earnings carried over from other comprehensive earnings										
6. Others										
IV. Closing balance of the current period	7,660,000,000.00			-237,600.00		30,326,400.00			-144,903,922.46	7,545,184,877.54

Legal representative: Wu Jie

Accounting principal: Liu Dongping

Person in charge of accounting department: Jiang Jiajing

NOTES TO THE FINANCIAL STATEMENTS

I. CORPORATE INFORMATION

1. General Information

Fujian Yango Group Co., Ltd. (hereinafter referred to as "the Company") is incorporated in China since 6th February, 2002. The original registered capital was RMB 10 million, after years of capital injections, the current registered capital is RMB 7,960 Million, in which Ms. Jie Wu invested RMB 3,482.03 million, Ms. Xueying Lin invested RMB 816.65 million, and Yango Holding Group Co., Ltd invested RMB 3,492.97 million. The Company is held by Ms. Jie Wu (43.75%), Yango Holding Group Co., Ltd (43.88%) and Ms. Xueying Lin (10.26%). Fuzhou Rongxingjie Investment Co., Ltd. invested 136,371,787.71 Yuan, with a shareholding ratio of 1.71%, and Fuzhou Kaishenghui Investment Co., Ltd. invested 31,983,519.55 Yuan. 0.4%. Legal representative of the Company: Ms. Jie Wu. The registered office of the Company is located at 99 Denglong Road, Luoxing Street, Mawei District, Fuzhou, the Peoples' Republic of China ("PRC"). Uniform social credit code: 91350000735658436D, Business scope of the Company: Research and development of computer hardware and software; investment in the information technology service industry, education services, environmental protection industry, financial services and medical industry; enterprise management consulting services; machinery and equipment, building materials, interior decoration materials, elevator, coke, mineral products, metal materials, chemical products (excluding hazardous chemicals and precursor chemicals), chemical fertilizer, lubricating oil, fuel oil, plastic products, rubber products, feed and coal sales; foreign trade; wholesale and retail of pre-packaged food; wholesale and retail of dairy products (including infant formula); gold sales (excluding gold trading), municipal utility works, landscaping engineering works, construction decoration works, execution of construction works, flower planting and cultivation. (The items that must be approved according to laws can only be operated after being approved by relevant departments)

2. Approved for issue of the financial statements

The financial statements were approved by the company's board of directors May 15th

3. Scope of the consolidated financial statement

The scopes of group consolidated financial statements include the parent company itself and its 912 subsidiaries. Compared with the previous year, 221 subsidiaries are obtained by setting up, investing or other ways in the

current year, 30 subsidiaries are merged and added under different control, And 57 subsidiaries are excluded due to the loss of control right for disposing the investment of the subsidiaries, 18 subsidiaries were exclude due to the cancellation of registration during this period.

Refer to the note "VI. Changes in the scope of consolidation" and "VII. Equity in other subjects".

II. BASIS OF PREPARATION OF THE FINANCIAL STATEMENT

1. Basis of preparation

The financial statements are prepared on a going concern basis and the recognition and measure of actual transactions and events are carried out in accordance with the "Accounting Standards for Business Enterprises – Basic Standards" and other respective accounting standards.

2. Going concern

There is no significant factor affecting the ability of the Company to continue as a going concern within 12 months from the end of the reporting period.

III. SIGNIFICANT ACCOUNTING POLICIES AND ACCOUNTING ESTIMATES

1. Statement of compliance with the Accounting Standards for Business Enterprises

This financial statement complies with the requirements of enterprise accounting standards, truly and completely reflects the company's consolidated on December 31, 2019 and the company's financial status as well as the 2019 consolidated and company's operating results, cash flow and changes in shareholders' equity.

2. Accounting period

The Company's accounting year starts from 1 January to 31 December.

3. Operating period

In addition to the property development business, the operating period of the Company's other business is 12 months; the operating period of the property development business depends on the development of a particular project, and is generally more than 12 months from the development, sales and the completion of the project.

4. Recording currency

The recording subsidiary of the company is Renminbi. The subsidiaries of the company determine their bookkeeping base currency according to the main economic environment in which they operates. These financial

statements are presented in Renminbi.

5. Accounting for business combinations under or not under the same control

5.1 Business combinations under the same control

A business combination under the same control is that all of the combining enterprises are ultimately controlled by the same party or parties both before and after the business combination, and that control is not transitory. The assets and liabilities obtained by the combining party are measured by using the existing book values from the combined party's perspective at the combination date. The difference between the carrying amount of the net assets obtained and the carrying amount of consideration paid for the combination (or the total nominal value of shares issued) is adjusted against share premium (or capital premium) of the capital reserve. If the share premium (or capital premium) of the capital reserve is not sufficient to offset the difference, any excess is adjusted against retained earnings. The combination date is the date on which combining party effectively obtains control of the combined party.

5.2 Business combinations not under the same control

If the enterprises participating in the merger are not ultimately controlled by the same party or the same multiple parties before and after the merger, it is a business combination not under the same control. When the merger cost is greater than the fair value share of the acquiree's identifiable net assets obtained in the merger, the difference is recognized as goodwill. When the merger cost is less than the fair value share of the acquiree's identifiable net assets obtained in the merger, after review and confirmation, the difference is included in the current profit and loss. Subsidiaries acquired by the company through business combinations not under the same control, when preparing the current financial statements of the merger, adjust the financial statements of the subsidiaries based on the fair value of the identifiable assets and liabilities determined on the purchase date and purchase. The assets, liabilities and operating results of the purchased subsidiaries will be included in the company's financial statements starting from the date. The purchase date refers to the date when the purchaser actually obtains control of the purchased party.

6. Preparation of consolidated financial statements

6.1 Scope of consolidated statements

The scope of consolidated statements which are prepared in accordance with the relevant requirements of the

Accounting Standards for Business Enterprises is determined on the basis of control and includes the Company and its subsidiaries. Control means a company has rights in the invested entity, and could gain a variable return through its involvement with the entity as well as has the ability to affect those returns through its power over the entity. The Minority interests is included in the "Minority interests " under the item of shareholders' equity in the consolidated balance sheet, while the minority interest income is included in the "minority interest income" under the item of net profit in the consolidated income statement.

6.2 Preparation of consolidated statements for business combinations under the same control

Where a subsidiary is acquired through a business combination under the same control, the financial statements of the subsidiary are included in the consolidated financial statements of the Company for 2019 as if the consolidation has occurred since the ultimate controlling party first obtained control of such combined subsidiary. The beginning balances and the previous comparative figures of the consolidated financial statements are also restated. In the preparation of the consolidated financial statements, such combined subsidiary's assets and liabilities based on their carrying amounts and operating results are included in the consolidated balance sheet and consolidated income statement, respectively, from the date on which the ultimate controlling party obtains the control of such combined subsidiary.

6.3 Preparation of consolidated statements for business combinations not under the same control

Where a subsidiary is acquired through a business combination not under the same control, the scope of consolidation includes the acquired subsidiary based on the fair value of its identifiable assets and liabilities determined since the acquisition date when preparing the consolidated financial statements for 2019.

For a business combination not under the same control is achieved in stages due to businesses not under the same control, the cost of combination is the sum of the consideration paid on the acquisition date and the fair value of the existing equity interests in the acquire prior to the acquisition date. The existing acquires equity interests prior to the acquisition date are re-measured at the fair value on the acquisition date. Any difference between the fair value and the carrying amount of such equity interests is recognized as investment income for 2019; the amount recognized in other comprehensive income relating to the existing equity interests in the acquire prior to the acquisition date is reclassified as investment income for 2019.

6.4 Disposal of subsidiaries

When the company loses control of the original subsidiary, any resulting gains or losses arising from the loss are

included in the investment income in the current period of loss of control. For the remaining equity investment, the Company re-measures according to its fair value on the date of loss of control, and any gains or losses arising therefrom are also included in the investment income of the current period of loss of control.

6.5 Accounting for acquisition of a minority interest and disposal of partial interest in a subsidiary without losing control

Where the Company acquires a minority interest from a subsidiary's minority shareholders, the difference between the cost of long-term equity investments newly obtained through the acquisition of such minority interests and the share of net identifiable assets of such subsidiary based on the increased shareholding percentage since the acquisition date (or combination date) , and the difference between the proceeds from the disposal of partial equity investment in a subsidiary without losing control and the amount and the net assets of such subsidiary attributable to the disposal of long-term equity investment, both are adjusted against capital reserve in the consolidated balance sheet, or retained earnings providing that the balance of capital reserve is not sufficient to write-down the difference.

7. Classification of joint venture arrangement and accounting treatment methods of joint operation

7.1 Classification of joint venture arrangement

There are 2 types of joint arrangements: joint operation and joint venture. Joint venture arrangement not concluded by the individual entity shall be classified as joint operation. An individual entity refers to an entity with an individual and identifiable financial framework, including individual legal entity and any entity without the qualification of legal entity but recognized by law. Joint venture arrangement concluded through individual entity shall be classified as joint venture generally. If the change in relevant facts and circumstances causes the rights and obligations of the joint venture party to change in the joint venture arrangement, the joint venture party shall reassess the classification of the joint venture arrangement.

7.2 Accounting treatment of joint operation

The following items related to interest shares of the joint operation shall be confirmed, and accounting treatment is performed as per the related provisions of the Accounting Standards for Enterprises by the joint operation participants under the joint operation: Confirm the individually held assets or liabilities, and confirm the jointly held assets or liabilities as per their shares; Confirm the incomes from selling the enjoyed shares generated from the joint operation; Confirm the incomes generated from selling output of the joint operation as per their shares; Confirm the independently generated expenses, and confirm the expenses generated from joint operation as per

their shares.

For the participant under joint operation not entitled to joint control, if it is entitled to asset related with such joint operation and undertakes liability related with such joint operation, it shall be dealt with accounting treatment according to provisions of joint operation participants. Otherwise, accounting treatment shall be conducted according to the provisions of relevant accounting standards for enterprises.

7.3 Accounting treatment of joint venture

The joint venture participants shall make accounting treatment for the investment of the joint venture in accordance with the provisions of *Accounting Standards for Enterprises No. 2 - Long-Term Equity Investment*, and the participant who does not enjoy the same control shall make accounting treatment in accordance with the impact degree of it on the joint venture.

8. Cash and cash equivalents

Cash and cash equivalents include cash on hand, deposits that can be used for payment at any time, and investments with short maturities, high liquidity, easy conversion to known amounts of cash, and minimal risk of changes in value.

9. Foreign currency transactions and translation of financial statements denominated in foreign currency

9.1 Foreign currency business

The foreign currency business of the Company shall be converted into the amount of the recording currency according to the spot exchange rate on the transaction date or the exchange rate determined according to the system's reasonable method and similar to the spot exchange rate on the transaction date.

On the balance sheet date, foreign currency monetary items are translated at the spot exchange rate on the balance sheet date. The exchange difference arising from the spot exchange rate on the balance sheet date and the spot exchange rate at the initial recognition or the previous balance sheet date is included in the current profit and loss; for foreign currency non-monetary items measured at historical cost, the transaction still takes place. The spot exchange rate of the day is converted; the foreign currency non-monetary items measured at fair value are converted at the spot exchange rate on the date of fair value determination, and the difference between the converted bookkeeping base currency amount and the original bookkeeping base currency amount is included in the current period profit and loss calculation.

9.2 Translation of foreign currency financial statements

On the balance sheet date, when the foreign currency financial statements of overseas subsidiaries are converted, the assets and liabilities in the balance sheet are translated at the spot exchange rate on the balance sheet date,

except the “undistributed profit” of the shareholders' equity items; other items converted using the spot exchange rate on the date of occurrence.

The income and expense items in the income statement are translated using an exchange rate that is determined in a systematic and reasonable manner and approximates the spot exchange rate on the transaction date.

All items in the cash flow statement are translated at an exchange rate that is determined by a systematic and reasonable method and approximates the spot exchange rate on the date of the cash flow. The impact of exchange rate changes on cash is used as a reconciliation item, and the “Impact of exchange rate changes on cash and cash equivalents” is separately listed in the cash flow statement.

The difference arising from the translation of financial statements is reflected in the “Other comprehensive income” item under the balance sheet shareholders' equity item.

When disposing of overseas operations and loss of control, the difference between the translations of foreign currency statements related to the overseas operations indicated in the shareholders' equity item on the balance sheet is transferred to the current profit and loss of the current period.

10. Financial instruments

A financial instrument is a contract that forms a financial asset of one party and forms a financial liability or equity instrument of the other party. When the company becomes a party to a financial instrument contract, the relevant financial assets or financial liabilities are recognized.

Financial instruments include Monetary funds, accounts receivable, and investments in equity other than long-term equity investments, trading financial assets, derivative financial instruments, accounts payable, borrowings, bonds payables and share capital.

10.1 Classification and subsequent measurement of financial assets

10.1.1 Classification of financial assets:

During initial recognition, the company classifies financial assets into different categories based on the business model for managing financial assets and the contractual cash flow characteristics of financial assets: financial assets measured at amortized cost, measured at fair value, and changes in other comprehensive income financial assets and financial assets measured at fair value through profit or loss.

The financial assets that the company will meet at the same time and are not specified as fair value and whose changes are included in current profits and losses are classified as financial assets measured by amortization costs.

- ① The company's business model for managing the financial assets is to collect contractual cash flows;
- ② The contractual terms of the financial asset stipulate that the cash flow generated on a specific date is only the payment of the principal and the interest based on the outstanding principal amount.

Financial assets that meet the following conditions and are not designated as at fair value through profit or loss are classified as financial assets at fair value through other comprehensive income:

- ① The business mode of managing the financial assets of a company is not only based on charging the cash

flow of the contract, but also targeting the sale of the financial asset.

- ② The contractual terms of the financial asset stipulate that the cash flow generated on a specific date is only the payment of the principal and the interest based on the outstanding principal amount.

For non-tradable equity instruments investment, the company can, at initial confirmation, be irrevocably designated as fair value and incorporate changes into other combinations. The financial assets of the proceeds shall not be revoked once they have been made.

In addition to the above financial assets measured by amortized cost and measured at fair value and whose changes are included in other comprehensive income, the company classifications all the remaining financial assets into financial assets. At the time of initial recognition, if the accounting mismatch can, and the financial assets measured in fair value. The company can irrevocably designate financial assets as financial assets measured assets the company will not be divided into two types of debt instruments that are measured and measured at fair value and measured in fair value, and the derivative financial assets will be measured at fair value and the changes will be included in the current profits and losses. It is listed as a trading financial asset. It is listed as other non-current financial assets since the balance sheet date is over one year and is expected to hold for more than one year.

10.1.2 Subsequent measurement of financial assets:

1) Financial assets measured at fair value through profit or loss

After initial recognition, the financial assets are subsequently measured at fair value, and the resulting gains or losses (including interest and dividend income) are recognized in profit or loss for the period, unless the financial assets are part of the hedging relationship.

2) Investment in equity instruments measured at fair value through changes in other comprehensive income

After initial recognition, the financial assets of this type are subsequently measured at fair value. Dividend income is included in profit or loss, and other gains or losses are included in other comprehensive income. When the confirmation is terminated, the accumulated gains or losses previously included in other comprehensive income are transferred from other comprehensive income and included in retained earnings.

10.2 Classification and subsequent measurement of financial liabilities

The Group classifies financial liabilities into financial liabilities measured at fair value through profit or loss and financial liabilities measured at amortized cost.

1) Financial liabilities measured at fair value through profit or loss

Such financial liabilities comprise transactional financial liabilities (including derivatives that are that) is designated as a financial liability measured at fair value and its changes are included in current profits and losses.

After initial recognition, the financial liabilities are subsequently measured at fair value. Except for hedge accounting, the gains or losses (including interest expenses) are recognized in profit or loss.

2) Financial liabilities measured at amortized cost

After initial recognition, other financial liabilities are measured at amortized cost using the effective interest method.

10.3 Presentation of financial assets and financial liabilities

Financial assets and financial liabilities are presented separately in the balance sheet and are not offset by each other. However, if the following conditions are met, the net amount offset by each other is listed in the balance sheet:

- ① The Company has statutory power to offset the confirmed amount and such legal authority is currently enforceable;
- ② The company plans to settle the financial assets and liquidate the financial liabilities at the same time.

10.4 Termination of financial assets and financial liabilities

When one of the following conditions is met, the Group derecognizes the financial asset:

- ① The contractual right to receive the cash flow of the financial asset is terminated;
- ② The financial assets have been transferred, and the company transfers almost all the risks and rewards of ownership of the financial assets to the transferee;
- ③ The financial assets have been transferred. Although the company has neither transferred nor retained almost all the risks and rewards of ownership of financial assets, it does not retain control over the financial assets.

10.5 Impairment

Based on the expected credit losses, the Company performs impairment accounting on financial assets measured at amortized cost and confirms the loss provision. Other financial assets held at fair value through the Company are not subject to the expected credit loss model, including equity instrument investments that are measured at fair value through profit or loss, and are designated at fair value through Income from equity instrument investments, as well as derivative financial assets.

10.5.1 Measurement of expected credit losses

The expected credit loss refers to the weighted average of the credit losses of financial instruments that are weighted by the risk of default. Credit loss refers to the difference between all contractual cash flows receivable from the contract and all cash flows expected to be received by the Company at the original actual interest rate, that is, the present value of all cash shortages.

On each balance sheet date, the company expects to measure the expected credit losses of financial instruments at different stages. The financial instruments are at the first stage after the initial confirmation and the credit risk is not significantly increased. The company calculates the loss according to the expected credit losses in the next 12 months. Since the initial confirmation of financial instruments, the credit risk has increased significantly, but the credit impairment has not yet occurred. It is in the second stage. The company calculates the loss according to the expected

credit loss of the whole period of its existence. When the financial instrument has already suffered credit impairment after its initial confirmation, it is located in the third stage. The company calculates the loss according to the expected credit loss of the whole duration of the tool.

For bills receivable and accounts receivable, regardless of whether there is any significant financing component, we always measure the loss preparation according to the expected credit loss in the whole duration.

10.5.2 Lower credit risk

If the default risk of financial instruments is low, the borrower has the ability to fulfill their contractual cash flow obligations in the short term, and even if there are adverse changes in the economic situation and business environment for a long time, it may not necessarily reduce the ability of the receivable objects to fulfill their contractual cash flow obligations. The financial instrument is regarded as having a lower credit risk.

10.5.3 Significant increase in credit risk

By comparing the risk of default on the balance sheet date of a financial instrument and the risk of default on the initial confirmation date, the company will determine the relative changes in default risk during the expected duration of the financial instrument, so as to assess whether the credit risk of financial instruments has increased significantly since the initial confirmation.

In determining whether the credit risk has increased significantly since the initial recognition, the Company considers reasonable and evidence-based information, including forward-looking information that can be obtained without unnecessary additional costs or effort. If the overdue period exceeds 30 days, the company has determined that the credit risk of financial instruments has increased significantly.

10.5.4 Financial assets that have suffered credit impairment

On the balance sheet date, the Company assesses whether the financial, whether, and it is in the following three aspects: The financial asset becomes a financial asset that has suffered credit the evidence of credit impairment has occurred in financial assets, including the following observable information:

- ① The issuer or debtor has significant financial difficulties.
- ② A debtor violates a contract, such as paying interest or principal, default or overdue.
- ③ The Company gives concessions to the debtor in any other circumstances for economic or contractual considerations relating to the financial difficulties.
- ④ The debtor is likely to go bankrupt or carry out other financial restructuring.
- ⑤ The financial difficulties of the issuer or the debtor have caused the active market of the financial asset to disappear.
- ⑥ Buying or generating a financial asset with a large discount reflects the fact that there is a credit loss.

10.5.5 Financial instrument combination

According to the nature of financial instruments, the Company evaluates expected credit loss information based on a single financial instrument or combination of financial instruments. The basis for the determination of individual financial instruments and financial instruments is:

Combination name	Combination basis and credit loss provision method
Provision for loss of Individual financial instruments provision	If there is evidence that the credit risk of a single receivable is larger, the provision for loss of the receivable is to be made according to the difference between the current value of the future cash flow and its book value.
Combination of financial instruments	This combination is classified according to the credit risk characteristics of the debt unit. It is mainly the amount of the receivable of the company's associated party / partner, the earnest money deposit and the loan guarantee amount which have not been impaired after the single test, and the possibility of such a credit loss is minimal.
Financial instruments portfolio two	This combination is part of the accounts receivable except for the combined one and the individual loss provision. The portfolio is prepared according to the historical loss experience and the age analysis method.

10.5.6 Presentation of expected credit loss provisions

In order to reflect changes in the credit risk of financial instruments after initial recognition, the group reclaims the expected credit losses on each balance sheet date, and the resulting loss increase or reversal amount should be included in the current profits and losses as impairment losses or gains. Loss preparation reduces the carrying value of the financial asset listed in the balance sheet.

10.5.7 Write-off

If the company no longer reasonably expects the cash flow of a financial asset contract to be fully or partially recovered, it will directly write down the book balance of the financial asset. This reduction constitutes a termination confirmation of the relevant financial assets. This usually occurs when the Group determines that the debtor has no assets or source of income to generate enough cash flow to repay the amount that will be reduced. In the event that the company recovers the amount due, the write down financial assets may still be affected by the execution activities.

The recoverable financial assets that have been written down are subsequently recovered as impairment losses, and are accounted for as gains and losses recovered during the current period.

11. Inventories

11.1 Classification of inventories

The real estate industry inventory is divided into development cost, completed development products, rental development products, and land consolidation.

Non real estate inventories are classified as: raw materials, commodity stocks, materials for consigned processing, work in progress, in, materials, for, and materials.

11.2 Inventory cost evaluation:

Different inventories are recorded at its actual cost at the time of obtaining. Costs of commodity stocks, materials and biologic materials are expensed using the weighted average method at the time of reception and delivery.

Property development products are recorded at its actual cost on individual basis on delivery. Packing materials and low-value consumables are amortized by one time transfer method on delivery. Unsettled assets upon the completion of the work after the formation of construction contract are recorded in proportion to the percentage of the completion of the work.

11.3 Method of provisions for impairment of inventories

The final inventory is calculated at the lower cost and net realizable value. The reserve price for the inventory is extracted from the difference between the cost of a single item and the net realizable value, and the expected inventory price fall is included in the current profit and loss.

Expected decline in the value of inventories is charged to current profit or loss.

Eleven point four Development land accounting method

Development land accounting method: the purchase of land in advance according to the land transfer contract or agreement shall be accounted for in advance payment accounts, and the land acquisition right shall be transferred to the development cost at the time of development or construction.

12. Assets held for sale

If the company has made a decision on disposing of a fixed asset, intangible assets, investment real estate, and long-term equity investments and other illiquid assets (excluding deferred income tax assets), it has signed an irrevocable transfer agreement with the transferee, and the transfer is likely to be completed within one year, then the non-current assets shall be accounted for as a non-current asset held for sale, excluding depreciation or amortization. The net value of book value and fair value minus disposal costs is measured.

If an asset or a group of disposal assets classified as assets held for sale but is thereafter no longer satisfying the recognition conditions of non-current assets held for sale, is not classified as assets held for sale and measured at the lower mount of the following ones: (1) adjusted carrying amount of such asset or such group of disposal assets before the classification for depreciation, amortization or impairment which would be recognized under the assumption of not being classified as assets held for sale; (2) the recoverable amount on the date that such assets are no longer for sale.

13. Long-term equity investments

13.1. Classification of long-term equity investments

Long-term equity investments represent the equity investments through which an investor can exercise control over and has significant influence on the investee, and the equity investments in its joint ventures.

Investments in subsidiaries: the Company is able to exercise control over the investee;

Investments in associates: the Company has significant influence on the investee;

Investments in joint ventures: the Company is able to exercise joint control together with other parties over the investee.

13.2 Determination of investment cost

For business combination under the same control, if the combining party pays cash, transfers non-cash assets, assumes debt, and issues equity securities as the consideration for the merger, the share of the book value of the owner's equity of the merged party is taken as the investment cost on the merger date. The difference between the investment cost of long-term equity investment and the cash paid, non-cash assets transferred, and the book value of the debt assumed or the total face value of the equity securities issued adjusts the capital reserve (capital premium or equity premium), which is not enough to offset Adjustment of retained earnings.

For business combination not under the same control, the purchaser should account the business combination cost determined as the initial investment cost of the long-term equity investments. The business combination cost comprises the sum of the fair values of the assets and liabilities obtained from or falling on or assumed by and the equity securities issued by the purchaser. For long-term equity investments in subsidiaries arising from a business combination not under the same control that is achieved in stages, the initial investment cost is the sum of the share of the carrying amount of equity investments of the acquire prior to the acquisition date and additional investment cost on the acquisition date.

In addition to the above long-term equity investment obtained through business combination, the long-term equity investment obtained by paying cash shall be the actual purchase price paid as the investment cost; the long-term equity investment obtained by issuing equity securities shall be based on the fair value of the equity securities issued as investment cost; long-term equity investment invested by investors, according to the value agreed in the investment contract or agreement as investment cost; long-term equity investment obtained through debt restructuring, non-monetary asset exchange, etc., the investment cost is determined in accordance with the relevant accounting standards.

13.3 Subsequent measurement

13.3.1 Cost method

The company adopts the cost method to calculate the following long-term equity investments:

Long-term equity investments through which an investor can control over the investee, also represents the

investments in a subsidiary.

For long-term equity investments accounted for using the cost method, they are measured at the initial investment costs. The costs of long-term equity investments are adjusted against the increase or withdraw of investment. Cash dividends or profit distribution declared by the investees are recognised as investment income for the period.

13.3.2 Equity method

Long-term equity Investments in joint ventures and associates are accounted by using equity method.

After the Company obtained the long-term equity investments, its share of net profit or loss and other comprehensive income of the investee should be recognized in the investment income and other comprehensive income, with adjusting the carrying amount of long-term equity investments at the same time. The carrying amount of long-term equity investments is reduced by its share of profit distribution or cash dividends declared by the investees. As for other changes in owners' equity of the investee other than those arising from its net profit or loss, other comprehensive income and profit distribution, the carrying amount of long-term equity investments is adjusted and charged to owners' equity.

13.4 Impairment treatment

The Company should always pay attention to the circumstance, such as whether the carrying amount of long-term equity investments is higher than its share of the carrying amount of owners' equity of the investee or not. When a similar case arises, the Company would perform impairment test for long-term equity investments, and if the recoverable amount of long-term equity investments is lower than its carrying amount, an impairment provision should be made.

14. Investment properties

14.1 Recognition of investment properties

Investment real estate refers to the real estate held for rent or capital appreciation or both.

14.2 Measurement method of investment properties

Investment properties of the Company are measured at the initial cost. The Company adopts the fair value model for subsequent measurement of investment properties, and changes of the fair value are recognised in current profit or loss.

If there are exists conclusive evidence indicating that an investment property is transferred to owner-occupied properties or inventories for other uses, the fair value of such properties at the date of the transfer is accounted as its book value. Any difference between the fair value and previous book value is included in current profit or loss. When an owner-occupied property or inventory is transferred to investment property, such asset is measured at its fair value at the date of the transfer. If the fair value at the date of the transfer is less than the previous book value, the excess is charged to profit or loss for the period; on the contrary, the excess is included in owners' equity.

15. Fixed assets

15.1 Confirmation criteria of the fixed assets

The fixed assets refer to the tangible assets held by the Group for commodity production, rendering of service, renting or operation management with a service life of more than one accounting year.

15.2 Depreciation method of the fixed assets

The standard of fixed assets shall be in accordance with the provisions of the *Accounting Standards for Enterprises* and calculated according to the actual cost. For the depreciation of fixed assets, the depreciation shall be withdrawn in the straight line method by classified depreciation according to the original value of the fixed assets deducted from residual value (5% of the original value).

Type	Estimated useful lives	Estimated rate of Residual value	Annual depreciation ratio (%)
Houses and buildings	15-40 years	3-10%	2.25-6.47
Machinery equipment	5-20 years	0-10%	4.5-20
Transportation equipment	5-15 years	0-10%	6-20
Others	1-20 years	0-10%	4.5-100

At the end of the Fixed asset depreciation provision:, the amount of recoverable amount less than its book value was less than its book value due to the continuous decline of market value, technology obsolescence, damage, and long idle.

16. Construction in progress

16.1 Classification of constructions in progress

Construction in progress is measured at actual cost according to the classification, and is transferred to fixed assets when the construction is ready for its intended use.

16.2 Impairment test for constructions in progress

At the end of the period, the difference between the recoverable amount of an asset and the book value of

constructions in progress is provided for impairment loss on constructions in progress.

17. Borrowing costs

17.1 Criteria for recognition of capitalization of borrowing costs

Borrowing costs include the loan interest, amortisation of discounts or premiums, ancillary costs and exchange differences arising from foreign currency borrowings, etc. For borrowing costs incurred by the Company that are directly attributable to the acquisition, construction or production of assets qualified for capitalisation, the costs will be capitalised and included in the costs of the related assets. Other borrowing costs shall be recognised as expenses in the period in which they incurred and charged to profit or loss for the period. Qualifying capitalised assets are assets, such as fixed assets, investment properties, inventories, etc., that necessarily take a substantial period of time for acquisition, construction or production to get ready for their intended use. Capitalisation of borrowing costs is conditional upon the fulfilment of all of the following these conditions at the same time:

- 1) Expenditures for the assets including those in respect of payment in cash, transferring of non-currency assets or assuming liability bearing interest for the acquisition, construction or production of assets qualified for capitalisation have been incurred;
- 2) Borrowing costs have been incurred;
- 3) Acquisition, construction or production that are necessary to enable the asset ready for its intended use or sale have commenced. Capitalisation of borrowing costs shall be suspended during a period in which the course of acquisition, construction or production of a qualifying asset is interrupted abnormally, and such period lasts more than 3 month. Capitalisation of borrowing costs shall also be suspended when a qualifying asset acquired constructed or produced is ready for its intended use or sale.

17.2 Method of determination of capitalization of borrowing costs

The amount of the interest of specific borrowings eligible for capitalisation is determined on the current interest costs of specific borrowings minus interest income earned from depositing the unused borrowings in the banks or investment income arising on the temporary investment of those borrowings during the capitalisation period. The capitalized interests on general borrowings used is measured by applying a capitalisation rate of the general borrowings used to the weighted average of the excess amounts of cumulative expenditures on the asset over the above amounts of specific borrowings. The capitalisation rate is calculated at weighted average interest rate of

the general borrowings.

18. Intangible assets

18.1 Measurement of intangible assets

Intangible assets are recorded at actual cost upon acquisition. The cost of self-developed intangible assets, when the relevant conditions are satisfied by the cost of the development stage, can be measured at initial cost. Development phase means that a basic condition of a new production or technology is formed to a large extent after the completion of the research phase.

18.2 Duration and amortization of intangible assets

Intangible assets with a definite duration are systematically amortised over the, amortised, over, the company will be amortized from the intangible assets until it is confirmed as intangible assets.

Unable to reasonably determine the time limit for intangible assets to bring economic benefits to enterprises, they should be regarded as intangible assets with uncertain service life. Intangible assets with uncertain service life are not amortized, but the service life of intangible assets should be reviewed at the end of the year.

The determination of service life: intangible assets originate from contractual rights or other legal rights, and their useful life is the time limit of contractual rights or other legal rights; contractual rights or other statutory rights are renewed at the time of expiration, and there is evidence that the renewal of contracts does not require substantial cost.

19. Research and development expenditure

Company divides the expenditure of internal research and development project into the expenditure on research activities and the expenditure on the development phase.

Expenditure on research activities is recognised as an expense and charged to current profit and loss.

Expenditure incurred in the development phase can be capitalised if, and only if, all of the following have been satisfied: the technical feasibility of completing the intangible asset so that it will be available for use or sale; the intention to complete the intangible asset and use or sell it; Ways of the intangible assets to generate economic benefits include that it can be proved that there is a market for the products produced by such intangible assets or a market for intangible assets themselves. If the intangible assets are used internally, their serviceability shall be proved; the availability of adequate technical, financial and other resources to complete the development and to use or sell the intangible asset; and the ability to measure reliably the expenditure attributable to the intangible asset during its development. If the above conditions cannot be satisfied at the same time, development

expenditure is recognised in profit or loss in the period in which it is incurred.

Research and development project of the Company will enter into the development stage after it meets the above-mentioned conditions through technical feasibility and economic feasibility research and is approved and initiated.

The expenditures already capitalized in the development stage shall be listed as development expenditure on the balance sheet, and will be transformed into intangible assets as the project reaches the estimated serviceable condition.

20. Long-term deferred expenses

Long-term deferred expenses comprise the expenditures that have been incurred but should be recognised as expenses over more than one year in the current and subsequent periods.

Long-term deferred expenses are amortised using average method over the beneficial period.

21. Impairment of long term assets

On every balance sheet day, the company examines the possibility of impairment of intangible assets determined by long-term equity investments, fixed assets, construction projects and life expectancy, and conducts impairment tests on assets showing signs of impairment. Intangible assets with uncertain life expectancy and intangible assets that are not yet available can be tested every year, whether or not there are signs of impairment.

The recoverable amount of an asset is estimated on the basis of a single asset. If it is difficult to estimate the recoverable amount of a single asset, the recoverable amount of the asset group is determined on the basis of the asset group belonging to the asset. The recoverable amount is the higher of the net value of the assets or assets group after the fair value minus the disposal cost and the present value of the expected future cash flow. The asset group is the smallest asset portfolio that can generate cash inflow independently. If the recoverable amount of the asset is lower than its book value, the impairment of assets shall be prepared according to the difference and included in the profits and losses of the current period.

22. Estimated liabilities

22.1 Recognition of Estimated liabilities

The Group shall recognise the obligations related to contingencies as estimated liabilities, when the Group has a present obligation for or in relation to matters, it is probable that an outflow of economic benefits will be required to settle the obligation, and the amount of the obligation can be measured reliably. Where the effect of the time value of money is material, the provision is determined by discounting the estimated future cash outflows.

22.2 Disclosure of contingent liabilities

In terms of a possible obligation resulting from a past transaction or event, whose existence will only be confirmed by the occurrence or non-occurrence of uncertain future events or a present obligation resulting from a past transaction or event, where the performance of the relevant obligation is not likely to result in any out-flow of economic benefits from the Group or the amount of the obligation cannot be reliably measured, the Group will disclose the possible or present obligation as a contingent liability.

23. Employee benefits

23.1 Classification of employee benefits

Employee benefits include short-term benefits, post-employment benefits, termination benefits and other long-term employee benefits.

23.2 Short-term benefits

Actual employees' salaries, bonuses, social insurances including medical insurance, work injury insurance, maternity insurance, etc. And housing funds paid at the prescribed base and percentage for employees are recognised as liabilities in the periods when the employees render services to the Company and are charged into profit or loss or capitalised in costs of related assets for the period. If such liabilities are expected not to be paid in full within 12 months from the end of the annual reporting period when the employees render relevant services, and the financial impact is significant, the liabilities are measured at a discounted amount.

23.3 Post-employment benefits — defined contribution plans

The defined contribution plans in which the employees of the Group takes part is the basic pension insurance under social security system organised and managed by the government authorities in accordance with the relevant laws and regulations of the PRC. The amount of contribution for basic pension insurance is calculated at base and percentage required by the state. During the accounting period when the employees render services to the Company, the amount of contribution is recognized as liability and charged to profit or loss for 2017 or the cost of relevant assets.

23.4 Termination benefits

The Company provides compensation for terminating the employment relationship with employees before the end of the employment contracts or as an offer to encourage employees to accept voluntary redundancy before

the end of the employment contracts. The liability arising from termination of the employment is charged to profit or loss at the earlier of the following dates:

- 1) when the Company cannot unilaterally withdraw an employment termination plan or reduce the termination benefits offered in a proposal;
- 2) when the Group recognizes or has to pay costs or expenses in respect of restructuring of termination benefits.

24. Share-based payments

24.1 Classification of share-based payments

Share-based payments are classified into equity-settled share-based payment and cash-settled share-based payment.

24.2 Method for measurement of equity-settled share-based payments

Where the right for equity-settled share-based payment in return for the service of staff can be immediately exercised after the granting, the payment shall be included in relevant costs or expenses at the fair value of equity instrument on the grant date and the capital reserve shall be increased accordingly. Where the right for equity-settled share-based payment in return for employee services cannot be exercised until the services during the vesting period has been completed or the specified performance conditions are met, on each balance sheet date within the vesting period, the services obtained in 2017 shall, based on the best estimate of the quantities of exercisable equity instruments, be included in relevant costs or expenses and the capital reserve at the fair value on the grant date of equity instruments.

24.3 Method for measurement of cash-settled share-based payments

Where the right for cash-settled share-based payment in return for the service of staff can be immediately exercised after the grant, the payment shall be included in relevant costs or expenses at the fair value of the liabilities assumed by the Company on the grant date, with adding corresponding liabilities. Where the right for cash-settled share-based payment cannot be exercised until the services during the vesting period has been completed or the specified performance conditions are met, on each balance sheet date within the vesting period, the services obtained in current period shall be included in relevant costs or expenses or corresponding liabilities at the fair value of the liabilities assumed the Company, based on the best estimate of the quantities of exercisable equity instruments. The fair value of equity instruments shall be determined in accordance with Accounting

Standards for Business Enterprises - Recognition and Measurement of Financial Instruments. The estimated quantities of exercisable equity instruments is modified based on the best estimated made according to the newly obtained subsequent data including the change in the number of executable staff size on each balance sheet date within the vesting period.

25. Income

25.1 General principle:

25.1.1 Commodity sales

The company has transferred the main risks and rewards of the property in the goods to buyers; the company has neither reserved the right connected with ownership to continue to manage, nor practiced control on the goods that have been sold out; when the economic profits related to transaction could be gained by the company and the relevant revenues and costs could be counted reliably, the operating revenue shall be recognized as realization.

25.1.2 The assignment of use right of assets

The income realization shall be confirmed when the economic interest related to the transaction can enter into enterprise, and the income amount can be measured reliably.

25.1.3 Rendering of service

Under the situations that the results of the labor service transaction provided can be estimated reliably, the Company shall confirm the income on the balance sheet date according to percentage-of-completion method.

The completion schedule of labor service transaction is confirmed according to the proportion of labor service cost occurred accounting for total estimated cost.

The results of rendering of labor service transaction can be reliably estimated means that the following conditions shall be met simultaneously: A. The amount of revenues can be reliably measured; B. The relevant economic interests may be flowed into the enterprise; C. The completion degree of the transaction can be confirmed reliably; D. The costs incurred or to be incurred in the transaction can be reliably measured.

If the result of providing labor service transaction cannot be estimated reliably, the labor service income provided is recognized according to the labor service cost amount incurred and expected to be compensated, and the labor service cost incurred is used as current period expenses. If the occurred labor service cost cannot be compensated as predicted, the revenue is not confirmed.

25.1.4 Construction contract

If the results of a construction contract can be estimated in a reliable way, the contract income and contract costs shall be confirmed according to percentage-of-completion method on the date of the balance sheet. If the results of construction contract cannot be reliably estimated, dispose depending on the situations separately: If the contract costs can be recovered, the contract income shall be recognized in accordance with the recoverable actual contract costs and be included into expenses at current period of occurrence; If the contract costs cannot be recovered, they are included into expenses upon occurrence without recognizing the income.

Total expected contract costs exceed the total expected contract income; the expected loss shall be confirmed as the current expenses of the Company.

The completion schedule of the contract shall be confirmed according to the proportion of the accumulative contract costs actually incurred to the total expected contract costs.

The results of construction contract can be estimated reliably, which means that they can meet the following conditions simultaneously: A. Total contract income can be reliably measured; B. Economic benefits related to the contract possibly flow into the enterprise; C. Actual contract costs accrued can be clearly distinguished and can be measured in a reliable way; D. Both the completion schedule of the contract and the costs required to complete the contract can be measured in a reliable way.

25.2 Specific method of income recognition

25.2.1 The Company recognizes commodity sales revenue especially by the following methods:

The sales revenue of the company's commodity has been issued with product and confirmed after the initial acceptance of customers.

25.2.2 The specific methods for the company's real estate sales revenue are as follows:

For real estate development product sales revenue, when the real estate is completed and accepted, and delivery condition agreed in sales contract is reached, and payment certificate for house property delivered by the buyer is obtained as agreed in sales contract (generally, receive initial payment of sales contract and confirm payment arrangement of residual housing funds), the company shall confirm realization of sale revenue.

25.2.3 For the construction contract, the Company recognizes the progress of the project image as the income confirmation time point.

26. Government grants

Government subsidies are monetary assets or non-monetary assets paid by the government from the government, but do not include the capital invested by the government in the form of investors.

Government grants are recognized when the company is able to meet the conditions attached to it and is able to receive it. If a government subsidy is a monetary asset, it is measured at the amount received or receivable; if the government subsidy is a non-monetary asset, it is measured at fair value; if the fair value cannot be obtained reliably, it is measured at the nominal amount.

26.1 Classification of Government grants

According to the Accounting Standards for Enterprises No. 16 - Government grants, the government grants received by the company are distinguished from the government grants related to the assets and government grants related to the income, and the accounting treatment is made respectively.

26.2 Accounting method of government grants

When a government subsidy related to assets is obtained, it directly reduces the book value of the relevant assets

or recognized it as deferred income. It is allocated equally to the profit and loss in the life of the company on the date that the asset reaches the intended use state. The government subsidy related to the income is used to compensate the subsequent period cost. When it is acquired, it is recognized as a deferred income and is included in the current profits and losses during the period of confirmation of the expenses. When compensation is used to compensate the previous period expenses, it is directly recognized as the profits and losses of the current period.

Government grants related to daily activities are included in other income, and government grants not related to daily activities are included in non-operating income.

27. Income tax

27.1 Accounting treatment principle of income tax

Accounting treatment method of income tax adopts the balance sheet liability method.

27.2 Confirmation and accounting method of deductible temporary difference

If the book value of assets is less than its tax basis or book value of liabilities is larger than its tax basis, deductible temporary differences shall be generated.

The deferred income tax assets recognized by the deductible temporary differences are limited by the possible obtained taxable income amount used to deduct deductible temporary differences in future periods. On the balance sheet date, if there is any exact evidence showing that it is likely to acquire a sufficient amount of taxable income in a future period to offset the deductible temporary difference, the deferred income tax assets unrecognized in prior periods shall be recognized.

As for any deductible losses and tax deduction that can be carried over to the following years, the corresponding deferred income tax assets shall be confirmed subject to the extent that the amount of future taxable income to be offset for the deductible loss and tax deduction to be likely obtained.

On the balance sheet date, the book value of deferred income tax assets shall be re-checked by the company. If it is unlikely to obtain sufficient taxable income to offset against the benefit of the deferred income tax asset, the book value of the deferred income tax assets shall be written down.

If the applicable tax rate changes, the deferred income tax assets which have been recognized shall be re-measured, excluding the deferred income tax assets arising from any transactions or events directly recognized as the owners' equities, the amount affected by them shall be recorded in the income tax expenses of the current period during which the change occurs.

28. Leases

The lease is divided into finance lease and operating lease. The finance lease refers to the lease that has transferred all the risks and rewards related to the ownership of asset actually, no matter whether the ownership is transferred finally. The operating lease refers to other leases except for the finance lease.

28.1 Assets leased in under operating leases

Rental expenses generated from leased assets of operating lease are confirmed as related asset cost and expense during lease term according to the straight-line method.

28.2 Assets leased out under operating leases

For the operation of the leased real estate, the depreciation is, depreciation, and the first direct costs incurred in leasing leased assets. When the amount is large, it should be capitalized, and shall be included in the profits and losses in the current period according to the same basis as the confirmed rental income. If the sum is small, it will be directly included in the current profits and losses.

29. Preferred shares, perpetual bond and other financial instruments

29.1 Distinction between financial liabilities and equity instruments

In accordance with the provisions of the financial instruments guidelines and the contract terms of the issued financial instruments, the company classifies the financial instruments or their components as financial liabilities or equity instruments at the time of initial confirmation.

When meeting one of the following conditions, the issued financial instruments are classified as financial liabilities:

- (1) The contractual obligation of delivering cash or other financial assets to any other parties;
- (2) The contractual obligation of exchanging financial assets or financial liabilities with other parties under potentially unfavorable conditions;
- (3) The non-derivative instruments contract that must be or may be settled by enterprise's own equity instrument in the future, whereby the enterprise will deliver own equity instruments with variable quantity according to the contract;
- (4) The derivative instruments contract that must be or may be settled by enterprise's own equity instrument in the future, the derivative instruments contract that exchanges the cash with fixed amount or other financial assets by own equity instruments with fixed quantity is excluded.

At the same time, the financial instruments issued are classified as equity instruments:

- (1) The financial instrument excludes delivering cash or other financial assets to other party, or contractual obligation that exchange financial assets or financial liability with other party under unfavorable conditions;
- (2) If the financial instrument has to be or is available to be settled with own equity instrument of the enterprise, for example, the financial instrument is non-derivatives, the contractual obligation that delivers own equity with variable quantity to make a settlement is excluded; If it is derivative instrument, the company may only exchange cash in fixed amount or other financial asset with own equity instrument in fixed amount to settle the financial instrument.

29.2 Accounting treatment of financial liabilities and equity instruments

The financial instruments issued by the company are initially recognized and measured according to the standards for financial instruments; thereafter, interest is withdrawn, or dividends are distributed on each balance sheet date, and it is processed according to the relevant specific accounting standards for enterprises. Namely, based on the classification of the issued financial instruments, the accounting treatment is confirmed for the interest expenditure of the instrument or dividend distribution and so on. For the financial instrument classified as an equity tool, its interest expenditure or dividend distribution is taken as the profit allocation of the company, and its repurchase, cancellation and others are handled as the change of equity. For financial instruments classified as financial liabilities, their interest expenditure or dividend distribution is handled in accordance with the cost of borrowing, and the gains or losses arising from repurchase or redemption and others are included in the current profits and losses.

30. Repurchase company shares

If the company approves the adoption of the legal procedures to reduce the capital by way of the acquisition of the company's stock, the company reduces the share capital according to the total face value of the cancelled shares, and the difference between the price paid for the purchase of the stock (including the transaction fee) and the face value of the stock adjusts the owner's equity, which exceeds the total face value. In part, capital reserve (share premium), surplus reserve and undistributed profit are offset in turn; those below the total face value increase the capital reserve (share premium).

The shares repurchased by the company are managed as treasury shares before the cancellation or transfer, and the total expenses of the repurchased shares are converted into the cost of treasury shares.

When the treasury shares are transferred, the transfer income is higher than the treasury stock cost, and the capital reserve (share premium) is increased; the portion lower than the treasury stock cost, in turn, the capital reserve (share premium), surplus reserve, undistributed profit .

31. Changes in accounting policies and accounting estimate

31.1 Changes in accounting policies of current reporting period

31.1.1 Modification of the general enterprise report format

Content and reasons for changes in accounting policies	approval procedure	Significantly affected report item name and amount
In April 30, 2019 and September 19, 2019, the Ministry of Finance issued the notice on the revision of the format of the general corporate financial statements in 2019 (accounting [2019]6) and the notice on the revision and issuance of the consolidated financial and financial statements (2019 Edition) (accounting [2019]16), which revised the format of the financial statements.	The company has compiled 2019 annual financial statements according to the requirements of the Ministry of finance, and adjusted the comparative data of the comparable accounting period by retrospective adjustment method.	See the table below

Consolidated balance sheet items and amounts affected at 31 December 2018:

Original report item and amount		New listing item and amount	
Notes receivable& Accounts receivable	8,397,694,163.21	Notes receivable	1,668,824,111.89,
		Accounts receivable	6,728,870,051.32
Notes payable& Accounts payable	22,127,532,277.92	Notes payable	2,067,211,838.30
		Accounts payable	20,060,320,439.62

The balance sheet items and amounts affected by the parent company at December 31, 2018

Original report item and amount		New listing item and amount	
Notes receivable& Accounts receivable	1,071,697,662.80	Notes receivable	
		Accounts receivable	1,071,697,662.80
Notes payable& Accounts payable	1,651,932,076.14	Notes payable	823,330,000.00
		Accounts payable	828,602,076.14

31.1.2 New guidelines for financial instruments

In 2017, the Ministry of Finance promulgated the revised, "Accounting Standards for, 22 Ministry -", "Ministry", "Etc. (hereinafter collectively referred to as the "New Financial Instruments Standards"), the group has adopted the new financial instruments guidelines for the preparation of the 2019 annual financial statements. For the first time to implement the cumulative impact of the guidelines, we adjusted the retained earnings in early 2019 and other related items in the financial statements. The comparative financial statements in 2018 were not reissued. The impact of the new financial instruments criteria on the consolidated financial statements and the items of the parent company are summarized as follows:

	Group			
	December 31, 2018	New financial instrument guidelines impact		January 1, 2019
	Book value	Rearrange	Recalculate	Book value
Assets:				
Financial assets measured at fair value through profit or loss	418,764,180.49	-418,764,180.49		
Trading financial assets (Note 1)		2,286,070,480.49		2,286,070,480.49
Notes receivable	1,668,824,111.89	-1,185,386,814.65		483,437,297.24
Accounts receivable	6,728,870,051.32		-92,144,002.19	6,636,726,049.13
Accounts receivable financing		1,185,386,814.65		1,185,386,814.65
Other receivables	48,467,635,560.03		-56,472,417.29	48,411,163,142.74
Other current assets	6,774,500,183.57	-1,717,010,000.00		5,057,490,183.57
Available-for-sale financial assets	1,082,164,574.00	-1,082,164,574.00		
Long-term equity investment	15,667,094,640.99		-51,300,000.00	15,615,794,640.99
Other equity investment (Note 2)		193,128,168.00		193,128,168.00

	Group			
	December 31, 2018	New financial instrument guidelines impact		January 1, 2019
	Book value	Rearrange	Recalculate	Book value
Deferred income tax assets	149,879,541.43		14,017,503.95	163,897,045.38
Other non-current financial assets (Note 1)		738,740,106.00		738,740,106.00
Owner's equity:				
Other comprehensive income	352,740,230.19		6,598,800.00	359,339,030.19
Undistributed profit	2,470,347,876.79		-87,920,552.66	2,382,427,324.13
Minority interest	39,871,547,424.66		-104,577,162.87	39,766,970,261.79

	Parent company			
	December 31, 2018	New financial instrument guidelines impact		January 1, 2019
	book value	rearrange	recalculate	book value
Assets:				
Trading financial assets (Note 1)		240,000,000.00		240,000,000.00
Other current assets	252,410,128.28	-240,000,000.00		12,410,128.28
Available for sale financial assets	467,255,000.00	-467,255,000.00		
Debt investment		440,000,000.00		440,000,000.00
Held to maturity investments	440,000,000.00	-440,000,000.00		
Long-term equity investment	11,912,448,529.60		-51,300,000.00	11,861,148,529.60
Other non-current financial assets (Note 1)		467,255,000.00		467,255,000.00
Shareholders' equity:				
Other comprehensive income	30,326,400.00		6,598,800.00	36,925,200.00
Undistributed profit	-144,903,922.46		-57,898,800.00	-202,802,722.46

Note 1: This is a financial asset measured at fair value through profit or loss;

Note 2: These are financial assets measured at fair value through other comprehensive income.

31.2 Correction of significant accounting errors at the earlier stage:

No correction of accounting errors shall be disclosed during the current period.

IV. Taxation

Main tax categories and tax rates

Tax category	Taxation basis	Tax rate
Corporate income tax	Taxable income	In addition to individual subsidiaries enjoying preferential tax rates, the income tax rate of the company and its subsidiaries in China is 25%, and the subsidiary company established

Tax category	Taxation basis	Tax rate
		by the company in Hong Kong is subject to a 16.5% income tax rate.
Value-added tax	The sale of goods which are calculated based on the provision of tax law are the basis of calculating VAT on sales, and the difference after subtracting the deductible VAT on purchase for current period is value-added tax payable.	16%,13% ,10%, 9% , 6%, 5%, 3%, 0%
Land value-added tax	The land value-added tax shall be levied according to added value for the transfer of real estate and the specified tax rate.	According to the cumulative rate of exceeding rate 30%-60%
Urban maintenance and construction tax	Actually paid turnover tax	Payable according to the policy for the company's location
Education surcharge	Actually paid turnover tax	5%

Note 1: The Group's real estate business is subject to VAT. VAT rate has adjusted from 10% to 9% since April 1, 2019. For eligible old projects, that is, the real estate development projects started on or before April 30, 2016 and leasing of the real estate business that they obtained on April 30, 2016 or before, the simple tax assessment method is still applicable. The value added tax shall be levied according to 5% of sales or rental income, with no deduction of any input value-added tax .Business tax is applicable to this business before May 1, 2016.Note 2: The general taxation method for VAT applies to the construction engineering business of the Group. Since April 1, 2019, the tax rate has been adjusted from 10% to 9%.

Note 3: The Group's business management, hotel and property companies' commodity sales and management services are subject to VAT, with tax rates of 16% and 6% respectively. Since April 1, 2019, the tax rate of 16% applies to this business adjusted to 13%; the 6% tax rate remains unchanged. Several subsidiaries within the Group are small-scale taxpayers whose VAT applies to their business at a tax rate of 3%.

Note 4: Fujian Longking Environmental Protection Co., Ltd. (hereinafter referred to as Longking Environmental Protection Co., Ltd.) and its subsidiary Fujian Longking Desulfurization and Denitrification Engineering Co., Ltd., Shanghai Longking Environmental Protection Technology Engineering Co., Ltd., Wuhan Longking Environmental Protection Engineering Co., Ltd. Company, Wuhan Longking Environmental Protection Technology Co., Ltd., Xi'an West Mine Environmental Protection Equipment Installation Co., Ltd., Xiamen Longking Environmental Material Handling Technology Co., Ltd., Xiamen Longking Environmental Protection Technology Co., Ltd., Xiamen Longking Environmental Protection and Energy Saving Technology Co., Ltd., Suqian Longking Environmental Protection Technology Co., Ltd., Tianjin Longking Environmental Protection Technology Co., Ltd., Longking Kejie Environmental Protection Technology (Shanghai) Co., Ltd., Jiangsu Longking Kejie Catalyst Recycling Co., Ltd., Fujian Newland Environmental Protection Technology Co., Ltd. are high-tech enterprises, according to the "Enterprise Income Tax Law" According to the regulations, corporate income tax is levied at a rate of 15% in 2019.

Note 5: the company is a subsidiary registered in Hong Kong Special Administrative Region, implementing the laws of the Hong Kong Special Administrative Region, and the profits tax rate is 16.5%.

Note 6: According to relevant provisions of No. CS [2016] 36 Notice on the Comprehensive Implementation of Pilot Programs for Levying VAT Instead of Business Tax, since May 1, 2016, the VATs have begun to be exempted for childcare and education services provided by nurseries and kindergartens, and education services provided by the schools that offer academic education.

Note 7: according to the provisions of the enterprise income tax law, the proportion of taxable income that does

not exceed 1 million Yuan in the 2019 year of a subsidiary that meets the requirements of small profit enterprises shall be reduced to 25% of the taxable income and the taxable income exceeds 1 million Yuan, but not more than 3 million Yuan. The tax shall be reduced to 50%, and the enterprise income tax shall be paid at 20% tax rate.

V. Notes to items of Consolidated Financial Statement

1. Monetary funds

Item	Closing balance			Opening balance		
	Amount of the original currency	Converted exchange rate	Amount in RMB	Amount of the original currency	Converted exchange rate	Amount in RMB
Cash on hand						
RMB	1,002,937.77	1.0000	1,002,937.77	916,487.66	1.0000	916,487.66
USD	1,000.00	6.9762	6,976.20	1,000.00	6.8632	6,863.20
IDR	29,517,920.00	0.0005	14,797.63	222,283,394.00	0.00047198	104,913.32
Subtotal			1,024,711.60			1,028,264.18
Deposit in bank						
RMB	39,737,606,105.68	1.0000	39,737,606,105.68	35,352,637,701.35	1.0000	35,352,637,701.35
USD	68,466,216.12	6.9762	477,634,013.03	37,217,313.41	6.8632	255,429,861.66
HKD	21,315,086.65	0.8958	19,093,996.49	4,876,438.15	0.8762	4,272,735.11
Euro	67,157.34	7.8155	524,868.17	67,649.21	7.8473	530,863.65
IDR	1,454,322,219.89	0.0005	729,066.27	10,410,166,290.99	0.00047198	4,913,390.29
Indian Rupees	4,850,439.75	0.0978	474,448.01	40,930,586.68	0.097853502	4,005,201.25
AUD	6,416.68	4.8843	31,340.99	6,488.36	4.8250	31,306.34
British pound	13,481.19	9.1501	123,354.24			
JPY	14.00	0.064086	0.90			
Subtotal			40,236,217,193.78			35,621,821,059.65
Other Monetary funds						
RMB	4,939,446,092.72	1.0000	4,939,446,092.72	8,470,186,272.22	1.0000	8,470,186,272.22
USD	410,638,764.97	6.9762	2,864,698,152.18	3,520,056.44	6.8632	24,158,851.36
HKD				618,027.41	0.8762	541,515.62
Indian Rupees	100,000.00	0.0978	9,781.55	100,000.00	0.097853502	9,785.35
Subtotal			7,804,154,026.45			8,494,896,424.55
Total			48,041,395,931.83			44,117,745,748.38
Wherein: The total amount deposited abroad			228,560,939.61			65,898,196.77

Among which, restricted Monetary funds is detailed as follows:

Item	Closing balance	Opening balance
Cash deposit for bank acceptance	444,985,582.62	325,577,096.30
Mortgage loan deposit of customer for housing purchase	337,616,934.98	449,324,076.00
L/C guarantee deposits	570,091,020.00	344,500,000.00
Loan deposit	4,180,125,310.15	4,398,177,606.38
Real estate development deposit	548,016,509.75	275,273,402.94
Fixed time deposits or call deposits used for guarantee	878,000,000.00	95,690,000.00
Litigation frozen bank deposit	51,971,566.06	21,812,825.60
Guarantee deposit	347,537,105.46	287,087,497.14

Item	Closing balance	Opening balance
Time deposit	350,000,000.00	
Other deposits	120,843,750.80	276,292,161.04
Total	7,829,187,779.82	6,473,734,665.40

2. Trading financial assets

Item	December 31, 2019	January 1, 2019
Equity instrument investment	8,515,242.04	418,764,180.49
Financial product	4,815,744,901.97	1,717,010,000.00
Shenzhen Dianzhong Factoring Supply Chain Phase I Factoring (Note 1)		40,526,300.00
Kaiyuan-chengshangkaili supply chain sub-subscription (Note 2)		109,770,000.00
Zhongshan Securities - YangoCity - Huixinrongg financial supply chain finance No. 1 ABS secondary (Note 3)	36,000,000.00	
Sun Chuo Yango private equity investment fund	18,000,000.00	
Total	4,878,260,144.01	2,286,070,480.49

Note 1: See Note V, Note XIII (3) for details.

Note 2: See Note V, Note XIII (3) for details.

Note 3: Zhongshan securities limited liability Company established and managed the Zhongshan securities Yango Huixinrong financial supply chain finance No.1 asset support special plan, the special plan basic asset is the supplier's accounts receivable claims to the subsidiary YangoCity group. The first phase special plan scale is 706 million Yuan; the Yango group subscribed the secondary share 36 million Yuan.

3. Financial assets at fair value through profit or loss

Item	December 31, 2018
Trading financial assets	418,764,180.49
Wherein: Debt instruments investment	
Equity instrument investment	418,764,180.49
Derivative financial assets	
Miscellaneous	
Financial asset designated to be measured at fair value through profit or loss	
Wherein: Debt instruments investment	
Equity instrument investment	
Miscellaneous	
Total	418,764,180.49

4. Notes receivable

(1)Classification of notes receivable:

Item	December 31, 2019	December 31, 2018
Bank's acceptance bill	509,668,913.68	1,635,245,268.89
Commercial acceptance bill	1,378,759.56	33,578,843.00
Total	511,047,673.24	1,668,824,111.89

(2)The notes receivable pledged by the company at the end of the period:

Item	Pledged amount at the end of the period
Bank's acceptance bill	507,848,913.68
Commercial acceptance bill	
Total	507,848,913.68

(3)At the end of the period, the endorsed or discounted notes receivable that the company has de-recognized and has not yet expired:

Item	Ending confirmation amount at the end of the period	No confirmation amount at the beginning of the period
Bank's acceptance bill	2,374,239,805.58	
Commercial acceptance bill	202,849,178.08	
Total	2,577,088,983.66	

(4)There are large bills transferred into accounts receivables at the end of the period by the company due to the drawer failing to perform the contract.

Item	Amount of accounts receivable at the end of the period
Bank's acceptance bill	800,000.00
Commercial acceptance bill	11,000,000.00
Total	11,800,000.00

(5) Classified disclosure by bad debt provision method

Item	December 31, 2019				Book value
	Book balance		Provision for bad debts		
	Amount	Ratio (%)	Amount	Ratio (%)	
Provision for bad debts on a single basis					
Provision for bad debts by combination	511,047,673.24	100.00			511,047,673.24
Combination one	509,668,913.68	99.73			509,668,913.68
Combination two	1,378,759.56	0.27			1,378,759.56
total	511,047,673.24	100.00			511,047,673.24

Item	December 31, 2018				Book value
	Book balance		Bad-debt reserve		
	Amount	Ratio (%)	Amount	Ratio (%)	
Provision for bad debts on a single basis					
Provision for bad debts by combination	1,668,824,111.89	100.00			1,668,824,111.89
Combination one	1,635,245,268.89	97.99			1,635,245,268.89

Item	December 31, 2018				
	Book balance		Bad-debt reserve		Book value
Combination two	33,578,843.00	2.01			33,578,843.00
total	1,668,824,111.89	100.00			1,668,824,111.89

Note: Combination 1 is bank acceptance bills, no bad debt provision is made; portfolio 2 is commercial acceptance bills.

5. Accounts receivable

(1) Accounts receivable are analyzed by age as follows:

Aging	December 31, 2019	December 31, 2018
Within 1 year	5,016,862,262.56	5,835,654,953.26
1 to 2 years	848,926,465.87	677,746,783.19
2 to 3 years	319,315,443.66	247,269,021.17
Over 3 years	340,336,204.87	347,746,553.15
Subtotal	6,525,440,376.96	7,108,417,310.77
Less: Provision for bad debts	491,512,354.93	379,547,259.45
Total	6,033,928,022.03	6,728,870,051.32

(2) Disclosure of bad debt provision method:

Item	December 31, 2019				Book value
	Book balance		Bad-debt reserve		
	Amount	Ratio	Amount	Ratio	
Provision for bad debts on a single basis	113,642,676.82	1.74%	81,291,671.59	71.53%	32,351,005.23
Provision for bad debts by combination	6,411,797,700.14	98.26%	410,220,683.34	6.40%	6,001,577,016.80
Combination 1	267,922,863.14	4.11%	267,922.86	0.10%	267,654,940.28
Combination 2:	6,143,874,837.00	94.15%	409,952,760.48	6.67%	5,733,922,076.52
Total	6,525,440,376.96	100.00%	491,512,354.93		6,033,928,022.03

Item	December 31, 2018				Book value
	Book balance		Bad-debt reserve		
	Amount	Ratio	Amount	Ratio	
Provision for bad debts on a single basis	86,898,350.94	1.22%	79,013,549.37	90.93%	7,884,801.57
Provision for bad debts by combination	7,021,518,959.83	98.78%	300,533,710.08	4.28%	6,720,985,249.75
Combination 1	76,297,096.40	1.07%			76,297,096.40
Combination 2:	6,945,221,863.43	97.70%	300,533,710.08	4.33%	6,644,688,153.35
Total	7,108,417,310.77	100.00%	379,547,259.45		6,728,870,051.32

(3) The accounts receivable that were actually written off in the current period:

Item	Write off amount
Accounts receivable that are actually written off	13,610,820.51

Among them, the important accounts receivable cancellation situation:

Unit name	Nature of accounts receivable	Write off amount	Reasons for cancellation	Performance verification procedures	Is it generated by related party transactions?
Jilin Jingang iron and steel Limited by Share Ltd	Payment for goods	11,390,200.00	Debt to equity swap	Internal examination and approval	No
Total		11,390,200.00			

(4) Accounts receivable at the end of the year with a significant amount and provision for bad debts:

Name of debtor	Book balance	Bad-debt reserve	Ratio	Giving reasons
Shijiazhuang Qu Zhai thermoelectric Co., Ltd.	39,424,007.85	31,539,206.28	80.00%	Unable to continue to implement the settlement agreement.
Total	39,424,007.85	31,539,206.28		

(5) Changes in bad debt provision:

The provision for bad debts is RMB 26,912,235.72 in this period; the amount of bad debt provision was increased by RMB 8,023,931.74 and reduced by RMB1, 504,253.66 due to change in consolidation scale; the amount of bad debt provision was reduced by RMB13, 610,820.51 due to transfer or write-off; the amount of bad debt provision increased by RMB 92,144,002.19 due to changes in accounting policies.

(6) List of top 5 ending balances by debtors

Unit name	Closing balance	Aging	Proportion accounting for the total amount of closing balance of the receivables	Closing balance of bad-debt provision
Fujian Dayi Trading Co., Ltd.	580,557,688.16	Within 1 year	8.90%	
Fujian Boli Cheng Trading Co., Ltd.	368,196,415.56	Within 1 year	5.64%	
Shougang Jingtang Iron and Steel Co Ltd	109,314,527.83	Within 1 year	1.68%	3,574,585.06
Fuzhou Qi Xin Industrial Co., Ltd.	103,201,628.63	Within 1 year	1.58%	
Fuzhou Development Zone Yi Shang Trading Co., Ltd.	103,134,541.93	Within 1 year	1.58%	
Total	1,264,404,802.11		19.38%	3,574,585.06

(7) No circumstance that the receivables are derecognized due to transfer of financial assets occurred in the current period;

(8) No circumstance that the assets and liabilities are formed due to transfer of receivables and continuous involvements occur in the current period.

6. Accounts receivable financing

(1) Classification and presentation

Item	Fair value in December 31, 2019	Fair value in December 31, 2018
Notes receivable	1,917,300,055.31	
Among them: Bank's acceptance bill	1,890,210,967.61	
Commercial acceptance bill	27,089,087.70	
Total	1,917,300,055.31	

7. Prepayments

(1) Prepayment is listed by aging:

Aging	Closing balance		Opening balance	
	Amount	Ratio	Amount	Ratio
Within 1 year	5,660,136,287.15	77.37%	6,265,701,799.78	93.76%
1 to 2 years	1,402,699,995.24	19.17%	182,936,844.89	2.74%
2 to 3 years	102,426,226.43	1.40%	81,535,161.68	1.22%
Over 3 years	150,618,404.59	2.06%	152,558,723.92	2.28%
Total	7,315,880,913.41	100.00%	6,682,732,530.27	100.00%

Description of the reasons for significant prepayments which has not been paid timely with receivables age over one year:

Item	Amount	Reason of failure to settle timely
Office of the Leading Group for the Reconstruction of Urban Villages in Wanbai District, Taiyuan City	1,200,000,000.00	Prepaid demolition resettlement, involving a total of 11 plots, in 2019 has been authorized to 3 plots; the remaining land is confirmed after the settlement.
Longyan City Land Acquisition and Reserve Center Xinluo Branch	65,986,781.24	Prepaid land development costs, unsettled as the settlement was not due
Gaolan County Land Bureau	25,041,695.00	The status quo of the block is not up to the terms of settlement.
Comprehensive renovation management committee of Xi'an Tumen area	23,364,000.00	Based on the office building buyback contract signed with relevant government bureaus during the demolition of the old plant of subsidiary Xikuang Longking, Company has prepaid part of office building purchasing funds to the bureaus. The construction of the office building has not been completed. Once done, the prepayment will be transferred into PPE.
Xiamen Construction Bureau	17,479,523.00	Prepaid works are not settled until the transfer conditions are met.
Nanning construction and installation engineering labor insurance premium Management Office	17,016,613.14	Prepaid labor insurance fee
Total	1,348,888,612.38	

(2) Condition of top five entities of the prepayment closing balance:

Unit name	Closing balance	The proportion accounting for total of prepayment ending balance
Sendi Wood Industry (Shenzhen) Co., Ltd.	1,853,423,732.26	25.33%

Unit name	Closing balance	The proportion accounting for total of prepayment ending balance
Office of the Leading Group for the Reconstruction of Urban Villages in Wanbai District, Taiyuan City	1,325,270,000.00	18.11%
Shanghai Nanfang Quan Wei Technology Development Co., Ltd.	694,447,635.68	9.49%
Ming Construction Engineering Group Limited	474,754,258.50	6.49%
Nanning public resources trading center	410,000,000.00	5.60%
Total	4,757,895,626.44	65.02%

8. Other receivables

Item	December 31, 2019	December 31, 2018
Interest receivable	3,838,550.00	17,518,909.23
Dividend receivables		
Other receivables	43,526,214,669.14	48,450,116,650.80
Total	43,530,053,219.14	48,467,635,560.03

(1) Interest receivable

Item	Closing balance	Opening balance
Time deposit	3,430,018.48	
Factoring interest income		17,512,402.06
Other	408,531.52	6,507.17
Total	3,838,550.00	17,518,909.23

(2) Other receivables

1) Listed by the nature of the funds:

Item	December 31, 2019	December 31, 2018
Receivables from joint venture/associated party	18,979,174,256.17	17,743,286,824.76
Intercourse funds for operation of the cooperators	8,022,799,277.56	12,012,562,733.59
Cooperative margin	2,745,735,133.66	2,268,525,519.09
Fund for acquisition intention	5,267,146,020.00	5,431,190,764.89
Guarantee deposit receivable and other deposits	2,485,652,780.03	3,039,473,324.45
VAT refundable		10,267,092.04
Petty cash(mainly used as project reserves)	58,510,874.11	41,336,983.83
Final payment of receivable land and demolition subsidies	13,736,493.00	13,736,493.00
Fund for agent business and others	6,348,509,739.27	8,162,584,246.82
Subtotal	43,921,264,573.80	48,722,963,982.47
Bad debt provision of other receivables	395,049,904.66	272,847,331.67
Total	43,526,214,669.14	48,450,116,650.80

2) Classified disclosure according to the methods of provision for bad debts:

Category	December 31, 2019				Book value
	Book balance		Provision for bad debts		
	Amount	Proportion (%)	Amount	Proportion (%)	
Provision for bad debts on a single basis	415,100,198.54	0.95	75,969,312.98	18.30	339,130,885.56
Provision for bad debts by combination	43,506,164,375.26	99.05	319,080,591.68	0.73	43,187,083,783.58

Category	December 31, 2019				Book value
	Book balance		Provision for bad debts		
	Amount	Proportion (%)	Amount	Proportion (%)	
Combination 1	32,884,770,644.21	74.87	29,507,172.49	0.09	32,855,263,471.72
Combination 2	10,621,393,731.05	24.18	289,573,419.19	2.73	10,331,820,311.86
total	43,921,264,573.80	100.00	395,049,904.66		43,526,214,669.14

Category	December 31, 2018				Book value
	Book balance		Provision for bad debts		
	Amount	Proportion (%)	Amount	Proportion (%)	
Provision for bad debts on a single basis	35,653,761.50	0.07	35,653,761.50	100.00	
Provision for bad debts by combination	48,687,310,220.97	99.93	237,193,570.17	0.49	48,450,116,650.80
Combination 1	34,177,428,080.35	70.15			34,177,428,080.35
Combination 2	14,509,882,140.62	29.78	237,193,570.17	1.63	14,272,688,570.45
Total	48,722,963,982.47	100.00	272,847,331.67		48,450,116,650.80

3) Changes in bad debt provision:

Bad-debt reserve	The first stage	second stage	The third phase	Total
	Expected credit losses in the next 12 months	Expected credit loss for the entire duration (no credit impairment occurred)	Expected credit loss for the entire duration (credit impairment has occurred)	
Balance on January 1, 2019	162,139,557.64	75,054,012.53	35,653,761.50	272,847,331.67
Accounting policy change	31,352,729.36	25,119,687.93		56,472,417.29
The balance of January 1, 2019 is this year	193,492,287.00	100,173,700.46	35,653,761.50	329,319,748.96
-- Transfer to the second stage	-183,655.70	183,655.70		
-- Transfer to the third stage	-1,522,934.14	-1,050,000.00	2,572,934.14	
- Turn back to the second stage				
- Turn back to the third stage				
Provision for this year	5,827,811.61	75,983,590.78	3,538,630.06	85,350,032.45
Turned back this year	19,418,402.39	17,835.83	5,000.00	19,441,238.22
Resale this year/ Write-off this year	2,179,194.40	3,900.00	2,800,000.00	4,983,094.40
Scope change	5,794,624.37	-340,168.50	-650,000.00	4,804,455.87
Balance on 31 December 2019	181,810,536.35	174,929,042.61	38,310,325.70	395,049,904.66

Note: due to the implementation of the new financial instruments standard, the initial allowance for bad debts is 56,472,417.29 Yuan.

4) Situation of entities with the Top 5 ending balances of other receivables:

Unit name	Nature of the fund	Closing balance	Aging	Proportion accounting for the total closing balance of other receivables	Closing balance of bad-debt provision
Shanghai Ting Ye Enterprise Management Co., Ltd. (Note 1)	Receivables from joint ventures and joint ventures	2,227,749,225.00	Within 1 year	5.07%	2,227,749.23
Guangzhou Contemporary Tengxin Investment Co., Ltd. (Note 1)	Receivables from joint ventures and joint ventures	1,156,067,125.53	2-3 years	2.63%	1,156,067.13
Guangxi Yangtangmao Real Estate Co., Ltd. (Note 1)	Receivables from joint ventures and joint ventures	1,107,631,424.56	Within 1 year	2.52%	1,107,631.42
Tianjin Juanda Enterprise Management Co., Ltd. (Note 1)	Receivables from joint ventures and joint ventures	1,035,621,479.00	1-2 years	2.36%	1,035,621.48
Chongqing Xiexin Yuan Fu Real Estate Development Co., Ltd. (Note 2)	Fund for acquisition intention	1,000,000,000.00	Within 1 year	2.28%	
Total		6,527,069,254.09		14.86%	5,527,069.26

Note 1: The subsidiary Yango Group invested funds into the project company to form a transaction.

Note 2: As of the date of this financial report issue date, Yango Group has acquired 30% stake in the target company.

(3) No circumstance that other receivables raised from transfer and derecognition of financial assets occurred in the current period.

(4) No circumstance that the assets and liabilities were formed due to transfer of other receivables and continuous involvement occurs in the current period.

9. Inventories

(1) Category of inventory:

Item	Closing balance			Opening balance		
	Book balance	Impairment reserves	Book value	Book balance	Impairment reserves	Book value
Raw materials	227,195,084.27	1,728,760.27	225,466,324.00	249,002,057.08	3,373,611.90	245,628,445.18
Work in progress	7,557,675,584.57	98,069,639.75	7,459,605,944.82	6,967,280,536.84	55,206,405.12	6,912,074,131.72
Inventory commodities (finished products)	123,392,432.38		123,392,432.38	95,953,703.84		95,953,703.84
Turnover materials (Wrappage and Low-value consumption)	211,286.19		211,286.19	102,211.35		102,211.35

Item	Closing balance			Opening balance		
	Book balance	Impairment reserves	Book value	Book balance	Impairment reserves	Book value
goods)						
Consumptive biological assets	28,938,864.04	2,053,370.00	26,885,494.04	26,649,475.18		26,649,475.18
Unsettled completed assets formed by construction contract	847,716,347.97		847,716,347.97	687,267,231.44		687,267,231.44
Development cost	154,213,730,372.72	286,087,494.18	153,927,642,878.54	119,831,617,673.45	277,995,463.95	119,553,622,209.50
Developed products	19,520,501,275.68	453,793,977.85	19,066,707,297.83	20,350,210,301.04	105,280,199.52	20,244,930,101.52
Developed products for lease	98,310,512.03		98,310,512.03	161,266,501.79		161,266,501.79
Materials consigned to be processed	1,077,386.68	164,925.15	912,461.53	2,594,877.38	164,925.15	2,429,952.23
Delivered commodities	116,353,887.10	284,781.67	116,069,105.43	187,298,964.85	133,178.26	187,165,786.59
Land consolidation	1,772,298,198.09		1,772,298,198.09	1,427,678,561.53		1,427,678,561.53
Total	184,507,401,231.72	842,182,948.87	183,665,218,282.85	149,986,922,095.77	442,153,783.90	149,544,768,311.87

Note 1: In the current period, the inventory was used as collateral to obtain a loan of RMB 48,515.81 million.

Note 2: On December 31, 2019, the ending balance of the company's inventory development costs included capitalization of borrowing costs of RMB 21,789,607,741.83.

(2) Inventory impairment reserves:

Item	Opening balance	Other transfer-in amounts	Drawing amount in current period	Decreased amount in current period		Other transfer-out	Closing balance
				Reversal or conversion	Miscellaneous		
Raw materials	3,373,611.90		302,502.09	1,947,353.72			1,728,760.27
Work in progress	55,206,405.12		70,160,394.20	27,297,159.57			98,069,639.75
Consumptive biological assets			2,053,370.00				2,053,370.00
Inventory commodities(finished products)	277,995,463.95		76,797,719.76			68,705,689.53	286,087,494.18
Development cost	105,280,199.52		509,380,114.10	160,866,335.77			453,793,977.85
Materials consigned to be processed	164,925.15						164,925.15
Delivered commodities	133,178.26		284,781.67	133,178.26			284,781.67
Total	442,153,783.90		658,978,881.82	190,244,027.32		68,705,689.53	842,182,948.87

Note: the other transfer-out of 68,705,689.53 Yuan is due to Tianjin Yuyuan project in Jixian County.

10. Held-for-sale assets

Item	Ending balance	Opening Balance
Property No. 99, Jinxin Road, Pudong New Area, Shanghai		215,355,082.92
Total		215,355,082.92

11. Noncurrent assets due within one year

Item	Ending balance	Opening Balance
Bank time deposit certificate (Note 1)	2,000,000,000.00	
Long term receivables due within one year	103,880,460.27	
Total	2,103,880,460.27	

Note 1: bank deposit certificate is due to the time deposits support provided by the company to obtain funds for construction projects.

12. Other current assets

Item	December 31, 2019	January 1, 2019	December 31, 2018
Bank financial products			1,717,010,000.00
Advance tax and input tax allowance	7,180,909,883.30	5,055,975,128.11	5,055,975,128.11
Unrecognized profit and loss of discounted interest	4,585,619.27	1,515,055.46	1,515,055.46
Total	7,185,495,502.57	5,057,490,183.57	6,774,500,183.57

13. Available-for-sale financial assets

(1) Situation of financial assets available for sale:

	December 31, 2018		
	Book balance	Depreciation reserve	Book value
Debt instrument available for sale:	30,000,000.00		30,000,000.00
Equity instrument available for sale:	1,052,164,574.00		1,052,164,574.00
Measured at fair value	193,128,168.00		193,128,168.00
Measured at cost	859,036,406.00		859,036,406.00
Miscellaneous			
Total	1,082,164,574.00		1,082,164,574.00

(2) Available-for-sale financial assets measured at fair value at the end of 2018:

	Equity instrument available for sale
Cost of equity instruments	125,388,980.00
The amount of change in fair value through other comprehensive income	67,739,188.00
Year-end balance	193,128,168.00

(3) Available-for-sale financial assets measured at cost at the end of 2018:

Invested entities	Year-end
Three Gorges Jinshi (Shenzhen) Equity Investment Fund Partnership (Limited Partnership) (Note 1)	60,000,000.00
Gofi transformation appreciation M&A funds (Note 2)	20,000,000.00
Shenzhen Dianzhong Factoring Supply Chain Phase I Factoring (Note 3)	40,526,300.00
Open Source - Chengshangkaili Supply Chain Sub-Subscription (Note 4)	109,770,000.00
Private equity fund (Note 5)	4,000,000.00
China Aviation Trust Tianwei Yutong No. 1 Project Trust Products	40,040,000.00
Yunnan Trust Yunyang No. 1 Trust Products	10,000,000.00
Zhonghai Innovation Technology (Beijing) Co., Ltd.	2,000,000.00
Fuzhou Gulou District Yango Small Loan Co., Ltd.	5,000,000.00
Fujian Fuzhou Rural Commercial Bank Co., Ltd.	10,000.00
Shanghai Lejin Investment Partnership (Limited Partnership) (Note 6)	300,000,000.00
Shanghai Yishun Investment Center (Limited Partnership)	7,245,000.00
Pingtian Xingzhen Saifu Investment Partnership (Limited Partnership) (Note 7)	100,000,000.00
Tianjin Yufeng Culture Communication Co., Ltd.	30,000,000.00
Fujian Qianhe Investment Co., Ltd.	24,000,000.00
Ningde Zhongjian Fifth Bureau Construction Investment Co., Ltd.	1,000,000.00
DATEBAO LIMITED	34,685,000.00
Chinese Entrepreneur (Tianjin) Investment Management Partnership (Limited Partnership)	1,000,000.00
Yango College ABS securities	30,000,000.00
LVC Super Unicorn Fund LP	69,560,106.00
Other	200,000.00
Total	889,036,406.00

Note 1: As reviewed and approved at the 57th meeting of the 8th Board of Directors of the company's subsidiary Yango Group Co., Ltd. (hereinafter referred to as "Yango Group"), Yango Group participated as a limited partner in the investment of the Three Gorges Jinshi (Shenzhen) Equity Investment Fund Partnership (Limited Partnership) which Three Gorges Jinshi Investment Management Co., Ltd. has been the sole general partner. The fund size is 5 billion Yuan, and the Yango Group subscribes for RMB 100 million, and has no control, joint control or significant influence. The company had paid RMB 60 million in 2018, and an additional investment of RMB 40 million in 2019. The company has categorized the total investment of RMB 100 million as other noncurrent financial assets in accordance with the new financial instrument standard.

Note 2: The financial institution Gofi Asset Management Co., Ltd. established Gofi transformation appreciation M&A funds with a scale of RMB 3 billion. As of December 31, 2018, Yango Group holds RMB20 million of Class A Shares. In 2019, the company has listed the investment as other noncurrent financial assets in accordance with the new financial instrument standard.

Note 3: Shenzhen Dianzhong Commercial Factoring Co., Ltd. provides factoring services for the company's suppliers, acquires the accounts receivable claims of the suppliers to the subsidiary Yango Group, , and sets up a special plan “Ping An – Yuzhong Supply Chain Finance No. 1.” , the special plan scale is RMB 810.5263 million. The funds for the above-mentioned special projects are used by the Yango Group. The Yango Group subscribes And holds the special plan inferior share of RMB 40.5263 million.

Note 4: Open Source Securities Co., Ltd. established and managed the Open source-Chengshang Kaili Supply Chain Finance No. 1-1 Asset Support Special Plan. The special plan base assets are the accounts receivable claims of the suppliers to Yango Group. The special plan size is RMB 1097.77 million, and the Yango Group subscribes for a secondary share of RMB109.77 million.

Note 5: Yango Group cooperated with financial institutions to set up funds for the company's real estate development and construction financing. The ending balance of the 2018 report includes the Shijiazhuang Yango Investment Development Private Equity Fund of 1 million Yuan The balance at the end of the report includes RMB1 Million for the Yanshi Yango Investment and Development Private Equity Fund, RMB 2 million for the private equity investment fund of the Shangyu Assets Yango Group Shangyu Project, and RMB 1 million for the Yango Qidong Loan Collection Fund Trust Plan, totaling RMB 4 million.

Note 6: Shanghai Lejin Investment Partnership (Limited Partnership) was established on July 9, 2015, mainly engaged in investment management, industrial investment, financial consulting and other services. On October 1, 2016, with the consent of all partners, the company invested 300 million Yuan as a limited partner. In 2019, the company has listed the total investment of RMB 300 million as other noncurrent financial assets in accordance with the new financial instrument standard.

Note 7: Pingtan Xingzhen Saifu Investment Partnership (Limited Partnership) was established on March 4, 2016. The general partner has subscribed for a capital of RMB 7.9133 million, and the limited partner has subscribed for a capital of RMB 900 million. The capital contribution is in place and the company subscribes for RMB100 million. The partnerships mainly integrates the investment operations of general partners and the capital advantages of limited partners, mainly investing in the return of China stocks, the return of red chips and the advantageous projects in industries such as emerging industries. In 2019, the company has disinvested RMB 28.8606 million of it and listed the remaining of RMB 71.1394 million as other noncurrent financial assets in accordance with the new financial instrument standard.

14. Long-term receivables

(1) Long-term receivables:

Item	Closing balance			Opening balance		
	Book balance	Bad-debt reserve	Book value	Book balance	Bad-debt reserve	Book value
Installment collection and sales of goods	208,574,671.59	6,455,816.63	202,118,854.96	152,169,132.81		152,169,132.81

Item	Closing balance			Opening balance		
	Book balance	Bad-debt reserve	Book value	Book balance	Bad-debt reserve	Book value
Of which: unrealized financing income	10,805,287.88		10,805,287.88	9,653,287.53		9,653,287.53
Engineering construction (Note)	83,368,974.15		83,368,974.15	44,781,818.23		44,781,818.23
Subtotal	291,943,645.74	6,455,816.63	285,487,829.11	196,950,951.04		196,950,951.04
Less: long-term receivables due within 1 year	107,403,288.12	3,522,827.85	103,880,460.27			
Total	184,540,357.62	2,932,988.78	181,607,368.84	196,950,951.04		196,950,951.04

Note: The Company and the Xianyang Museum Construction Leading Group signed the “Construction Contract for the Construction of the Xianyang Museum Phase II Section of Qinhan New City in Xixian New District of Shaanxi Province”. According to the agreement, the company is responsible for the investment construction and pre-transfer management of the above projects. After the construction completion acceptance is passed, it will be handed over to the Xianyang Museum Construction Leading Group Office, which will repurchase it from the company and pay the repurchase price according to the contract.

15. Long-term equity investment

(1) Long-term equity investments are classified as follows:

Invested unit	December 31, 2019	January 1, 2019	December 31, 2018
Investment in joint ventures	6,045,402,085.15	3,929,276,310.30	3,929,276,310.30
Investment in associates	16,041,418,451.11	11,686,518,330.69	11,737,818,330.69
Total	22,086,820,536.26	15,615,794,640.99	15,667,094,640.99

(2) Analysis of changes in long-term equity investments during the year is as follows:

Invested unit	December 31, 2019		
	Joint ventures	Association	Total
December 31, 2018	3,929,276,310.30	11,737,818,330.69	15,667,094,640.99
Amount affected due to change of accounting policy		-51,300,000.00	-51,300,000.00
January 1, 2019	3,929,276,310.30	11,686,518,330.69	15,615,794,640.99
Increase/decrease in current period			
Add/decrease investment	2,114,852,503.18	3,241,189,679.27	5,356,042,182.45
Income from investment recognized under the equity method	216,113,282.36	1,235,002,726.64	1,451,116,009.00
Other comprehensive income and changes in income recognized under the equity method	15,925,159.97	25,886,212.80	41,811,372.77
Declare cash dividends or profits	-230,765,170.66	-360,934,788.51	-591,699,959.17
Other (Note)		213,756,290.22	213,756,290.22
December 31, 2019	6,045,402,085.15	16,041,418,451.11	22,086,820,536.26

Invested unit	December 31, 2019		
	Joint ventures	Association	Total
Closing balance of impairment provision			

Note: In current period, 51% equity of Fujian Yango Group Xiamen Import and Export Co., Ltd. (hereinafter referred to as Xiamen Import and Export Corporation) was transferred, and the remaining shareholding ratio was 49%. The accounting method of Xiamen Import and Export Corporation was changed from cost method to equity method. In current period, we purchased a 17% stake in Peiwen Yango Education and Culture Industry (Beijing) Co., Ltd. (hereinafter referred to as Peiwen Yango), and the shareholding ratio of Peiwen Yango increased from 49% to 66%, reaching controlling ratio, and the accounting method was thus changed from equity method to the cost method.

16. Investment in other equity instruments

The Company plans to invest in the following equity investments for strategic purposes, thus designates them as financial assets measured at fair value through other comprehensive income.

	December 31, 2019	January 1, 2019
Yiju (China) Enterprise Holdings Co., Ltd.	103,422,998.32	193,128,168.00
Jilin Jingang iron and steel Limited by Share Ltd	2,321,802.00	
Tianjin iron and Steel Group Co., Ltd.	5,599,049.87	
Total	111,343,850.19	193,128,168.00

project name	Dividend income recognized this year	Accumulated gains or losses included in other comprehensive income	Amount of other comprehensive income transferred to retained earnings	Reasons for other comprehensive income transferred to retained earnings
Yiju (China) Enterprise Holdings Co., Ltd.		-21,965,981.68		Note 1
Jilin Jingang iron and steel Limited by Share Ltd				Note 2
Tianjin iron and Steel Group Co., Ltd.				Note 2
Total		-21,965,981.68		

Note 1: In 2018, the controlled subsidiary Yango Group purchased a 1.31% stake in Yiju (China) Enterprise Holdings Co., Ltd (HK02048) from China Real Estate Information Corporation at a price of HKD155.50 million, equivalent to RMB125.39million. The number of purchased shares is 14,994,260. Accumulated recognized fair value adjustment of other equity instruments is RMB -21.97 million, based on the closing price as of the year end of 2019.

Note 2: the other equity instruments investment is the equity investment raised from the company's subsidiary Longking's debt to equity swap. Because of the implementation of the new financial instruments guidelines, these debt-to-equity swap investments are designated as non-trading financial instrument investment measured at fair value through other comprehensive income.

17. Other non-current financial assets

Item	December 31, 2019	January 1, 2019
Three Gorges Jinshi (Shenzhen) Equity Investment Fund Partnership (Limited Partnership)(Note 1)	100,000,000.00	60,000,000.00
Gofi transformation appreciation M&A funds (Note 2)	20,000,000.00	20,000,000.00
Private Equity(Note 3)		4,000,000.00
Fuzhou Gulou District Yango Small Loan Co., Ltd.	5,000,000.00	5,000,000.00

Item	December 31, 2019	January 1, 2019
Fujian Fuzhou Rural Commercial Bank Co., Ltd.	10,000.00	10,000.00
Shanghai Lejin Investment Partnership (Limited Partnership) (Note 4)	300,000,000.00	300,000,000.00
Shanghai Yishun Investment Center (Limited Partnership)	7,245,000.00	7,245,000.00
Pingtian Xingzhen Saifu Investment Partnership (Limited Partnership) (Note 5)	71,139,440.37	100,000,000.00
Tianjin Yufeng Culture Communication Co., Ltd.	30,000,000.00	30,000,000.00
Fujian Qianhe Investment Co., Ltd.		24,000,000.00
Ningde Zhongjian Fifth Bureau Construction Investment Co., Ltd.	1,000,000.00	1,000,000.00
Loyal Valley Capital Advantage Fund LP (Note 6)	111,305,916.93	
Shanghai Shengsha Hotel Investment Management Co., Ltd.	10,000.00	
Zhonghai Innovation Technology (Beijing) Co., Ltd.	2,000,000.00	2,000,000.00
LVC Super Unicorn Fund		69,560,106.00
Chinese Entrepreneur (Tianjin) Investment Management Partnership (Limited Partnership)		1,000,000.00
DATEBAO LIMITED		34,685,000.00
Yango Colleague ABS securities		30,000,000.00
China Aviation Trust Tianwei Yutong No. 1 Project Trust Products		40,040,000.00
Yunnan Trust Yunyang No. 1 Trust Products		10,000,000.00
Other	300,000.00	200,000.00
Total	648,000,357.30	738,740,106.00

Note 1: please refer to notes five and 13 (3). 1. this period, the Three Gorges Jinshi (Shenzhen) equity investment fund partnership (limited partnership) is renamed the Three Gorges Jinshi (Wuhan) equity investment fund partnership (limited partnership), with a balance ending at 100 million Yuan.

Notes 2: see note five, 13 (3) note 2.

Notes 3: see note five, 13 (3) note 5.

Notes 4: see note five, 13 (3) note 6.

Notes 5: see note five, 13 (3) note 7.

Note 6: The scale of Loyal Valley Capital Advantage Fund LP fund is 390 million US dollars, and the subscription amount of our subsidiary Yango (HK) Development Co., Ltd. is US \$10.99 million, and in 2019 recognized fair value change profit/loss amount is US \$4.97 million.

18. Investment properties

(1) Measurement model of investment properties:

Fair value measurement model

Item	Houses and buildings	Land use right	Total
I. Opening balance	8,883,168,376.22	124,352,000.00	9,007,520,376.22
II. Current changes	3,042,507,980.56	-124,352,000.00	2,918,155,980.56
Add: Outsourcing			
Consolidated and transferred-in			
Inventory / fixed assets / construction in progress transferred-in	3,061,454,733.72		3,061,454,733.72
The fair value on the transfer date is greater than the book value	50,661,398.46		50,661,398.46
Changes in fair value	-6,411,829.44	1,368,200.00	-5,043,629.44

Item	Houses and buildings	Land use right	Total
Less: Disposition	5,003,574.93		5,003,574.93
Other transfer-out	58,192,747.25	125,720,200.00	183,912,947.25
III. Closing balance	11,925,676,356.78		11,925,676,356.78

Item	Houses and buildings	Land use right	Total
Initial cost(As of December 31, 2019)	9,485,946,589.66		9,485,946,589.66
Opening amount	8,883,168,376.22	124,352,000.00	9,007,520,376.22
Closing amount	11,925,676,356.78		11,925,676,356.78

Note 1: Other transfer-out was due to leasing office buildings of Fuzhou Yango Times Square project converted into self-employed fixed assets and reduced investment real estate due to changes in the scope of the consolidation.

Note 2: In current period, the investment real estate is used as mortgage and the loan is 7,042.9017 million yuan.

(2) Current changes in investment real estate adopting fair value model for subsequent measurement:

Item	Fair value at the beginning of the year	Increase in the current period				Decrease in the current period	Fair value at the end of the year
		Consolidated and transferred-in	Current inventory/fixed assets transferred-in through cost method	The fair value on the transfer date is greater than the book value	Variable profits and losses of fair value recognized this year		
Shanghai Yango MODO			1,547,379,382.13	13,327,078.40			1,560,706,460.53
Shanghai royal court business project			740,824,604.05	18,798,417.46			759,623,021.51
Shanghai Yango MODO Free Zone	10,103,000.00				202,000.00		10,305,000.00
Shanghai Yango World	94,393,000.00				1,600,000.00		95,993,000.00
Suzhou Yango World	468,474,800.00				15,189,400.00		483,664,200.00
Fuzhou Yango Holiday Apartment	169,611,392.00				4,281,228.00		173,892,620.00
Fuzhou Yango Times Square	426,361,853.00				736,599.99	32,031,947.25	395,066,505.74
Fuzhou Aoti Yango Garden	751,703,316.00				873,984.00		752,577,300.00
Fuzhou Haixi Finance Building	785,421,008.00				-9,087,650.00		776,333,358.00
Xiamen Strait fashion creative center			189,345,041.42		-14,842,041.42		174,503,000.00
Commercial block of Risorgimento Hotel, Xiamen			436,720,758.09		-21,250,758.09		415,470,000.00
Beijing Xizhimen Project	646,660,800.00		18,218,621.82		16,445,778.18		681,325,200.00
Hangzhou Zhongda Intime City	1,584,262,600.00			-388,225.07	16,713,800.00	5,003,574.93	1,595,584,600.00
Guangzhou Guangxin Jiangwan New Town	1,009,074,300.00		34,177,758.94		-70,257,258.94		972,994,800.00
Xi'an Yango World	713,910,000.00				27,790,000.00		741,700,000.00
Wuhan Central Seat Project (Phase II)	1,791,756,848.00		28,430,688.94		22,130,463.06		1,842,318,000.00
Chongqing Yongneng International	16,749,001.70		44,072,964.11	10,104,406.89	-1,685,659.70		69,240,713.00
Chongqing Jiangjin City	41,496,835.00				422,837.00		41,919,672.00

Item	Fair value at the beginning of the year	Increase in the current period				Decrease in the current period	Fair value at the end of the year
		Consolidated and transferred-in	Current inventory/fixed assets transferred-in through cost method	The fair value on the transfer date is greater than the book value	Variable profits and losses of fair value recognized this year		
Chongqing Jiangjin city classics			2,062,344.53	6,487,190.47			8,549,535.00
Chongqing Caijia Project	11,528,112.00				720,507.00		12,248,619.00
Chongqing Jingyuan Community	53,444,910.52				3,253,641.48		56,698,552.00
Longking Xiaozhu	170,883,100.00				654,800.00		171,537,900.00
Longking Technology Square	78,740,500.00		7,876,752.75	2,165,347.25	117,400.00		88,900,000.00
Rooms A and C, Floor 25, Huale Business Center	5,644,800.00				10,000.00		5,654,800.00
Rooms E-J, Floor 25, Huale Business Center	10,325,400.00				18,300.00		10,343,700.00
Units A, Floor 26, Huale Business Center	15,910,600.00				28,200.00		15,938,800.00
No. 42 workshop, man Yuan Road, Longzhou Industrial Park			12,345,816.94	167,183.06	74,000.00		12,587,000.00
Warehouses 1#, 2#, 3# and 5#, Inside National Highway 104, Hongshan, Mawei District	26,712,200.00				-551,400.00	26,160,800.00	
Industrial Land located inside National Highway 104, Hongshan, Mawei District	124,352,000.00				1,368,200.00	125,720,200.00	
Total	9,007,520,376.22		3,061,454,733.72	50,661,398.46	-5,043,629.44	188,916,522.18	11,925,676,356.78

(3) Other descriptions:

As the place where the investment real estate of the Company locates has an active real estate trading market, and the fair value can be acquired continuously and reliably, the management decides to use the fair value model to measure the investment real estate; Independent assessors of securities professional qualifications conduct regular assessments.

19. Property, plant and equipment

(1) Details of PPE:

Item	Houses and buildings	Machinery equipment	Transportation equipment	Other	Total
I. Original book value:					
1. Opening balance	5,746,144,407.53	453,543,743.35	174,627,460.21	463,510,313.57	6,837,825,924.66
2. Increased amount in the current period	1,245,310,663.92	140,728,552.80	26,607,804.67	181,746,059.80	1,594,393,081.19
(1) Purchase	30,972,578.70	25,677,197.24	16,789,372.86	145,327,459.11	218,766,607.91
(2) Inventory/construction in progress transferred-in	1,135,331,297.51	11,214,194.34		8,171,000.00	1,154,716,491.85
(3) Increase due to the change of consolidation scope	76,007,930.57	103,837,161.22	7,194,564.58	25,660,814.12	212,700,470.49
(4) Other increases	2,998,857.14		2,623,867.23	2,586,786.57	8,209,510.94
3. Decreased amount in the current period	101,365,830.59	25,113,577.70	32,509,992.02	39,489,538.15	198,478,938.46

Item	Houses and buildings	Machinery equipment	Transportation equipment	Other	Total
(1) Disposal or scrap	2,932,705.33	1,025,052.72	23,043,781.80	18,867,902.10	55,211,294.04
(2) Transfer out to inventory/ investment real estate	14,338,705.08				14,338,705.08
(3) Decrease due to the change of consolidation scope	52,506,558.97	14,746,672.89	8,798,993.26	6,563,560.25	82,615,785.37
(4) Other decreases	31,587,861.21		667,216.96	14,058,075.80	46,313,153.97
4. Closing balance	6,890,089,240.86	569,158,718.45	168,782,943.65	605,593,646.22	8,233,624,549.18
II. Accumulated depreciation					
1. Opening balance	683,864,864.20	242,037,484.39	107,149,554.21	256,121,700.03	1,289,173,602.83
2. Increased amount in the current period	265,276,738.09	121,423,933.04	23,566,193.74	87,261,911.57	497,528,776.44
(1) Withdrawal	200,688,885.27	37,295,870.10	17,915,126.76	70,177,816.7	326,077,698.83
(2) Inventory transferred-in					
(3) Increase due to the change of consolidation scope	64,587,852.82	84,128,062.94	5,307,495.11	16,149,300.03	170,172,710.90
(4) Other increases			343,571.87	934,794.84	1,278,366.71
3. Decreased amount in the current period	30,553,266.16	22,940,521.71	25,146,888.52	28,435,530.62	107,076,207.01
(1) Disposal or scrap	1,077,267.95	9,482,518.43	18,878,606.67	15,898,022.04	45,336,415.09
(2) Transfer out to inventory	2,309,132.03				2,309,132.03
(3) Decrease due to the change of consolidation scope	26,514,227.35	13,458,003.28	5,836,892.61	3,152,228.30	48,961,351.54
(4) Other transfer-out	652,638.83		431,389.24	9,385,280.28	10,469,308.35
4. Closing balance	918,588,336.13	340,520,895.72	105,554,662.53	314,846,759.67	1,679,510,654.05
III. Depreciation reserve					
1. Opening balance			131,574.91	1,531,210.98	1,662,785.89
2. Increased amount in the current period					
(1) Withdrawal					
(2) Other transfer					
3. Decreased amount in the current period			131,574.91	1,531,210.98	1,662,785.89
(1) Disposal or scrap				1,530,788.93	1,530,788.93
(2) Decrease due to the change of consolidation scope			131,574.91	422.05	131,996.96
4. Balance at the end of the period					
IV. Book value					
1. Book value at the end of the period	5,971,500,904.73	228,637,822.73	63,228,281.12	290,746,886.55	6,554,113,895.13
2. Book value at the beginning of the period	5,062,279,543.33	211,506,258.96	67,418,198.78	205,785,534.87	5,546,989,535.94

Note. In the current period, fixed assets were used as collateral to obtain loans of RMB 7,192.071 million.

(2) Details of financially leased-in PPE:

Item	Original value of account	Accumulated depreciation	Allowance for impairment	book value	Remarks
Buildings	166,888,001.58	58,400,740.31		108,487,261.27	
Machinery equipment	71,569,516.22	33,436,485.68		38,133,030.54	

Item	Original value of account	Accumulated depreciation	Allowance for impairment	book value	Remarks
Transport vehicles	23,194,376.31	13,366,087.59		9,828,288.72	
Other	11,294,264.50	7,700,209.30		3,594,055.20	
Total	272,946,158.61	112,903,522.88		160,042,635.73	

20. Construction in progress

(1) Situation of construction in progress:

Item	Closing balance			Opening balance		
	Book balance	Depreciation reserve	Net book value	Book balance	Depreciation reserve	Net book value
Zhangzhou Jiaomei Logistics Plot	3,004,498.00		3,004,498.00	3,004,498.00		3,004,498.00
Hangzhou Fuyang Origin Water Hotel and Business Finance Center	16,355,717.44		16,355,717.44	13,299,149.95		13,299,149.95
Zhangjiang Industrial Park Project	27,903,881.40		27,903,881.40			
Xinjiang West Heishan BOT Project	63,539,429.07		63,539,429.07	63,539,429.07		63,539,429.07
No. 42 Factory Building, Minyuan Road, Longzhou Industrial Park				6,135,765.01		6,135,765.01
VOCs governance R&D workshop engineering	14,091,709.10		14,091,709.10	6,503,430.99		6,503,430.99
Laiwu Steel boiler project	90,676,503.10		90,676,503.10			
Conveying equipment and intelligent manufacturing project	54,323,061.90		54,323,061.90			
Pinghu ecological energy project	297,137,615.02		297,137,615.02			
Yango College Phase VI Engineering	5,019,740.80		5,019,740.80	1,342,720.21		1,342,720.21
Yango College Landscape Engineering	7,727,950.26		7,727,950.26	7,727,950.26		7,727,950.26
Yango College Phase III Engineering-31#	18,456,035.42		18,456,035.42	19,287,426.42		19,287,426.42
Yango College East 2 East 4	1,291,139.05		1,291,139.05			
Reconstruction of overhead layer of 13#-22# building and d#-f# building of Yango College	4,679,287.70		4,679,287.70			
Other sporadic services	23,298,287.05		23,298,287.05	14,028,942.78		14,028,942.78
Total	627,504,855.31		627,504,855.31	134,869,312.69		134,869,312.69

(2) The change situation of major construction in progress in the current period:

Project name	Budget amount	Opening balance	Other transfer-in amounts	Increased amount in the current period	Transferred-in amount of fixed assets in the current period	Other decreased amount in the current period	Proportion of engineering input accounting for budget (%)	Engineering progress	Accumulated amount of capitalization of interest	Wherein: Amount of capitalization of interest in the current period	Capitalization rate of interest in the current period (%)	Time of realizing the usable condition expected	Capital source	Closing balance
Zhangzhou Jaomei Logistics Plot		3,004,498.00						Note 2					Self-raising	3,004,498.00
Hangzhou Fuyang Origin Water Hotel and Business Finance Center		13,299,149.95		3,056,567.49				Note 3					Self-raising	16,355,717.44
Zhangjiang Industrial Park Project				27,903,881.40				Note 4					Self-raising	27,903,881.40
Xinjiang West Heishan BOT Project	RMB 355.33 million	63,539,429.07					17.88%	Note 1					Self-raising	63,539,429.07
No. 42 Factory Building, Minyuan Road, Longzhou Industrial Park		6,135,765.01			6,135,765.01		100.00%						Self-raising	
VOCs governance R&D workshop engineering	RMB 21.36 million	6,503,430.99		7,588,278.11			65.97%	65.00%					Self-raising	14,091,709.10
Latwu Steel boiler project	RMB 218.55 million			90,676,503.10			41.49%	41.00%					Self-raising	90,676,503.10
Conveying equipment and intelligent manufacturing project	RMB 645.8005 million			54,323,061.90			8.41%	8.00%					Self-raised and raised funds	54,323,061.90
Pinghu ecological energy project	RMB 970.0905 million			297,137,615.02			30.63%	30.00%	6,880,493.75	6,880,493.75	4.68		Self-raised and raised funds	297,137,615.02

Project name	Budget amount	Opening balance	Other transfer-in amounts	Increased amount in the current period	Transferred-in amount of fixed assets in the current period	Other decreased amount in the current period	Proportion of engineering input accounting for budget (%)	Engineering progress	Accumulated amount of capitalization of interest	Wherein: Amount of capitalization of interest in the current period	Capitalization rate of interest in the current period (%)	Time of realizing the usable condition expected	Capital source	Closing balance
Peking University Jinzhong experimental school building project				197,643,584.75	197,643,584.75									
Yango College Phase III Engineering-31#		19,287,426.42		152,609.00	984,000.00			Note 5					Self-raising	18,456,035.42
Yango College Landscape Engineering		7,727,950.26											Self-raising	7,727,950.26
Yango college six phase project		1,342,720.21		15,421,334.80	11,744,314.21								Self-raising	5,019,740.80
Total		120,840,369.91		693,903,435.57	216,507,663.97				6,880,493.75	6,880,493.75				598,236,141.51

Note 1: The Xiheishan BOT project currently under construction in Xinjiang is the EPC desulfurization island project attached to the Xiheishan BOT contract (that is, the Changji Power Plant and Turpan Power Plant out-of-stock renovation projects have been completed and delivered to the owners). Large-scale construction has not yet begun, which has led to the overall slow progress of the West Montenegro BOT project.

Note 2: project is changed from warehouse land to commercial office mixed land, and the project plan has been submitted to the government.

Note 3: Hangzhou Fuyang Bishuiyuan Hotel and Business Finance Center is Center the 3: is expected to be completed in April.

Note 4: Zhangjia Industrial Park is a project under the Shanghai Green Industrial Co. Ltd. and is expected to be completed in May 2020.

Note 5: Due to change in design, the third phase of the Yango College-31# building was in slow progress.

21. Intangible assets

Item	Land use right	Software	Trademark right	Technology and patent	Use right of power distribution engineering	Use right of parking space	Franchise	Miscellaneous	Total
I. Original book value									
1. Opening balance	1,266,013,872.65	78,858,676.77	822,245,396.08	126,714,205.53	491,781.00	1,860,996.49	253,702,087.13	1,105,064.80	2,550,992,080.45
2. Increased amount in the current period	679,560,273.12	29,583,470.40		10,513,289.70			344,472,427.85	222,530.26	1,064,351,991.33
(1) Purchase	175,826,509.47	29,369,558.82		10,513,289.70			7,522,123.89	222,530.26	212,940,722.44
(2) Increase due to change of consolidation scope	503,733,763.65	213,911.58					336,950,303.96		851,411,268.89
(3) Miscellaneous									
3. Decreased amount in the current period	16,583,683.55	849,950.00			491,781.00			1,327,595.06	19,253,009.61
(1) Disposition		36,850.00							36,850.00
(2) Decreased due to change of consolidation scope	38,831.63								1,216,426.69
(3) Miscellaneous	16,544,851.92	813,100.00			491,781.00			150,000.00	17,999,732.92
4. Closing balance	1,928,990,462.22	107,592,197.17	822,245,396.08	137,227,495.23		1,860,996.49	598,174,514.98		3,596,091,062.17
II. Accumulated amortization									
1. Opening balance	98,632,505.35	35,657,745.72	61,668,404.70	52,675,829.21	315,559.86	292,604.63	71,519,389.20	7,129.67	320,769,168.34
2. Increased amount in the current period	40,383,804.27	15,261,185.03	41,112,269.80	7,933,353.77	22,539.99	51,262.70	94,970,134.07	40,684.11	199,775,233.74
(1) Withdrawal	29,367,021.96	15,166,445.42	41,112,269.80	7,933,353.77	22,539.99	51,262.70	20,133,883.45	40,684.11	113,827,461.20
(2) Increase due to change of consolidation scope	11,016,782.31	94,739.61							11,111,521.92
(3) Miscellaneous							74,836,250.62		74,836,250.62
3. Decreased amount in the current period	4,146,221.43	145,499.13			338,099.85			47,813.78	4,677,634.19
(1) Disposition		36,850.00							36,850.00
(2) Decreased due to change of consolidation scope									
(3) Miscellaneous	4,146,221.43	108,649.13			338,099.85			20,813.78	20,813.78
4. Closing balance	134,870,088.19	50,773,431.62	102,780,674.50	60,609,182.98		343,867.33	166,489,523.27	27,000.00	4,619,970.41
III. Depreciation reserve									
1. Opening balance									
2. Increased amount in the current period									

Item	Land use right	Software	Trademark right	Technology and patent	Use right of power distribution engineering	Use right of parking space	Franchise	Miscellaneous	Total
(1) Withdrawal									
3. Decreased amount in the current period									
(1) Disposition									
4. Closing balance									
IV. Book value									
1. Book value at the end of the period	1,794,120,374.03	56,818,765.55	719,464,721.58	76,618,312.25		1,517,129.16	431,684,991.71		3,080,224,294.28
2. Book value at the beginning of the period	1,167,381,367.30	43,200,931.05	760,576,991.38	74,038,376.32	176,221.14	1,568,391.86	182,182,697.93	1,097,935.13	2,230,222,912.11

Note: During current period, intangible assets-land use rights were used as collateral to obtain loans of RMB 6,603.05 million.

22. Development expenditure

Item	Opening balance	Increase in the current amount		Decrease in current period		Closing balance
		Internal development expenditure	Other	Recognized as intangible assets	Transfer to current profit and loss	
Expensed expenditure		462,091,349.59			462,091,349.59	
Capitalized expenditure		11,396,317.02				11,396,317.02
Total		473,487,666.61			462,091,349.59	11,396,317.02

23. Goodwill

Name of the invested entities or matters forming goodwill	Opening balance	Increase in the current period	Decrease in the current period	Closing balance
Yango Group Co., Ltd	4,575,121.57			4,575,121.57
Fujian Yango Real Estate Development Co., Ltd.	3,642,290.38			3,642,290.38
Dongfang Xinlong Asset Management Co., Ltd.	291,546.85			291,546.85
Fuzhou Wantongda Logistics Co., Ltd.	20,301,729.69		20,301,729.69	
Longking Industry Group Co., Ltd.	2,767,992,097.44			2,767,992,097.44
Fujian Newland Environmental Protection Technology Co., Ltd.	137,477,452.57			137,477,452.57
Fuzhou Drum Tower Saina Yango Kindergarten	5,120,430.11		5,120,430.11	
Shanghai Zhijiang Middle School Affiliated Private School		8,624,813.86		8,624,813.86
PeiwenYango Education and Culture Industry (Beijing) Co., Ltd.		474,193.51		474,193.51
Chengdu Wenjiang District Blu-ray Beibei Four Leaf City Kindergarten Co., Ltd.		6,481,524.23	6,481,524.23	
Miscellaneous	64,449,319.70		48,668,801.12	15,780,518.58
Total amount	3,003,849,988.31	15,580,531.60	80,572,485.15	2,938,858,034.76
Less: Depreciation reserve	64,449,319.70	49,816,608.75	48,668,801.12	65,597,127.33
Among them: Longking Industry Group Co., Ltd.		49,816,608.75		49,816,608.75
Miscellaneous	64,449,319.70		48,668,801.12	15,780,518.58
Net amount	2,939,400,668.61			2,873,260,907.43

Note: At the end of each year, the impairment test is carried out by comparing the recoverable amount of the asset group related to goodwill with the book value of the asset group (including goodwill). If the impairment occurs, the goodwill impairment provision is taken. And confirm the asset impairment loss.

19. Long-term deferred expenses

Item	Opening balance	Transfer amount in the current period	Increased amount in the current period	Amortization amount in the current period	Transfer amount in this period	Closing balance
Decoration expenses	79,633,467.70	425,333.97	52,269,147.60	26,442,270.77	15,960,212.64	89,925,465.86
Miscellaneous	31,254,606.47	1,035,246.10	19,292,866.70	19,784,743.28		31,797,975.99
Total	110,888,074.17	1,460,580.07	71,562,014.30	46,227,014.05	15,960,212.64	121,723,441.85

20. Deferred income tax assets/deferred income tax liabilities

(1) Deferred income tax assets without offset:

Item	Closing balance		Opening balance	
	Deductible temporary difference	Deferred income tax assets	Deductible temporary difference	Deferred income tax assets
Impairment provision of assets	852,681,235.19	161,097,438.01	714,300,941.44	138,636,811.93
Undistributed	36,369,713.03	7,803,797.25	34,284,770.15	5,556,677.38

Item	Closing balance		Opening balance	
	Deductible temporary difference	Deferred income tax assets	Deductible temporary difference	Deferred income tax assets
deficit				
No profit from internal transactions	298,039,176.02	67,240,989.81	74,737,182.98	11,260,343.24
Difference between assets book value and tax base	68,336,003.25	17,084,000.81		
Projected liabilities	16,080,498.83	4,020,124.71		
Amortization of rent receipts in advance	5,376,921.64	806,538.26		
Total	1,276,883,547.96	258,052,888.85	823,322,894.57	155,453,832.55

(2) Deferred income tax liabilities without offset:

Item	Closing balance		Opening balance	
	Taxable temporary difference	Deferred income tax liabilities	Taxable temporary difference	Deferred income tax liabilities
Enterprise consolidated assets appraisal appreciation not under the same control	1,322,977,373.07	207,796,943.46	1,251,790,373.63	191,689,834.38
Intangible assets appreciation			851,508.00	212,877.00
Temporary difference of investment real estate depreciation	376,214,535.46	93,103,659.53	259,876,246.59	64,474,795.51
Change in fair value of investment real estate	2,479,887,125.80	606,976,883.11	2,478,032,374.78	617,184,661.86
Trading financial assets	1,512,547.94	378,136.98		
BOT project franchise period of amortization tax law and accounting differences	52,747,112.64	13,186,778.16		
Total	4,233,338,694.91	921,442,401.24	3,990,550,503.00	873,562,168.75

(3) Deferred income tax assets or liabilities presented as net amount after offset:

Item	Offset amount of deferred income tax assets and liabilities at the end of the period	Balance at the end of the period after offset of deferred income tax assets and liabilities	Offset amount of deferred income tax assets and liabilities at the beginning of the period	Balance at the beginning of the period after offset of deferred income tax assets and liabilities
Deferred income tax assets	5,593,329.99	252,459,558.86	5,574,291.12	149,879,541.43
Deferred income tax liabilities	5,593,329.99	915,849,071.25	5,574,291.12	867,987,877.63

26. Other non-current assets

Item	Closing balance	Opening balance
Real estate project investment related payments (Note 1)	2,156,520,000.00	2,445,920,000.00
Time deposit certificate(Note 2)	400,000,000.00	2,000,000,000.00
Cooperative project investment funds(Note 3)	444,636,131.60	741,965,100.00
Land-related funds(Note 4)		244,928,859.05
Prepayments for fixed assets, construction in progress, investment real estate, intangible assets, etc.	63,207,454.68	90,885,994.82
Prepaid equity acquisition funds	2,912,743,596.62	1,411,770,600.00

Item	Closing balance	Opening balance
Long-term loans		181,734,246.81
Miscellaneous	500,836.03	
Total	5,977,608,018.93	7,117,204,800.68

Note 1: The real estate project investment related funds are the equity transfer funds and creditor's rights transfer of the target project company paid by the subsidiary Yango Group.

Note 2: The bank's time deposit certificate is a time deposit support provided by the subsidiary Yango Group to obtain construction project funds.

Note 3: The investment amount of the cooperative project is the foreign investment of the subsidiary Yango Group to enjoy the income according to a certain proportion of the sales of the cooperative project.

Note 4: The land-related payment is the land demolition or reorganization related expenses paid by the subsidiary Yango Group, and will be recovered after the land parcel is transferred or after the government audit.

Note 5: In current period, other non-current assets were used as collateral to obtain loans of RMB 1,762 million.

27. Impairment provision of assets

Item	Balance at the beginning of the year	Accounting policy change	Other transfer-in amounts	Increased amount in the current period	Decreased amount in current period		Closing balance
					Turn back or write-off	Other transfer-out	
I. Bad debt provision	652,394,591.12	148,616,419.48	16,131,275.21	99,276,846.58	18,593,914.91	4,807,141.26	893,018,076.22
Accounts receivable	379,547,259.45	92,144,002.19	8,023,931.74	26,912,235.72	13,610,820.51	1,504,253.66	491,512,354.93
Other receivables	272,847,331.67	56,472,417.29	8,107,343.47	65,908,794.23	4,983,094.40	3,302,887.60	395,049,904.66
Long-term receivables				6,455,816.63			6,455,816.63
II. Inventory impairment provision	442,153,783.90			658,978,881.82	190,244,027.32	68,705,689.53	842,182,948.87
III. Impairment provision of goodwill	64,449,319.70			49,816,608.75		48,668,801.12	65,597,127.33
IV. Impairment provision of fixed assets	1,662,785.89				1,530,788.93	131,996.96	-
Total	1,160,660,480.61	148,616,419.48	16,131,275.21	808,072,337.15	210,368,731.16	122,313,628.87	1,800,798,152.42

Note. Other transferred-in amount in the current period was caused by change in consolidation scale.

28. Short-term borrowings

Loan category	Closing balance		Opening balance	
	Original currency	Converted into RMB	Original currency	Converted into RMB
Credit loan				
-- RMB	2,294,747,590.72	2,294,747,590.72	1,423,840,000.00	1,423,840,000.00
-- HKD			210,000,000.00	184,002,000.00
-- USD	18,928,000.00	132,045,513.60	408,000.00	2,800,185.60
Pledge loan				
-- RMB	1,437,216,509.26	1,437,216,509.26	897,997,256.69	897,997,256.69

Loan category	Closing balance		Opening balance	
	Original currency	Converted into RMB	Original currency	Converted into RMB
-- USD	20,187,500.00	140,832,037.50		
Guaranteed loan				
-- RMB	1,320,271,110.42	1,320,271,110.42	2,588,563,043.20	2,588,563,043.20
-- HKD	730,000,000.00	653,934,000.00		
Mortgage and guaranteed loan	1,464,100,000.00	1,464,100,000.00	2,302,050,000.00	2,302,050,000.00
Pledge and guaranteed loan				
-- RMB	2,783,018,998.19	2,783,018,998.19	1,314,163,923.97	1,314,163,923.97
-- HKD	310,000,000.00	277,691,800.00	1,500,000,000.00	1,314,300,000.00
Pledge and mortgage, guaranteed loan	3,547,550,000.00	3,547,550,000.00	5,899,550,000.00	5,899,550,000.00
Mortgage and pledge loan	253,780,000.00	253,780,000.00		
Factoring of receivables of house-selling proceeds			5,819,000,000.00	5,819,000,000.00
Total		14,305,187,559.69		21,746,266,409.46

29. Notes payable

Type	Closing balance	Opening balance
Banking Acceptance Bill	1,281,289,682.45	1,318,380,688.54
Commercial Acceptance Bill	2,891,656,672.96	748,831,149.76
Total	4,172,946,355.41	2,067,211,838.30

30. Accounts payable

① Presentation of accounts payable:

Item	Closing balance	Opening balance
Payable land and related expenses	694,050,910.21	797,775,482.11
Payable and accrued engineering funds 、 trade accounts payable	21,889,183,939.22	19,005,135,470.20
Labor costs payable	199,364,294.23	92,906,078.54
Miscellaneous	183,898,170.63	164,503,408.77
Total	22,966,497,314.29	20,060,320,439.62

② Important accounts payable with account age of more than 1 year:

Item	Closing balance	Reasons for failing to repay or carry-over
Shanghai Jing'an District Land Planning and Management Bureau	225,884,925.00	Payable land and related expenses
Beijing Xicheng District garden municipal management center	208,819,100.00	Payable land and related expenses
Fujian Kexinlong Commercial Factoring Co., Ltd.	186,709,548.71	Payables and accrued engineering-related funds
China Construction Fourth Engineering Bureau Co., Ltd.	140,909,754.29	Payables and accrued engineering-related funds
Fujian Liujian Construction Group Co., Ltd	114,324,868.20	Payables and accrued engineering-related funds
Total	876,648,196.20	

31. Advanced payments from customers

(1) Presentation of advanced payments from customers:

Item	Closing balance	Opening balance
Proceeds from pre-sale of property	79,566,981,969.25	61,840,688,557.49

Item	Closing balance	Opening balance
Advances received from sales of goods and engineering funds collected in advance	7,535,464,037.63	7,107,107,543.92
Advances received of education	459,933,563.71	319,420,480.41
Rent collected in advance	91,103,262.68	88,642,586.32
Property and other advance receipts	235,270,760.63	34,115,931.17
Total	87,888,753,593.90	69,389,975,099.31

(2) Important advances received with account age of more than 1 year

Item	Closing balance	Reasons for failing to repay or carry-over
House-selling proceeds	18,681,998,594.05	Have not yet reached the settlement conditions
Petro China Co Ltd Dushanzi Petrochemical Corp	242,728,915.89	Non-completion settlement
Sinopec Ningbo Engineering Co., Ltd.	106,387,119.61	Non-completion settlement
Hebei Longfeng Mountain Casting Industry Co., Ltd.	92,057,927.43	Non-completion settlement
Shenhua (Fuzhou) Luoyuanwan Port Power Co., Ltd.	86,675,076.68	Non-completion settlement
Xianglu Wharf Investment Management (Zhangzhou) Co., Ltd.	83,739,149.62	Non-completion settlement
Guangdong Huadian Shaoguan Thermal Power Co., Ltd	79,563,021.62	Non-completion settlement
Shanxi Zhongdian Shentou Second Power Generation Co., Ltd	71,684,000.00	Non-completion settlement
CLP (Shangqiu) Thermal Power Co., Ltd.	69,793,757.65	Non-completion settlement
China Kunlun Engineering Co., Ltd.	59,360,364.27	Non-completion settlement
Chifeng New Town Fulong Thermal Power Co., Ltd.	54,343,669.33	Non-completion settlement
Miscellaneous	23,046,627.39	Have not yet reached the settlement conditions
Total	19,651,378,223.54	

32. Salary payables

(1) Presentation of employee salary payable:

Item	Opening balance	Increase in the current period	Decrease in the current period	Closing balance
I. Short-term compensation	836,090,970.84	6,090,706,509.98	5,697,339,270.83	1,229,458,209.99
II. Post-employment benefits - defined contribution plans	9,755,735.68	282,618,057.65	285,018,976.37	7,354,816.96
III. Termination benefits	227,039.02	26,178,178.45	25,593,881.92	811,335.55
Total	846,073,745.54	6,399,502,746.08	6,007,952,129.12	1,237,624,362.50

(2) Presentation of short-term compensation:

Item	Opening balance	Increase in the current period	Decrease in the current period	Closing balance
1. Wage, bonus, allowance and subsidy	815,192,926.85	5,298,814,843.90	4,904,708,091.99	1,209,299,678.76
2. Welfare expenses of employees	3,277,207.89	167,082,772.17	169,086,583.83	1,273,396.23
3. Social insurance charges	5,202,274.07	186,383,631.81	186,718,762.84	4,867,143.04
Wherein: Medical insurance premium	4,615,158.63	162,937,119.33	163,216,551.73	4,335,726.23
Supplementary medical insurance premium		8,297.31	8,297.31	
Industrial injury insurance premium	164,490.86	7,793,428.13	7,801,784.52	156,134.47
Maternity insurance premium	422,624.58	15,644,787.04	15,692,129.28	375,282.34

Item	Opening balance	Increase in the current period	Decrease in the current period	Closing balance
4. Housing accumulation fund	6,041,290.36	231,656,733.73	232,809,495.22	4,888,528.87
5. Labor union expenditure and employee education fund	6,257,175.34	49,158,601.32	46,318,213.57	9,097,563.09
6. Short-term compensated absence		3,258,531.32	3,258,531.32	
7. Short-term profit sharing plan				
8. Non-monetary welfare	87,146.33	51,472.52	138,618.85	
9. Miscellaneous	32,950.00	154,299,923.21	154,300,973.21	31,900.00
Wherein: Stock option incentive		141,092,186.19	141,092,186.19	
Total	836,090,970.84	6,090,706,509.98	5,697,339,270.83	1,229,458,209.99

(3) Presentation of defined contribution plans

Item	Opening balance	Increase in the current period	Decrease in the current period	Closing balance
1. Basic endowment insurance	9,383,461.34	271,181,828.37	273,672,892.86	6,892,396.85
2. Unemployment insurance premium	372,274.34	9,879,458.28	9,907,812.51	343,920.11
3. Enterprise annuity payment		1,556,771.00	1,438,271.00	118,500.00
Total	9,755,735.68	282,618,057.65	285,018,976.37	7,354,816.96

33. Tax payables

Item	Closing balance	Opening balance
Value-added tax	1,162,841,066.25	805,639,472.15
Urban construction tax	91,723,022.10	48,073,235.01
Corporate income tax	2,133,477,381.59	1,870,588,989.94
House property tax	12,786,122.37	14,262,134.54
Individual income tax	26,372,991.55	20,311,901.83
Stamp duty	6,604,223.32	6,172,347.95
Land appreciation tax	6,076,865,655.38	4,307,710,731.85
Land use tax	18,855,698.23	13,426,572.41
Education surcharge	62,242,189.63	38,366,173.35
Miscellaneous	26,255,903.12	39,427,192.22
Total	9,618,024,253.54	7,163,978,751.25

34. Other payables

Item	Closing balance	Opening balance
Interest payable	1,622,350,046.69	1,133,881,341.94
Dividends payable	71,801,787.16	76,246,247.29
Other payables	33,228,137,050.51	22,669,629,928.38
Total	34,922,288,884.36	23,879,757,517.61

(1) Interest payable

Item	Closing balance	Opening balance
Interest payable of long-term loan	362,268,660.13	333,840,934.54
Interest payable of corporate bonds	1,146,293,069.27	584,578,742.74
Interest payable of short-term loan	57,330,161.37	168,403,614.09
Interest payable of other current liabilities	56,458,155.92	47,058,050.57
Total	1,622,350,046.69	1,133,881,341.94

(2) Dividends payable

Item	Closing balance	Opening balance	Reason for not paying over 1 year
Ordinary stock dividends and minority shareholders' dividends of subsidiaries	71,801,787.16	76,246,247.29	Unpaid
Total	71,801,787.16	76,246,247.29	

(3) Other payables

① Other payables presented according to nature of funds:

Item	Closing balance	Opening balance
Partner intercourse funds payable	11,247,729,305.96	10,257,227,284.52
Related party intercourse funds payable	13,396,098,120.40	6,382,515,544.56
Intention fund for housing purchase	1,581,494,833.69	2,318,004,755.90
Equity funds payable	2,135,951,828.88	1,041,784,048.52
Cash pledge and margin payable	1,331,114,993.97	929,934,890.48
Intercourse funds of original shareholders and their related parties of the acquired enterprises	499,412,940.77	75,198,006.17
Fund for agent business and others	3,036,335,026.84	1,664,965,398.23
Total	33,228,137,050.51	22,669,629,928.38

(2) Other important payables with account age of more than 1 year:

Item	Closing balance	Reasons for failing to repay or carry-over
Xixian New Area Shanshui Industrial Co., Ltd.	1,102,090,340.00	Government resettlement housing group purchase earnest money
Haining Yintai Department Store Co., Ltd.	869,538,000.00	Partner borrowing
Guangdong Rising Assets Management Co., Ltd.	834,517,993.45	Partner intercourse funds
Zhejiang Yuanlong Real Estate Group Co., Ltd.	751,444,750.00	Partner intercourse funds
Guangzhou Huilai Investment Co., Ltd.	496,949,884.30	Coordinator's current payment, equity payment
Fujian Rong Yue Da business factoring Co., Ltd.	320,000,000.00	Dealing with other related party transactions
Fujian Kexin commercial factoring Co., Ltd.	50,000,000.00	Accounts payable
Total	4,424,540,967.75	

35. Non-current liabilities due within one year

(1) Classification of Non-current liabilities due within one year

Item	Closing balance		Opening balance	
	Original currency	Converted into RMB	Original currency	Converted into RMB
Long-term loan due within one year	10,543,512,945.40	10,543,512,945.40	23,084,596,314.37	23,084,596,314.37
Bonds payable due within one year		17,591,644,350.32		10,363,638,827.44
-- RMB	11,561,049,054.43	11,561,049,054.43	6,370,701,339.77	6,370,701,339.77
-- HKD			1,823,639,583.33	1,597,873,002.92
-- USD	864,452,753.06	6,030,595,295.89	348,971,978.78	2,395,064,484.75
Long-term payables due within one year	46,280,386.81	46,280,386.81		
Total		28,181,437,682.53		33,448,235,141.81

The composition of long-term loan due within one year is as follows:

Item	Closing balance		Opening balance	
	Original currency	Converted into RMB	Original currency	Converted into RMB

Item	Closing balance		Opening balance	
	Original currency	Converted into RMB	Original currency	Converted into RMB
Credit loan	10,000,000.00	10,000,000.00		
Pledge loan	698,950,000.00	698,950,000.00	1,251,240,000.00	1,251,240,000.00
Guaranteed loan	1,994,479,855.12	1,994,479,855.12	2,526,650,000.00	2,526,650,000.00
Mortgage loan	140,000,000.00	140,000,000.00		
Pledge and guaranteed loan	1,162,280,000.00	1,162,280,000.00	5,031,462,000.00	5,031,462,000.00
Mortgage and guaranteed loan	1,377,610,000.00	1,377,610,000.00	6,262,416,334.63	6,262,416,334.63
Pledge and mortgage loan	67,000,000.00	67,000,000.00		
Pledge and mortgage, guaranteed loan	4,641,194,690.28	4,641,194,690.28	7,280,645,132.75	7,280,645,132.75
Asset securitization loan	451,998,400.00	451,998,400.00	732,182,846.99	732,182,846.99
Total		10,543,512,945.40		23,084,596,314.37

The composition of bonds payable due within one year is as follows:

Item	Closing balance		Opening balance	
	Original currency	Converted into RMB	Original currency	Converted into RMB
Credit loan				
-- RMB	11,561,049,054.43	11,561,049,054.43	6,370,701,339.77	6,370,701,339.77
-- USD	409,916,700.68	2,859,660,887.28	99,853,182.63	685,312,363.01
Guaranteed loan				
-- HKD			1,823,639,583.33	1,597,873,002.92
-- USD	454,536,052.38	3,170,934,408.61	249,118,796.15	1,709,752,121.74
Total		17,591,644,350.32		10,363,638,827.44

Note 1: Long-term loans due within one year are not overdue loans

Note2: For details of the bonds payable due within one year, please refer to Note V.37.

36. Other current liabilities

Item	Closing balance	Opening balance
Privately Placed Notes issued by Yango	729,800,000.00	290,550,000.00
Commercial Paper issued by Yango	900,000,000.00	
Short-term bonds payable		786,888,841.30
Short-term financing products		1,369,886,379.29
Total	1,629,800,000.00	2,447,325,220.59

Note: the Yango group, a subsidiary of our company, received the notice of acceptance of registration issued by the National Association of Financial Market Institutional Investors in August 2018 (NAFMII[2018] cp120), which has been registered with the Yango group debt financing instrument and has been valid for 2 years from the date of the above notice. Yango group can issue short-term financing coupons within the registration validity period. The Yango group issued a short-term financing coupon of RMB 900 million Yuan in April 19, 2019, with a term of 365 days, and the maturity date is April 18, 2020. The issuing rate is 6.50%.

37. Long-term borrowing

Loan category	Closing balance		Opening balance	
	Original currency	Converted into RMB	Original currency	Converted into RMB
Pledge loan	2,536,311,483.34	2,536,311,483.34	1,286,800,000.00	1,286,800,000.00
Guaranteed loan	4,762,264,662.89	4,762,264,662.89	6,989,539,501.50	6,989,539,501.50
Credit loan	580,596,548.63	580,596,548.63	2,643,300,000.00	2,643,300,000.00
Pledge and guaranteed loan	9,780,040,000.00	9,780,040,000.00	5,120,609,999.00	5,120,609,999.00

Loan category	Closing balance		Opening balance	
	Original currency	Converted into RMB	Original currency	Converted into RMB
Mortgage and guaranteed loan	10,358,428,000.00	10,358,428,000.00	7,881,500,000.00	7,881,500,000.00
Pledge and mortgage loan	1,293,000,000.00	1,293,000,000.00		
Pledge and mortgage, guaranteed loan	38,970,182,431.12	38,970,182,431.12	29,916,278,841.50	29,916,278,841.50
Accounts receivable factoring	20,118,047.77	20,118,047.77	45,582,453.80	45,582,453.80
Asset securitization loan	1,752,803,500.00	1,752,803,500.00	2,293,840,353.01	2,293,840,353.01
Other loans	1,053,267.50	1,053,267.50	1,053,267.50	1,053,267.50
Total		70,054,797,941.25		56,178,504,416.31

Note 1: There is no long-term loan formed due to period extension of overdue loan.

38. Bonds payable

Changes of bonds payable:

Bond name	Currency	Face value (Original currency)	Issuing date	Bond period	Issuing amount (Original currency)	Coupon rate	Opening balance (Original currency)	Opening balance (converted into RMB)	Issued in the current period (Original currency)	Withdraw interest by face value (Original currency)	Amortization of premiums and discounts (Original currency)	Repayment of the current period (Original currency)	Closing balance (Original currency)	Closing balance (converted into RMB)	Wherein: Amount due within one year (converted into RMB)	
15 Yang Fang 01	RMB	29,794,700.00	2015/07/30	3+2 years	29,103,462.96	7.00%	29,555,866.57	29,555,866.57		2,083,224.73	148,795.13		29,704,661.70	29,704,661.70	29,704,661.70	
15 Yang Fang 02	RMB	641,397,200.00	2015/08/12	3+2 years	627,927,858.80	7.30%	636,631,040.68	636,631,040.68		46,821,995.60	2,870,609.82		639,501,650.50	639,501,650.50	639,501,650.50	
16 Yango 01	RMB	1,120,000,000.00	2016/06/07	2+1 years	1,111,577,600.00	7.50%	1,118,700,763.22	1,118,700,763.22		36,131,506.85	1,299,236.78	1,120,000,000.00				
16 Yang Fang 02	RMB	1,000,000,000.00	2016/07/22	2+1 years	992,480,000.00	7.50%	998,513,420.89	998,513,420.89		41,712,328.77	1,486,579.11	1,000,000,000.00				
16 Yangcheng 01	RMB	1,300,000,000.00	2016/08/29	3+2 years	1,289,600,000.00	7.28%	1,294,164,234.86	1,294,164,234.86		61,747,726.03	2,159,328.37	40,000,000.00	1,256,323,563.22	1,256,323,563.22		
16 Yangcheng 02	RMB	1,300,000,000.00	2016/09/27	3+2 years	1,286,480,000.00	7.28%	1,292,225,406.04	1,292,225,406.04		58,375,592.82	2,762,512.23	10,621,900.00	1,284,366,018.27	1,284,366,018.27		
17 Yango ntn001	RMB	400,000,000.00	2017/03/24	3+2 years	397,600,000.00	6.20%	398,370,250.61	398,370,250.61		24,800,000.00	471,702.39		398,841,953.00	398,841,953.00	398,841,953.00	
17 Yango ntn001	RMB	200,000,000.00	2017/03/24	3+2 years	198,800,000.00	6.20%	199,185,125.31	199,185,125.31		12,400,000.00	235,851.20		199,420,976.51	199,420,976.51	199,420,976.51	
17 Yango ntn001	RMB	900,000,000.00	2017/03/24	3+2 years	894,600,000.00	6.20%	896,333,063.88	896,333,063.88		55,800,000.00	1,061,330.37		897,394,394.25	897,394,394.25	897,394,394.25	
17 Yango ntn001	RMB	500,000,000.00	2017/03/24	3+2 years	497,000,000.00	6.20%	497,962,813.27	497,962,813.27		31,000,000.00	589,627.99		498,552,441.25	498,552,441.25	498,552,441.25	
17 Yango ntn002	RMB	200,000,000.00	2017/06/20	3+2 years	198,800,000.00	7.00%	199,126,545.71	199,126,545.71		14,000,000.00	231,396.00		199,357,941.71	199,357,941.71	199,357,941.71	
17 Yango ntn002	RMB	700,000,000.00	2017/06/20	3+2 years	695,800,000.00	7.00%	696,942,909.98	696,942,909.98		49,000,000.00	809,885.99		697,752,795.97	697,752,795.97	697,752,795.97	
17 Yango ntn002	RMB	300,000,000.00	2017/06/20	3+2 years	298,200,000.00	7.00%	298,689,818.56	298,689,818.56		21,000,000.00	347,093.99		299,036,912.55	299,036,912.55	299,036,912.55	
17 Yango ntn004	RMB	600,000,000.00	2017/10/31	3+2 years	597,660,000.00	7.00%	598,138,820.53	598,138,820.53		41,980,821.92	439,892.07		598,578,712.60	598,578,712.60	598,578,712.60	
17 Yango ntn004	RMB	300,000,000.00	2017/10/31	3+2 years	298,830,000.00	7.00%	299,069,410.27	299,069,410.27		20,990,410.96	219,946.03		299,289,356.30	299,289,356.30	299,289,356.30	
17 Yango ntn004	RMB	300,000,000.00	2017/10/31	3+2 years	298,830,000.00	7.00%	299,069,410.27	299,069,410.27		20,990,410.96	219,946.03		299,289,356.30	299,289,356.30	299,289,356.30	
18 Yango 02	RMB	600,000,000.00	2018/06/15	2+1 years	589,680,000.00	7.80%	591,405,199.92	591,405,199.92		46,730,285.20	3,305,376.66		594,710,576.58	594,710,576.58	594,710,576.58	
18 Yangcheng 01	RMB	1,100,000,000.00	2018/10/22	2+1 years	1,098,000,000.00	7.50%	1,098,118,645.76	1,098,118,645.76		82,456,770.72	627,285.67		1,098,745,931.43	1,098,745,931.43	1,098,745,931.43	
Subtotal								11,442,202,746.33						9,290,867,242.15	6,750,177,660.65	

Bond name	Currency	Face value (Original currency)	Issuing date	Bond period	Issuing amount (Original currency)	Coupon rate	Opening balance (Original currency)	Opening balance (converted into RMB)	Issued in the current period (Original currency)	Withdraw interest by face value (Original currency)	Amortization of premiums and discounts (Original currency)	Repayment of the current period (Original currency)	Closing balance (Original currency)	Closing balance (converted into RMB)	Wherein: Amount due within one year (converted into RMB)
18 Yango 04	RMB	1,700,000,000.00	2018/11/19	2+1 years	1,696,000,000.00	7.80%	1,696,141,930.18	1,696,141,930.18		132,558,311.25	1,244,222.31		1,697,386,152.49	1,697,386,152.49	1,697,386,152.49
18 Yango mnm002	RMB	1,000,000,000.00	2018/07/27	2+1 years	998,000,000.00	7.50%	998,266,087.30	998,266,087.30		74,911,857.17	637,989.98		998,904,077.28	998,904,077.28	998,904,077.28
18 Yango mnm003	RMB	400,000,000.00	2018/11/02	2+1 years	399,180,000.00	7.50%	399,220,997.01	399,220,997.01		29,986,750.51	256,612.22		399,477,609.23	399,477,609.23	399,477,609.23
18 Yangcheng 02	RMB	1,500,000,000.00	2018/12/25	2+1 years	1,493,600,000.00	7.50%	1,493,632,512.86	1,493,632,512.86		112,494,947.23	1,980,261.94		1,495,612,774.80	1,495,612,774.80	1,495,612,774.80
19 Yangcheng 01	RMB	1,500,000,000.00	2019/02/28	2+1 years	1,491,000,000.00	7.50%			1,491,000,000.00	94,315,068.49	2,330,256.82		1,493,330,256.82	1,493,330,256.82	
19 Yangcheng 02	RMB	800,000,000.00	2019/04/12	2+1 years	795,200,000.00	7.50%			795,200,000.00	43,114,754.10	1,065,242.82		796,265,242.82	796,265,242.82	
19 Yango ppm001	RMB	500,000,000.00	2019/03/22	3 years	495,500,000.00	7.50%			495,500,000.00	29,098,360.66	1,077,182.53		496,577,182.53	496,577,182.53	
Project Joy I	USD	250,000,000.00	2017/11/16	3 years	247,395,363.00	7.50%	241,673,204.46	1,658,651,536.85		18,804,173.69	829,175.46	-6,675,000.00	249,177,379.92	1,738,311,237.78	1,738,311,237.78
Project Rise	HKD	1,937,500,000.00	2018/12/10	1 year	1,816,688,802.08	5.80%	1,823,639,583.33	1,597,873,002.92		78,354,623.31	113,860,416.67	1,937,500,000.00			
Project Joy II	USD	200,000,000.00	2018/03/23	549 days	198,466,926.68	9.50%	199,235,820.72	1,367,395,284.77		13,768,493.15	764,179.28	200,000,000.00			
Project Joy II (Tap)	USD	50,000,000.00	2018/03/26	546 days	49,727,166.67	9.50%	49,882,975.43	342,356,836.97		3,481,164.38	117,024.57	50,000,000.00			
project joy III	USD	120,000,000.00	2019/01/02	547 days	114,606,573.00	12.00%			114,606,573.00	14,334,186.47	3,430,065.51		823,447,197.58	823,447,197.58	
project joy IV	USD	250,000,000.00	2019/04/03	2 years	243,836,544.76	9.50%			243,836,544.76	17,674,418.60	2,126,208.64		245,962,753.39	1,715,885,360.20	
project joy IV tap	USD	150,000,000.00	2019/04/03	2 years	148,440,196.08	9.50%			148,440,196.08	10,604,651.16	532,757.64		148,972,953.73	1,039,265,119.81	
Project Rise II	USD	90,000,000.00	2019/05/28	1.5 years	85,739,951.31	9.00%			85,739,951.31	4,793,727.27	1,582,082.64		609,175,973.25	609,175,973.25	
project joy V	USD	300,000,000.00	2019/06/18	2.75 years	292,386,288.00	10.25%			292,386,288.00	16,508,217.13	1,268,648.57		293,654,936.56	2,048,595,568.43	
project joy IV tap 2	USD	60,000,000.00	2019/04/03	2 years	58,692,395.15	9.50%			58,692,395.15	4,241,860.47	450,887.78		412,595,370.38	412,595,370.38	
Project Joy VI	USD	250,000,000.00	2019/11/12	3.25 years	244,901,438.00	10.00%			244,901,438.00	3,351,220.54	154,599.77		245,056,037.77	1,709,559,930.69	
14 dragon net environmental protection mnm001	RMB	300,000,000.00	2014/04/15	5 years	300,000,000.00	7.99%	299,700,777.21	299,700,777.21		23,970,000.00	299,222.79	300,000,000.00			
YAINVE 6.85 04/05/20	USD	300,000,000.00	2017/04/05	2+1 years	296,953,750.00	12.00%	298,841,504.00	2,051,009,010.25		13,728,450.41	945,880.99	228,430,000.00	71,357,384.99	497,803,389.16	497,803,389.16
YAINVE Float 12/28/19	USD	100,000,000.00	2017/12/28	1+1 years	99,500,000.00	7.80%	99,853,182.63	685,312,363.01		3,754,406.71	146,817.37	100,000,000.00			
Subtotal								12,589,560,339.33						17,972,192,443.25	8,260,118,411.57

Bond name	Currency	Face value (Original currency)	Issuing date	Bond period	Issuing amount (Original currency)	Coupon rate	Opening balance (Original currency)	Opening balance (converted into RMB)	Issued in the current period (Original currency)	Withdraw interest by face value (Original currency)	Amortization of premiums and discounts (Original currency)	Repayment of the current period (Original currency)	Closing balance (Original currency)	Closing balance (converted into RMB)	Wherein: Amount due within one year (converted into RMB)
YAINVE 9.875 04/19/21	USD	110,000,000.00	2018/04/19	2+1 years	106,658,800.00	9.875%	107,380,871.05	736,976,394.19	147,184,000.00	10,677,634.59	1,128,925.63	2,300,000.00	106,209,796.68	740,940,783.60	
YAINVE 11.875 09/21/20"	USD	150,000,000.00	2019/03/21	1.5 years	147,184,000.00	11.875%			109,825,000.00	13,835,188.36	1,716,784.93		148,900,784.93	1,038,761,655.83	1,038,761,655.83
YAINVE11.875 09/21/20 TAP	USD	110,000,000.00	2019/06/19	1.5 years	109,825,000.00	11.875%			79,227,580.00	6,977,769.23	248,625.59		110,073,625.59	767,895,626.84	767,895,626.84
YAINVE11.875 09/21/20 (Tap2)	USD	80,000,000.00	2019/08/15	1.5 years	79,227,580.00	11.875%			151,312,440.00	3,578,767.12	357,325.17		79,584,905.17	555,200,215.45	555,200,215.45
YANGO CAY	USD	152,000,000.00	2019/09/24	2 years	151,312,440.00	12.500%			67,725,960.00	5,101,369.86	241,429.10		151,553,869.10	1,057,270,101.62	
USS152M12.5%N210924 TAP	USD	70,000,000.00	2019/11/26	2 years	67,725,960.00	12.500%			61,064,060.00	863,013.70	143,025.34		67,868,985.34	473,467,615.53	
YANGO CAY	USD	62,000,000.00	2019/12/18	2 years	61,064,060.00	12.500%			25,591,220.00	276,027.40	25,540.19		61,089,600.19	426,173,268.85	
USS152M12.5%N210924(Tap2)	USD	26,000,000.00	2019/12/31	2 years	25,591,220.00	12.500%				8,904.11	876.41		25,592,096.41	178,535,582.98	
YANGO CAY	USD	1,000,000,000.00	2016/04/06	2+1 years	992,000,000.00	7.80%	668,578,370.31	668,578,370.31		13,745,095.89	1,421,629.69	670,000,000.00			
16 Yang Ji 01	RMB	700,000,000.00	2016/08/26	2+1 years	694,550,000.00	7.50%	698,818,367.24	698,818,367.24		35,363,387.98	1,181,632.76	700,000,000.00			
16 Yang Ji 03	RMB	220,000,000.00	2017/11/23	2+1 years	218,680,000.00	7.40%	219,095,401.74	219,095,401.74		16,280,000.00	395,378.24		219,490,779.98	219,490,779.98	219,490,779.98
17 Fujian Yango ppt001	RMB	100,000,000.00	2018/02/02	3 years	99,250,000.00	7.50%	99,460,584.16	99,460,584.16		7,500,000.00	228,967.72		99,689,551.88	99,689,551.88	
18 min Fujian Yango Group zr001	RMB	1,000,000,000.00	2018/06/05	3 years	992,500,000.00	7.50%	993,773,865.39	993,773,865.39		75,000,000.00	2,252,531.32		996,026,396.71	996,026,396.71	
18 min Fujian Yango Group zr002	RMB	500,000,000.00	2018/06/28	2+1 years	497,000,000.00	7.00%	497,436,231.69	497,436,231.69		34,808,219.18	1,094,959.28		498,531,190.97	498,531,190.97	
18 Fujian Yango ppt001	RMB	1,000,000,000.00	2018/08/24	3 years	993,000,000.00	7.50%	994,182,889.50	994,182,889.50		75,000,000.00	2,293,256.77		996,476,146.27	996,476,146.27	
18 Yang Ji 01	RMB	375,000,000.00	2018/10/16	2+1 years	372,375,000.00	7.50%	372,684,892.54	372,684,892.54		28,125,000.00	787,181.73		373,472,074.27	373,472,074.27	
18 Yang Ji 02	RMB	400,000,000.00	2018/12/07	3 years	397,600,000.00	7.50%	397,657,146.95	397,657,146.95		30,000,000.00	843,192.24		398,500,339.19	398,500,339.19	
2018 Fujian Yango mtn001	RMB	400,000,000.00	2019/01/15	3 years	399,952,830.19	7.50%			645,125,000.00	28,767,123.28	14,251.40		399,967,081.59	399,967,081.59	
19 Yang Ji 01	RMB	650,000,000.00	2019/02/28	1+1 years	645,125,000.00	7.30%			499,937,500.00	39,910,000.00	1,177,610.89		646,302,610.89	646,302,610.89	
19 min Fujian Yango Group zr001	RMB	500,000,000.00	2019/03/29	3 years	499,937,500.00	7.50%			99,400,000.00	28,458,904.11	14,867.63		499,952,367.63	499,952,367.63	
19 Yang Ji 02	RMB	100,000,000.00	2019/04/18	3 years	99,400,000.00	7.50%			198,800,000.00	5,280,821.92	131,918.56		99,531,918.56	99,531,918.56	
19 Fujian Yango mtn001	RMB	200,000,000.00	2019/05/30	2+1 years	198,800,000.00	7.50%			338,056,603.77	8,835,616.44	170,452.46		198,970,452.46	198,970,452.46	
19 Fujian Yango ppt001	RMB	339,000,000.00	2019/06/19	3 years	338,056,603.77	7.50%			248,750,000.00	13,583,219.18	156,183.03		338,212,786.80	338,212,786.80	
19 Yang Ji 03	RMB	250,000,000.00	2019/07/26	2 years	248,750,000.00	7.50%				8,116,438.36	249,527.93		248,999,527.93	248,999,527.93	
19 min Fujian Yango Group zr002	RMB														
Subtotal								5,678,664,143.71						11,252,368,075.83	2,581,348,278.10

Bond name	Currency	Face value (Original currency)	Issuing date	Bond period	Issuing amount (Original currency)	Coupon rate	Opening balance (Original currency)	Opening balance (converted into RMB)	Issued in the current period (Original currency)	Withdraw interest by face value (Original currency)	Amortization of premiums and discounts (Original currency)	Repayment of the current period (Original currency)	Closing balance (Original currency)	Closing balance (converted into RMB)	Wherein: Amount due within one year (converted into RMB)
Total								29,710,427,229.37						38,515,427,761.23	17,591,644,350.32

Note 1: The ending balance of bonds payable is RMB 38,515,427,761.23, of which the amount of non-current liabilities reclassified to due-within-one-year is RMB 17,591,644,350.32, and the amount of bonds payable presented in the statement of financial position is RMB 20,923,783,410.90.

Note 2: 16 Yango 01, 16 Yang Fang 02, 14 Longking Environmental Protection MTN001, YAINVE Float 12/28/19, 16 Yangji 01, 16 Yangji 03 Bonds expired in this period.

Note at 3:16, Yangcheng 01 and 16 Yangcheng 02 remaining years expired in the current year. The company chose to increase the coupon rate of the additional period. After the increase, the coupon rates of 16 Yangcheng 01, 16 Yangcheng 02 plus period were all 7.28%.

Note 4: The subsidiary Yango Group obtained the no-objection letter from Shenzhen Stock Exchange on December 28, 2017, which was numbered “Shenzhen Letter [2017] No. 707”. Yango Group has issued 18 Yango 02, 18 Yango 04, A total of 2.3 billion Yuan.

Note 5: Subsidiary Yango Group obtained the license of [1218] No. 1042 on June 27, 2018, which approved the company to issue corporate bonds with a total face value of not more than RMB 4.9 billion to qualified investors. Issued 18 Yangcheng 01, 18 Yangcheng 02, 19 Yangcheng 01, 19 Yangcheng 02, totaling 4.9 billion Yuan.

Note 6: On August 28, 2018, Yango Group, a subsidiary of the Company, received the “Notice of Acceptance of Registration” issued by the Association of Dealers (CIC No. [2018] PPN270), Yango Group has issued 19 Yango PPN001, the amount of 500 million Yuan.

Note 7: On March 8, 2017, Yango Group, a subsidiary of the Company, received the “Notice of Acceptance of Registration” issued by the Association of Dealers (CIC No. [2017] MTN92), Yango Group has issued 17 Yango MTN001, 17 Yango MTN002, 17 Yango MTN004, 18 Yango MTN002, 18 Yango MTN003, received 5.8 billion Yuan financing, listed in the bond subject.

Note 8: YANGO JUSTICE INTERNATIONAL LIMITED, a subsidiary of Yango Group, the Yango of the earth, it is the first, and the second is the second. Yango Group will apply for internal insurance and foreign loan registration loan 31, 2019, will, for, for, and for, Project Joy II, Project Joy II tap bonds expired this time, totals \$250 million.

Note 9: Yango (Caymen) Investment Limited, a subsidiary of the Company, the, Yango 31, 2019YAINVE 6.85 04/05/20, YAINVE 9.875 04/19/21, YAINVE 11.875 09/21/20, YAINVE11.875 09/21/20 TAP, YAINVE11.875 09/21/20 (09/21/20), (E), Dan, Yang, and other elements.YAINVE 8.5 02/12/19 bonds expired this time, totaling 200 million Yuan.

Note 10: in August 8, 2017, the company received the document of acceptance of filing notice ([2017]) No. 0222 issued by the Bats Exchange Inc. financial assets of Beijing, which received a record amount of 2 billion Yuan. The company has issued 18 Fujian Yango Group ZR001, 18 Fujian Yango Group ZR002, 19 Fujian Yango group ZR001 and 19 Fujian Yango Group ZR002, totaling 2 billion Yuan.

Note 11: in July 27, 2017, the company received the registration notice issued by the interbank Dealers Association of China (China Association note No. [2017] PPN310), which received a registration amount of 2

billion 100 million Yuan for directional tools. The company has issued 17 Fujian Yango PPN001, 18 Fujian Yango PPN001 and 19 Fujian Yango PPN001 total 920 million Yuan.

Note 12: in May 22, 2018, the company received the registration notice (China Association note No. [2018] MTN306) issued by the association of Chinese interbank dealers. The registered amount of the medium-term notes was 500 million Yuan. The company has issued 2018 Fujian Yango MTN001 and 2019 Fujian Yango MTN001 total amount of 500 million Yuan.

Note 13: On June 27, 2018, the company obtained the license of [1218] No. 1043 and approved the company to publicly issue no more than 2.66 billion Yuan of corporate bonds to qualified investors. The company has issued 18 Yangji 01 and 18 Yang. Set 02, 19 Yangji 01, 19 Yangji 02, 19 Yangji 03, totaling 2.608 billion Yuan.

39. Long-term payable

(1) The long-term payment is shown in terms of the amount of money:

Item	Closing balance	Opening balance
Long term payable	190,670,786.24	
Total	190,670,786.24	

(2) Long term payables are shown in terms of funds.

Item	Closing balance	Opening balance
Finance lease payable	283,337,577.95	
Unrecognized financing charges	-46,386,404.90	
Subtotal	236,951,173.05	
Less: long term payable due in one year.	46,280,386.81	
Total	190,670,786.24	

40. Estimated liabilities

Item	Closing balance	Opening balance
Pending litigation	23,775,047.68	66,193,241.04
Compensation for housing return	27,685,961.00	32,712,099.00
Estimated special plan payment (Note 1)	398,253,551.99	405,672,945.24
BOT project overhaul replacement cost and so on.	20,094,163.88	
Total	469,808,724.55	504,578,285.28

Note 1: See Note IX, 7 for other commitments.

41. Deferred income

Item	Opening balance	Increase in the current period	Decrease in the current period	Closing balance
Governmental subsidy	139,736,406.06	58,634,852.80	21,379,638.45	176,991,620.41
Total	139,736,406.06	58,634,852.80	21,379,638.45	176,991,620.41

Project involving government subsidy:

Liabilities items	Project type	Opening balance	Newly increased subsidy amount in the current period	Amount carried forward and recorded into the profits and losses of the current period	Other changes	Closing balance	Items carried forward and recorded into the profits and losses of the current period	Relevant to assets / relevant to incomes
Subsidies for Longking Environmental Protection North Comprehensive Manufacturing Base	Fiscal appropriation	64,444,178.64		4,773,642.84		59,670,535.80	Other earnings	Relevant to assets
Special funds for the transformation of scientific and technological achievements in Jiangsu Province	Fiscal appropriation	5,956,866.09		498,910.03		5,457,956.06	Other earnings	Relevant to assets
The second batch of special funds for the transformation and upgrading of provincial industrial and information industries in 2015	Fiscal appropriation	4,400,000.00		400,000.00		4,000,000.00	Other earnings	Relevant to assets
Golden Sun Engineering	Fiscal appropriation	8,954,558.60		2,387,882.40		6,566,676.20	Other earnings	Relevant to assets
Converter steelmaking dry method gas dust removal and energy-saving system industrialization project	Fiscal appropriation	2,447,650.14		652,706.76		1,794,943.38	Other earnings	Relevant to assets
Subsidies for infrastructure	Other appropriations	30,715,025.91		2,362,694.30		28,352,331.61	Other earnings	Relevant to assets
Low-cost ultra-low emission technology and high-end manufacturing equipment	Fiscal appropriation	739,285.72		492,857.14		246,428.58	Other earnings	Related to incomes
Study on PM2.5 multi-site agglomeration technology demonstration engineering based on low-temperature electrostatic precipitators	Fiscal appropriation	554,003.85		369,335.91		184,667.94	Other earnings	Related to incomes
China Science and Technology Ministry research project subsidies	Fiscal appropriation	1,005,281.66	141,300.00	684,035.00		462,546.66	Other earnings	Related to incomes
The first (set) major technical	Fiscal	2,150,000.00		2,150,000.00		-		Related to

Liabilities items	Project type	Opening balance	Newly increased subsidy amount in the current period	Amount carried forward and recorded into the profits and losses of the current period	Other changes	Closing balance	Items carried forward and recorded into the profits and losses of the current period	Relevant to assets / relevant to incomes
equipment insurance subsidy	appropriation							incomes
Coupling enhanced electric bag composite dust removal equipment research and development project subsidy	Fiscal appropriation	3,283,482.76		1,641,741.38		1,641,741.38	Other earnings	Related to incomes
Development and application of high-temperature dust removal, denitrification and ultra-low emission integrated technology and equipment for coal-fired flue gas	Fiscal appropriation	900,000.00		400,000.00		500,000.00	Other earnings	Related to incomes
Incentives for industrial economic development reward technology transformation	Fiscal appropriation	2,368,344.73		236,523.16		2,131,821.57	Other earnings	Related to incomes
Jiangsu Province Major Scientific and Technological Achievements Transformation Project	Fiscal appropriation		4,000,000.00	288,750.13		3,711,249.87	Other earnings	Relevant to assets
SCR catalyst regeneration project special purpose fund	Fiscal appropriation		8,000,000.00	177,190.09		7,822,809.91	Other earnings	Relevant to assets
Land repurchase funds for Eco energy projects in Pinghu	Fiscal appropriation		42,451,752.80			42,451,752.80	Other earnings	Relevant to assets
Study on Causes and control technology of air pollution	Fiscal appropriation		1,842,000.00	788,801.95		1,053,198.05	Other earnings	Related to incomes
Miscellaneous	Fiscal appropriation	11,817,727.96	2,199,800.00	3,074,567.36		10,942,960.60	Other earnings	Relevant to assets /Related to incomes
Total		139,736,406.06	58,634,852.80	21,379,638.45		176,991,620.41		

42. Paid-up capital

Name of the investor	Opening balance		Increase in the current period	Decrease in the current period	Closing balance	
	Investment amount	Proportion (%)			Investment amount	Proportion (%)
Total	7,660,000,000.00	100.00	300,000,000.00		7,960,000,000.00	100.00
Wu Jie	3,482,026,312.85	45.46			3,482,026,312.85	43.75
Lin Xueying	816,645,865.92	10.66			816,645,865.92	10.26
Yango Holding Group Co., Ltd.	3,361,327,821.23	43.88	131,644,692.74		3,492,972,513.97	43.88
Fuzhou Rongxingjie Investment Co., Ltd.			136,371,787.71		136,371,787.71	1.71
Fuzhou Kaishenghui Investment Co., Ltd.			31,983,519.55		31,983,519.55	0.40

Note: The newly added paid-up capital of this period is 300 million Yuan. Fujian Tongrenda Certified Public Accountants Co., Ltd. has issued the capital verification report of “The same person has [2019] Verification No. 009” .

43. Capital reserve

Item	Opening balance	Increase in the current period	Decrease in the current period	Closing balance
1. Share premium				
Subtotal				
2. Other capital reserves				
(1) Other changes in the owner's equity other than the net profit or loss of the invested entity	37,454,049.73	7,884,000.00		45,338,049.73
(2) Income tax impact related to items included in shareholders' equity				
(3) Others	323,552,016.55	80,516,005.36	109,635,513.92	294,432,507.99
Subtotal	361,006,066.28	88,400,005.36	109,635,513.92	339,770,557.72
Total	361,006,066.28	88,400,005.36	109,635,513.92	339,770,557.72

Note 1. Reasons for the increase of capital reserve - Other changes in the owner's equity of the investee other than net profit and loss increased by 7,884,000.00 Yuan; equity incentive increase of 73,182,844.83 Yuan by subsidiary Yango group and Longking; Increase of capital reserve due to disposal of minority shareholders' equity of subsidiary by Yango group of 131,012.01 Yuan. Increase of capital reserve due to acquisition of minority shareholders' equity of subsidiary by Yango group of 3,245,481.84 Yuan; As a result of the issuance of new shares and share buyback by Yango group, the internal equity of the owner is carried forward, and the capital reserve is increased by 3,956,666.68 Yuan.

Note 2. Reasons for the decrease of capital reserve - other capital reserve in the current period: due to the change of equity of Longking industrial group, the carrying forward of owners' internal equity decreased capital reserve by 12,140,833.77 Yuan; the implementation of equity incentive by subsidiary Yango group reduced capital reserve by 5,352,081.97 Yuan; the acquisition of minority shareholders' equity by Yango group reduced capital reserve by 34,730,667.73; capital reserve decreased by 32,698,870.18 Yuan due to disposal of minority shareholders' equity by Yango group; capital reserve decreased by 4,102,343.32 Yuan due to equity incentive of subsidiary Longking; capital reserve decreased by 20,610,716.95 Yuan due to repurchase of shares by Yango group.

44. Other comprehensive earnings

Item	December 31, 2018	Impact of changes in accounting policies	Opening balance	Amount occurred in the current period					Closing balance
				Amount occurred before income tax of the current period	Less: That of previous period is included into other comprehensive income, and that of the current period is transferred into profits and losses	Less: Income tax expense	Attributable to parent company after tax	Attributable to minority shareholders after tax	
I. Other comprehensive incomes unavailable for reclassification into profit and loss in the future		22,885,684.66	22,885,684.66	-89,705,169.68			-30,404,859.85	-59,300,309.83	-7,519,175.19
Wherein:									
Re-calculation of changes in net liabilities and net assets of defined benefit plans									
Shares enjoyed in other comprehensive incomes unavailable for reclassification into profit and loss by the invested unit under the equity method									

Item	December 31, 2018	Impact of changes in accounting policies	Opening balance	Amount occurred in the current period					Closing balance	
				Amount occurred before income tax of the current period	Less: That of previous period is included into other comprehensive income, and that of the current period is transferred into profits and losses	Less: Income tax expense	Attributable to parent company after tax	Attributable to minority shareholders after tax		
Changes in fair value of other equity instruments investment		22,885,68 4.66	22,885,68 4.66	-89,705, 169.68			-30,404, 859.85	-59,300, 309.83	-7,519,1 75.19	
Changes in the fair value of the company's own credit risk										
II. Other comprehensive incomes available for reclassification into profit and loss in the future	352,740,23 0.19	-16,286,88 4.66	336,453,3 45.53	-125,892 ,517.51			-40,830, 546.63	-122,711 ,987.45	37,650,0 16.57	213,741, 358.08
Wherein: Shares in other comprehensive incomes available for reclassification into profit and loss by the invested unit in the future under the equity method	32,658,702. 95	6,598,800. 00	39,257,50 2.95	33,927,3 72.77			23,484,3 43.33	10,443,0 29.44	62,741,8 46.28	
Variable profits and losses of fair value of available-for-sale financial assets	22,885,684. 66	-22,885,68 4.66								
Effective parts of profit and loss of cash flow hedging										
Converted difference in foreign currency financial statements	-14,044.09		-14,044.09	-869,592 .52			-140,906 .48	-728,686 .04	-154,950 .57	
Others	297,209,88 6.67		297,209,8 86.67	-158,950 ,297.76			-40,830, 546.63	-146,055 ,424.30	27,935,6 73.17	151,154, 462.37
Other comprehensive incomes in total	352,740,23 0.19	6,598,800. 00	359,339,0 30.19	-215,597 ,687.19			-40,830, 546.63	-153,116 ,847.30	-21,650, 293.26	206,222, 182.89

Note: the other causes are: the method applied to the self-used real estate or the real estate in stock were converted into a fair value model and the fair values of the investment real estate were 50,661,398.46 Yuan over the original book values at the time of conversion. The amount of reduction due to the reduction of the merger scope and the

disposal of the investment real estate is 209,611,696.22 Yuan.

45. Undistributed profit

Item	Closing balance
Before adjustment undistributed profits at the end of last period	2,470,347,876.79
Adjustment total amount of undistributed profits at the beginning of the year(Increased+, decreased-)	-87,920,552.66
After adjustment undistributed profits at the beginning of the year	2,382,427,324.13
Plus: Net profit attributable to the owners of parent company in the current period	1,868,129,073.61
Less: Withdrawal of legal surplus	
Withdrawal of discretionary surplus reserve	
Withdrawal of reserve fund	
Withdrawal of enterprise development fund	
Withdrawal of employee award fund	
Withdrawal of general risk provisions	
Common stock dividends payable	
Common stock dividends converted to capital stock	
Miscellaneous	-5,253,214.34
Undistributed profit at the end of the period	4,255,809,612.08

46. Operating income and operating cost

(1) Operating income and operating cost:

Item	Amount incurred in the current period		Amount incurred in the previous period	
	Income	Cost	Income	Cost
Main business	88,912,523,439.35	70,819,496,960.90	85,601,747,074.18	68,616,834,464.96
Other business	1,621,194,625.95	451,996,037.48	784,311,757.78	190,489,895.71
Total	90,533,718,065.30	71,271,492,998.38	86,386,058,831.96	68,807,324,360.67

Note: other business income mainly includes rental income, agent construction affiliate income and brand royalty income.

(2) Main business is listed below by industry and business category:

Item	Amount incurred in the current period		Amount in curred in the previous period	
	Mainbusinessin come	Mainbusinesscost	Mainbusinessin come	Mainbusinesscost
(1) Industry	10,749,251,135.96	8,395,321,701.23	9,214,130,305.12	7,018,007,573.50

Item	Amount incurred in the current period		Amount incurred in the previous period	
	Main business income	Main business cost	Main business income	Main business cost
Wherein: Environmental protection equipment manufacturing	10,749,251,135.96	8,395,321,701.23	9,214,130,305.12	7,018,007,573.50
(2) Commerce	17,409,756,697.19	17,323,297,998.32	19,709,797,307.80	19,624,788,753.65
Wherein: domestic trade	17,228,734,817.82	17,143,237,524.20	19,686,171,634.50	19,601,220,237.65
Export trade	181,021,879.37	180,060,474.12	23,625,673.30	23,568,516.00
(3) Real estate industry	58,752,741,859.21	43,733,344,390.03	55,520,548,183.17	41,283,749,394.81
Wherein: Real estate sales	58,752,741,859.21	43,733,344,390.03	55,520,548,183.17	41,283,749,394.81
(4) Education income	644,376,448.33	503,313,775.62	435,644,232.89	299,864,907.07
(5) Property management income	771,134,788.84	482,505,010.67	175,321,032.44	155,736,909.59
(6) Hotel income	168,224,367.59	71,437,848.15	132,376,087.02	67,431,329.12
(7) Construction sector income	302,902,168.67	281,299,819.08	199,447,942.70	164,555,541.38
(8) Miscellaneous	114,135,973.56	28,976,417.80	214,481,983.04	2,700,055.84
Total	88,912,523,439.35	70,819,496,960.90	85,601,747,074.18	68,616,834,464.96

47. Tax and surcharges

Item	Amount incurred in the current period	Amount incurred in the previous period
Business tax	1,950,425.23	78,973,766.70
Urban maintenance and construction tax	246,179,917.56	200,521,578.22
Education surcharge	171,426,332.96	158,372,814.26
Property tax	77,347,685.64	72,140,378.04
Stamp tax	88,315,180.72	82,114,298.63
Land appreciation tax	3,397,349,851.08	3,421,984,292.11
Miscellaneous	42,965,447.84	28,416,318.19
Total	4,025,534,841.03	4,042,523,446.15

48. Selling expenses

Item	Amount incurred in the current period	Amount incurred in the previous period
Employee compensation	1,187,755,675.26	812,022,722.32
Depreciation and amortization charges	5,764,704.99	1,827,144.11

Item	Amount incurred in the current period	Amount incurred in the previous period
Transportation and automobile fees	19,226,531.65	18,597,956.07
Travel expense	72,769,152.34	65,929,702.35
Entertainment expense	83,578,180.14	70,359,467.46
Advertising expense, business publicity expense and sales activity fees	535,854,350.98	332,708,392.58
Rental fee	12,775,566.00	19,867,367.95
Office expense	47,954,193.30	78,163,499.43
Sales agency fee	429,342,286.73	414,844,900.22
Water, electricity and property fees	239,134,037.27	146,918,915.19
Intermediary fee	141,394,416.78	6,559,336.79
Miscellaneous	65,578,259.47	10,936,022.63
Total	2,841,127,354.91	1,978,735,427.10

49. Administrative expenses

Item	Amount incurred in the current period	Amount incurred in the previous period
Employee expenses	1,750,896,898.83	1,127,331,263.56
Depreciation and amortization charges	225,530,787.25	247,091,929.63
Transportation and automobile fees	37,691,716.89	33,425,304.21
Travel expense	76,119,048.48	77,195,867.83
Entertainment expense	102,105,888.83	107,023,771.66
Rental fee	57,368,278.50	54,052,520.32
Water, electricity and property fees	97,537,874.99	18,699,416.94
Office expense	140,704,688.11	165,598,097.47
Repair expense	21,549,994.21	29,025,524.37
Intermediary expense	419,795,612.51	241,022,718.62
Premium	8,610,935.81	51,679,583.99
Employee stock ownership plan	80,121,723.70	72,432,658.10
Human resources fee	34,199,738.22	46,793,573.53
Enrollment fee	5,780,886.25	2,713,552.38
Miscellaneous	122,789,366.68	99,714,417.72
Total	3,180,803,439.26	2,373,800,200.33

50. Research and development expense

Item	Amount incurred in the current period	Amount incurred in the previous period
Employee expenses	202,932,169.72	167,674,394.71
Depreciation or amortization of assets	52,818,010.87	51,755,411.16

material fee	212,259,952.55	215,184,067.47
Office meeting fee	2,774,362.17	1,963,543.23
Traffic travel expenses	16,882,730.58	17,827,060.92
Technical consulting fee	2,974,823.26	10,281,303.10
Miscellaneous	12,887,036.55	13,114,597.76
Total	503,529,085.70	477,800,378.35

51. Financial expenses

Category	Amount incurred in the current period	Amount incurred in the previous period
Interest expense	2,659,263,602.09	1,970,419,891.60
Less: Interest income	512,351,120.99	360,965,525.53
Exchange gain or loss and Miscellaneous	411,825,906.23	532,733,488.69
Total	2,558,738,387.33	2,142,187,854.76

52. Other incomes

Item	Amount incurred in the current period	Amount incurred in the previous period
Governmental subsidy	163,564,522.89	158,785,352.87
Miscellaneous	8,477,352.26	
total	172,041,875.15	158,785,352.87

53. Investment income

Item	Amount incurred in the current period	Amount incurred in the previous period
Long-term equity investment income accounted by equity method	1,451,116,009.00	651,893,577.95
Investment income from disposal of long-term equity investment	858,933,206.74	61,056,370.73
Investment income earned during the holding of trading financial assets	22,886,708.46	
Investment income from the financial assets measured at fair value through profits and losses during the holding period		3,598,090.47
Investment income from disposal of trading financial assets	250,133,887.11	
Investment income from disposal of the financial assets measured at fair value through profits and losses		34,242,789.80
Investment income from available-for-sale financial assets during the holding period		59,362,270.82
Investment income obtained from disposal of available-for-sale financial assets		361,999,283.33
Investment income from holding to maturity investment during holding period		8,624,976.58
Income from dividends earned by other equity instruments during		

Item	Amount incurred in the current period	Amount incurred in the previous period
holding period		
Investment income of other non-current financial assets during the holding period	47,730,787.48	
Investment income from disposal of other non-traded financial assets	-26,178,306.09	
Miscellaneous	-14,958,955.67	9,187,645.78
Total	2,589,663,337.03	1,189,965,005.46

The long-term equity investment income calculated by the equity method is as follows:

Invested entity	Recognized investment income in the current period
Fuzhou Mawei District Yango Huixin Petty Loan Co., Ltd.	138,550.67
Fujian Yango Group Shanghai Industry Co., Ltd.	3,806,516.38
Industrial Bank Co., Ltd. (Note 1)	695,630,285.36
Jiangxi Bank Co., Ltd. (Note 2)	74,687,187.14
Zhongmin Yango International Trade Co., Ltd.	35,620.72
Fujian Yango Group Xiamen Import and Export Co.	-28,433,315.91
Pei Wen sun education culture industry (Beijing) Co., Ltd. (formerly known as Beijing Pei Wen sun education consulting (Beijing) Co., Ltd.)	1,045,373.04
Beijing Chinese Garden Education Consulting Co., Ltd.	-646,981.07
Fuzhou Hua Shu Education Technology Co., Ltd. (formerly known as Fuzhou Yango Hua Tu Education Technology Co., Ltd.)	470,871.09
Fujian Longking Kerui Environmental Protection Co., Ltd.	-2,678,696.63
Kabanta (Qingdao) Ampere Technology Limited	-39,828.41
Hangzhou Xiaoying Real Estate Development Co., Ltd.	223,230,146.83
Shaoxing Yuteshun Real Estate Development Co., Ltd.	165,948,495.63
Fuzhou Yubaichuan Real Estate Development Co., Ltd.	141,576,452.09
Zhejiang Jinmei Investment & Management Co., Ltd.	93,491,271.92
Shanghai Shaoyi Real Estate Co., Ltd.	81,219,962.21
Other joint ventures and associations	1,634,097.94
Total	1,451,116,009.00

54. Gains on changes in fair value

Source of income from change in fair value	Amount incurred in the current period	Amount incurred in the previous period
Transactional financial assets	97,272,088.87	-27,811,391.24
Wherein: Income from change in fair value generated by derivative financial instruments		
Other non-current financial assets	41,745,810.93	
Investment property measured at fair value	45,706,004.55	-72,490,493.60
Total	184,723,904.35	-100,301,884.84

55. Credit impairment loss

Item	Amount incurred in the current period
Bad debt loss of accounts receivable	-26,912,235.72
Bad debt loss of other receivables	-65,908,794.23
Long-term receivables bad debt loss	-6,455,816.63
Total	-99,276,846.58

56. Assets impairment loss

Item	Amount incurred in the current period	Amount incurred in the previous period
I. Bad debt loss		-204,226,532.64
II. Inventory falling price loss	-658,978,881.82	-388,842,102.94
III. loss of goodwill impairment	-49,816,608.75	
Total	-708,795,490.57	-593,068,635.58

57. Gain on disposal of assets

Item	Amount incurred in the current period	Amount incurred in the previous period	Amount included in current non-recurring gains and losses
Income from disposal of held-for-sale disposal group			
Income from disposal of non-current assets	233,380.06	1,711,083.40	233,380.06
Wherein: Income from disposal of non-current assets classified as held-for-sale			
Income from disposal of non-current assets not classified as held-for-sale	233,380.06	1,711,083.40	233,380.06

Item	Amount incurred in the current period	Amount incurred in the previous period	Amount included in current non-recurring gains and losses
Wherein: Income from disposal of fixed assets	233,380.06	1,711,083.40	233,380.06
Income from non-monetary assets exchange			
Income from the disposal of non-current assets during debt restructuring			
Total	233,380.06	1,711,083.40	233,380.06

58. Non-operating income

Item	Amount incurred in the current period	Amount incurred in the previous period	Amount included in current non-recurring gains and losses
Gains from non-current assets damage and scrapping	1,831.71	58.44	1,831.71
House-purchase customers liquidated damages and other confiscate incomes	70,360,444.33	36,025,906.39	70,360,444.33
Miscellaneous	23,258,140.48	53,812,275.00	23,258,140.48
Total	93,620,416.52	89,838,239.83	93,620,416.52

59. Non-operating expenses

Item	Amount incurred in the current period	Amount incurred in the previous period	Amount included in current non-recurring gains and losses
Damage and scrapping loss of non-current assets	1,609,117.38	7,755,183.71	1,609,117.38
Losses from debt restructuring		247,721.00	
External donation	25,927,952.18	16,453,800.00	25,927,952.18
Compensation expenses and fines	95,781,099.72	79,054,874.21	95,781,099.72
Other expenses	23,350,700.69	11,439,347.21	23,350,700.69
Total	146,668,869.97	114,950,926.13	146,668,869.97

60. Income tax expense

(1) Statement of income tax expenses:

Item	Amount incurred in the current period	Amount incurred in the previous period
Income tax expenses in the current period	2,647,509,641.29	2,675,088,645.88
Deferred income tax expenses	-28,980,147.71	-60,706,585.69
Total	2,618,529,493.58	2,614,382,060.19

61. Cash flow statement items

(1) Adjust the net profit to cash flow of business activities with indirect method:

Supplementary information	Amount incurred in the current period	Amount incurred in the previous period
1. Adjust the net profit to operating cash flow:		
Net profit	5,619,504,171.10	4,581,283,339.42
Plus: Impairment provision of assets	708,795,490.57	593,068,635.58
Provision for credit impairment	99,276,846.58	
Depreciation of fixed assets, oil and gas assets, and productive biological assets	326,077,698.83	280,867,400.24
Amortization of intangible assets	113,827,461.20	99,009,399.78
Amortization of long-term deferred expenses	46,227,014.05	118,420,623.71
Losses on disposal of fixed assets, intangible assets and other long-term assets (Fill in the column with “-” for income)	-93,901,145.22	-1,711,083.40
Losses on fixed assets scrapping (Fill in the column with “-” for income)	1,607,285.67	7,755,125.27
Loss on change in fair value (Fill in the column with “-” for income)	-184,723,904.35	100,301,884.84
Financial expense (Fill in the column with “-” for income)	3,033,284,603.91	2,378,702,736.40
Investment loss (Fill in the column with “-” for income)	-2,600,727,938.50	-1,189,965,005.46
Decrease of deferred income tax assets (Fill in the column with “-” for increase)	-69,396,194.80	-54,991,335.23
Increase of deferred income tax liabilities (Decrease denoted with “-”)	40,024,420.90	2,128,382.32
Decrease of inventories (Fill in the column with “-” for increase)	-29,449,035,621.57	-1,234,474,842.60
Decrease of operating receivables (Fill in the column with “-” for increase)	-7,181,172,723.42	-25,118,582,685.60
Increase of operating payables (Decrease denoted with “-”)	44,168,393,292.20	39,597,741,556.82
Miscellaneous	141,082,739.83	43,731,957.12
Net cash flow arising from operating activities	14,719,143,496.98	20,203,286,089.21

Supplementary information	Amount incurred in the current period	Amount incurred in the previous period
2. Significant investment and financing activities not involved in cash inflow or outflow:		
Conversion of debt into capital		
Convertible company bonds (expire in a year)		
Fixed assets under financing lease		
3. Information of net change of cash and cash equivalents:		
Closing balance of cash	40,212,208,152.01	37,644,011,082.98
Less: Opening balance of cash	37,644,011,082.98	35,838,282,688.57
Add: Closing balance of cash equivalents		
Less: Opening balance of cash equivalents		
Net increase amount in cash and cash equivalents	2,568,197,069.03	1,805,728,394.41

(2) Composition of cash and cash equivalents:

Item	Closing balance	Opening balance
I. Cash	40,212,208,152.01	37,644,011,082.98
Wherein: Cash on hand	1,024,711.60	1,028,264.18
Bank deposits available for payment at any time	40,184,245,627.72	35,598,722,074.06
Other monetary funds available for payment at any time	26,937,812.69	2,044,260,744.74
Deposits in central bank available for payment		
Interbank deposits		
Interbank call loan		
II. Cash equivalents		
Wherein: Bond investment (expire in 3 months)		
III. Closing balance of cash and cash equivalents	40,212,208,152.01	37,644,011,082.98
Among them: the use of restricted cash and cash equivalents by the parent company or subsidiaries within the group		

62. Assets with restricted ownership or use rights

Item	Amount	Restriction reasons
Monetary funds	7,829,187,779.82	Note 1
Notes receivable	507,848,913.68	Note 2
Accounts receivable	35,339,756.63	Bank loan credit limit pledge
Inventories	77,801,949,665.18	Financing
Investment property	8,087,222,966.27	Financing
Long-term equity investment	2,277,637,424.15	Financing
Fixed assets	3,616,178,779.42	Financing
Intangible assets	737,793,908.92	Financing
Other non-current assets	655,000,000.00	Financing
Total	101,548,159,194.07	

Note 1: monetary funds restricted are mainly mortgage guarantee margin, bank loan margin, bank acceptance bill, guarantee letter and letter of credit deposit and bank deposit due to litigation.

Note 2: notes receivable were restricted to provide a pledge guarantee for the issuances of bank acceptance bill with smaller denominations.

VI. Changes in Scope of Consolidation

a) Business combination not under the common control

(1) Business combination not under the common control in current period :

Serial No.	Acquire name	Equity acquisition time-point	Equity acquisition cost	Equity acquisition ratio	Equity acquisition method	Purchase date (Note 1)	Income of the Acquire from the purchase date to the end of the period	The net profit of the Acquire from the purchase date to the end of the period
1	Qixing Guanhongji Real Estate Development Co., Ltd.	2019/03/31	169,718,333.56	90.00%	Purchase	2019/03/31	357,996.72	-7,418,909.92
2	Huizhou Juhengyuan Industrial Co., Ltd.	2019/01/09		90.00%	Purchase	2019/01/09		-322,915.92
3	Yango Property Services (Fujian) Co., Ltd. (consolidated) (Note2) (Note 3)	2019/03/31	2.00	100.00%	Purchase	2019/03/31	947,293,719.02	22,405,365.53
4	Yango Group Shanxi Property Management Co., Ltd. (Note 4)	2019/03/31	1.00	100.00%	Purchase	2019/03/31	18,012,171.38	752,023.19
5	Guigang Runjia Real Estate Co., Ltd.	2019/05/31	180,109,402.39	100.00%	Purchase	2019/05/31		-6,261,776.89
6	Tongren Jiahao Real Estate Development Co., Ltd.	2019/05/31	80,000,000.00	80.00%	Purchase	2019/05/31		-8,804,371.97
7	Shanghai Han Xin Enterprise Management Co., Ltd. (merger) (Note 5)	2019/11/13	69,777,858.06	99.00%	Purchase	2019/11/13		-551,259.62
8	Shanghai Tian an enterprise management Co., Ltd. (merger) (Note 6)	2019/07/31	10,000,000.00	100.00%	Purchase	2019/07/31		4,470,657.63
9	Tian Rong an (Shanghai) Enterprise Management Co., Ltd.	2019/11/30	1.00	100.00%	Purchase	2019/11/30		-19,708.00
10	Shanwei wandelong Investment Co., Ltd.	2019/08/01	500,000,000.00	100.00%	Purchase	2019/08/01		-2,464,591.37
11	Yulin Hengchang Weiye Real Estate Development Co., Ltd.	2019/06/30	45,490,000.00	60.00%	Purchase	2019/06/30		-8,338,910.85
12	Liaoning University	2019/09/10	1,150,000,	100.00%	Purchase	2019/09/		-1,086,186.44

Serial No.	Acquire name	Equity acquisition time-point	Equity acquisition cost	Equity acquisition ratio	Equity acquisition method	Purchase date (Note 1)	Income of the Acquire from the purchase date to the end of the period	The net profit of the Acquire from the purchase date to the end of the period
	Logistics Group Real Estate Development Co., Ltd.		000.00			10		
13	De Chang environmental protection Limited by Share Ltd (merger) (Note 7)	2019/08/09	473,652,596.26	94.45%	Purchase	2019/08/09	87,030,509.39	-20,378.94
14	Longyan Fengpei environmental protection Co., Ltd.	2019/09/23	10,300,000.00	100.00%	Purchase	2019/09/23		-761,992.69
15	Shanghai Kongjiang Middle School Affiliated Private School	2019/02/28	3,400,000.00	100.00%	Purchase	2019/02/28	16,850,723.23	-5,423,300.61
16	Peiwen Yango Education and Culture Industry (Beijing) Co., Ltd. (Note8)	2019/04/30	15,333,100.00	17.00%	Purchase	2019/04/30	18,901,859.87	2,242,592.92
17	Chengdu Wenjiang District Blu-ray Beibei Four Leaf City Kindergarten Co., Ltd.	2019/04/30	6,500,000.00	100.00%	Purchase	2019/04/30	1,348,189.05	-182,149.12
18	Xin Yangguang (Hongkong) Development Co., Ltd.	2019/08/06	8,844.00	100.00%	Purchase	2019/08/06	149,014,287.63	-1,351,499.39

Note 1: The date of purchase is based on the date on which the company actually obtains control of the purchased party.

Note 2: Yango Property Services Limited (merger) includes Yango Property Services Limited (formerly known as Yango property services (Fujian) Limited), Beijing Moorhouse Kai bin Property Management Co., Ltd., Minhou Yango Property Services Co., Ltd., Guangdong Jiangwan new town property management Co., Ltd., Shanghai Fu Lu real estate Brokerage Co., Ltd., Urumqi Yango property services. Limited company, Changsha Xingsheng natural resources industry Service Co., Ltd., and Chongqing Yu Neng Property Services Co., Ltd., a total of 8 companies, the current property company income includes service income from the real estate subsidiary.

Note 3: Yango Group originally held 36.82% equity of Yango Property Services (Fujian) Co., Ltd., and held 100% of its equity through equity acquisition in the current period. After the completion of the acquisition, Yango Property Services (Fujian) Co., Ltd. was converted from an associated company to a subsidiary.

Note 4: Yango Group originally held a 30% stake in Yango Group Shaanxi Property Management Co., Ltd., and held 100% of its equity through equity acquisition in the current period. After the completion of the acquisition, Yango Group Shaanxi Property Management Co., Ltd. changed from an associated company to a subsidiary.

Note 5: Shanghai Han Xin Business Management Co., Ltd. (merger) consists of 3 companies, including Shanghai Han Xin Enterprise Management Co., Ltd., Shanghai Ring Green Industrial Co., Ltd. and Shanghai fit Home Hotel Management Co., Ltd.

Note 6: Shanghai tiananan Business Management Co., Ltd. (merger) consists of 2 companies: Shanghai Tian an enterprise management Co., Ltd., Tianan Zhi Valley (Shanghai) construction and Development Co., Ltd.

Note 7: De Chang environmental protection Limited by Share Ltd (merger) includes 3 companies, including Dechang environmental protection Limited by Share Ltd, Pinghu Dechang environmental protection Co., Ltd., Pinghu Lingang Energy Limited company and so on.

Note 8: Yango Boya Education Investment (Beijing) Co., Ltd., a subsidiary of the company, originally held a 49% stake in Peiwen Yango Education and Culture Industry (Beijing) Co., Ltd., and held 66% of its equity through equity acquisition in the current period. After the completion of the acquisition, Peiwen Yango Education and Culture Industry (Beijing) Co., Ltd. was converted from an affiliated company to a subsidiary.

b) Business Combination under Common Control

Merger of enterprises under the same control in current period did not occur

c) Counter purchase

Counter purchase not occurs in the current period.

d) Disposal of subsidiaries

Name of the subsidiary	Equity disposal price	Equity disposal ratio	Equity disposal method	Time-point of losing control power	Confirmation basis of time-point of losing control power	Difference between Disposal price and the share of the disposed subsidiaries' net asset in the consolidated financial statements	Residual equity ratio on the date of losing control power	Residual equity book value on the date of losing control power	Residual equity's fair value on the date of losing control power	Gains or losses of the residual equity re-measurement at fair value	Confirmation method and main assumption of the residual equity's fair value on the date of losing control power	Amount of profits and losses on investments transferred from other comprehensive incomes related to original subsidiary equity investment
Ningbo Xingshengbo Investment Management Co., Ltd.		64%	Equity transfer	2019/1/31	Transaction completion	1,107,519.01	36%	-622,979.44	-622,979.44		Refer to the transaction price	
Hangzhou Longyuan Light Real Estate Development Co., Ltd.		64%	Equity transfer	2019/4/30	Transaction completion	305,084.22	36%	-171,609.87	-171,609.87		Refer to the transaction price	
Hangzhou Yueguang		64%	Equity transfer	2019/4/30	Transaction completion	301,576.53	36%	-169,636.80	-169,636.80		Refer to the transaction	

Real Estate Development Co., Ltd.											price	
Ningbo Ruihong Investment Management Co., Ltd.		64%	Equity transfer	2019/4/30	Transaction completion	637,020.41	36%	-358,323.98	-358,323.98		Refer to the transaction price	
Tianjin Baosheng Co., Ltd. (combined) Note 1	610,000,000.00	95%	Equity transfer	2019/6/30	Transaction completion	44,545,106.53						
Beijing Fuxingyi Real Estate Development Co., Ltd.		100%	Equity transfer	2019/5/31	Transaction completion	55,264,870.34						
Beijing Xinbo Tailai Real Estate Development Co., Ltd.	20,000,000.00	100%	Equity transfer	2019/3/31	Transaction completion	-33,104,470.66						
Zhangjiakou Blue Shield Shengjing Real Estate Development Co., Ltd.	1.00	90%	Equity transfer	2019/6/30	Transaction completion	13.74						
Nanning Zhenghuiguan g Investment Management Co., Ltd.	2.00	100%	Equity transfer	2019/3/31	Transaction completion	217,941.68						
Fuzhou creative force Real Estate Development Co., Ltd.	39,000,000.00	100%	Equity transfer	2019/12/31	Transaction completion	2,326,913.89						
Jiaxing Feng Yue four business management partnership (limited partnership)	213,400,000.00	100%	Equity transfer	2019/10/31	Transaction completion	-1,565,861.79						
Guangzhou Hui Hua Real Estate Development Co., Ltd.	6,400,000.00	64%	Equity transfer	2019/12/16	Transaction completion	488.03	36%	3,599,725.49	3,599,725.49		Refer to the transaction price	
Xinjiang Zhong An Guang Tai Real Estate Development Co., Ltd.	27,059,200.00	64%	Equity transfer	2019/12/31	Transaction completion	8,479,346.53	36%	10,451,167.57	10,451,167.57		Refer to the transaction price	
Longyan Xi handle power station Co., Ltd.	132,500,000.00	100%	Equity transfer	2019/11/30	Transaction completion	105,375,132.62						
Fujian Rongyueda Commercial Factoring Co., Ltd.	120,000,000.00	100%	Equity transfer	2019/3/30	Transaction completion	-14,481,145.19						
Fujian Huizhi Tongda Industrial Co., Ltd. (consolidated) Note 1	54,989,800.00	100%	Equity transfer	2019/3/21	Transaction completion	13,593.66						
Fujian Yango Group Xiamen Import and Export Co., Ltd. (combined) Note 1	232,300,000.00	51%	Equity transfer	2019/6/24	Transaction completion	5,730,438.04	49%	220,500,000.00	220,500,000.00		Refer to the transaction price	
Fujian Shengshi Fanghua Investment Co., Ltd.		100%	Equity transfer	2019/5/13	Transaction completion	-36.99						
Fuzhou Yango	5,176,500.00	100%	Equity	2019/5/13	Transaction	876,384.60						

Tongchuang Education Management Co., Ltd. (combined) Note 1			transfer		completion							
Shanghai Shengsha Hotel Investment Management Co., Ltd.	58,000,000.00	99%	Equity transfer	2019/6/30	Transaction completion	4,006,831.96	1%	10,000.00	10,000.00		Refer to the transaction price	
Fuzhou Wantong Da Logistics Co., Ltd.	196,000,000.00	100%	Equity transfer	2019/12/31	Transaction completion	120,528,028.64						
Fujian Yango Investment Co., Ltd. (merger) Note 1	70,000,000.00	100%	Equity transfer	2019/11/13	Transaction completion	7,589,705.65						
Fujian Jun Peng Investment Co., Ltd. (merger) Note 1	520,000,000.00	100%	Equity transfer	2019/12/31	Transaction completion	574,767,014.86						
Fujian Xu Rui Teng Cci Capital Ltd		100%	Equity transfer	2019/8/23	Transaction completion	7,057.41						
Fujian Xingyuan Huize Cci Capital Ltd		100%	Equity transfer	2019/8/23	Transaction completion	7,360.08						
Nanjing Zhen Rong Enterprise Management Co., Ltd.		100%	Equity transfer	2019/9/25	Transaction completion							

Note 1: Tianjin Bao Ji limited company (consolidated) includes Tianjin Bao Ji limited company, Tianjin Tianxing Investment Development Co., Ltd., Tianjin Nanjun Lanshan Investment Co., Ltd.; Fujian Hui Zhi Tong Da Industrial Co., Ltd. (consolidated) includes Fujian Hui Zhi Tong Industrial Co., Ltd. and Shanghai Yue Meng commercial factoring Co., Ltd. Fujian Yango Group Xiamen import and Export Co., Ltd. (consolidated) includes Fujian Yango Group Xiamen import and Export Co., Ltd. and Xin Sun (Hong Kong) Development Co., Ltd.; Fuzhou Yango co Creation Education Management Co., Ltd. (consolidated) includes Fuzhou Yango co Creation Education Management Co., Ltd. and Fuzhou Drum Tower Senna Yango Kindergarten. Fujian Yango Investment Co., Ltd. (consolidated) includes Fujian Yango Investment Co., Ltd., Fuzhou Bo Zhen Yuan Capital Ltd, Changcheng Yango Asset Management Co., Ltd. Fujian Jun Peng Investment Co., Ltd. (consolidated) includes Fujian Jun Peng Investment Co., Ltd., Fujian Green Beth Education Management Co., Ltd., Dongqiao economic and Technological Development Zone Dongcheng international kindergarten, Changsha love butterfly Education Consulting Co., Ltd., Changsha Wangcheng District Ivy kindergarten, Changsha Yuhua District Ivy kindergarten, Fuzhou city Jinan District Green Beth Yango kindergarten, Fujian Hou County sugarcane Green Beit territorial sea kindergarten, Fuzhou Jinan District Yango Home World kindergarten, Fujian golden bean seedling Education Culture Co., Ltd., Putian Hanjiang District Cang ran small sun kindergarten, Xianyou County Licheng ante kindergarten, Putian City Licheng District, Qing Da Kou kindergarten, Xiamen City Huli District Jindou Miao kindergarten, Putian City Licheng District Jindou Miao kindergarten, Xianyou County carp South Dragon.Xiang bilingual art kindergarten, Fuzhou Jinan District, Green Beth home world kindergarten, Minhou County Street, Green Beth ideal city kindergarten, Fuzhou Drum Tower Yango Kindergarten, Fuzhou Cangshan District Yango

Kindergarten, Fuzhou Gulou District Yango Center kindergarten, Guizhou Green Beth education Cci Capital Ltd, Beijing Normal University new standard system kindergarten Tianhu famous garden Chengdu Wenjiang District blue light Bei AI four Yecheng kindergarten Co., Ltd., Guangxi Green Special Education Technology Co., Ltd.

Note 2: YangoCity Group, which transfers part of its shares on the basis of net assets, is a joint development project introduced by the company after the company took the land. After the transfer, the company still has a significant impact on these companies, accounting for it by equity method.

e) Changes in the Scope of Consolidation for Other Reasons

Serial No.	Name	Reasons for Change
1	Fuzhou Longboguang Real Estate Development Co., Ltd.	Establishment
2	Yango Yunxiang Consulting Service Co., Ltd.	Establishment
3	Fuzhou Longtaiguang Real Estate Development Co., Ltd.	Establishment
4	Fuzhou Guangxuyang Real Estate Development Co., Ltd.	Establishment
5	Xiamen Hongbo Taicheng Real Estate Development Co., Ltd.	Establishment
6	Xiamen Libo Shuntai Real Estate Development Co., Ltd.	Establishment
7	Xiamen Rongjin Xintai Real Estate Development Co., Ltd.	Establishment
8	Xiamen Xinbo Tailai Real Estate Development Co., Ltd.	Establishment
9	Xiamen Yango Tiancheng Real Estate Development Co., Ltd.	Establishment
10	Xiamen Yango Zehui Real Estate Development Co., Ltd.	Establishment
11	Shanghai Chenxi Enterprise Management Co., Ltd.	Establishment
12	Shanghai Chubei Enterprise Management Co., Ltd.	Establishment
13	Yango Group Shanghai Huizhi Youjia Enterprise Management Co., Ltd.	Establishment
14	Hangzhou Ruiguang Real Estate Development Co., Ltd.	Establishment
15	Hangzhou Biguang Real Estate Development Co., Ltd.	Establishment
16	Hangzhou Hongkehui Real Estate Development Co., Ltd.	Establishment
17	Hangzhou Huiguang Real Estate Development Co., Ltd.	Establishment
18	Hangzhou Hongguang Real Estate Development Co., Ltd.	Establishment
19	Suzhou Hongguang Real Estate Development Co., Ltd.	Establishment
20	Beijing Jun Peng Trading Co., Ltd.	Establishment
21	Beijing Yude Xingyun Real Estate Co., Ltd.	Establishment
22	Chengdu Xixiangguang Real Estate Co., Ltd.	Establishment
23	Yunnan Jiguang Real Estate Development Co., Ltd.	Establishment
24	Yichang Tengshun Yango Real Estate Development Co., Ltd.	Establishment
25	Chongqing Muguang Real Estate Development Co., Ltd.	Establishment
26	Shaanxi Ankang Yango Real Estate Co., Ltd.	Establishment
27	Xining Yango Tangdao Real Estate Co., Ltd.	Establishment
28	Jiaxing Weitai Investment Management Co., Ltd.	Establishment
29	Pingxiang Hao Bairui Marketing Planning Co., Ltd.	Establishment
30	Pingxiang Yangyao Trading Co., Ltd.	Establishment
31	Pingxiang Yangyuan Trading Co., Ltd.	Establishment
32	Pingxiang Junteng Marketing Planning Co., Ltd.	Establishment

Serial No.	Name	Reasons for Change
33	Shantou Yango Rich Real Estate Development Co., Ltd.	Establishment
34	Meizhou Guangyao Real Estate Development Co., Ltd.	Establishment
35	Shantou Yango Changsheng Investment Development Co., Ltd.	Establishment
36	Guangzhou Baiyao Xinguang Real Estate Co., Ltd.	Establishment
37	Guangzhou Yango Yiyuan Real Estate Co., Ltd.	Establishment
38	Guangzhou Yango Erfu Real Estate Co., Ltd.	Establishment
39	Foshan Wanguang Real Estate Development Co., Ltd.	Establishment
40	Zhaoqing Fuyang Real Estate Development Co., Ltd.	Establishment
41	Shaanxi Xuzhiguang Real Estate Co., Ltd.	Establishment
42	Xi'an Chaguang Real Estate Co., Ltd.	Establishment
43	Taiyuan Jinxifu Real Estate Development Co., Ltd.	Establishment
44	Guilin Zhengyang Investment Management Co., Ltd.	Establishment
45	Beihai Zhengyuyang Investment Co., Ltd.	Establishment
46	Beihai Yangzheng Shuguang Real Estate Development Co., Ltd.	Establishment
47	Nanning Zhengyang Investment Co., Ltd.	Establishment
48	Nanning Zhengyang Investment Co., Ltd.	Establishment
49	Zhengzhou Ruilang Real Estate Development Co., Ltd.	Establishment
50	Xuchang Shengguang Real Estate Development Co., Ltd.	Establishment
51	Zhengzhou Yango Tiandi Real Estate Co., Ltd.	Establishment
52	Wuhan Keteng Yango Real Estate Development Co., Ltd.	Establishment
53	Wuhan Dingke Yango Real Estate Development Co., Ltd.	Establishment
54	Wuhan Bohui Yango Real Estate Development Co., Ltd.	Establishment
55	Jingzhou Dingke Yango Real Estate Development Co., Ltd.	Establishment
56	Ganzhou Xuguang Real Estate Development Co., Ltd.	Establishment
57	Jingdezhen Yuguang Real Estate Co., Ltd.	Establishment
58	Hebei Junteng Yango Real Estate Development Co., Ltd.	Establishment
59	Hebei Ruichen Yango Real Estate Development Co., Ltd.	Establishment
60	Hebei Yuxiang Yango Real Estate Development Co., Ltd.	Establishment
61	Hebei Honghui Yango Real Estate Development Co., Ltd.	Establishment
62	Maoming Penghui Real Estate Development Co., Ltd.	Establishment
63	Guangzhou Shenghui Real Estate Development Co., Ltd.	Establishment
64	Guangzhou Yihui Real Estate Development Co., Ltd.	Establishment
65	Guangzhou Yinghui Real Estate Development Co., Ltd.	Establishment
66	Guangzhou Minghui Real Estate Development Co., Ltd.	Establishment
67	Chongqing Ruishang Yundian Industrial Co., Ltd.	Establishment
68	Tianshui Guangyao Real Estate Development Co., Ltd.	Establishment
69	Xining Yango Real Estate Co., Ltd.	Establishment
70	Dalian Yango Hongrui Development Co., Ltd.	Establishment
71	Shenyang Ruiguang Trading Co., Ltd.	Establishment
72	Dalian Yango Honglong Development Co., Ltd.	Establishment

Serial No.	Name	Reasons for Change
73	Shenyang Guangsheng Hengrong Real Estate Development Co., Ltd.	Establishment
74	Shenyang Guangyu Hengrong Real Estate Development Co., Ltd.	Establishment
75	Shenyang Xuguang Building Materials Trading Co., Ltd.	Establishment
76	Kunming Yango Huaxin Real Estate Development Co., Ltd.	Establishment
77	Anhui Yangshuo Guangcheng Real Estate Co., Ltd.	Establishment
78	Bengbu Guangrui Real Estate Development Co., Ltd.	Establishment
79	Bengbu Guangxu Real Estate Development Co., Ltd.	Establishment
80	Nanjing Shengyang Real Estate Development Co., Ltd.	Establishment
81	Nanjing Wenyu Sogo Real Estate Development Co., Ltd.	Establishment
82	Nanjing Haoyang Real Estate Development Co., Ltd.	Establishment
83	Nanjing Yiyang Real Estate Development Co., Ltd.	Establishment
84	Yango Zhongguang (Chongqing) Industrial Co., Ltd.	Establishment
85	Jinhua Ruixiang Real Estate Development Co., Ltd.	Establishment
86	Jinhua Rongde Investment Management Co., Ltd.	Establishment
87	Nanning Yangzheng Shengguang Real Estate Development Co., Ltd.	Establishment
88	Beihai Yucheng Real Estate Development Co., Ltd.	Establishment
89	Shanghai Jing Zheng business management partnership (limited partnership)	Establishment
90	Yango group Shanghai Mdt InfoTech Ltd	Establishment
91	Shanghai Pei Huai Enterprise Management Co., Ltd.	Establishment
92	Shanghai Nan Xu Enterprise Management Co., Ltd.	Establishment
93	Nantong Hui Nie Guang Real Estate Development Co., Ltd.	Establishment
94	Shanghai Guang Kong Real Estate Development Co., Ltd.	Establishment
95	Yango (Huzhou) Real Estate Co., Ltd.	Establishment
96	Shanghai Guang Rong Enterprise Management Co., Ltd.	Establishment
97	Shanghai Guang Yu Real Estate Development Co., Ltd.	Establishment
98	Fuzhou Jun Li Guang Enterprise Management Co., Ltd.	Establishment
99	Xiamen Yango Shunde Real Estate Development Co., Ltd.	Establishment
100	Quanzhou Yango Jiaying Industrial Co., Ltd.	Establishment
101	Xiamen Yango Tian Shun Real Estate Development Co., Ltd.	Establishment
102	Suzhou dream home life Co., Ltd.	Establishment
103	Hangzhou water Shengze Real Estate Development Co., Ltd.	Establishment
104	Hangzhou dream home enterprise development Co., Ltd.	Establishment
105	Huizhou Guangsheng Industrial Co., Ltd.	Establishment
106	Shanwei Yango Dasheng Industrial Co., Ltd.	Establishment
107	Dongguan Guang Zhi Investment Development Co., Ltd.	Establishment
108	Guangzhou Yango eight Hui real estate Co., Ltd.	Establishment
109	Guangzhou Yango three Teng Real Estate Co., Ltd.	Establishment
110	Guangzhou Yango Real Estate Co., Ltd.	Establishment

Serial No.	Name	Reasons for Change
111	Guangzhou Yango, Liu Xin Real Estate Co., Ltd.	Establishment
112	Guangzhou Yango nine hing real estate Co., Ltd.	Establishment
113	Guangzhou Yango, Hong Kong Real Estate Co., Ltd.	Establishment
114	Guangzhou Yango Qisheng Real Estate Co., Ltd.	Establishment
115	Guangzhou Yango Star Real Estate Co., Ltd.	Establishment
116	Foshan dream home enterprise management Co., Ltd.	Establishment
117	Xi'an spectral light Real Estate Co., Ltd.	Establishment
118	Xi'an hung Shunde Real Estate Co., Ltd.	Establishment
119	Xi'an Hui Tai Real Estate Development Co., Ltd.	Establishment
120	Nanning ZHENG Jin Yang Investment Co., Ltd.	Establishment
121	Changsha dream home Consulting Management Co., Ltd.	Establishment
122	Zhengzhou Yusheng Yango Real Estate Co., Ltd.	Establishment
123	Zhengzhou Yango Wan Yi Real Estate Co., Ltd.	Establishment
124	Zhengzhou Yango Xin Bo Real Estate Co., Ltd.	Establishment
125	Zhengzhou Yango run Kun Real Estate Co., Ltd.	Establishment
126	Xiangyang Jun Peng Yango Real Estate Development Co., Ltd.	Establishment
127	Wuhan Zhen Yang Yango Real Estate Development Co., Ltd.	Establishment
128	Wuhan Rui Hong YangoCity Real Estate Development Co., Ltd.	Establishment
129	Pingxiang dream Enterprise Management Consulting Co., Ltd.	Establishment
130	Hebei bond Real Estate Development Co., Ltd.	Establishment
131	Chongqing Zhong Guang Hui Industrial Co., Ltd.	Establishment
132	Chongqing Rui Zhi Guang housing brokerage Co., Ltd.	Establishment
133	Chongqing Guang Guan commerce and Trade Co., Ltd.	Establishment
134	Chongqing heyuguang Technology Co., Ltd.	Establishment
135	Chongqing Jin Guang Rui Enterprise Management Consulting Co., Ltd.	Establishment
136	Chongqing Yue Rui Guang Enterprise Management Consulting Co., Ltd.	Establishment
137	Guizhou chase dream Yango Property Co., Ltd.	Establishment
138	Changchun Guangyao honrong Real Estate Development Co., Ltd.	Establishment
139	Shenyang Yun Guang Building Materials Trading Co., Ltd.	Establishment
140	Dalian Guang Hong Xin Chen Building Materials Trading Co., Ltd.	Establishment
141	Dalian Guang Hong Xin Yi Building Materials Trading Co., Ltd.	Establishment
142	Changchun Guangsheng Heng Rong Real Estate Development Co., Ltd.	Establishment
143	Kunming Tong Ying Real Estate Development Co., Ltd.	Establishment
144	Tibet Heng Ying Technology Co., Ltd.	Establishment

Serial No.	Name	Reasons for Change
145	Yunnan Yango Zhonghe Real Estate Development Co., Ltd.	Establishment
146	Yunnan Yango Wing Lung Real Estate Development Co., Ltd.	Establishment
147	Anhui Yang Guang Guang City Real Estate Development Co., Ltd.	Establishment
148	Anhui Yango Real Estate Co., Ltd.	Establishment
149	Anhui Yang Xu Guang City Enterprise Management Co., Ltd.	Establishment
150	Hainan Xu Zhi Guang Real Estate Development Co., Ltd.	Establishment
151	Nanjing Shun Yang Industrial Co., Ltd.	Establishment
152	Yango (Guangdong) Urban Development Investment Co., Ltd.	Establishment
153	Shanghai dream home enterprise development Co., Ltd.	Establishment
154	Beijing Sheng Xing Tai Hotel Management Service Co., Ltd.	Establishment
155	Jiaxing Keran investment partnership (limited partnership)	Establishment
156	Jiaxing King River investment partnership (limited partnership)	Establishment
157	Jiaxing Xin Rui investment partnership (limited partnership)	Establishment
158	Tianjin Ruguang Real Estate Development Co., Ltd.	Establishment
159	Tianjin Zheng Long Yango Technology Industry Co., Ltd.	Establishment
160	Tianshui Guang Heng real estate development Co., Ltd.	Establishment
161	Tibet Libo Sheng Culture Media Co., Ltd.	Establishment
162	Tibet Xin Kelong culture media Co., Ltd.	Establishment
163	Yango (Jiaxing) Real Estate Co., Ltd.	Establishment
164	Fujian Longking Environmental Protection Intelligent Transportation Engineering Co., Ltd.	Establishment
165	Shandong Longking Environmental Protection Technology Co., Ltd.	Establishment
166	Shandong Long Jing environmental protection equipment Co., Ltd.	Establishment
167	Ji'nan Long Jing Environmental Protection Technology Co., Ltd.	Establishment
168	Fujian Long Jing water environment Investment Co., Ltd.	Establishment
169	Longking Environmental Protection (Hong Kong) Technology Co., Ltd.	Establishment
170	Long Jing Energy Developments Ltd	Establishment
171	Dongying Jinyuan Environmental Protection Technology Co., Ltd.	Establishment
172	Shandong Hengyun Environmental Protection Technology Co., Ltd.	Establishment
173	GLORY DEVELOPMENT LIMITED	Establishment
174	Fujian Jun Peng Investment Co., Ltd.	Establishment
175	Sheng Shihui supply chain management (Xiamen) Co., Ltd.	Establishment
176	Boya spring Education Technology (Xiamen) Co., Ltd.	Establishment
177	Xiamen Zhi Tai Tongli Engineering Management Service Co., Ltd.	Establishment

Serial No.	Name	Reasons for Change
178	Yango Boya Education Management (Xiamen) Co., Ltd.	Establishment
179	Hongda information technology (Xiamen) Co., Ltd.	Establishment
180	Xiamen Wo bun Tang Restaurant Management Co., Ltd.	Establishment
181	Yun de Tai Tai Education Technology (Xiamen) Co., Ltd.	Establishment
182	Lu yo education consulting (Xiamen) Co., Ltd.	Establishment
183	China research and Education Research Institute Co., Ltd.	Establishment
184	Yango aesthetic education culture and art (Xiamen) Co., Ltd.	Establishment
185	Taiyuan Xiaodian District hi class training school Co., Ltd.	Establishment
186	Qingzhen City School Education Co., Ltd.	Establishment
187	Fuzhou Cangshan hi class training school Co., Ltd.	Establishment
188	Muyu Culture Development (Shanghai) Co., Ltd.	Establishment
189	Shanghai Xueyi Education Technology Co., Ltd.	Establishment
190	Fuzhou Economic and Technological Development Zone Yihang Training School Co., Ltd.	Establishment
191	Liupanshui Zijin Mountain District hi class education and training school Co., Ltd.	Establishment
192	Guiyang Gude Logistics Service Co., Ltd.	Establishment
193	Huizhou Gude Logistics Service Co., Ltd.	Establishment
194	Liaocheng Gude Restaurant Management Co., Ltd.	Establishment
195	Bengbu Gude Logistics Service Co., Ltd.	Establishment
196	Yan'an Gude Logistics Service Co., Ltd.	Establishment
197	Liupanshui Yunde Education Logistics Service Co., Ltd.	Establishment
198	Fuzhou Yunde Logistics Service Co., Ltd.	Establishment
199	Yanan North Pei Wen school affiliated kindergarten	Establishment
200	Boya school, Ganjiang New District	Establishment
201	Huai'an Yuanpei Education Management Co., Ltd.	Establishment
202	Guiyang Peking University Peiwen School	Establishment
203	Zhenjiang Pei Wen Enterprise Management Consulting Co., Ltd.	Establishment
204	Taiyuan Bohui Education Consulting Co., Ltd.	Establishment
205	Pei Wen experimental primary school, Yuci District, Jinzhong	Establishment
206	Liaocheng Lvcheng Lily kindergarten	Establishment
207	Foshan Boya Meiwen Education Investment Co., Ltd.	Establishment
208	Foshan Gaoming District Peking Pei Wen Experimental School	Establishment
209	Weinan Peiwen Zhixing Education Consulting Co., Ltd.	Establishment
210	Weinan City District, Pei Wen experimental junior high school	Establishment
211	Weinan City, China, Pei Wen Experimental Primary School	Establishment
212	Laibin Boya Education Management Co., Ltd.	Establishment
213	Laibin City Pei Wen school	Establishment
214	Xiamen Boya Zheng Heng Education Technology Co., Ltd.	Establishment
215	Huzhou Pei Wen Education Technology Co., Ltd.	Establishment

Serial No.	Name	Reasons for Change
216	Linghai City Pei Wen Education Consulting Co., Ltd.	Establishment
217	Meihekou Pei Wen Education Investment Management Co., Ltd.	Establishment
218	Meihekou Pei Wen Experimental School	Establishment
219	Yuexi Pei Wen (Yang Hong) Education Consulting Co., Ltd.	Establishment
220	Guangdong Boya Lin Chen Education Consulting Co., Ltd.	Establishment
221	Guangxi Greenbaote Education Technology Co., Ltd.	Establishment
222	Fujian Xing Tong Jie Technology Co., Ltd.	Dissolution
223	Fujian Xiang Bai Quan Education Information Consulting Co., Ltd.	Dissolution
224	Yaxing Culture Industry (Beijing) Co., Ltd.	Dissolution
225	Beijing Yango Kaiwen Educational Consulting Co., Ltd.	Dissolution
226	Guiyang Gude Logistics Service Co., Ltd.	Dissolution
227	Liaocheng Gude Restaurant Management Co., Ltd.	Dissolution
228	Yan'an Gude Logistics Service Co., Ltd.	Dissolution
229	Fujian Xin Fu Mei Mdt InfoTech Ltd	Dissolution
230	Changsha Yango hongbailong Industrial Co., Ltd.	Dissolution
231	Changsha Yango sun Kelong Industrial Co., Ltd.	Dissolution
232	Changsha IELTS Yango Industrial Co., Ltd.	Dissolution
233	Changsha Hong Bai Xiang Yango Industrial Co., Ltd.	Dissolution
234	Changsha Kang Li Yuan Yango Industrial Co., Ltd.	Dissolution
235	Changsha Zhen Da Yango Industrial Co., Ltd.	Dissolution
236	Shenyang Guang Rui Real Estate Development Co., Ltd.	Dissolution
237	Shangrao City Haopeng Real Estate Co., Ltd	Dissolution
238	Shanghai Ludi Enterprise Development Partnership (Limited Partnership)	Dissolution
239	Zhengzhou Yango Qinghuayu Property Co., Ltd.	Dissolution

VII. Equities in other entities

1. Equity in the subsidiaries

1.1 Composition of group enterprise:

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
1	Dongfang Xinlong Assets Management Co., Ltd.	Fuzhou	Fuzhou	Guarantee	100.00%		100.00%	Consolidation not under the same control
2	Fujian Yango Group Fujian International Trade Co., Ltd.	Fuzhou	Fuzhou	Trade	1.00%	99.00%	100.00%	Establishment or investment
3	Yango (Hong Kong) Investment Co., Ltd.	Hong Kong	Hong Kong	Investment management		100.00%	100.00%	Establishment or investment
4	Yango (Cayman) Investment Ltd	Cayman	Cayman	Investment management		100.00%	100.00%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
5	Yango Investment Limited	Hong Kong	Hong Kong	Investment management		100.00%	100.00%	Establishment or investment
6	QINGDAO FUGANGSEN TRADING CO.LTD	Qingdao	Qingdao	Trade		100.00%	100.00%	Establishment or investment
7	Yango (Hong Kong) Development Co., Ltd.	Hong Kong	Hong Kong	Investment management		100.00%	100.00%	Establishment or investment
8	Xin Yangguang (Hongkong) Development Co., Ltd.	Hong Kong	Hong Kong	Trade		100.00%	100.00%	Consolidation not under the same control
9	Fuzhou Yango International School	Fuzhou	Fuzhou	Education	100.00%		100.00%	Establishment or investment
10	Tibet Yango Ruize Industry Co., Ltd.	Lhasa	Lhasa	Commercial services	100.00%		100.00%	Establishment or investment
11	Tibet Yango Hongrui Industry and Trade Co., Ltd.	Lhasa	Lhasa	Commercial services	100.00%		100.00%	Establishment or investment
12	Tibet New Yango Industrial Co., Ltd.	Lhasa	Lhasa	Environmental protection	51.00%		51.00%	Establishment or investment
13	Fujian Yango Future Education Management Co., Ltd.	Fuzhou	Fuzhou	Education management	100.00%		100.00%	Establishment or investment
14	Yango Investment PTE.LTD	Singapore	Singapore	Investment management	100.00%		100.00%	Establishment or investment
15	Longking Industry Group Co., Ltd.	Pingtang	Pingtang	Investment management	48.29%	46.40%	94.69%	Consolidation not under the same control
16	Fujian Longking Environmental Protection Co., Ltd.	Longyan	Longyan	Manufacture		25.04%	25.04%	Consolidation not under the same control
17	Fujian Longking Equipment Installation Co., Ltd.	Longyan	Longyan	Installation		100.00%	100.00%	Consolidation not under the same control
18	Xi'an Xikuang Environmental Protection Science and Technology Co., Ltd.	Xi'an	Xi'an	Manufacture		93.33%	93.33%	Consolidation not under the same control
19	Xi'an Xikuang Environmental Protection Equipment Installation Co., Ltd.	Xi'an	Xi'an	Installation		100.00%	100.00%	Consolidation not under the same control
20	Wuhan Longking Environmental Protection Science and Technology Co., Ltd.	Wuhan	Wuhan	Manufacture		100.00%	100.00%	Consolidation not under the same control
21	Fujian Longking Desulfurization and Denitrification Engineering Co., Ltd.	Xiamen	Xiamen	Manufacture		100.00%	100.00%	Consolidation not under the same control
22	Shanghai Longking Environmental Protection Science and Technology Engineering Co., Ltd.	Shanghai	Shanghai	Manufacture		100.00%	100.00%	Consolidation not under the same control
23	Xiamen Longking Environmental Protection Technology Co., Ltd.	Xiamen	Xiamen	Manufacture		100.00%	100.00%	Consolidation not under the same control
24	Xiamen Longking Environmental Protection Material Transportation Science and Technology Co., Ltd.	Xiamen	Xiamen	Manufacture		100.00%	100.00%	Consolidation not under the same control
25	Wuhan Longking Environmental Protection Engineering Co., Ltd.	Wuhan	Wuhan	Manufacture		99.82%	99.82%	Consolidation not under the same control
26	Xi'an Zhongdian Energy Environmental Protection Co., Ltd.	Xi'an	Xi'an	Manufacture		100.00%	100.00%	Consolidation not under the same control

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
27	Xiamen Longking Property Service Co., Ltd.	Xiamen	Xiamen	Property management		100.00%	100.00%	Consolidation not under the same control
28	Fujian Longking High Precise Equipment Manufacture Co., Ltd.	Longyan	Longyan	Manufacture		100.00%	100.00%	Consolidation not under the same control
29	Longyan Longking Environmental Protection Machinery Co., Ltd.	Longyan	Longyan	Manufacture		100.00%	100.00%	Consolidation not under the same control
30	Beijing Langend Environmental Engineering Service Co., Ltd.	Beijing	Beijing	Consultation		100.00%	100.00%	Consolidation not under the same control
31	Tianjin Longking Environmental Protection Science and Technology Co., Ltd.	Tianjin	Tianjin	Manufacture		100.00%	100.00%	Consolidation not under the same control
32	Longking Environmental Protection (Hong Kong) Co., Ltd.	Hong Kong	Hong Kong	Trade		100.00%	100.00%	Consolidation not under the same control
33	Xinjiang Longking Environmental Protection Science and Technology Co., Ltd.	Urumqi	Urumqi	Manufacture		100.00%	100.00%	Consolidation not under the same control
34	Xi'an Xikuang Environmental Protection Engineering Co., Ltd.	Xi'an	Xi'an	Manufacture		100.00%	100.00%	Consolidation not under the same control
35	Xiamen Longking Environmental Protection and Energy Saving Science and Technology Co., Ltd.	Xiamen	Xiamen	Manufacture		100.00%	100.00%	Consolidation not under the same control
36	LONGKING ENGINEERING INDIA PRIVATE LIMITED	New Delhi	New Delhi	Manufacture		100.00%	100.00%	Consolidation not under the same control
37	Jiangsu Shuangcheng Environmental Protection Monitoring Technology Co., Ltd.	Yancheng	Yancheng	Manufacture		100.00%	100.00%	Consolidation not under the same control
38	Xiamen Longking Hotel Management Co., Ltd.	Xiamen	Xiamen	Service		100.00%	100.00%	Consolidation not under the same control
39	LK-CL Environmental Protection Technology (Shanghai) Co., Ltd.	Shanghai	Shanghai	Manufacture		100.00%	100.00%	Consolidation not under the same control
40	Jiangsu LK-CL Catalyst Re-generation Co., Ltd.	Yancheng	Yancheng	Manufacture		100.00%	100.00%	Consolidation not under the same control
41	Jiangsu Longking Energy Saving Science and Technology Co., Ltd.	Zhangjiagan	Zhangjiagan	Manufacture		75.00%	75.00%	Consolidation not under the same control
42	Fujian Guohuan Environment Detection Co., Ltd.	Longyan	Longyan	Detection, etc.		100.00%	100.00%	Consolidation not under the same control
43	Xiamen Longking Environmental Protection Investment Co., Ltd.	Xiamen	Xiamen	Industrial investment		100.00%	100.00%	Establishment or investment
44	Xiamen Langjing Calcium Industry Technology Co., Ltd.	Xiamen	Xiamen	Technical service, etc.		100.00%	100.00%	Establishment or investment
45	Suqian Longking Environmental Protection Science and Technology Co., Ltd.	Suqian	Suqian	Manufacture		100.00%	100.00%	Consolidation not under the same control
46	Xi'an Beilei Steel Bridge Manufacture Co., Ltd.	Xi'an	Xi'an	Manufacture		100.00%	100.00%	Consolidation not under the same control
47	Xi'an Shenli Hoisting and Transportation Machinery Co., Ltd.	Xi'an	Xi'an	Manufacture		100.00%	100.00%	Consolidation not under the same control
48	Fujian Newland Environmental Protection Technology	Fuzhou	Fuzhou	Manufacture		92.50%	92.50%	Consolidation not under the same control

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
	Co., Ltd.							
49	Fujian Newland Environmental Protection Construction Engineering Co., Ltd.	Fuzhou	Fuzhou	Engineering construction		100.00%	100.00%	Consolidation not under the same control
50	De Chang environmental protection Limited by Share Ltd	Zhejiang	Leqing	waste incineration		94.45%	94.45%	Consolidation not under the same control
51	Pinghu Lingang Energy Co., Ltd.	Zhejiang	Pinghu	waste incineration		100.00%	100.00%	Consolidation not under the same control
52	Pinghu Dechang environmental protection Co., Ltd.	Zhejiang	Pinghu	waste incineration		100.00%	100.00%	Consolidation not under the same control
53	Fujian Longking Environmental Protection Intelligent Transportation Engineering Co., Ltd.	Longyan	Longyan	Manufacture		100.00%	100.00%	Establishment or investment
54	Shandong Longking Environmental Protection Technology Co., Ltd.	Shandong	Dongying	Manufacture		100.00%	100.00%	Establishment or investment
55	Shandong Longking environmental protection equipment Co., Ltd.	Shandong	Dongying	Manufacture		100.00%	100.00%	Establishment or investment
56	Ji'nan Longking Environmental Protection Technology Co., Ltd.	Shandong	Jinan	Manufacture		100.00%	100.00%	Establishment or investment
57	Longyan Fengpei environmental protection Co., Ltd.	Longyan	Longyan	Water pollution control, etc.		100.00%	100.00%	Consolidation not under the same control
58	Fujian Longking water environment Investment Co., Ltd.	Fuzhou	Fuzhou	Investment, etc.		100.00%	100.00%	Establishment or investment
59	Longking Environmental Protection (Hong Kong) Technology Co., Ltd.	Hong Kong	Hong Kong	Comprehensive utilization of water, etc		100.00%	100.00%	Establishment or investment
60	Longking Energy Developments Ltd	Xiamen	Xiamen	Domestic waste treatment, etc.		100.00%	100.00%	Establishment or investment
61	Dongying Jinyuan Environmental Protection Technology Co., Ltd.	Shandong	Dongying	Manufacture		100.00%	100.00%	Establishment or investment
62	Shandong Hengyun Environmental Protection Technology Co., Ltd.	Shandong	Binzhou	Hazardous waste, solid waste disposal, etc.		100.00%	100.00%	Establishment or investment
63	GLORY DEVELOPMENT LIMITED	The British Virgin Islands	The British Virgin Islands	Investment		100.00%	100.00%	Establishment or investment
64	Fujian Yango Science and Education Co., Ltd.	Fuzhou	Fuzhou	Education management		60.00%	60.00%	Consolidation not under the same control
65	Yango College	Fuzhou	Fuzhou	Education		85.31%	85.31%	Consolidation not under the same control
66	Pingtang Yango Longteng Assets Management Co., Ltd.	Pingtang	Pingtang	Assets management		100.00%	100.00%	Establishment or investment
67	Yango International Trading Group Co., Ltd.	Fuzhou	Fuzhou	Trade		100.00%	100.00%	Consolidation not under the same control
68	Shanghai Haoyuan Trading Co., Ltd.	Shanghai	Shanghai	Trade		100.00%	100.00%	Establishment or investment
69	Shanghai Yuding Trading Co., Ltd.	Shanghai	Shanghai	Trade		100.00%	100.00%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
70	Yango International Trade Group (Shanghai) Trade Co., Ltd.	Shanghai	Shanghai	Trade		100.00%	100.00%	Establishment or investment
71	Xiamen Shengfuyang International Trade Co., Ltd.	Xiamen	Xiamen	Trade		100.00%	100.00%	Establishment or investment
72	Yangguang International Trade (Tianjin) Co., Ltd.	Tianjin	Tianjin	Trade		100.00%	100.00%	Establishment or investment
73	Yango International Trade Group (Hong Kong) Co., Ltd.	Hong Kong	Hong Kong	Trade		100.00%	100.00%	Establishment or investment
74	Tianjin Shengfuyang Commerce and Trade Co., Ltd.	Tianjin	Tianjin	Trade		100.00%	100.00%	Consolidation not under the same control
75	Yango International Trade Group (Qingdao) Co., Ltd.	Qingdao	Qingdao	Trade		100.00%	100.00%	Establishment or investment
76	Sheng Shihui supply chain management (Xiamen) Co., Ltd.	Xiamen	Xiamen	Trade		100.00%	100.00%	Establishment or investment
77	Fuzhou Tenglong Industrial Co., Ltd.	Fuzhou	Fuzhou	Trade		100.00%	100.00%	Establishment or investment
78	Hong Kong Tenglong Industrial Co., Ltd.	Hong Kong	Hong Kong	Trade		74.50%	74.50%	Establishment or investment
79	Yango Education Holdings Group Ltd.	Fuzhou	Fuzhou	Educational management		99.00%	99.00%	Establishment or investment
80	Yango Boya Education Investment (Beijing) Co., Ltd.	Beijing	Beijing	Educational investment		100.00%	100.00%	Establishment or investment
81	Boya spring Education Technology (Xiamen) Co., Ltd.	Xiamen	Xiamen	Education		100.00%	100.00%	Establishment or investment
82	Xiamen Zhi Tai Tongli Engineering Management Service Co., Ltd.	Xiamen	Xiamen	engineering management		100.00%	100.00%	Establishment or investment
83	Yango Boya Education Management (Xiamen) Co., Ltd.	Xiamen	Xiamen	Educational management		100.00%	100.00%	Establishment or investment
84	Yu Da information technology (Xiamen) Co., Ltd.	Xiamen	Xiamen	Information transmission, software and information technology services		100.00%	100.00%	Establishment or investment
85	Xiamen Wo bun Tang Restaurant Management Co., Ltd.	Xiamen	Xiamen	Catering service		100.00%	100.00%	Establishment or investment
86	Yun de Tai Tai Education Technology (Xiamen) Co., Ltd.	Xiamen	Xiamen	Trade		100.00%	100.00%	Establishment or investment
87	Lu yo education consulting (Xiamen) Co., Ltd.	Xiamen	Xiamen	Education		100.00%	100.00%	Establishment or investment
88	China research and Education Research Institute Co., Ltd.	Hong Kong	Hong Kong	Education		100.00%	100.00%	Establishment or investment
89	Yango aesthetic education culture and art (Xiamen) Co., Ltd.	Xiamen	Xiamen	Planning services		100.00%	100.00%	Establishment or investment
90	Beijing Boya Spring Education Science and Technology Co., Ltd.	Beijing	Beijing	Education		100.00%	100.00%	Establishment or investment
91	Taiyuan Xiaodian District hi class training school Co., Ltd.	Taiyuan	Taiyuan	Education		100.00%	100.00%	Establishment or investment
92	Qingzhen Haikē Education Co., Ltd.	Guiyang	Guiyang	Education		100.00%	100.00%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
93	Fuzhou Cangshan hi class training school Co., Ltd.	Fuzhou	Fuzhou	Education		100.00%	100.00%	Establishment or investment
94	Muyu Culture Development (Shanghai) Co., Ltd.	Shanghai	Shanghai	Education		100.00%	100.00%	Establishment or investment
95	Shanghai Xueyi Education Technology Co., Ltd.	Shanghai	Shanghai	Education		100.00%	100.00%	Establishment or investment
96	Fuzhou Economic and Technological Development Zone Yihang Training School Co., Ltd.	Fuzhou	Fuzhou	Education		100.00%	100.00%	Establishment or investment
97	Fuzhou Luyi Education Consulting Co., Ltd.	Fuzhou	Fuzhou	Educational investment		100.00%	100.00%	Establishment or investment
98	Liupanshui Zijin Mountain District hi class education and training school Co., Ltd.	Liupanshui	Liupanshui	Education		100.00%	100.00%	Establishment or investment
99	Fujian Mingde Logistics Service Co., Ltd.	Pingtang	Pingtang	Logistics Services		100.00%	100.00%	Establishment or investment
100	Huizhou Gude Logistics Service Co., Ltd.	Huizhou	Huizhou	Logistics Services		100.00%	100.00%	Establishment or investment
101	Bengbu Gude Logistics Service Co., Ltd.	Bengbu	Bengbu	Logistics Services		100.00%	100.00%	Establishment or investment
102	Ningde Gude Logistics Service Co., Ltd.	Ningde	Ningde	Logistics Services		100.00%	100.00%	Establishment or investment
103	Liupanshui Yunde Education Logistics Service Co., Ltd.	Liupanshui	Liupanshui	Logistics Services		100.00%	100.00%	Establishment or investment
104	Fuzhou Yunde Logistics Service Co., Ltd.	Fuzhou	Fuzhou	Logistics Services		100.00%	100.00%	Establishment or investment
105	Shanxi Boya Zhongwei Educational Consulting Co., Ltd.	Jin Zhong	Jin Zhong	Educational counseling		51.00%	51.00%	Establishment or investment
106	Shaanxi Peiwen Enterprise Consulting Management Co., Ltd.	Xi'an	Xi'an	Educational investment		100.00%	100.00%	Establishment or investment
107	Yan'an Yuanpei Cultural Industry Co., Ltd.	Yan'an	Yan'an	Educational investment		100.00%	100.00%	Establishment or investment
108	Yan'an Peking University Peiwen Experimental School	Yan'an	Yan'an	Education		100.00%	100.00%	Establishment or investment
109	Yan'an Yango Boya Culture Industry Co., Ltd.	Yan'an	Yan'an	Educational investment		100.00%	100.00%	Establishment or investment
110	Yan'an Peking University Peiwen School	Yan'an	Yan'an	Education		100.00%	100.00%	Establishment or investment
111	Yanan North Pei Wen school affiliated kindergarten	Yan'an	Yan'an	Education		100.00%	100.00%	Establishment or investment
112	Beijing Future Wormhole Education Technology Co., Ltd.	Beijing	Beijing	Educational investment		60.00%	60.00%	Consolidation not under the same control
113	Jiangxi Peiwen Education Consulting Co., Ltd.	Nanchang	Nanchang	Educational investment		100.00%	100.00%	Establishment or investment
114	Gongqingcheng Zibo Education Management Co., Ltd.	Jiujiang	Jiujiang	Educational investment		55.00%	55.00%	Establishment or investment
115	Boya school, Ganjiang New District	Jiujiang	Jiujiang	Education		100.00%	100.00%	Establishment or investment
116	Liupanshui Yango Education Investment Co., Ltd.	Liupanshui	Liupanshui	Educational investment		100.00%	100.00%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
117	Liupanshui Peiwen School of Peking University	Liupanshui	Liupanshui	Education		100.00%	100.00%	Establishment or investment
118	Huai'an Yuanpei Education Management Co., Ltd.	Huai'an	Huai'an	Educational investment		100.00%	100.00%	Establishment or investment
119	Guiyang Yango Boya Education Investment Co., Ltd.	Guiyang	Guiyang	Educational investment		100.00%	100.00%	Establishment or investment
120	Guiyang Yango Peiwen Education Investment Management Co., Ltd.	Guiyang	Guiyang	Educational investment		85.00%	85.00%	Establishment or investment
121	Guiyang Qingzhen Peiwen School of Peking University	Guiyang	Guiyang	Education		100.00%	100.00%	Establishment or investment
122	Peiwen School of Peking University, Guiyang City	Guiyang	Guiyang	Education		100.00%	100.00%	Establishment or investment
123	Guiyang Yango Jiamei Education Investment Co., Ltd.	Guiyang	Guiyang	Educational investment		60.00%	60.00%	Establishment or investment
124	Guiyang School of Guanshan Lake District, Guiyang	Guiyang	Guiyang	Education		100.00%	100.00%	Establishment or investment
125	PRU Peiwen Yango Educational Consulting (Beijing) Co., Ltd.	Beijing	Beijing	Educational investment		66.00%	66.00%	Consolidation not under the same control
126	Zhenjiang Pei Wen Enterprise Management Consulting Co., Ltd.	Zhenjiang	Zhenjiang	Educational investment		100.00%	100.00%	Establishment or investment
127	Shanxi Boya Beichen Education Culture Industry Co., Ltd.	Shanxi	Shanxi	Educational investment		51.00%	51.00%	Establishment or investment
128	Jinzhong Experimental School, Peiwen School of Peking University	Shanxi	Shanxi	Education		100.00%	100.00%	Establishment or investment
129	Pei Wen experimental primary school, Yuci District, Jinzhong	Shanxi	Shanxi	Education		100.00%	100.00%	Establishment or investment
130	Taiyuan Bohui Education Consulting Co., Ltd.	Taiyuan	Taiyuan	Educational investment		54.00%	54.00%	Establishment or investment
131	Liaocheng Yango Boya Enterprise Management Consulting Co., Ltd.	Liaocheng	Liaocheng	Educational investment		100.00%	100.00%	Establishment or investment
132	Liaocheng Boya Minsheng Education Consulting Co., Ltd.	Liaocheng	Liaocheng	Educational investment		55.00%	55.00%	Establishment or investment
133	Liaocheng Jiangbei Shuicheng Tourism Resort Peking University Peiwen School	Liaocheng	Liaocheng	Education		100.00%	100.00%	Establishment or investment
134	Shandong Yango Minsheng Educational Consulting Co., Ltd.	Liaocheng	Liaocheng	Educational counseling		51.00%	51.00%	Establishment or investment
135	Liaocheng Jiangbei Shuicheng Tourism Resort Peking University Peiwen Kindergarten	Liaocheng	Liaocheng	Education		100.00%	100.00%	Establishment or investment
136	Liaocheng Lvcheng Lily kindergarten	Liaocheng	Liaocheng	Education		100.00%	100.00%	Establishment or investment
137	Gu'an County Yuanpei Enterprise Management Co., Ltd.	Langfang	Langfang	Educational investment		70.00%	70.00%	Establishment or investment
138	Huizhou Yango Boya Education Investment Co., Ltd.	Huizhou	Huizhou	Educational investment		100.00%	100.00%	Establishment or investment
139	Huizhou Yango Taifeng Education Investment Co., Ltd.	Huizhou	Huizhou	Educational investment		51.00%	51.00%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
140	Peking University Daya Bay Experimental School	Huizhou	Huizhou	Education		100.00%	100.00%	Establishment or investment
141	Anshun Boya Yango Education Technology Co., Ltd.	Anshun	Anshun	Educational investment		100.00%	100.00%	Establishment or investment
142	Peking University, Xixiu District, Anshun City	Anshun	Anshun	Education		100.00%	100.00%	Establishment or investment
143	Yuanpei Education Management (Hubei) Co., Ltd.	Shiyan	Shiyan	Educational investment		100.00%	100.00%	Establishment or investment
144	Shiyan Bishan Yango Academy	Shiyan	Shiyan	Education		100.00%	100.00%	Establishment or investment
145	Wenzheng Educational Counseling Management (Hubei) Co., Ltd.	Shiyan	Shiyan	Educational investment		100.00%	100.00%	Establishment or investment
146	Shiyan Zhangwan Yango Academy	Shiyan	Shiyan	Education		100.00%	100.00%	Establishment or investment
147	Fuzhou Yango Boya Education Investment Co., Ltd.	Fuzhou	Fuzhou	Educational investment		100.00%	100.00%	Establishment or investment
148	Fuzhou Cangshan District Peking University Experimental School	Fuzhou	Fuzhou	Education		100.00%	100.00%	Establishment or investment
149	Ningde Boya Education Investment Co., Ltd.	Ningde	Ningde	Educational investment		100.00%	100.00%	Establishment or investment
150	Ningde Peking University Peiwen School	Ningde	Ningde	Education		100.00%	100.00%	Establishment or investment
151	Yango Boya Education Technology (Shanghai) Co., Ltd.	Shanghai	Shanghai	Educational investment		100.00%	100.00%	Establishment or investment
152	Shanghai Kongjiang Middle School Affiliated Private School	Shanghai	Shanghai	Education		100.00%	100.00%	Consolidation not under the same control
153	Foshan Yango Wenzheng Education Management Co., Ltd.	Foshan	Foshan	Educational investment		100.00%	100.00%	Establishment or investment
154	Foshan Boya Meiwen Education Investment Co., Ltd.	Foshan	Foshan	Educational investment		60.00%	60.00%	Establishment or investment
155	Foshan Gaoming District Peking Pei Wen Experimental School	Foshan	Foshan	Education		100.00%	100.00%	Establishment or investment
156	Bengbu Boya Yango Education Technology Co., Ltd.	Bengbu	Bengbu	Educational investment		100.00%	100.00%	Establishment or investment
157	Peking University Peiwen Experimental School	Bengbu	Bengbu	Education		100.00%	100.00%	Establishment or investment
158	Peking University Huai Shang District Peking University	Bengbu	Bengbu	Education		100.00%	100.00%	Establishment or investment
159	Weinan Peiwen Zhixing Education Consulting Co., Ltd.	Weinan	Weinan	Educational investment		100.00%	100.00%	Establishment or investment
160	Weinan City District, Pei Wen experimental junior high school	Weinan	Weinan	Education		100.00%	100.00%	Establishment or investment
161	Weinan City, China, Pei Wen Experimental Primary School	Weinan	Weinan	Education		100.00%	100.00%	Establishment or investment
162	Laibin Boya Education Management Co., Ltd.	Laibin	Laibin	Educational investment		100.00%	100.00%	Establishment or investment
163	Laibin City Pei Wen school	Laibin	Laibin	Education		100.00%	100.00%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
164	Xiamen Boya Zheng Heng Education Technology Co., Ltd.	Xiamen	Xiamen	Education		100.00%	100.00%	Establishment or investment
165	Huzhou Pei Wen Education Technology Co., Ltd.	Huzhou	Huzhou	Education		100.00%	100.00%	Establishment or investment
166	Linghai City Pei Wen Education Consulting Co., Ltd.	Facing the sea	Facing the sea	Educational counseling		100.00%	100.00%	Establishment or investment
167	Meihekou Pei Wen Education Investment Management Co., Ltd.	Meihekou	Meihekou	Educational investment		100.00%	100.00%	Establishment or investment
168	Meihekou Pei Wen Experimental School	Meihekou	Meihekou	Education		100.00%	100.00%	Establishment or investment
169	Western Guangdong Pei Wen (Yangjiang) Education Consulting Co., Ltd.	Yangjiang	Yangjiang	Educational counseling		100.00%	100.00%	Establishment or investment
170	Guangdong Boya Lin Chen Education Consulting Co., Ltd.	Yangjiang	Yangjiang	Educational counseling		100.00%	100.00%	Establishment or investment
171	Yango Group Co., Ltd	Fuzhou	Fuzhou	Real estate	18.31%	15.72%	34.03%	Consolidation not under the same control
172	Fujian Yango Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Consolidation not under the same control
173	Fuzhou Huiyou Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Merger under the same control
174	Fuzhou Yango Xinjie Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
175	Fuzhou Binjiang Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Consolidation not under the same control
176	Fujian Honghui Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Consolidation not under the same control
177	Fuzhou Kangjia Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Consolidation not under the same control
178	Fuzhou Daheng Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		55.00%	55.00%	Establishment or investment
179	Yango Group Fujian Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
180	Fuzhou Shengyang Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		51.00%	51.00%	Establishment or investment
181	Fujian Huitai Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Consolidation not under the same control
182	Fujian Zhenyang Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
183	Fuzhou Tengyao Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
184	Fujian Junsen Investment Co., Ltd.	Fuzhou	Fuzhou	Investment management		100.00%	100.00%	Establishment or investment
185	Fuzhou Haikun Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
186	Fuzhou Shengshida Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
187	Fuzhou Xinyibo Investment Co., Ltd.	Fuzhou	Fuzhou	Investment management		100.00%	100.00%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
188	Fuzhou Litenghui Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
189	Fuzhou Mawei District Lepeng Commercial and Trading Co., Ltd.	Fuzhou	Fuzhou	Investment management		100.00%	100.00%	Establishment or investment
190	Fuzhou Xinmeida Investment Development Co., Ltd.	Fuzhou	Fuzhou	Investment management		100.00%	100.00%	Establishment or investment
191	Fuzhou Meifuyuan Investment Development Co., Ltd.	Fuzhou	Fuzhou	Investment management		100.00%	100.00%	Establishment or investment
192	Fuzhou Baixinyang Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
193	Fuzhou Shengjing Yango Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
194	Fujian Jianshu Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Consolidation not under the same control
195	Fuzhou Tengshun Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
196	Fuzhou Boyao Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
197	Fuzhou Goupeng Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
198	Fuzhou Xinkelong Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
199	Fuzhou Zhende Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
200	Fuzhou Kangboyi Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
201	Fuzhou spotlight real estate marketing planning Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
202	Fuzhou Huilongchuan Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
203	Fuzhou Longjunda Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
204	Fuzhou Shengxingtai Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
205	Fuzhou Kangtairan Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
206	Fuzhou Boshenghui Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
207	Fuzhou Jinpeng Shengtian Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		51.00%	51.00%	Establishment or investment
208	Fuzhou Likang Teng Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
209	Fuzhou Xinyize Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
210	Fuzhou Shengronghui Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
211	Fuzhou Rongxingtai Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
212	Fuzhou Hongyue De Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
213	Fuzhou Shenghongze Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
214	Fuzhou Libo Shuntai Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		50.00%	50.00%	Establishment or investment
215	Fujian Financial International Center Construction Co., Ltd.	Fuzhou	Fuzhou	Real estate		50.00%	50.00%	Consolidation not under the same control
216	Fuzhou Dingcheng Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
217	Fuzhou Xu Taiteng Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
218	Fuzhou Xindehui Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
219	Fuzhou Yutai Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
220	Fuzhou Xindiyuan Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		51.00%	51.00%	Establishment or investment
221	Fuzhou Haodi Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
222	Fuzhou Jinhongji Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
223	Fuzhou Detailong Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
224	Fuzhou Longyi Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
225	Fuzhou Yutuo Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
226	Fuzhou Xintailan Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
227	Fuzhou Longboguang Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
228	Yango Yunxiang Consulting Service Co., Ltd.	Fuzhou	Fuzhou	Leasing and business services		100.00%	100.00%	Establishment or investment
229	Fuzhou Longtaiguang Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
230	Fuzhou Yango Business Management Co., Ltd.	Fuzhou	Fuzhou	Business management		100.00%	100.00%	Establishment or investment
231	Fuzhou Yango Commercial Property Management Co., Ltd.	Fuzhou	Fuzhou	Business management		100.00%	100.00%	Establishment or investment
232	Fuzhou Hongbaixiang Industrial Co., Ltd.	Fuzhou	Fuzhou	Investment management		100.00%	100.00%	Consolidation not under the same control
233	Sentairan Garden Co., Ltd.	Fuzhou	Fuzhou	Landscape engineering		100.00%	100.00%	Consolidation not under the same control
234	Fujian Sentairan Landscape Engineering Co., Ltd.	Fuzhou	Fuzhou	Landscape engineering		100.00%	100.00%	Consolidation not under the same control
235	Fujian Yijing Ecological Garden Co., Ltd.	Fuzhou	Fuzhou	Landscape engineering		100.00%	100.00%	Consolidation not under the same control

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
236	New hung sky Decoration Engineering Co., Ltd.	Fuzhou	Fuzhou	Building decoration engineering		100.00%	100.00%	Consolidation not under the same control
237	Fujian Fubai Teng Investment Co., Ltd.	Fuzhou	Fuzhou	Investment		100.00%	100.00%	Consolidation not under the same control
238	Fuzhou Guangxuyang Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Establishment or investment
239	Yango Property Service Co., Ltd.	Fuzhou	Fuzhou	Real estate		100.00%	100.00%	Consolidation not under the same control
240	Yango (Xiamen) Property Co., Ltd.	Xiamen	Xiamen	Real estate		100.00%	100.00%	Establishment or investment
241	Fujian Huaxintong International Tourism Co., Ltd.	Xiamen	Xiamen	Real estate		50.00%	50.00%	Consolidation not under the same control
242	Xiamen Zhonghongde Investment Co., Ltd.	Xiamen	Xiamen	Real estate		50.00%	50.00%	Consolidation not under the same control
243	Xiamen Yishidai Assets Management Co., Ltd.	Xiamen	Xiamen	Real estate		100.00%	100.00%	Consolidation not under the same control
244	Xiamen Shengjixiang Real Estate Development Co., Ltd.	Xiamen	Xiamen	Real estate		100.00%	100.00%	Consolidation not under the same control
245	Xiamen Yango Springs Real Estate Development Co., Ltd.	Xiamen	Xiamen	Real estate		100.00%	100.00%	Establishment or investment
246	Xiamen Yango Jinhua Real Estate Development Co., Ltd.	Xiamen	Xiamen	Real estate		100.00%	100.00%	Establishment or investment
247	Xiamen Libi Huize Real Estate Development Co., Ltd.	Xiamen	Xiamen	Real estate		100.00%	100.00%	Establishment or investment
248	Xiamen Strait Fashion Creative International Business Management Co., Ltd.	Xiamen	Xiamen	Business management		100.00%	100.00%	Consolidation not under the same control
249	Xiamen Zibo Taicheng Real Estate Development Co., Ltd.	Xiamen	Xiamen	real estate		100.00%	100.00%	Establishment or investment
250	Xiamen Libo Shuntai Real Estate Development Co., Ltd.	Xiamen	Xiamen	real estate		100.00%	100.00%	Establishment or investment
251	Xiamen Rongjin Xintai Real Estate Development Co., Ltd.	Xiamen	Xiamen	real estate		100.00%	100.00%	Establishment or investment
252	Xiamen Xinbo Tailai Real Estate Development Co., Ltd.	Xiamen	Xiamen	real estate		100.00%	100.00%	Establishment or investment
253	Xiamen Yango Tiancheng Real Estate Development Co., Ltd.	Xiamen	Xiamen	real estate		100.00%	100.00%	Establishment or investment
254	Xiamen Yango Zehui Real Estate Development Co., Ltd.	Xiamen	Xiamen	real estate		100.00%	100.00%	Establishment or investment
255	Shanghai Tianjiao Real Estate LLC	Shanghai	Shanghai	Real estate		100.00%	100.00%	Consolidation not under the same control
256	Shanghai Yatelong Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Establishment or investment
257	Shanghai Hongshunde Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		51.00%	51.00%	Establishment or investment
258	Shanghai Xinhaoze Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Establishment or investment
259	Yango group Shanghai Real Estate Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
260	Shanghai Xuntengbo Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		51.61%	51.61%	Establishment or investment
261	Shanghai Hongyuansheng Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		51.22%	51.22%	Establishment or investment
262	Shanghai Yuteshun Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Establishment or investment
263	Shanghai Zhenbaili Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Establishment or investment
264	Shanghai Juese Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Establishment or investment
265	Shanghai Juanlong Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Establishment or investment
266	Shanghai Haojianze Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		51.00%	51.00%	Establishment or investment
267	Shanghai Haoda Real Estate Property Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Consolidation not under the same control
268	Shanghai Chengkai Enterprise Management Co., Ltd.	Shanghai	Shanghai	Consultation		100.00%	100.00%	Establishment or investment
269	Shanghai Jinzhi Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Establishment or investment
270	Shanghai Zhende Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Establishment or investment
271	Shanghai Runyu Property Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Consolidation not under the same control
272	Yango Group (Shanghai) Enterprise Management Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Establishment or investment
273	Shanghai Xingye Real Estate Co., Ltd.	Shanghai	Shanghai	Real estate		99.00%	99.00%	Consolidation not under the same control
274	Shanghai Xingshen Real Estate Operation Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Consolidation not under the same control
275	Shanghai Yitong Construction Engineering Consulting Co., Ltd.	Shanghai	Shanghai	Construction industry		100.00%	100.00%	Establishment or investment
276	Shanghai Zhenzili Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Establishment or investment
277	Shanghai Zhenjili Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Establishment or investment
278	Shanghai Zhensili Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Establishment or investment
279	Shanghai Jinhuilong Industrial Co., Ltd.	Shanghai	Shanghai	Catering service		100.00%	100.00%	Establishment or investment
280	Shanghai Zhenhaili Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Establishment or investment
281	Shanghai Zhensili Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Establishment or investment
282	Shanghai Zhenrenli Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Establishment or investment
283	Shanghai Zhen'gengli Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
284	Shanghai Zhenshanli Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Establishment or investment
285	Shanghai Zhen'erli Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Establishment or investment
286	Shanghai Minmo Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		51.00%	51.00%	Establishment or investment
287	Shanghai Kenli Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Establishment or investment
288	Shanghai Yu Shengli Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Establishment or investment
289	Shanghai Yiheli Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Establishment or investment
290	Shanghai Haoli Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Establishment or investment
291	Shanghai Yu Ting Li Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Establishment or investment
292	Shanghai Yunhao Enterprise Management Co., Ltd.	Shanghai	Shanghai	Leasing and business services		100.00%	100.00%	Establishment or investment
293	Shanghai Ye Zhaofeng Enterprise Management Co., Ltd.	Shanghai	Shanghai	Leasing and business services		100.00%	100.00%	Establishment or investment
294	Shanghai Guiyi Enterprise Management Co., Ltd.	Shanghai	Shanghai	business Administration		51.00%	51.00%	Establishment or investment
295	Shanghai Mingyu Yang Enterprise Management Co., Ltd.	Shanghai	Shanghai	Leasing and business services		100.00%	100.00%	Establishment or investment
296	Shanghai Yingxin Property Management Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Establishment or investment
297	Shanghai Mingsuo Enterprise Management Co., Ltd.	Shanghai	Shanghai	Leasing and business services		100.00%	100.00%	Establishment or investment
298	Shanghai Zhenweili Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		99.42%	99.42%	Establishment or investment
299	Shanghai Cifei Enterprise Management Co., Ltd.	Shanghai	Shanghai	Leasing and business services		100.00%	100.00%	Establishment or investment
300	Shanghai Sangxiang Enterprise Management Co., Ltd.	Shanghai	Shanghai	asset Management		100.00%	100.00%	Consolidation not under the same contro
301	Shanghai Shengzhilong Business Management Co., Ltd.	Shanghai	Shanghai	Business management		100.00%	100.00%	Establishment or investment
302	Shanghai Huimedian Investment Management Co., Ltd.	Shanghai	Shanghai	Business management		100.00%	100.00%	Establishment or investment
303	Yango Tiandi Commercial Management Co., Ltd.	Shanghai	Shanghai	Business management		100.00%	100.00%	Establishment or investment
304	Yango Group Kangyao Urban Comprehensive Development (Shanghai) Co., Ltd.	Shanghai	Shanghai	New town development		100.00%	100.00%	Consolidation not under the same control
305	Shanghai Chuangdi Construction engineering Decoration Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Consolidation not under the same control
306	Shanghai Senyi Landscape Design Co., Ltd.	Shanghai	Shanghai	Landscape engineering		100.00%	100.00%	Consolidation not under the same control
307	Shanghai Junjin Engineering Cost Consulting Co., Ltd.	Shanghai	Shanghai	Scientific research and technical services		100.00%	100.00%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
308	Shanghai Haogui Construction Engineering Co., Ltd.	Shanghai	Shanghai	Construction industry		100.00%	100.00%	Establishment or investment
309	Shanghai Zhenzhen Architectural Design Co., Ltd.	Shanghai	Shanghai	Scientific research and technical services		100.00%	100.00%	Establishment or investment
310	Shanghai Tengguangyi Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Establishment or investment
311	Shanghai Shuguanglong Real Estate Co., Ltd.	Shanghai	Shanghai	Real estate		60.00%	60.00%	Establishment or investment
312	Shanghai Hao Trading Co., Ltd.	Shanghai	Shanghai	retail		100.00%	100.00%	Establishment or investment
313	Shanghai Weizhibo Medical Investment Management Co., Ltd.	Shanghai	Shanghai	Medical treatment		100.00%	100.00%	Establishment or investment
314	Shanghai Yuepeng Investment Management Co., Ltd.	Shanghai	Shanghai	Investment management		100.00%	100.00%	Establishment or investment
315	Shanghai Chenxi Enterprise Management Co., Ltd.	Shanghai	Shanghai	Leasing and business services		100.00%	100.00%	Establishment or investment
316	Shanghai Chubei Enterprise Management Co., Ltd.	Shanghai	Shanghai	Leasing and business services		100.00%	100.00%	Establishment or investment
317	Yango Group Shanghai Huizhi Youjia Enterprise Management Co., Ltd.	Shanghai	Shanghai	Leasing and business services		100.00%	100.00%	Establishment or investment
318	Shanghai Furu Real Estate Agency Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Consolidation not under the same control
319	Hangzhou Dingke Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		96.18%	96.18%	Establishment or investment
320	Hangzhou Shuguang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Establishment or investment
321	Hangzhou Mingsheng Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Consolidation not under the same control
322	Hangzhou Fuchengguang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Establishment or investment
323	Hangzhou Hongjingda Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Establishment or investment
324	Hangzhou Jinzhenyang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Establishment or investment
325	Hangzhou Gongyun Real Estate Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Consolidation not under the same control
326	Hangzhou Xinjinran Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		97.91%	97.91%	Establishment or investment
327	Hangzhou Huirong Xinyue Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Establishment or investment
328	Hangzhou Fuyang Bishuiyuan Real Estate Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Consolidation not under the same control
329	Hangzhou Fuyang Biyuanguang Hotel Management Co., Ltd.	Hangzhou	Hangzhou	Hotel management		100.00%	100.00%	Consolidation not under the same control
330	Hangzhou Zhongda Shengma Real Estate Co., Ltd.	Hangzhou	Hangzhou	Real estate		60.00%	60.00%	Consolidation not under the same control
331	Zhejiang Property Liangzhuyanguang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Consolidation not under the same control

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
332	Zhejiang Zhengneng Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Consolidation not under the same control
333	Hangzhou Yitengguang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Establishment or investment
334	Hangzhou Shunzhou Light Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Establishment or investment
335	Hangzhou Shengguang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Establishment or investment
336	Hangzhou Longjuguang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Establishment or investment
337	Hangzhou Shunguang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		96.70%	96.70%	Establishment or investment
338	Hangzhou Yuliguang Industrial Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Establishment or investment
339	Hangzhou Hongzehui Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Establishment or investment
340	Hangzhou Ruiguang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Establishment or investment
341	Hangzhou Yuanyi Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		99.38%	99.38%	Establishment or investment
342	Hangzhou Kangguang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Establishment or investment
343	Hangzhou Litengbo Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Leasing and business services		100.00%	100.00%	Establishment or investment
344	Hangzhou Shengzulong Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Leasing and business services		100.00%	100.00%	Establishment or investment
345	Hangzhou Shengboyu Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Establishment or investment
346	Hangzhou Rongdinghui Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Establishment or investment
347	Hangzhou Guoyiguang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Establishment or investment
348	Hangzhou Yixincheng Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		60.00%	60.00%	Establishment or investment
349	Hangzhou Guangranda Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Establishment or investment
350	Hangzhou Xinyahui Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		98.88%	98.88%	Establishment or investment
351	Hangzhou Guangbaisheng Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Establishment or investment
352	Hangzhou Xingbaiyuan Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		98.87%	98.87%	Establishment or investment
353	Hangzhou Dajinhui Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		98.87%	98.87%	Establishment or investment
354	Hangzhou Fuyang Liguang and Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
355	Hangzhou Juguang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Establishment or investment
356	Hangzhou Longguang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Establishment or investment
357	Hangzhou Renguang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Establishment or investment
358	Hangzhou Xinguang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Establishment or investment
359	Hangzhou Guanglihui Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Establishment or investment
360	Hangzhou Biguang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Establishment or investment
361	Hangzhou Hongkehui Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Establishment or investment
362	Hangzhou Huiguang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Establishment or investment
363	Hangzhou Hongguang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Establishment or investment
364	Sunan Yango Property (Suzhou) Co., Ltd.	Suzhou	Suzhou	Real estate		100.00%	100.00%	Establishment or investment
365	Suzhou Huidelong Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real estate		100.00%	100.00%	Establishment or investment
366	Suzhou Xinbaixiang Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real estate		100.00%	100.00%	Establishment or investment
367	Suzhou Huiyou Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real estate		100.00%	100.00%	Consolidation not under the same control
368	Jiangsu Zhongang Property Co., Ltd.	Suzhou	Suzhou	Real estate		100.00%	100.00%	Consolidation not under the same control
369	Suzhou Xinwanyi Investment Co., Ltd.	Suzhou	Suzhou	Real estate		100.00%	100.00%	Consolidation not under the same control
370	Suzhou Hui Fenglong Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real estate		98.85%	98.85%	Establishment or investment
371	Suzhou Hongxingtai Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real estate		95.79%	95.79%	Establishment or investment
372	Suzhou Hengchang Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real estate		94.61%	94.61%	Establishment or investment
373	Suzhou Yufenglong Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real estate		96.43%	96.43%	Establishment or investment
374	Suzhou Yufengchang Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real estate		98.33%	98.33%	Establishment or investment
375	Suzhou Hui Fengxiang Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real estate		96.43%	96.43%	Establishment or investment
376	Suzhou Hengxinglong Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real estate		99.21%	99.21%	Establishment or investment
377	Suzhou Yurong Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real estate		97.02%	97.02%	Establishment or investment
378	Suzhou Heyi Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real estate		99.11%	99.11%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
379	Suzhou Hengyang Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real estate		98.62%	98.62%	Establishment or investment
380	Suzhou Kangyang Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real estate		100.00%	100.00%	Establishment or investment
381	Suzhou Yueyang Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real estate		100.00%	100.00%	Establishment or investment
382	Zhenjiang Zhongxuan Real Estate Co., Ltd.	Suzhou	Suzhou	Real estate		100.00%	100.00%	Consolidation not under the same control
383	Suzhou Liyang Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real estate		100.00%	100.00%	Establishment or investment
384	Suzhou Fuyang Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real estate		100.00%	100.00%	Establishment or investment
385	Suzhou Hongchang Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real estate		100.00%	100.00%	Establishment or investment
386	Suzhou Shengboguang Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real estate		98.56%	98.56%	Establishment or investment
387	Suzhou Yango Business Management Co., Ltd.	Suzhou	Suzhou	Business management		100.00%	100.00%	Establishment or investment
388	Suzhou Yuhang Investment Center (Limited Partnership)	Suzhou	Suzhou	Investment management		100.00%	100.00%	Establishment or investment
389	Suzhou Hongguang Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real estate		100.00%	100.00%	Establishment or investment
390	Beijing Hongbo Taicheng Real Estate Development Co., Ltd.	Beijing	Beijing	Real estate		100.00%	100.00%	Establishment or investment
391	Beijing Lijing Huida Real Estate Development Co., Ltd.	Beijing	Beijing	Real estate		100.00%	100.00%	Establishment or investment
392	Beijing Fuliuyan Real Estate Development Co., Ltd.	Beijing	Beijing	Real estate		100.00%	100.00%	Establishment or investment
393	Beijing Zhende Real Estate Development Co., Ltd.	Beijing	Beijing	Real estate		100.00%	100.00%	Establishment or investment
394	Beijing Jiuhe Chuangyue Real Estate Development Co., Ltd.	Beijing	Beijing	Real estate		100.00%	100.00%	Consolidation not under the same control
395	Beijing Huicheng Real Estate Development Co., Ltd. (Yango)	Beijing	Beijing	Real estate		100.00%	100.00%	Consolidation not under the same control
396	Beijing Yasiyue Decoration and Ornament Co., Ltd.	Beijing	Beijing	Decoration		100.00%	100.00%	Establishment or investment
397	Beijing Bo Shenghui Advertising Co., Ltd.	Beijing	Beijing	Leasing and business services		100.00%	100.00%	Establishment or investment
398	Beijing Boao Advertising Co., Ltd.	Beijing	Beijing	Leasing and business services		100.00%	100.00%	Establishment or investment
399	Beijing Dingke Advertising Co., Ltd.	Beijing	Beijing	Leasing and business services		100.00%	100.00%	Establishment or investment
400	Beijing Hongzehui Advertising Co., Ltd.	Beijing	Beijing	Leasing and business services		100.00%	100.00%	Establishment or investment
401	Beijing Hao Bailong Advertising Co., Ltd.	Beijing	Beijing	Leasing and business services		100.00%	100.00%	Establishment or investment
402	Beijing Libosheng Advertising Co., Ltd.	Beijing	Beijing	Leasing and business services		100.00%	100.00%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
403	Beijing Li Deyuan Advertising Co., Ltd.	Beijing	Beijing	Leasing and business services		100.00%	100.00%	Establishment or investment
404	Beijing Longjunda Advertising Co., Ltd.	Beijing	Beijing	Leasing and business services		100.00%	100.00%	Establishment or investment
405	Beijing Pengshengtian Advertising Co., Ltd.	Beijing	Beijing	Leasing and business services		100.00%	100.00%	Establishment or investment
406	Beijing Sihuilong Advertising Co., Ltd.	Beijing	Beijing	Leasing and business services		100.00%	100.00%	Establishment or investment
407	Beijing Xin Colon Co., Ltd.	Beijing	Beijing	Leasing and business services		100.00%	100.00%	Establishment or investment
408	Beijing Xinlize Advertising Co., Ltd.	Beijing	Beijing	Leasing and business services		100.00%	100.00%	Establishment or investment
409	Beijing Xintailan Advertising Co., Ltd.	Beijing	Beijing	Leasing and business services		100.00%	100.00%	Establishment or investment
410	Beijing Xin Colon Co., Ltd.	Beijing	Beijing	Leasing and business services		100.00%	100.00%	Establishment or investment
411	Beijing Yuda Advertising Co., Ltd.	Beijing	Beijing	Leasing and business services		100.00%	100.00%	Establishment or investment
412	Beijing Haode Advertising Co., Ltd.	Beijing	Beijing	Leasing and business services		100.00%	100.00%	Establishment or investment
413	Beijing Yu Peng Trading Co., Ltd.	Beijing	Beijing	Wholesale and retail trade		100.00%	100.00%	Establishment or investment
414	Beijing Yude Xingyun Real Estate Co., Ltd.	Beijing	Beijing	Real estate		100.00%	100.00%	Establishment or investment
415	Beijing Haosibinkai Property Management Co., Ltd.	Beijing	Beijing	Real estate		100.00%	100.00%	Consolidation not under the same control
416	Putian Zhenda Yango Real Estate Development Co., Ltd.	Putian	Putian	Real estate		100.00%	100.00%	Establishment or investment
417	Ningde Yango Real Estate Development Co., Ltd.	Ningde	Ningde	Real estate		100.00%	100.00%	Establishment or investment
418	Wenzhou Xin Cologne Real Estate Development Co., Ltd.	Wenzhou	Wenzhou	Real estate		100.00%	100.00%	Establishment or investment
419	Yango (Shishi) Real Estate Development Co., Ltd.	Shishi	Shishi	Real estate		100.00%	100.00%	Establishment or investment
420	Jinjiang Yango Real Estate Development Co., Ltd.	Jinjiang	Jinjiang	Real estate		60.00%	60.00%	Establishment or investment
421	Yango Group Longyan Investment Development Co., Ltd.	Longyan	Longyan	Real estate		100.00%	100.00%	Establishment or investment
422	Longyan Huayang Jiangshan Ecotourism Development Co., Ltd.	Longyan	Longyan	Real estate		100.00%	100.00%	Establishment or investment
423	Zhangzhou Yango Real Estate Development Co., Ltd.	Zhangzhou	Zhangzhou	Real estate		100.00%	100.00%	Establishment or investment
424	Zhangzhou Fushan Real Estate Development Co., Ltd.	Zhangzhou	Zhangzhou	Real estate		50.00%	50.00%	Consolidation not under the same control
425	Zhangzhou Xincheng Logistics Services Co., Ltd.	Zhangzhou	Zhangzhou	Warehouse Logistics		51.00%	51.00%	Consolidation not under the same control
426	Longyan Jiaxin Real Estate Development Co., Ltd.	Longyan	Longyan	Real estate		100.00%	100.00%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
427	Quanzhou Yango Jinrui Real Estate Development Co., Ltd.	Quanzhou	Quanzhou	Real estate		60.00%	60.00%	Establishment or investment
428	Quanzhou Yango Jintai Real Estate Development Co., Ltd.	Quanzhou	Quanzhou	Real estate		34.00%	34.00%	Establishment or investment
429	Zhongda Real Estate Group Shangyu Co., Ltd.	Shaoxing	Shaoxing	Real estate		100.00%	100.00%	Consolidation not under the same control
430	Qidong Fuliteng Real Estate Development Co., Ltd.	Qidong	Qidong	Real estate		100.00%	100.00%	Establishment or investment
431	Yuyao Zhenyang Real Estate Development Co., Ltd.	Yuyao	Yuyao	Real estate		100.00%	100.00%	Establishment or investment
432	Jiaxing Zhenyang Real Estate Development Co., Ltd.	Jiaxing	Jiaxing	Real estate		100.00%	100.00%	Establishment or investment
433	Jiaxing Zhenzili Real Estate Development Co., Ltd.	Jiaxing	Jiaxing	Real estate		100.00%	100.00%	Establishment or investment
434	Xi'an Ruiguang Property Co., Ltd.	Xi'an	Xi'an	Property management		100.00%	100.00%	Consolidation not under the same control
435	Shaoxing Guangyue Real Estate Development Co., Ltd.	Shaoxing	Shaoxing	Real estate		100.00%	100.00%	Establishment or investment
436	Changxing Wanyi Investment Co., Ltd.	Changxing	Changxing	Real estate		100.00%	100.00%	Consolidation not under the same control
437	Jiaxing Xinlize Real Estate Development Co., Ltd.	Jiaxing	Jiaxing	Real estate		100.00%	100.00%	Establishment or investment
438	Wuhu Penghua No. IV Investment Center (Limited Partnership)	Wuhu	Wuhu	Investment management		100.00%	100.00%	Establishment or investment
439	Taicang Shuguang Real Estate Development Co., Ltd.	Taicang	Taicang	Real estate		60.00%	60.00%	Establishment or investment
440	Nanjing Jinyang Real Estate Development Co., Ltd.	Nanjing	Nanjing	Real estate		100.00%	100.00%	Establishment or investment
441	Nanjing Fuyang Real Estate Development Co., Ltd.	Nanjing	Nanjing	Real estate		100.00%	100.00%	Establishment or investment
442	Nanjing Yango Hengmao Real Estate Co., Ltd.	Nanjing	Nanjing	Real estate		100.00%	100.00%	Establishment or investment
443	Deqing Kaiyang Investment Partnership (Limited Partnership)	Zhejiang	Zhejiang	Investment consultation		100.00%	100.00%	Consolidation not under the same control
444	Zhejiang Jin'ao Real Estate Co., Ltd.	Zhejiang	Zhejiang	Real estate		30.00%	52.00%	Establishment or investment
445	Ningbo International Automobile City Development Co., Ltd.	Ningbo	Ningbo	Real estate		100.00%	100.00%	Consolidation not under the same control
446	Zhejiang Qingyuan Real Estate Development Co., Ltd. (Phase II) Note 1	Fuyang	Fuyang	Real estate		70.00%	70.00%	Consolidation not under the same control
447	Zhejiang Linhu Real Estate Development Co., Ltd. (Phase II) Note 1	Fuyang	Fuyang	Real estate		70.00%	70.00%	Consolidation not under the same control
448	Ningbo Liwei Real Estate Development Co., Ltd.	Ningbo	Ningbo	Real estate		100.00%	100.00%	Establishment or investment
449	Yango Group Zhejiang Property Co., Ltd.	Huzhou	Huzhou	Real estate		100.00%	100.00%	Establishment or investment
450	Ningbo Huailong Investment Management Co., Ltd.	Ningbo	Ningbo	Leasing and business services		99.09%	99.09%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
451	Taizhou Shuguang Real Estate Development Co., Ltd.	Taizhou	Taizhou	Real estate		98.30%	98.30%	Establishment or investment
452	Zhejiang Bofeng Light Real Estate Development Co., Ltd.	Ningbo	Ningbo	Real estate		100.00%	100.00%	Establishment or investment
453	Taizhou Rongxinguang Real Estate Development Co., Ltd.	Taizhou	Taizhou	Real estate		96.90%	96.90%	Establishment or investment
454	Shenzhen Yango Holdings Limited	Shenzhen	Shenzhen	Real estate		100.00%	100.00%	Establishment or investment
455	Shenzhen Daaicheng Real Estate Co., Ltd.	Shenzhen	Shenzhen	Real estate		100.00%	100.00%	Consolidation not under the same control
456	Dongguan Fushenglong Real Estate Development Co., Ltd.	Dongguan	Dongguan	Real estate		100.00%	100.00%	Establishment or investment
457	Dongguan Tengshun Real Estate Development Co., Ltd.	Dongguan	Dongguan	Real estate		50.00%	50.00%	Establishment or investment
458	Dongguan Shengjing Yango Real Estate Development Co., Ltd.	Dongguan	Dongguan	Real estate		100.00%	100.00%	Establishment or investment
459	Dongguan Dongxie Paper Co., Ltd.	Dongguan	Dongguan	Real estate		100.00%	100.00%	Consolidation not under the same control
460	Shenzhen Shangyu Design Service Co., Ltd.	Shenzhen	Shenzhen	Building design		100.00%	100.00%	Consolidation not under the same control
461	Dongguan Xidong Enterprise Management Partnership (Limited Partnership)	Dongguan	Dongguan	Business Management		100.00%	100.00%	Establishment or investment
462	Shenzhen Guangyu Industrial Co., Ltd.	Shenzhen	Shenzhen	Wholesale and retail trade		100.00%	100.00%	Establishment or investment
463	Shenzhen Yango Industry Development Co., Ltd.	Shenzhen	Shenzhen	Investment management		100.00%	100.00%	Establishment or investment
464	Yushu City Deyi Century Enterprise Management Center (Limited Partnership)	Yichun	Yichun	Investment management		100.00%	100.00%	Consolidation not under the same control
465	Guangzhou Libi Huize Real Estate Development Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
466	Guangdong Yitao Wanguo Real Estate Co., Ltd. (Stage 18) Note 2	Nansha	Nansha	Real estate		50.00%	51.00%	Consolidation not under the same control
467	Guangdong Yitao Wanguo Real Estate Co., Ltd. (Yango) Note 2	Nansha	Nansha	Real estate		50.00%	100.00%	Consolidation not under the same control
468	Guangzhou Bai Shun Xin Guang Real Estate Co., Ltd.	Nansha	Nansha	Real estate		90.00%	90.00%	Consolidation not under the same control
469	Guangzhou Nansha Economic Development Zone Yitao Yayuan Real Estate Co., Ltd. (Yango) Note 3	Nansha	Nansha	Real estate		90.00%	100.00%	Consolidation not under the same control
470	Guangzhou Guangsheng Haiyun Real Estate Co., Ltd.	Nansha	Nansha	Real estate		90.00%	90.00%	Consolidation not under the same control
471	Guangxin Jiangwan Xincheng	Guangzhou	Guangzhou	Real estate		75.00%	75.00%	Consolidation not under the same control
472	Yango Real Estate (Guangzhou) Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
473	Guangzhou Libi Shi'an Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real estate		51.00%	51.00%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
474	Guangzhou Yango Wanding Eight Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
475	Guangzhou Libi Wukang Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
476	Guangzhou Yango Wankang Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
477	Guangzhou Libi Qisheng Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
478	Guangzhou Libi Yuxin Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
479	Guangzhou Yango Jiruyu Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real estate		51.00%	51.00%	Establishment or investment
480	Guangzhou Yango Guifeng Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
481	Guangzhou Yango Huisheng Sheng Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
482	Guangzhou Yango Tongfu Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
483	Qingyuan Zehui Liyuan Real Estate Co., Ltd.	Qingyuan	Qingyuan	Real estate		100.00%	100.00%	Establishment or investment
484	Qingyuan Tian'an Industrial Park Investment Co., Ltd.	Guangzhou	Guangzhou	Real estate		95.00%	95.00%	Consolidation not under the same control
485	Foshan Yango Real Estate Co., Ltd.	Foshan	Foshan	Real estate		93.79%	93.79%	Establishment or investment
486	Foshan Yide Hongcheng Real Estate Development Co., Ltd.	Foshan	Foshan	Real estate		100.00%	100.00%	Establishment or investment
487	Foshan Yango Zhicheng Property Development Co., Ltd.	Foshan	Foshan	Real estate		60.00%	60.00%	Establishment or investment
488	Foshan Xincai Real Estate Development Co., Ltd. (Green Island Lake No.) Note 4	Foshan	Foshan	Real estate		100.00%	100.00%	Consolidation not under the same control
489	Yango Real Estate Foshan Co., Ltd.	Foshan	Foshan	Real estate		100.00%	100.00%	Establishment or investment
490	Jiangmen Yidefang Real Estate Development Co., Ltd.	Jiangmen	Jiangmen	Real estate		100.00%	100.00%	Establishment or investment
491	Foshan Yango Shangcheng Real Estate Development Co., Ltd.	Foshan	Foshan	Real estate		100.00%	100.00%	Establishment or investment
492	Foshan Yude Yango Real Estate Co., Ltd.	Foshan	Foshan	Real estate		100.00%	100.00%	Establishment or investment
493	Foshan Quanhui Yango Real Estate Co., Ltd.	Foshan	Foshan	Real estate		100.00%	100.00%	Establishment or investment
494	Foshan Lijing Yango Real Estate Development Co., Ltd.	Foshan	Foshan	Real estate		100.00%	100.00%	Establishment or investment
495	Foshan Hengyi Yango Real Estate Co., Ltd.	Foshan	Foshan	Real estate		100.00%	100.00%	Establishment or investment
496	Qushui Fubaiteng Real Estate Development Co., Ltd.	Qushui	Qushui	Real estate		100.00%	100.00%	Establishment or investment
497	Jinan Jiuding Real Estate Co., Ltd.	Jinan	Jinan	Real estate		100.00%	100.00%	Consolidation not under the same control

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
498	Luanping Zhenda Real Estate Development Co., Ltd.	Chengde City	Chengde City	Real estate		100.00%	100.00%	Establishment or investment
499	Qu Shuipeng Shengtian Venture Capital Management Co., Ltd.	Qushui	Qushui	Leasing and business services		100.00%	100.00%	Establishment or investment
500	Qushuihui Longchuan Venture Capital Management Co., Ltd.	Qushui	Qushui	Leasing and business services		100.00%	100.00%	Establishment or investment
501	Qushuiyi Bailong Venture Capital Management Co., Ltd.	Qushui	Qushui	Leasing and business services		100.00%	100.00%	Establishment or investment
502	Chifeng Haoneng Real Estate Co., Ltd.	Chifeng	Chifeng	Real estate		100.00%	100.00%	Consolidation not under the same control
503	Tibet Longjunda Culture Media Co., Ltd.	Daban	Daban	Leasing and business services		100.00%	100.00%	Establishment or investment
504	Xi'an Guozhong Xingcheng Real Estate Co., Ltd.	Xi'an	Xi'an	Real estate		100.00%	100.00%	Consolidation not under the same control
505	Yango Group Shaanxi Industrial Co., Ltd.	Xianyang	Xianyang	Real estate		100.00%	100.00%	Consolidation not under the same control
506	Shaanxi Longfeng Real Estate Co., Ltd.	Xianyang	Xianyang	Real estate		100.00%	100.00%	Establishment or investment
507	Shaanxi Jinxintai Real Estate Co., Ltd.	Xianyang	Xianyang	Real estate		100.00%	100.00%	Establishment or investment
508	Shaanxi Fu'antai Real Estate Co., Ltd.	Xianyang	Xianyang	Real estate		100.00%	100.00%	Establishment or investment
509	Shaanxi Shanglinyuan Investment Development Co., Ltd.	Xianyang	Xianyang	Real estate		100.00%	100.00%	Consolidation not under the same control
510	Shaanxi Shengdehui Real Estate Co., Ltd.	Xianyang	Xianyang	Real estate		100.00%	100.00%	Consolidation not under the same control
511	Shaanxi Yaohong Real Estate Co., Ltd.	Xianyang	Xianyang	Real estate		100.00%	100.00%	Consolidation not under the same control
512	Shaanxi Xunteng Real Estate Development Co., Ltd.	Xianyang	Xianyang	Real estate		100.00%	100.00%	Consolidation not under the same control
513	Shaanxi Fengde Real Estate Co., Ltd.	Xianyang	Xianyang	Real estate		100.00%	100.00%	Consolidation not under the same control
514	Shaanxi Xinyang Real Estate Development Co., Ltd.	Xianyang	Xianyang	Real estate		100.00%	100.00%	Consolidation not under the same control
515	Xi'an Lvde Real Estate Co., Ltd.	Xi'an	Xi'an	Real estate		100.00%	100.00%	Consolidation not under the same control
516	Shaanxi Zhenji Real Estate Co., Ltd.	Xianyang	Xianyang	Real estate		100.00%	100.00%	Consolidation not under the same control
517	Shaanxi Ruilang Real Estate Co., Ltd.	Shaanxi	Shaanxi	Real estate		100.00%	100.00%	Consolidation not under the same control
518	Xi'an Yuanheng Industrial Co., Ltd.	Xi'an	Xi'an	Real estate		100.00%	100.00%	Consolidation not under the same control
519	Xi'an Chengkun Real Estate Co., Ltd.	Xi'an	Xi'an	Real estate		100.00%	100.00%	Establishment or investment
520	Xi'an Dongsheng Huijin Property Co., Ltd.	Xi'an	Xi'an	Real estate		58.35%	58.35%	Consolidation not under the same control
521	Yan'an City New Zone Yango Investment Co., Ltd.	Yan'an	Yan'an	Real estate		70.00%	70.00%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
522	Xi'an Yadi Property Co., Ltd.	Xi'an	Xi'an	Real estate		100.00%	100.00%	Consolidation not under the same control
523	Shaanxi Ankang An Yue Real Estate Co., Ltd.	Xi'an	Xi'an	Real estate		100.00%	100.00%	Consolidation not under the same control
524	Yango Group Xi'an Industrial Co., Ltd.	Xi'an	Xi'an	Real estate		100.00%	100.00%	Establishment or investment
525	Yango Group Shaanxi Co., Ltd.	Xi'an	Xi'an	Real estate		100.00%	100.00%	Establishment or investment
526	Yango Group Shanxi Co., Ltd.	Taiyuan	Taiyuan	Real estate		100.00%	100.00%	Establishment or investment
527	Taiyuan Changfeng Real Estate Co., Ltd.	Taiyuan	Taiyuan	Real estate		100.00%	100.00%	Establishment or investment
528	Taiyuan Xinnancheng Real Estate Development Co., Ltd.	Taiyuan	Taiyuan	Real estate		100.00%	100.00%	Establishment or investment
529	Changzhi Xinhecheng Real Estate Development Co., Ltd.	Changzhi	Changzhi	Real estate		60.00%	60.00%	Establishment or investment
530	Shanxi Nanshangyuan Real Estate Development Co., Ltd.	Taiyuan	Taiyuan	Real estate		100.00%	100.00%	Establishment or investment
531	Shanxi Taipingyang Yiyang Real Estate Development Co., Ltd.	Taiyuan	Taiyuan	Real estate		100.00%	100.00%	Establishment or investment
532	Jinzhong Pacific Shijing Property Co., Ltd.	Jin Zhong	Jin Zhong	Real estate		95.28%	95.28%	Establishment or investment
533	Taiyuan Xingguangcheng Real Estate Development Co., Ltd. Note 5	Taiyuan	Taiyuan	Real estate		51.00%	51.00%	Establishment or investment
534	Taiyuan Liliwan Real Estate Development Co., Ltd.	Taiyuan	Taiyuan	Real estate		100.00%	100.00%	Establishment or investment
535	Yango Group Guangxi Co., Ltd.	Nanning	Nanning	Real estate		100.00%	100.00%	Establishment or investment
536	Guangxi Jinchuan Yango Industrial Co., Ltd.	Nanning	Nanning	Real estate		100.00%	100.00%	Consolidation not under the same control
537	Nanning Guangyi Investment Management Co., Ltd.	Nanning	Nanning	Investment management		92.62%	92.62%	Establishment or investment
538	Nanning Zhenlong Investment Management Co., Ltd.	Nanning	Nanning	Investment management		100.00%	100.00%	Establishment or investment
539	Nanning Yucheng Investment Management Co., Ltd.	Nanning	Nanning	Investment management		96.96%	96.96%	Establishment or investment
540	Nanning Fuzesheng Investment Management Co., Ltd.	Nanning	Nanning	Investment management		100.00%	100.00%	Establishment or investment
541	Nanfeng Mingze Real Estate Development Co., Ltd.	Nanning	Nanning	Real estate		100.00%	100.00%	Establishment or investment
542	Guangxi Dongding Huaguang Cultural Investment Co., Ltd.	Yulin	Yulin	Investment management		100.00%	100.00%	Consolidation not under the same control
543	Nanning Li Tenghui Real Estate Development Co., Ltd.	Nanning	Nanning	Real estate		100.00%	100.00%	Establishment or investment
544	Nanning Litengyuan Real Estate Development Co., Ltd.	Nanning	Nanning	Real estate		100.00%	100.00%	Establishment or investment
545	Nanning Yuxingyu Real Estate Development Co., Ltd.	Nanning	Nanning	Real estate		100.00%	100.00%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
546	Beihai Zhengyang Investment Management Co., Ltd.	North Sea	North Sea	Leasing and business services		100.00%	100.00%	Establishment or investment
547	Beihai Yangzheng Hongguang Real Estate Development Co., Ltd.	North Sea	North Sea	Real estate		100.00%	100.00%	Establishment or investment
548	Guilin Zhengyang Investment Management Co., Ltd.	Guilin	Guilin	Leasing and business services		100.00%	100.00%	Establishment or investment
549	Nanning Zhengcan Investment Management Co., Ltd.	Nanning	Nanning	Leasing and business services		100.00%	100.00%	Establishment or investment
550	Nanning Zhenglong Light Investment Management Co., Ltd.	Nanning	Nanning	Leasing and business services		98.11%	98.11%	Establishment or investment
551	Nanning Zhengjiuguang Investment Management Co., Ltd.	Nanning	Nanning	Leasing and business services		96.96%	96.96%	Establishment or investment
552	Nanning Zhengshuguang Investment Management Co., Ltd.	Nanning	Nanning	Leasing and business services		100.00%	100.00%	Establishment or investment
553	Changsha Zhongfan Real Estate Co., Ltd.	Changsha	Changsha	Real estate		100.00%	100.00%	Consolidation not under the same control
554	Hunan Zhongzheng Real Estate Development Co., Ltd.	Hunan	Hunan	Real estate		70.00%	70.00%	Consolidation not under the same control
555	Changsha Yango Huilongchuan Real Estate Development Co., Ltd.	Changsha	Changsha	Real estate		85.00%	85.00%	Establishment or investment
556	Changsha Yango Fubaiteng Real Estate Development Co., Ltd.	Changsha	Changsha	Real estate		100.00%	100.00%	Establishment or investment
557	Hunan Xiangjiang Binteng Real Estate Development Co., Ltd.	Changsha	Changsha	Real estate		100.00%	100.00%	Consolidation not under the same control
558	Changsha Yango Dingke Industrial Co., Ltd.	Changsha	Changsha	Leasing and business services		100.00%	100.00%	Establishment or investment
559	Yango Group Hunan Co., Ltd.	Changsha	Changsha	Real estate		100.00%	100.00%	Establishment or investment
560	Changsha Yango Hongzehui Industrial Co., Ltd.	Changsha	Changsha	Wholesale and retail trade		97.94%	97.94%	Establishment or investment
561	Changsha Yango Xinlize Industrial Co., Ltd.	Changsha	Changsha	Wholesale and retail trade		70.00%	70.00%	Establishment or investment
562	Changsha Yango Sihuilong Industrial Co., Ltd.	Changsha	Changsha	Wholesale and retail trade		99.36%	99.36%	Establishment or investment
563	Hunan Yango Baoxin Industrial Co., Ltd.	Changsha	Changsha	Real estate		100.00%	100.00%	Establishment or investment
564	Changsha Yuda Yango Industrial Co., Ltd.	Changsha	Changsha	Wholesale and retail trade		100.00%	100.00%	Establishment or investment
565	Changsha Shengjing Yango Industrial Co., Ltd.	Changsha	Changsha	Wholesale and retail trade		100.00%	100.00%	Establishment or investment
566	Changsha Lijing Yango Industrial Co., Ltd.	Changsha	Changsha	Wholesale and retail trade		100.00%	100.00%	Establishment or investment
567	Chengdu Fushun Optical Real Estate Co., Ltd.	Chengdu	Chengdu	Real estate		100.00%	100.00%	Establishment or investment
568	Chengdu Yango Shengde Real Estate Co., Ltd.	Chengdu	Chengdu	Real estate		100.00%	100.00%	Establishment or investment
569	Sichuan Siyuanguang Real Estate Development Co., Ltd.	Chengdu	Chengdu	Real estate		100.00%	100.00%	Consolidation not under the same control

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
570	Chengdu Yango Yucheng Real Estate Co., Ltd.	Chengdu	Chengdu	Real estate		100.00%	100.00%	Establishment or investment
571	Chengdu Yango Baixin Real Estate Co., Ltd.	Chengdu	Chengdu	Real estate		100.00%	100.00%	Establishment or investment
572	Chengdu Qishi Real Estate Development Co., Ltd.	Chengdu	Chengdu	Real estate		100.00%	100.00%	Consolidation not under the same control
573	Chengdu Shenghua Real Estate Development Co., Ltd.	Chengdu	Chengdu	Real estate		100.00%	100.00%	Consolidation not under the same control
574	Dusi Co., Ltd.	Hong Kong	Hong Kong	Investment management		100.00%	100.00%	Consolidation not under the same control
575	Changhui Investment Co., Ltd.	Hong Kong	Hong Kong	Investment management		100.00%	100.00%	Consolidation not under the same control
576	Xichang Jinruiguang Real Estate Co., Ltd.	Xichang	Xichang	Real estate		90.00%	90.00%	Establishment or investment
577	Yango Group Sichuan Co., Ltd.	Chengdu	Chengdu	Real estate		100.00%	100.00%	Establishment or investment
578	Chengdu Yango Xinsen Real Estate Co., Ltd.	Chengdu	Chengdu	Real estate		100.00%	100.00%	Establishment or investment
579	Chengdu Yango Jiesheng Real Estate Co., Ltd.	Chengdu	Chengdu	Real estate		100.00%	100.00%	Establishment or investment
580	Chengdu Yango Guiyuan Real Estate Co., Ltd.	Chengdu	Chengdu	Real estate		100.00%	100.00%	Establishment or investment
581	Chengdu Yango Mengrong Real Estate Co., Ltd.	Chengdu	Chengdu	Real estate		100.00%	100.00%	Establishment or investment
582	Chengdu Yango Yuze Real Estate Co., Ltd.	Chengdu	Chengdu	Real estate		100.00%	100.00%	Establishment or investment
583	Chengdu Yango Siteai Real Estate Co., Ltd.	Chengdu	Chengdu	Real estate		100.00%	100.00%	Establishment or investment
584	Chengdu Yango Huiqi Real Estate Co., Ltd.	Chengdu	Chengdu	Real estate		100.00%	100.00%	Establishment or investment
585	Yibin Yimingguang Real Estate Co., Ltd.	Yibin	Yibin	Real estate		100.00%	100.00%	Establishment or investment
586	Chengdu Yango Yuda Real Estate Co., Ltd.	Chengdu	Chengdu	Real estate		100.00%	100.00%	Establishment or investment
587	Chengdu Yango Jieyu Real Estate Co., Ltd.	Chengdu	Chengdu	Real estate		100.00%	100.00%	Establishment or investment
588	Chengdu Yango Yufeng Real Estate Co., Ltd.	Chengdu	Chengdu	Real estate		100.00%	100.00%	Establishment or investment
589	Zhengzhou Xutiansheng Real Estate Development Co., Ltd.	Zhengzhou	Zhengzhou	Real estate		60.00%	60.00%	Establishment or investment
590	Zhengzhou Xinyuyuan Real Estate Development Co., Ltd.	Zhengzhou	Zhengzhou	Real estate		100.00%	100.00%	Establishment or investment
591	Zhengzhou Xinlangguang Real Estate Development Co., Ltd.	Zhengzhou	Zhengzhou	Real estate		60.00%	60.00%	Establishment or investment
592	Yango Group (Henan) Real Estate Development Co., Ltd.	Zhengzhou	Zhengzhou	Real estate		100.00%	100.00%	Establishment or investment
593	Zhengzhou Yu Teshun Real Estate Development Co., Ltd.	Zhengzhou	Zhengzhou	Real estate		100.00%	100.00%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
594	Zhengzhou Zhaotai Real Estate Development Co., Ltd.	Zhengzhou	Zhengzhou	Real estate		100.00%	100.00%	Establishment or investment
595	Xuchang Zibo Real Estate Development Co., Ltd.	Xu Chang	Xu Chang	Real estate		98.55%	98.55%	Establishment or investment
596	Xinzheng Rongsheng Real Estate Co., Ltd.	Xinzheng	Xinzheng	Real estate		51.00%	51.00%	Consolidation not under the same control
597	Yuzhou Guanghui Real Estate Development Co., Ltd.	Yuzhou	Yuzhou	Real estate		51.00%	51.00%	Establishment or investment
598	Henan Botai Hengxin Real Estate Co., Ltd.	Henan	Henan	Real estate		56.00%	56.00%	Consolidation not under the same control
599	Wuhan Zhongda Shili Real Estate Development Co., Ltd.	Wuhan	Wuhan	Real estate		100.00%	100.00%	Consolidation not under the same control
600	Wuhan Xunsihe Property Development Co., Ltd.	Wuhan	Wuhan	Real estate		100.00%	100.00%	Consolidation not under the same control
601	Wuhan Lihong Yango Real Estate Development Co., Ltd.	Wuhan	Wuhan	Real estate		100.00%	100.00%	Establishment or investment
602	Wuhan Shengjing Yango Real Estate Development Co., Ltd.	Wuhan	Wuhan	Real estate		100.00%	100.00%	Establishment or investment
603	Wuhan Tengshun Real Estate Development Co., Ltd.	Wuhan	Wuhan	Real estate		100.00%	100.00%	Establishment or investment
604	Wuhan Xintairan Real Estate Development Co., Ltd.	Wuhan	Wuhan	Real estate		100.00%	100.00%	Establishment or investment
605	Wuhan Longsheng Yango Real Estate Development Co., Ltd.	Wuhan	Wuhan	Real estate		100.00%	100.00%	Establishment or investment
606	Wuhan Goupeng Real Estate Development Co., Ltd.	Wuhan	Wuhan	Real estate		100.00%	100.00%	Establishment or investment
607	Wuhan Zhende Real Estate Development Co., Ltd.	Wuhan	Wuhan	Real estate		95.21%	95.21%	Establishment or investment
608	Wuhan Longtai Real Estate Development Co., Ltd.	Wuhan	Wuhan	Real estate		98.66%	98.66%	Establishment or investment
609	Wuhan Dingxin Chuangcheng Property Co., Ltd.	Wuhan	Wuhan	Real estate		100.00%	100.00%	Establishment or investment
610	Yango (Hubei) Real Estate Co., Ltd.	Wuhan	Wuhan	Real estate		100.00%	100.00%	Establishment or investment
611	Nanchang Zhongda Real Estate Co., Ltd.	Nanchang	Nanchang	Real estate		100.00%	100.00%	Consolidation not under the same control
612	Zhongda Real Estate Group Nanchang Co., Ltd.	Nanchang	Nanchang	Real estate		100.00%	100.00%	Consolidation not under the same control
613	Zhongda Real Estate Group Nanchang Shengma Real Estate Co., Ltd.	Nanchang	Nanchang	Real estate		100.00%	100.00%	Consolidation not under the same control
614	Jiangxi Zhongdi Investment Co., Ltd.	Nanchang	Nanchang	Investment management		85.00%	85.00%	Consolidation not under the same control
615	Jiangxi Zhende Real Estate Co., Ltd.	Nanchang	Nanchang	Real estate		100.00%	100.00%	Establishment or investment
616	Jiangxi Tengshun Real Estate Co., Ltd.	Nanchang	Nanchang	Real estate		88.80%	88.80%	Establishment or investment
617	Jiangxi Dingke Real Estate Co., Ltd.	Nanchang	Nanchang	Real estate		100.00%	100.00%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
618	Jiujiang Yango Real Estate Co., Ltd.	Jiujiang	Jiujiang	Real estate		100.00%	100.00%	Establishment or investment
619	Jiangxi Yango Real Estate Co., Ltd.	Nanchang	Nanchang	Real estate		100.00%	100.00%	Establishment or investment
620	Jingdezhen Longtai Real Estate Co., Ltd.	Jingdezhen	Jingdezhen	Real estate		51.00%	51.00%	Establishment or investment
621	Jiangxi Yuyang Real Estate Co., Ltd.	Nanchang	Nanchang	Real estate		100.00%	100.00%	Establishment or investment
622	Jiangxi Yuyang Real Estate Co., Ltd.	Nanchang	Nanchang	Real estate		100.00%	100.00%	Establishment or investment
623	Jiangxi Anyang Real Estate Co., Ltd.	Nanchang	Nanchang	Real estate		100.00%	100.00%	Establishment or investment
624	Jiangxi Yujun Yangguang Real Estate Co., Ltd.	Nanchang	Nanchang	Real estate		100.00%	100.00%	Establishment or investment
625	Jiangxi Shengyang Real Estate Co., Ltd.	Nanchang	Nanchang	Real estate		100.00%	100.00%	Establishment or investment
626	Jiangxi Shunyang Real Estate Co., Ltd.	Nanchang	Nanchang	Real estate		100.00%	100.00%	Establishment or investment
627	Jiangxi Dingyang Real Estate Co., Ltd.	Nanchang	Nanchang	Real estate		100.00%	100.00%	Establishment or investment
628	Jiangxi Lingyang Real Estate Co., Ltd.	Nanchang	Nanchang	Real estate		100.00%	100.00%	Establishment or investment
629	Jiangxi Huangyang Real Estate Co., Ltd.	Nanchang	Nanchang	Real estate		100.00%	100.00%	Establishment or investment
630	Jiangxi Changyang Real Estate Co., Ltd.	Nanchang	Nanchang	Real estate		100.00%	100.00%	Establishment or investment
631	Jiangxi Yuyang Real Estate Co., Ltd.	Nanchang	Nanchang	Real estate		100.00%	100.00%	Establishment or investment
632	Jiangxi Zhiyang Real Estate Co., Ltd.	Nanchang	Nanchang	Real estate		100.00%	100.00%	Establishment or investment
633	Jiangxi Haoyang Real Estate Development Co., Ltd.	Nanchang	Nanchang	Real estate		100.00%	100.00%	Establishment or investment
634	Jiangxi Maoyang Real Estate Co., Ltd.	Nanchang	Nanchang	Real estate		100.00%	100.00%	Establishment or investment
635	Jiangxi Runyang Real Estate Co., Ltd.	Nanchang	Nanchang	Real estate		100.00%	100.00%	Establishment or investment
636	Jiangxi Juyang Real Estate Co., Ltd.	Nanchang	Nanchang	Real estate		100.00%	100.00%	Establishment or investment
637	Jiangxi Keyang Real Estate Co., Ltd.	Nanchang	Nanchang	Real estate		100.00%	100.00%	Establishment or investment
638	Jiangxi Dayang Real Estate Co., Ltd.	Nanchang	Nanchang	Real estate		100.00%	100.00%	Establishment or investment
639	Tianjin Taixing Jiaye Real Estate Development Co., Ltd.	Tianjin	Tianjin	Real estate		100.00%	100.00%	Establishment or investment
640	Tianjin Hongsheng Real Estate Development Co., Ltd.	Tianjin	Tianjin	Real estate		100.00%	100.00%	Establishment or investment
641	Tianjin Hengyuanhui Real Estate Development Co., Ltd.	Tianjin	Tianjin	Real estate		100.00%	100.00%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
642	Tianjin Shengyuanxing Real Estate Development Co., Ltd.	Tianjin	Tianjin	Real estate		100.00%	100.00%	Establishment or investment
643	Tianjin Jintaifeng Real Estate Development Co., Ltd.	Tianjin	Tianjin	Real estate		100.00%	100.00%	Establishment or investment
644	Tianjin Yuanhe Baicheng Real Estate Development Co., Ltd.	Tianjin	Tianjin	Real estate		100.00%	100.00%	Establishment or investment
645	Yango (Tianjin) Enterprise Management Co., Ltd.	Tianjin	Tianjin	Business management		100.00%	100.00%	Establishment or investment
646	Hebei Hongzhan Real Estate Development Co., Ltd.	Langfang	Langfang	Real estate		80.00%	80.00%	Establishment or investment
647	Tianjin Yango Jinjiahe Real Estate Development Co., Ltd.	Tianjin	Tianjin	Real estate		100.00%	100.00%	Establishment or investment
648	Guangdong Nanyue Yango Real Estate Development Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
649	Guangzhou Huihong Real estate Development Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
650	Guangzhou Yuhui Real Estate Development Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
651	Guangzhou Penghui Real estate Development Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
652	Guangzhou Litian Century Real Estate Development Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
653	Guangzhou Jiawei Tiancheng Real Estate Development Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
654	Guangzhou Lihui Real Estate Development Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
655	Guangzhou Xianghui Real Estate Development Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
656	Zhanjiang Chikan District Yango Real Estate Development Co., Ltd.	Zhanjiang	Zhanjiang	Real estate		100.00%	100.00%	Consolidation not under the same control
657	Full Man Development Co., Ltd.	Hong Kong	Hong Kong	Real estate		100.00%	100.00%	Consolidation not under the same control
658	Jinmanmen Co., Ltd.	Hong Kong	Hong Kong	Real estate		100.00%	100.00%	Consolidation not under the same control
659	Zhanjiang Chikan District Tenghui Real Estate Development Co., Ltd.	Zhanjiang	Zhanjiang	Real estate		100.00%	100.00%	Consolidation not under the same control
660	Zhongshan Dongsheng Guangxu Industrial Co., Ltd.	Zhongshan	Zhongshan	Real estate		100.00%	100.00%	Establishment or investment
661	Zhongshan Dongsheng Yangguang Industrial Co., Ltd.	Zhongshan	Zhongshan	Real estate		100.00%	100.00%	Establishment or investment
662	Maoming Hongguang Real Estate Development Co., Ltd.	Maoming	Maoming	Real estate		100.00%	100.00%	Establishment or investment
663	Xinyi City Yuguang Real Estate Development Co., Ltd.	Xinyi	Xinyi	Real estate		68.64%	68.64%	Establishment or investment
664	Hebei Shengguang Real Estate Development Co., Ltd.	Shijiazhuang	Shijiazhuang	Real estate		98.50%	98.50%	Establishment or investment
665	Hebei Tengguang Real Estate Development Co., Ltd.	Shijiazhuang	Shijiazhuang	Real estate		100.00%	100.00%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
666	Changzhou Guangrui Real Estate Development Co., Ltd.	Changzhou	Changzhou	Real estate		100.00%	100.00%	Establishment or investment
667	Hebei Dingyang Real Estate Development Co., Ltd.	Shijiazhuang	Shijiazhuang	Real estate		100.00%	100.00%	Establishment or investment
668	Hebei Yuying Real Estate Development Co., Ltd.	Shijiazhuang	Shijiazhuang	Real estate		100.00%	100.00%	Establishment or investment
669	Hebei Ruishi Real Estate Development Co., Ltd.	Shijiazhuang	Shijiazhuang	Real estate		100.00%	100.00%	Establishment or investment
670	Hebei Ruiguang Real Estate Development Co., Ltd.	Shijiazhuang	Shijiazhuang	Real estate		100.00%	100.00%	Establishment or investment
671	Hebei Yuteng Yango Real Estate Development Co., Ltd.	Shijiazhuang	Shijiazhuang	Real estate		100.00%	100.00%	Establishment or investment
672	Hebei Changrui Yango Real Estate Development Co., Ltd.	Shijiazhuang	Shijiazhuang	Real estate		100.00%	100.00%	Establishment or investment
673	Nanjing Jingdong Equity Investment Partnership (Limited Partnership)	Zhangzhou	Zhangzhou	investment		100.00%	100.00%	Establishment or investment
674	Zhangjiakou Guanke Real Estate Development Co., Ltd.	Zhangjiakou	Zhangjiakou	Real estate		68.00%	100.00%	Consolidation not under the same control
675	Shandong Yango Property Co., Ltd.	Jinan	Jinan	Real estate		100.00%	100.00%	Establishment or investment
676	Qingdao Longtu Property Co., Ltd.	Qingdao	Qingdao	Real estate		100.00%	100.00%	Establishment or investment
677	Qingdao Honghefu Real Estate Co., Ltd. Note7	Qingdao	Qingdao	Real estate		70.00%	100.00%	Establishment or investment
678	Qingdao Longgan Real Estate Development Co., Ltd.	Qingdao	Qingdao	Real estate		100.00%	100.00%	Establishment or investment
679	Qingdao Tongjian Real Estate Development Co., Ltd.	Qingdao	Qingdao	Real estate		61.00%	61.00%	Establishment or investment
680	Dongfu Real Estate (Shandong) Co., Ltd.	Jinan	Jinan	Real estate		70.00%	70.00%	Consolidation not under the same control
681	Jinan Longzhao Real Estate Development Co., Ltd.	Jinan	Jinan	Real estate		100.00%	100.00%	Establishment or investment
682	Jinan Longhong Real Estate Development Co., Ltd.	Jinan	Jinan	Real estate		100.00%	100.00%	Establishment or investment
683	Jinan Longkang Real Estate Development Co., Ltd.	Jinan	Jinan	Real estate		100.00%	100.00%	Establishment or investment
684	Hong Kong Jinjiang Holdings Limited	Hong Kong	Hong Kong	investment		78.60%	78.60%	Consolidation not under the same control
685	Chongqing Huideng Real Estate Development Co., Ltd.	Chongqing	Chongqing	Real estate		100.00%	100.00%	Establishment or investment
686	Chongqing Yango Business Management Consulting Co., Ltd.	Chongqing	Chongqing	Real estate		100.00%	100.00%	Establishment or investment
687	Chongqing Hanjiang District Hanjiang Real Estate Development Co., Ltd.	Chongqing	Chongqing	Real estate		100.00%	100.00%	Establishment or investment
688	Chongqing Chaoguang Industrial Co., Ltd.	Chongqing	Chongqing	Real estate		98.65%	98.65%	Establishment or investment
689	Chongqing Xiguang Meng Industrial Co., Ltd.	Chongqing	Chongqing	Real estate		97.56%	97.56%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
690	Chongqing Yineng Chenyang Real Estate Co., Ltd.	Chongqing	Chongqing	Real estate		100.00%	100.00%	Consolidation not under the same control
691	Chongqing Yuneng Real Estate Development Co., Ltd.	Chongqing	Chongqing	Real estate		100.00%	100.00%	Consolidation not under the same control
692	Chongqing Shangshan Land Co., Ltd.	Chongqing	Chongqing	Real estate		100.00%	100.00%	Consolidation not under the same control
693	Chongqing Xinneng Industry (Group) Co., Ltd.	Chongqing	Chongqing	Real estate		100.00%	100.00%	Consolidation not under the same control
694	Xinjiang Yango Real Estate Development Co., Ltd.	Urumqi	Urumqi	Real estate		100.00%	100.00%	Establishment or investment
695	Xinjiang Yutaijia Real Estate Development Co., Ltd.	Urumqi	Urumqi	Real estate		100.00%	100.00%	Establishment or investment
696	Xinjiang Guanghuayang Real Estate Development Co., Ltd.	Urumqi	Urumqi	Real estate		100.00%	100.00%	Establishment or investment
697	Urumqi Yango Jinhua Real Estate Development Co., Ltd.	Urumqi	Urumqi	Real estate		100.00%	100.00%	Establishment or investment
698	Urumqi Guangchengda Real Estate Development Co., Ltd.	Urumqi	Urumqi	Real estate		100.00%	100.00%	Establishment or investment
699	Xinjiang Zhongan Guangyao Real Estate Development Co., Ltd. Note 9	Urumqi	Urumqi	Real estate		67.00%	100.00%	Establishment or investment
700	Xinjiang Runtang Real Estate Co., Ltd.	Urumqi	Urumqi	Real estate		100.00%	100.00%	Consolidation not under the same control
701	Yango Group Gansu Industrial Co., Ltd.	Lanzhou	Lanzhou	Real estate		100.00%	100.00%	Establishment or investment
702	Yango Group Lanzhou Lihuadao Real Estate Co., Ltd.	Lanzhou	Lanzhou	Real estate		90.00%	90.00%	Establishment or investment
703	Lanzhou Yango Zhaotai Real Estate Co., Ltd.	Lanzhou	Lanzhou	Real estate		100.00%	100.00%	Establishment or investment
704	Lanzhou Hongfu Real Estate Development Co., Ltd.	Lanzhou	Lanzhou	Real estate		100.00%	100.00%	Establishment or investment
705	Lanzhou Yango Real Estate Development Co., Ltd.	Lanzhou	Lanzhou	Real estate		100.00%	100.00%	Establishment or investment
706	Ningxia Hongfu Real Estate Development Co., Ltd.	Yinchuan	Yinchuan	Real estate		100.00%	100.00%	Establishment or investment
707	Guizhou Zhumeng Yango Real Estate Co., Ltd.	Guiyang	Guiyang	Real estate		100.00%	100.00%	Establishment or investment
708	Guizhou Junyue Yango Real Estate Co., Ltd.	Guiyang	Guiyang	Real estate		100.00%	100.00%	Establishment or investment
709	Guizhou Zhongsen Yango Real Estate Co., Ltd.	Guiyang	Guiyang	Real estate		100.00%	100.00%	Establishment or investment
710	Guizhou Xinghui Yango Real Estate Co., Ltd.	Guiyang	Guiyang	Real estate		100.00%	100.00%	Establishment or investment
711	Guizhou Qichen Yango Real Estate Co., Ltd.	Guiyang	Guiyang	Real estate		100.00%	100.00%	Establishment or investment
712	Guizhou Junhou Yango Real Estate Co., Ltd.	Guiyang	Guiyang	Real estate		85.00%	85.00%	Establishment or investment
713	Guizhou Zhizhi Yango Real Estate Co., Ltd.	Guiyang	Guiyang	Real estate		100.00%	100.00%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
714	Yango (Liaoning) Real Estate Development Co., Ltd.	Dalian	Dalian	Real estate		100.00%	100.00%	Establishment or investment
715	Shenyang Yango Yaolong Real Estate Development Co., Ltd.	Shenyang	Shenyang	Real estate		100.00%	100.00%	Establishment or investment
716	Dalian Yango Xinyi Real Estate Co., Ltd.	Dalian	Dalian	Real estate		98.54%	98.54%	Establishment or investment
717	Shen Guangyao Hengrong Real Estate Development Co., Ltd.	Shenyang	Shenyang	Real estate		100.00%	100.00%	Establishment or investment
718	Shenyang Longguang Trading Co., Ltd.	Shenyang	Shenyang	Construction materials sales		70.00%	70.00%	Establishment or investment
719	Dalian Yango Hongda Development Co., Ltd.	Dalian	Dalian	Construction materials sales		99.69%	99.69%	Establishment or investment
720	Shenyang Xiguang Trading Co., Ltd.	Shenyang	Shenyang	Construction materials sales		99.70%	99.70%	Establishment or investment
721	Yunnan Yukuo Real Estate Development Co., Ltd.	Kunming	Kunming	Real estate		99.21%	99.21%	Establishment or investment
722	Yunnan Yangguangcheng Real Estate Development Co., Ltd.	Kunming	Kunming	Real estate		100.00%	100.00%	Establishment or investment
723	Yunnan Yangyao Real Estate Development Co., Ltd.	Kunming	Kunming	Real estate		85.00%	85.00%	Establishment or investment
724	Kunming Yango Datong Real Estate Development Co., Ltd.	Kunming	Kunming	Real estate		100.00%	100.00%	Establishment or investment
725	Anhui Boya Tongguang Real Estate Development Co., Ltd.	Hefei	Hefei	Real estate		100.00%	100.00%	Establishment or investment
726	Anhui Yangyao Guangcheng Real Estate Development Co., Ltd.	Hefei	Hefei	Real estate		100.00%	100.00%	Establishment or investment
727	Anhui Yangsheng Guangcheng Real Estate Co., Ltd.	Hefei	Hefei	Real estate		100.00%	100.00%	Establishment or investment
728	Anhui Yang Chongguangcheng Real Estate Co., Ltd.	Hefei	Hefei	Real estate		100.00%	100.00%	Establishment or investment
729	Shantou Yango Dingsheng Real Estate Co., Ltd.	Shantou	Shantou	Real estate		100.00%	100.00%	Establishment or investment
730	Meizhou Guangqi Real Estate Development Co., Ltd.	Meizhou	Meizhou	Real estate		100.00%	100.00%	Establishment or investment
731	Shantou Yango Xinsheng Real Estate Development Co., Ltd.	Shantou	Shantou	Real estate		100.00%	100.00%	Establishment or investment
732	Meizhou Yango Real Estate Development Co., Ltd.	Meizhou	Meizhou	Real estate		100.00%	100.00%	Establishment or investment
733	Jieyang Guangqi Real Estate Development Co., Ltd.	Jieyang	Jieyang	Real estate		51.00%	51.00%	Establishment or investment
734	Yango Group Hainan Industrial Co., Ltd.	Hainan	Hainan	Real estate		100.00%	100.00%	Establishment or investment
735	Xi'an Yango Business Investment Management Co., Ltd.	Xi'an	Xi'an	Business management		100.00%	100.00%	Establishment or investment
736	Wuhan Yango Tiandi Commercial Management Co., Ltd.	Wuhan	Wuhan	Business management		100.00%	100.00%	Establishment or investment
737	Guangzhou Yango Tiandi Commercial Management Co., Ltd.	Guangzhou	Guangzhou	Business management		100.00%	100.00%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
738	Huaji Construction Engineering Group Co., Ltd.	Minhou	Minhou	Constructional engineering		100.00%	100.00%	Consolidation not under the same control
739	Chongqing Yineng Building Installation Engineering Co., Ltd.	Chongqing	Chongqing	Constructional engineering		100.00%	100.00%	Consolidation not under the same control
740	Southern Harbour Construction Limited	Hong Kong	Hong Kong	Constructional engineering		100.00%	100.00%	Establishment or investment
741	Hong Kong Hongbaixiang Co., Ltd.	Hong Kong	Hong Kong	Investment management		100.00%	100.00%	Establishment or investment
742	Hong Kong Chuangdi Co., Ltd.	Hong Kong	Hong Kong	Constructional engineering		100.00%	100.00%	Establishment or investment
743	Pingxiang Panzhi Marketing Planning Co., Ltd.	Pingxiang	Pingxiang	Leasing and business services		100.00%	100.00%	Establishment or investment
744	Pingxiang Yuteng Marketing Planning Co., Ltd.	Pingxiang	Pingxiang	Leasing and business services		100.00%	100.00%	Establishment or investment
745	Pingxiang Juyi Marketing Planning Co., Ltd.	Pingxiang	Pingxiang	Leasing and business services		100.00%	100.00%	Establishment or investment
746	Pingxiang Storage Billing Marketing Planning Co., Ltd.	Pingxiang	Pingxiang	Leasing and business services		100.00%	100.00%	Establishment or investment
747	Yango Group International Investment Co., Ltd.	Hong Kong	Hong Kong	Investment management		100.00%	100.00%	Establishment or investment
748	Runyang Co., Ltd.	Hong Kong	Hong Kong	Investment management		100.00%	100.00%	Establishment or investment
749	Pengliang Co., Ltd.	Hong Kong	Hong Kong	Investment management		100.00%	100.00%	Establishment or investment
750	Yango Jiashi International Co., Ltd.	Hong Kong	Hong Kong	Investment management		100.00%	100.00%	Establishment or investment
751	Hong Kong Mengjing Co., Ltd.	Hong Kong	Hong Kong	Investment management		100.00%	100.00%	Establishment or investment
752	Chengdu Xixiangguang Real Estate Co., Ltd.	Chengdu	Chengdu	Real estate		100.00%	100.00%	Establishment or investment
753	Yunnan Jiguang Real Estate Development Co., Ltd.	Kunming	Kunming	Real estate		100.00%	100.00%	Establishment or investment
754	Yichang Tengshun Yango Real Estate Development Co., Ltd.	Yichang	Yichang	Real estate		100.00%	100.00%	Establishment or investment
755	Chongqing Muguang Real Estate Development Co., Ltd.	Chongqing	Chongqing	Real estate		85.00%	85.00%	Establishment or investment
756	Huizhou Juhengyuan Industrial Co., Ltd.	Huizhou	Huizhou	Real estate		90.00%	90.00%	Consolidation not under the same control
757	Shaaxi Ankang Yango Real Estate Co., Ltd.	Ankang	Ankang	Real estate		60.00%	60.00%	Establishment or investment
758	Xining Yango Tangdao Real Estate Co., Ltd.	Xining	Xining	Real estate		51.00%	51.00%	Establishment or investment
759	Qixing Guan hongji Real Estate Development Co., Ltd.	Bijie	Bijie	Real estate		100.00%	100.00%	Consolidation not under the same control
760	Jiaying Weitai Investment Management Co., Ltd.	Jiaying	Jiaying	Leasing and business services		100.00%	100.00%	Establishment or investment
761	Pingxiang Zhen Bairui Marketing Planning Co., Ltd.	Pingxiang	Pingxiang	Leasing and business services		100.00%	100.00%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
762	Pingxiang Yangyao Trading Co., Ltd.	Pingxiang	Pingxiang	Wholesale and retail trade		100.00%	100.00%	Establishment or investment
763	Pingxiang Yangyuan Trading Co., Ltd.	Pingxiang	Pingxiang	Wholesale and retail trade		100.00%	100.00%	Establishment or investment
764	Pingxiang Junteng Marketing Planning Co., Ltd.	Pingxiang	Pingxiang	Leasing and business services		100.00%	100.00%	Establishment or investment
765	Shantou Yango Rich Real Estate Development Co., Ltd.	Shantou	Shantou	Real estate		100.00%	100.00%	Establishment or investment
766	Meizhou Guangyao Real Estate Development Co., Ltd.	Miezhou	Miezhou	Real estate		100.00%	100.00%	Establishment or investment
767	Shantou Yango Changsheng Investment Development Co., Ltd.	Shantou	Shantou	Real estate		100.00%	100.00%	Establishment or investment
768	Guangzhou Baiyao Xinguang Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
769	Guangzhou Yango Yiyuan Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
770	Guangzhou Yango Yufu Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
771	Foshan Wanguang Real Estate Development Co., Ltd.	Foshan	Foshan	Real estate		100.00%	100.00%	Establishment or investment
772	Zhaoqing Haoyang Real Estate Development Co., Ltd.	Zhaoqing	Zhaoqing	Real estate		100.00%	100.00%	Establishment or investment
773	Shaanxi Xuzhiguang Real Estate Co., Ltd.	Xianyang	Xianyang	Real estate		100.00%	100.00%	Establishment or investment
774	Xi'an Zhuiguang Real Estate Co., Ltd.	Xi'an	Xi'an	Real estate		100.00%	100.00%	Establishment or investment
775	Taiyuan Jinlufu Real Estate Development Co., Ltd.	Taiyuan	Taiyuan	Real estate		100.00%	100.00%	Establishment or investment
776	Guilin Zhengjingyang Investment Management Co., Ltd.	Guangxi	Guangxi	Leasing and business services		100.00%	100.00%	Establishment or investment
777	Beihai Zhengyuyang Investment Co., Ltd.	Beihai	Beihai	Leasing and business services		100.00%	100.00%	Establishment or investment
778	Beihai Yangzheng Shaoguang Real Estate Development Co., Ltd.	Beihai	Beihai	Real estate		100.00%	100.00%	Establishment or investment
779	Nanning Zhengyang Investment Co., Ltd.	Nanning	Nanning	Leasing and business services		100.00%	100.00%	Establishment or investment
780	Nanning Zhenglanyang Investment Co., Ltd.	Nanning	Nanning	Leasing and business services		100.00%	100.00%	Establishment or investment
781	Zhengzhou Ruilang Real Estate Development Co., Ltd.	Zhengzhou	Zhengzhou	Real estate		100.00%	100.00%	Establishment or investment
782	Xuchang Shengguang Real Estate Development Co., Ltd.	Xuchang	Xuchang	Real estate		100.00%	100.00%	Establishment or investment
783	Zhengzhou Yango Tiandi Real Estate Co., Ltd.	Zhengzhou	Zhengzhou	Real estate		100.00%	100.00%	Establishment or investment
784	Wuhan Keteng Yango Real Estate Development Co., Ltd.	Wuhan	Wuhan	Real estate		100.00%	100.00%	Establishment or investment
785	Wuhan Dingke Yango Real Estate Development Co., Ltd.	Wuhan	Wuhan	Real estate		99.56%	99.56%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
786	Wuhan Bohui Yango Real Estate Development Co., Ltd.	Wuhan	Wuhan	Real estate		100.00%	100.00%	Establishment or investment
787	Jingzhou Dingke Yango Real Estate Development Co., Ltd.	Jingzhou	Jingzhou	Real estate		100.00%	100.00%	Establishment or investment
788	Ganzhou Xuguang Real Estate Development Co., Ltd.	Ganzhou	Ganzhou	Real estate		100.00%	100.00%	Establishment or investment
789	Jingdezhen Yuguang Real Estate Co., Ltd.	Jingdezhen	Jingdezhen	Real estate		60.00%	60.00%	Establishment or investment
790	Hebei Junteng Yango Real Estate Development Co., Ltd.	Shijiazhuang	Shijiazhuang	Real estate		100.00%	100.00%	Establishment or investment
791	Hebei Ruichen Yango Real Estate Development Co., Ltd.	Shijiazhuang	Shijiazhuang	Real estate		100.00%	100.00%	Establishment or investment
792	Hebei Jixiang Yango Real Estate Development Co., Ltd.	Shijiazhuang	Shijiazhuang	Real estate		100.00%	100.00%	Establishment or investment
793	Hebei Honghui Yango Real Estate Development Co., Ltd.	Shijiazhuang	Shijiazhuang	Real estate		100.00%	100.00%	Establishment or investment
794	Maoming Penghui Real Estate Development Co., Ltd.	Maoming	Maoming	Real estate		100.00%	100.00%	Establishment or investment
795	Guangzhou Shenghui Real Estate Development Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
796	Guangzhou Yihui Real Estate Development Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
797	Guangzhou Yinghui Real Estate Development Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
798	Guangzhou Minghui Real Estate Development Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
799	Chongqing Ruishang Yundian Industrial Co., Ltd.	Chongqing	Chongqing	Wholesale and retail trade		100.00%	100.00%	Establishment or investment
800	Tianshui Guangyao Real Estate Development Co., Ltd.	Tianshui	Tianshui	Real estate		100.00%	100.00%	Establishment or investment
801	Xining Yango Real Estate Co., Ltd.	Xining	Xining	Real estate		100.00%	100.00%	Establishment or investment
802	Dalian Yango Hongrui Development Co., Ltd.	Dalian	Dalian	Wholesale and retail trade		100.00%	100.00%	Establishment or investment
803	Shenyang Ruiguang Trading Co., Ltd.	Shenyang	Shenyang	Wholesale and retail trade		100.00%	100.00%	Establishment or investment
804	Dalian Yango Honglong Development Co., Ltd.	Dalian	Dalian	Wholesale and retail trade		100.00%	100.00%	Establishment or investment
805	Shen Yang Guang shenghengrong Real Estate Development Co., Ltd.	Shenyang	Shenyang	Real estate		100.00%	100.00%	Establishment or investment
806	Shen Yang Guang yuhengrong Real Estate Development Co., Ltd.	Shenyang	Shenyang	Real estate		100.00%	100.00%	Establishment or investment
807	Shenyang Xuguang Building Materials Trading Co., Ltd.	Shenyang	Shenyang	Wholesale and retail trade		100.00%	100.00%	Establishment or investment
808	Kunming Yango Huaxin Real Estate Development Co., Ltd.	Kunming	Kunming	Real estate		100.00%	100.00%	Establishment or investment
809	Anhui Yangyuguangcheng Real Estate Co., Ltd.	Hefei	Hefei	Real estate		100.00%	100.00%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
810	Benbu Rui Real Estate Development Co., Ltd.	Bengbu	Bengbu	Real estate		100.00%	100.00%	Establishment or investment
811	Benbu Real Estate Development Co., Ltd.	Bengbu	Bengbu	Real estate		100.00%	100.00%	Establishment or investment
812	Nanjing Shengyang Real Estate Development Co., Ltd.	Nanjing	Nanjing	Real estate		100.00%	100.00%	Establishment or investment
813	Nanjing Wenlanchongguang Real Estate Development Co., Ltd.	Nanjing	Nanjing	Real estate		100.00%	100.00%	Establishment or investment
814	Nanjing Haoyang Real Estate Development Co., Ltd.	Nanjing	Nanjing	Real estate		100.00%	100.00%	Establishment or investment
815	Nanjing Yiyang Real Estate Development Co., Ltd.	Nanjing	Nanjing	Real estate		100.00%	100.00%	Establishment or investment
816	Minhou Yango Property Service Co., Ltd.	Minhou	Minhou	Real estate		100.00%	100.00%	Consolidation not under the same control
817	Guangdong Jiangwan New City Property Management Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Consolidation not under the same control
818	Yango Group Shaanxi Property Management Co., Ltd.	Xianyang	Xianyang	Real estate		100.00%	100.00%	Consolidation not under the same control
819	Urumqi Yango Property Service Co., Ltd.	Urumqi	Urumqi	Real estate		100.00%	100.00%	Consolidation not under the same control
820	Changsha Xingshengbo Property Service Co., Ltd.	Changsha	Changsha	Real estate		100.00%	100.00%	Consolidation not under the same control
821	Chongqing Yineng Property Service Co., Ltd.	Chongqing	Chongqing	Real estate		100.00%	100.00%	Consolidation not under the same control
822	Yango Zhongguang (Chongqing) Industrial Co., Ltd.	Chongqing	Chongqing	Wholesale and retail trade		51.00%	51.00%	Establishment or investment
823	Jinhua Ruixiang Real Estate Development Co., Ltd.	Jinhua	Jinhua	Real estate		100.00%	100.00%	Establishment or investment
824	Jinhua Rongde Investment Management Co., Ltd.	Jinhua	Jinhua	Leasing and business services		34.00%	34.00%	Establishment or investment
825	Nanning Yangzheng Shengguang Real Estate Development Co., Ltd.	Nanning	Nanning	Real estate		91.94%	91.94%	Establishment or investment
826	Guigang Runjia Real Estate Co., Ltd.	Guigang	Guigang	Real estate		85.00%	85.00%	Consolidation not under the same control
827	Beihai Yucheng Real Estate Development Co., Ltd.	Beihai	Beihai	Real estate		100.00%	100.00%	Establishment or investment
828	Tongren Jiahao Real Estate Development Co., Ltd.	Tongren	Tongren	Real estate		80.00%	80.00%	Consolidation not under the same control
829	Shanghai Jing Zheng business management partnership (limited partnership)	Shanghai	Shanghai	Leasing and business services		89.00%	89.00%	Establishment or investment
830	Yango group Shanghai Mdt InfoTech Ltd	Shanghai	Shanghai	Information transmission, software and information technology service industry		100.00%	100.00%	Establishment or investment
831	Shanghai Pei huai Enterprise Management Co., Ltd.	Shanghai	Shanghai	Leasing and business services		100.00%	100.00%	Establishment or investment
832	Shanghai Nanxu Enterprise Management Co., Ltd.	Shanghai	Shanghai	Leasing and business services		100.00%	100.00%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
833	Nantong Hui Nie Guang Real Estate Development Co., Ltd.	Nantong	Nantong	Real estate		100.00%	100.00%	Establishment or investment
834	Shanghai Guangjing Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Establishment or investment
835	Yango (Huzhou) Real Estate Co., Ltd.	Huzhou	Huzhou	Real estate		100.00%	100.00%	Establishment or investment
836	Shanghai Guang Rong Enterprise Management Co., Ltd.	Shanghai	Shanghai	Leasing and business services		100.00%	100.00%	Establishment or investment
837	Shanghai Han Xin Enterprise Management Co., Ltd.	Shanghai	Shanghai	Leasing and business services		99.00%	99.00%	Consolidation not under the same control
838	Shanghai Ring Green Industrial Co., Ltd.	Shanghai	Shanghai	Wholesale and retail trade		100.00%	100.00%	Consolidation not under the same control
839	Shanghai Shijia Hotel Management Co., Ltd.	Shanghai	Shanghai	Accommodation and catering industry		100.00%	100.00%	Consolidation not under the same control
840	Shanghai Guang Yu Real Estate Development Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Establishment or investment
841	Shanghai Tianhongan management Co., Ltd.	Shanghai	Shanghai	Real estate		100.00%	100.00%	Consolidation not under the same control
842	Tiananzhi Valley (Shanghai) construction and Development Co., Ltd.	Shanghai	Shanghai	Real estate		75.00%	75.00%	Consolidation not under the same control
843	Tian Rong an (Shanghai) Enterprise Management Co., Ltd.	Shanghai	Shanghai	Leasing and business services		100.00%	100.00%	Consolidation not under the same control
844	Fuzhou Jun Li Guang Enterprise Management Co., Ltd.	Fuzhou	Fuzhou	Leasing and business services		100.00%	100.00%	Establishment or investment
845	Xiamen Yango Shunde Real Estate Development Co., Ltd.	Xiamen	Xiamen	Real estate		100.00%	100.00%	Establishment or investment
846	Quanzhou Yango Jiaxing Industrial Co., Ltd.	Xiamen	Xiamen	Wholesale and retail trade		100.00%	100.00%	Establishment or investment
847	Xiamen Yango Tian Shun Real Estate Development Co., Ltd.	Xiamen	Xiamen	Real estate		100.00%	100.00%	Establishment or investment
848	Suzhou dream home life Co., Ltd.	Suzhou	Suzhou	Wholesale and retail trade		100.00%	100.00%	Establishment or investment
849	Hangzhou water Shengze Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		100.00%	100.00%	Establishment or investment
850	Hangzhou dream home enterprise development Co., Ltd.	Hangzhou	Hangzhou	Wholesale and retail trade		100.00%	100.00%	Establishment or investment
851	Huizhou Guangsheng Industrial Co., Ltd.	Huizhou	Huizhou	Wholesale and retail trade		100.00%	100.00%	Establishment or investment
852	Shanwei Yango Dasheng Industrial Co., Ltd.	Shanwei	Shanwei	Leasing and business services		100.00%	100.00%	Establishment or investment
853	Dongguan Guang Zhi Investment Development Co., Ltd.	Dongguan	Dongguan	Leasing and business services		100.00%	100.00%	Establishment or investment
854	Shanwei wandelong Investment Co., Ltd. (Note 9)	Shanwei	Shanwei	Real estate		51.00%	100.00%	Consolidation not under the same control
855	Guangzhou Yango eight Hui real estate Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
856	Guangzhou Yango three Teng Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
857	Guangzhou Yango Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
858	Guangzhou Yango, Liu Xin Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
859	Guangzhou Yango Jiuxing real estate Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
860	Guangzhou Yango, Hong Kong Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
861	Guangzhou Yango Qisheng Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
862	Guangzhou Yango Star Real Estate Co., Ltd.	Guangzhou	Guangzhou	Real estate		100.00%	100.00%	Establishment or investment
863	Foshan dream home enterprise management Co., Ltd.	Foshan	Foshan	Leasing and business services		100.00%	100.00%	Establishment or investment
864	Xi'an spectral light Real Estate Co., Ltd.	Xi'an	Xi'an	Real estate		100.00%	100.00%	Establishment or investment
865	Xi'an hung Shunde Real Estate Co., Ltd.	Xi'an	Xi'an	Real estate		100.00%	100.00%	Establishment or investment
866	Yulin Hengchang Weiye Real Estate Development Co., Ltd.	Yulin	Yulin	Real estate		60.00%	60.00%	Consolidation not under the same control
867	Xi'an Hui Tai Real Estate Development Co., Ltd.	Xi'an	Xi'an	Real estate		51.00%	51.00%	Establishment or investment
868	Nanning ZHENG Jin Yang Investment Co., Ltd.	Nanning	Nanning	Leasing and business services		100.00%	100.00%	Establishment or investment
869	Changsha dream home Consulting Management Co., Ltd.	Changsha	Changsha	Leasing and business services		100.00%	100.00%	Establishment or investment
870	Zhengzhou Yusheng Yango Real Estate Co., Ltd.	Zhengzhou	Zhengzhou	Real estate		100.00%	100.00%	Establishment or investment
871	Zhengzhou Yango Wan Yi Real Estate Co., Ltd.	Zhengzhou	Zhengzhou	Real estate		100.00%	100.00%	Establishment or investment
872	Zhengzhou Yango Xin Bo Real Estate Co., Ltd.	Zhengzhou	Zhengzhou	Real estate		100.00%	100.00%	Establishment or investment
873	Zhengzhou Yango run Kun Real Estate Co., Ltd.	Zhengzhou	Zhengzhou	Real estate		100.00%	100.00%	Establishment or investment
874	Xiangyang Jun Peng Yango Real Estate Development Co., Ltd. (Note 10)	Xiangyang	Xiangyang	Real estate		70.00%	100.00%	Establishment or investment
875	Wuhan Zhen Yang Yango Real Estate Development Co., Ltd.	Wuhan	Wuhan	Real estate		100.00%	100.00%	Establishment or investment
876	Wuhan Rui Hong YangoCity Real Estate Development Co., Ltd.	Wuhan	Wuhan	Real estate		100.00%	100.00%	Establishment or investment
877	Pingxiang dream Enterprise Management Consulting Co., Ltd.	Pingxiang	Pingxiang	Leasing and business services		100.00%	100.00%	Establishment or investment
878	Hebei bond Real Estate Development Co., Ltd.	Tangshan	Tangshan	Real estate		100.00%	100.00%	Establishment or investment
879	Chongqing Zhong Guang Hui Industrial Co., Ltd.	Chongqing	Chongqing	Wholesale and retail trade		100.00%	100.00%	Establishment or investment
880	Chongqing Rui Zhi Guang housing brokerage Co., Ltd.	Chongqing	Chongqing	Real estate		100.00%	100.00%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
881	Chongqing Guang Guan commerce and Trade Co., Ltd.	Chongqing	Chongqing	Wholesale and retail trade		100.00%	100.00%	Establishment or investment
882	Chongqing heyuguang Technology Co., Ltd.	Chongqing	Chongqing	Wholesale and retail trade		100.00%	100.00%	Establishment or investment
883	Chongqing Jin Guang Rui Enterprise Management Consulting Co., Ltd.	Chongqing	Chongqing	Leasing and business services		100.00%	100.00%	Establishment or investment
884	Chongqing Yue Rui Guang Enterprise Management Consulting Co., Ltd.	Chongqing	Chongqing	Leasing and business services		100.00%	100.00%	Establishment or investment
885	Guizhou chase dream Yango Property Co., Ltd.	Guizhou	Guizhou	Real estate		100.00%	100.00%	Establishment or investment
886	Changchun Guangyao honrong Real Estate Development Co., Ltd.	Changchun	Changchun	Real estate		100.00%	100.00%	Establishment or investment
887	Shenyang Yun Guang Building Materials Trading Co., Ltd.	Shenyang	Shenyang	Wholesale and retail trade		100.00%	100.00%	Establishment or investment
888	Dalian Guang Hong Xin Chen Building Materials Trading Co., Ltd.	Dalian	Dalian	Wholesale and retail trade		100.00%	100.00%	Establishment or investment
889	Dalian Guang Hong Xin Yi Building Materials Trading Co., Ltd.	Dalian	Dalian	Wholesale and retail trade		100.00%	100.00%	Establishment or investment
890	Changchun Guangsheng Heng Rong Real Estate Development Co., Ltd.	Changchun	Changchun	Real estate		100.00%	100.00%	Establishment or investment
891	Tibet Heng Ying Technology Co., Ltd. (Note 11)	Tibet	Tibet	Wholesale and retail trade		50.00%	100.00%	Establishment or investment
892	Kunming Tong Ying Real Estate Development Co., Ltd. (Note 11)	Kunming	Kunming	Real estate		100.00%	100.00%	Establishment or investment
893	Yunnan Yango Zhonghe Real Estate Development Co., Ltd.	Yunnan	Yunnan	Real estate		100.00%	100.00%	Establishment or investment
894	Yunnan Yango Wing Lung Real Estate Development Co., Ltd.	Kunming	Kunming	Real estate		100.00%	100.00%	Establishment or investment
895	Anhui Yang Guang City Real Estate Development Co., Ltd.	Hefei	Hefei	Real estate		100.00%	100.00%	Establishment or investment
896	Anhui Yango Real Estate Co., Ltd.	Hefei	Hefei	Real estate		100.00%	100.00%	Establishment or investment
897	Anhui Yang Xu Guang City Enterprise Management Co., Ltd.	Hefei	Hefei	Leasing and business services		100.00%	100.00%	Establishment or investment
898	Hainan Xu Zhi Guang Real Estate Development Co., Ltd.	Haikou	Haikou	Real estate		100.00%	100.00%	Establishment or investment
899	Nanjing Shun Yang Industrial Co., Ltd.	Nanjing	Nanjing	Wholesale and retail trade		100.00%	100.00%	Establishment or investment
900	Yango (Guangdong) Urban Development Investment Co., Ltd.	Guangzhou	Guangzhou	Leasing and business services		100.00%	100.00%	Establishment or investment
901	Shanghai dream home enterprise development Co., Ltd.	Shanghai	Shanghai	Wholesale and retail trade		100.00%	100.00%	Establishment or investment
902	Beijing Sheng Xing Tai Hotel Management Service Co., Ltd.	Beijing	Beijing	Leasing and business services		100.00%	100.00%	Establishment or investment
903	Jiaying Keran investment partnership (limited partnership)	Jiaying	Jiaying	Leasing and business services		99.00%	99.00%	Establishment or investment

Serial No.	Name of the subsidiary	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights	Acquisition method
					Direct	Indirect		
904	Jiaxing Jing River investment partnership (limited partnership)	Jiaxing	Jiaxing	Leasing and business services		99.00%	99.00%	Establishment or investment
905	Jiaxing Xin Rui investment partnership (limited partnership)	Jiaxing	Jiaxing	Leasing and business services		99.80%	99.80%	Establishment or investment
906	Liaoning University Logistics Group Real Estate Development Co., Ltd.	Shenyang	Shenyang	Real estate		100.00%	100.00%	Consolidation not under the same control
907	Tianjin Ruguang Real Estate Development Co., Ltd.	Tianjin	Tianjin	Real estate		70.00%	70.00%	Establishment or investment
908	Tianjin Zheng Long Yango Technology Industry Co., Ltd.	Tianjin	Tianjin	Wholesale and retail trade		100.00%	100.00%	Establishment or investment
909	Tianshui Guang Heng real estate development Co., Ltd.	Tianshui	Tianshui	Real estate		61.43%	61.43%	Establishment or investment
910	Tibet Libo Sheng Culture Media Co., Ltd.	Tibet	Tibet	Leasing and business services		100.00%	100.00%	Establishment or investment
911	Tibet Xin Kelong culture media Co., Ltd.	Tibet	Tibet	Leasing and business services		100.00%	100.00%	Establishment or investment
912	Yango (Jiaxing) Real Estate Co., Ltd.	Jiaxing	Jiaxing	Real estate		100.00%	100.00%	Establishment or investment

Note 1: Hangzhou Zhen Guang Real Estate Development Co., Ltd. owns 70% equity interest of Qingyuan Real Estate Development Co., Ltd. in Zhejiang. According to the agreement, Zhejiang Qingyuan Real Estate Development Co., Ltd. is responsible for developing the two phase project by its subsidiary YangoCity Group, and YangoCity Group's profit distribution ratio is 70%; Hangzhou Zhen Guang Real Estate Development Co., Ltd. has 70% equity interest of Zhejiang Shanglin lake Real Estate Development Co., Ltd. According to the agreement, the two phase of Zhejiang Shanglin lake Real Estate Development Co., Ltd. is responsible for the development of Yango group, and Yango group's profit distribution ratio is 70%.

Note 2: Shanghai Fu Li Teng Real Estate Development Co., Ltd. holds 50% stake in Guangdong Yutu world real estate Co., Ltd., according to the agreement "Guangdong seven or eight, nine, ten, eleven, fourteen B period, Guangzhou Sha Lo Wan" project is responsible for the development by YangoCity group, and Yango group profit distribution ratio is 100%;Guangdong Yat Tao Real Estate Co., Ltd. under the name of the "Eighteen phase" development project is responsible for the development of Yango group, and Yango group profit distribution ratio of 51%;

Note 3: Shanghai Fu Li Teng Real Estate Development Co., Ltd. holds 90% stake in Guangzhou Nansha economic and Technological Development Zone yto Tao Yabu Real Estate Co., Ltd. under the agreement, Guangzhou Nansha economic and Technological Development Zone Yat Tao Yat court Real Estate Co., Ltd. under the name of "Yango" project is responsible for the development of Yango group, and Yango group profit distribution ratio of 100%;

Note 4: Detailed in note seven and 3 (1) Note 3.

Note 5: Yango group Shanxi limited holds 51% equity interest in Taiyuan Xingguang City Real Estate Development Co., Ltd., and the cooperation agreement specifies that the profit distribution ratio of Yango group is

37.5%.

Note 6: Hebei JIT Teng Yango Real Estate Development Co., Ltd. holds 68% stake in Zhangjiakou crown Real Estate Development Co., Ltd., Yango group is responsible for project development and operation, and Yango group profit distribution ratio is 100%.

Note 7: Qingdao longtuteng Real Estate Co., Ltd. holds 70% stake in Qingdao Honghe rich real estate Co. Ltd., YangoCity Group is responsible for project development and operation, and Yango group's profit distribution ratio is 100%.

Note 8: Xinjiang Sheng Tai Jia Real Estate Development Co., Ltd. owns 67% stake in Xinjiang Zhong An Guangyao Real Estate Development Co., Ltd., while the other shareholders withdraw according to the agreement after the delisting of the target land. The Yango group is responsible for the project development and operation, and the YangoCity group's profit distribution ratio is 100%.

Note 9: Shanwei Yango Dasheng Industrial Co., Ltd. holds 51% of Shanwei wandelong Investment Co., Ltd. under the agreement, the property of Shanwei Wanlong Investment Limited is developed by YangoCity group, and Yango group enjoys 100% of the rights of the salable property.

Note 10: Wuhan Jun Peng Real Estate Development Co., Ltd. holds 70% stake in Xiangyang Jun Peng Yango Real Estate Development Co., Ltd. under the agreement, Xiangyang Jun Peng YangoCity Real Estate Development Co., Ltd. under the name of the project under the Yango group development and operation, and Yango group enjoys all the rights and interests of the camp.

Note 11: Yunnan Yango Zhonghe Real Estate Development Co., Ltd. holds 50% equity interest of Tibet Heng Ying Technology Co., Ltd., YangoCity Group is responsible for project development and operation, and Yango group's profit distribution ratio is 100%.

Note 12: The above-mentioned indirect shareholding ratio is the sum of the direct shareholding ratios of the subsidiaries at each level.

Note 13: A total of 46 companies with the above-mentioned serial numbers 17 to 62 are directly or indirectly controlled by the subsidiary Fujian Longking Environmental Protection Co., Ltd.; the above-mentioned serial numbers 172 to 912 have a total of 741 companies directly or indirectly controlled by the subsidiary Yango Group.

1.2 Basis of holding half or less voting power but still controlling the invested entities:

Name of the subsidiary	Proportion of voting rights	Reasons for including into the merger scope
Yango Group Co., Ltd	34.03%	As the company's largest shareholder, it holds more than half of the voting power in the Board of Directors of the subsidiaries and can control the investees, so it is included into the consolidation scope.
Fujian Longking Environmental Protection Co., Ltd.	25.04%	As the company's largest shareholder, it holds more than half of the voting power in the Board of Directors of the subsidiaries and can control the investees, so it is included into the

Name of the subsidiary	Proportion of voting rights	Reasons for including into the merger scope
		consolidation scope.
Fujian Financial International Center Construction Co., Ltd.	50.00%	It holds more than half of the voting power in the Board of Directors of the subsidiaries and can control the investees, so it is included into the consolidation scope.
Fuzhou Libo Shuntai Real Estate Development Co., Ltd.	50.00%	
Fujian Huaxintong International Tourism Co., Ltd.	50.00%	
Xiamen Zhonghongde Investment Co., Ltd.	50.00%	
Zhangzhou Fushan Real Estate Development Co., Ltd.	50.00%	
Dongguan Tengshun Real Estate Development Co., Ltd.	50.00%	
Jinhua Rongde Investment Management Co., Ltd.	34.00%	
Zhejiang Jin'ao Real Estate Co., Ltd.	52.00%	The company (modified as "Subsidiary Yango Group") holds 30% of the equity of Zhejiang Jin'ao Property Co., Ltd. According to relevant agreement, Dexin Real Estate Group Co., Ltd. entrusts the company with the voting Power corresponding to 22% of the equity held by it., the company actually owns 52% of the voting power of Zhejiang Jin'ao Property Co., Ltd. and can control the investees, so it is included into the consolidation scope.
Quanzhou Yango Jintai Real Estate Development Co., Ltd.	67.00%	Subsidiary Yango Group holds a 34% stake in Quanzhou Yango Jintai Real Estate Development Co., Ltd., Fujian Panpan Investment Co., Ltd. holds a 33% stake in Quanzhou Jintai Real Estate Development Co., Ltd., Fujian Panpan Investment Co., Ltd. promises to exercise voting rights The company maintains a consistent opinion, and the company has more than half of the voting rights in the board of directors of the subsidiary, which can control the invested unit, so it is included in the scope of consolidation.

1.3 Important non-wholly-owned subsidiaries

Name of the subsidiary	Shareholding ratio of minority shareholders	The voting power ratio of minority shareholders	Profits and losses owned to minority shareholders in the current period	Dividends declared to be allocated to minority shareholders in the current period	Equity balance of minority shareholders at end of the period
Yango Group Co., Ltd	65.97%	65.97%	3,155,191,586.60	459,390,838.64	25,022,255,906.67

Name of the subsidiary	Shareholding ratio of minority shareholders	The voting power ratio of minority shareholders	Profits and losses owned to minority shareholders in the current period	Dividends declared to be allocated to minority shareholders in the current period	Equity balance of minority shareholders at end of the period
Fujian Longking Environmental Protection Co., Ltd.	74.96%	74.96%	646,026,931.33	155,840,512.96	5,098,868,513.36
Total			3,801,218,517.93	615,231,351.60	30,121,124,420.03

1.4 Main financial information of important non-wholly-owned subsidiaries:

Name of the subsidiary	Closing balance					
	Current assets	Non-current assets	Total assets	Current liabilities	Non-current liabilities	Total liabilities
Yango Group Co., Ltd	272,499,068.9 19.54	35,052,815.01 9.64	307,551,883.93 9.18	176,758,015.77 8.57	79,895,088.74 8.60	256,653,104.52 7.17
Fujian Longking Environmental Protection Co., Ltd.	17,011,748.08 1.33	5,736,214.321 .36	22,747,962.402. 69	14,184,075.005. 33	1,798,284,871 .29	15,982,359,876. 62

Name of the subsidiary	Opening Balance					
	Current assets	Non-current assets	Total assets	Current liabilities	Non-current liabilities	Total liabilities
Yango Group Co., Ltd	235,375,749.02 3.40	28,020,877.35 4.92	263,396,626.37 8.32	156,838,308.24 6.73	65,528,513.7 49.66	222,366,821.99 6.39
Fujian Longking Environmental Protection Co., Ltd.	15,354,556.007. 49	4,720,521,755 .66	20,075,077,763. 15	12,971,920,192. 62	982,280,677. 47	13,954,200,870 .09

Name of the subsidiary	Amount incurred in the current period			
	Operating income	Net profit	Total comprehensive income	Cash flow of operating activities
Yango Group Co., Ltd	61,049,371,313.20	4,321,360,735.81	4,284,153,012.92	15,396,022,356.12
Fujian Longking Environmental Protection Co., Ltd.	10,935,027,561.90	814,338,747.08	822,433,782.47	16,518,521.51

Name of the subsidiary	Amount incurred in the previous period			
	Operating income	Net profit	Total comprehensive income	Cash flow of operating activities
Yango Group Co., Ltd	56,470,090,684.38	3,906,363,995.35	3,989,487,771.28	21,831,114,055.90
Fujian Longking Environmental Protection Co., Ltd.	9,402,298,371.62	758,304,407.51	775,449,579.31	413,960,729.84

1.5 Financial or other support to structured entities included in the scope of consolidated financial statements:

Suzhou Yuxing Investment Center (Limited Partnership) is a structured entity included in the scope of consolidation. The partnership has a share of RMB 800.1 million, and the company's subsidiary, Yango Group, provides a guarantee for repayment of the partnership's debt of RMB 509.9 million.

Nanjing Chundong Equity Investment Partnership (Limited Partnership) is a structured entity included in the scope of consolidation. With a partnership share of RMB 676 million, Hebei Tengguang Real Estate Development Co., Ltd., a subsidiary of the company, undertakes an irrevocable obligation to make up the difference in order to repay the principal of RMB 95.30 million and corresponding expenses for the Chunshi Yango Investment and Development Private Equity Fund.

Everbright Trust. Zhiheng Platinum No. 14 Securities Investment Collective Fund Trust Plan is a structured entity which is included in the scope of consolidation. The company bears the main risks and enjoys the main remuneration and has actual control.

2. Rights and interests in the joint venture arrangement or associated venture

2.1 Joint venture and associated venture of the company:

Serial No.	Name of the joint venture and associated venture	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights
					Direct	Indirect	
1	Fuzhou Mawei District Yango Huixin Petty Loan Co., Ltd.	Fuzhou	Fuzhou	Finance	24.00%		24.00%
2	Zhongmin Yango International Trade Co., Ltd.	Shanghai	Shanghai	Trade		49.00%	49.00%
3	Beijing Chinese Garden Education Consulting Co., Ltd.	Beijing	Beijing	Educational counseling		20.00%	20.00%
4	Fujian Yango Group Shanghai Industry Co., Ltd.	Shanghai	Shanghai	Trade	49.00%		49.00%
5	Industrial Bank Co., Ltd.	Fuzhou	Fuzhou	Finance	1.08%		1.08%

Serial No.	Name of the joint venture and associated venture	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights
					Direct	Indirect	
6	Jiangxi Bank Co., Ltd.	Nanchang	Nanchang	Financial		3.66%	3.66%
7	Fujian Yango Group Xiamen Import and Export Co.	Xiamen	Xiamen	Trade	1.00%	48.00%	49.00%
8	Fuzhou Hua Shu Education Technology Co., Ltd.	Fuzhou	Fuzhou	Educational Consulting		51.00%	51.00%
9	Fujian Longking Kerui Environmental Protection Co., Ltd.	Longyan	Longyan	Environmental protection		50.00%	50.00%
10	Kabanta (Qingdao) Ampere Technology Limited	Qingdao	Qingdao	Environmental protection		51.00%	51.00%
11	Fuzhou Rongjin Xintai Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		50.00%	50.00%
12	Fuzhou Yubaichuan Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		28.10%	28.10%
13	Xiamen Xiangyang Investment Co., Ltd.	Xiamen	Xiamen	Investment		50.00%	50.00%
14	Pingyang Dexin Property Co., Ltd.	Pingyang	Pingyang	Real estate		45.00%	45.00%
15	Fuzhou Win-win Baiyi Real Estate Co., Ltd.	Fuzhou	Fuzhou	Real estate		25.00%	25.00%
16	Putian Lianfucheng Real Estate Co., Ltd.	Putian	Putian	Real estate		33.30%	33.30%
17	Fuzhou Keteng Construction Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		25.00%	25.00%
18	Wenzhou Litengbo Real Estate Development Co., Ltd.	Wenzhou	Wenzhou	Real estate		50.00%	50.00%
19	Fuzhou Yibailong Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		50.00%	50.00%
20	Rongtai (Fuzhou) Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		33.34%	33.34%

Serial No.	Name of the joint venture and associated venture	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights
					Direct	Indirect	
21	Zhangpu Shuyang Real Estate Development Co., Ltd.	Zhangpu	Zhangpu	Real estate		34.00%	34.00%
22	Quanzhou Tangcheng Real Estate Co., Ltd.	Quanzhou	Quanzhou	Real estate		50.00%	50.00%
23	Nan'an Yuanchang Real Estate Co., Ltd.	Nan'an	Nan'an	Real estate		25.00%	25.00%
24	Quanzhou Tangmei Real Estate Co., Ltd.	Quanzhou	Quanzhou	Real estate		25.00%	25.00%
25	Shaoxing Yuteshun Real Estate Development Co., Ltd.	Shaoxing	Shaoxing	Real estate		50.00%	50.00%
26	Shaoxing Zhenyang Real Estate Development Co., Ltd.	Shaoxing	Shaoxing	Real estate		100.00%	50.00%
27	Shanghai Jiongde Industrial Development Ltd.	Shanghai	Shanghai	Business Management		50.00%	50.00%
28	Haimen Fuleng Real Estate Development Co., Ltd.	Haimen	Haimen	Real estate		35.00%	35.00%
29	Rudong Yinyang Real Estate Development Co., Ltd.	Rudong	Rudong	Real estate		50.00%	50.00%
30	Shaoxing Haoyue Real Estate Development Co., Ltd.	Shaoxing	Shaoxing	Real estate		24.70%	24.70%
31	Zhejiang Jinmei Investment & Management Co., Ltd.	Hangzhou	Hangzhou	Investment management		50.00%	50.00%
32	Zhejiang Qite Investment Management Co., Ltd.	Hangzhou	Hangzhou	Investment management		33.00%	33.00%
33	Hangzhou Yuda Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		20.00%	20.00%
34	Jiaxing Rongguang Real Estate Development Co., Ltd.	Jiaxing	Jiaxing	Real estate		35.00%	35.00%
35	Suzhou Juantai Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real estate		33.40%	33.40%

Serial No.	Name of the joint venture and associated venture	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights
					Direct	Indirect	
36	Suzhou Changchuang Real Estate Co., Ltd.	Suzhou	Suzhou	Real estate		50.00%	50.00%
37	Suzhou Heduo Real Estate Co., Ltd.	Suzhou	Suzhou	Real estate		20.00%	20.00%
38	Shanghai Waterfront Management Consulting Co., Ltd.	Shanghai	Shanghai	Management consulting		31.10%	31.10%
39	Yixing Jiayu Real Estate Development Co., Ltd.	Yixing	Yixing	Real estate		20.00%	20.00%
40	Jiangyin Jiayu Real Estate Development Co., Ltd.	Jiangyin	Jiangyin	Real estate		25.00%	25.00%
41	Suzhou Jianhe Real Estate Development Co., Ltd.	Suzhou	Suzhou	Real estate		45.00%	45.00%
42	Nanjing Datai Zhumao Property Co., Ltd.	Nanjing	Nanjing	Real estate		30.00%	30.00%
43	Hangzhou Zhongda Intime City Shopping Center Co., Ltd.	Hangzhou	Hangzhou	Property management		49.00%	49.00%
44	Hangzhou Xiaoying Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		50.00%	50.00%
45	Shanghai Shaoyi Real Estate Co., Ltd.	Shanghai	Shanghai	Real estate		49.00%	49.00%
46	Taizhou Zhongliangyu Property Co., Ltd.	Taizhou	Taizhou	Real estate		30.00%	30.00%
47	Hangzhou Xinjunda Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		40.00%	40.00%
48	Chongqing Industry Bo Industrial Co., Ltd.	Chongqing	Chongqing	Retail		25.00%	25.00%
49	Hangzhou Kangyide Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		50.00%	50.00%
50	Qingyuan Tian'an Zhigu Co., Ltd.	Qingyuan	Qingyuan	Real estate		48.75%	48.75%
51	Guangzhou Dangdai Tengxin Investment Co., Ltd.	Guangzhou	Guangzhou	Investment management		49.00%	49.00%

Serial No.	Name of the joint venture and associated venture	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights
					Direct	Indirect	
52	Yango Guangdong and Hong Kong Limited	Hongkong	Hongkong			49.00%	49.00%
53	Guangdong Deshun Lihe Zhide Science Park Investment Co., Ltd.	Shunde	Shunde	Investment management		51.00%	51.00%
54	Foshan Gaoming District Longguang Real Estate Co., Ltd.	Foshan	Foshan	Real estate		50.00%	50.00%
55	Beijing Fantian Lixing Assets Management Co., Ltd.	Beijing	Beijing	Assets management		50.00%	50.00%
56	Qushui Yasiyue Decoration and Ornament Co., Ltd. (Note 2)	Qushui	Qushui	Decoration		50.00%	50.00%
57	Taiyuan Xingguang Haoyu Real Estate Development Co., Ltd.	Taiyuan	Taiyuan	Real estate		24.00%	24.00%
58	Shanxi Yiliang Real Estate Development Co., Ltd.	Taiyuan	Taiyuan	Real estate		51.00%	51.00%
59	Guangxi Tangsheng Investment Co., Ltd.	Nanning	Nanning	Investment management		30.00%	30.00%
60	Guangxi Zhongqing Yiju Investment Co., Ltd.	Nanning	Nanning	Investment management		30.00%	30.00%
61	Liuzhou Guiding Real Estate Development Co., Ltd.	Liuzhou	Liuzhou	Real estate		49.00%	49.00%
62	Chengdu Zhezhongda Real Estate Co., Ltd.	Chengdu	Chengdu	Real estate		40.00%	40.00%
63	Chengdu Country Garden Hekang Real Estate Co., Ltd.	Chengdu	Chengdu	Real estate		35.00%	35.00%
64	Zhengzhou Zhengyang Wanju Real Estate Development Co., Ltd.	Zhengzhou	Zhengzhou	Real estate		51.00%	51.00%
65	Zhengzhou Jingyang Wanju Real Estate Development Co., Ltd.	Zhengzhou	Zhengzhou	Real estate		51.00%	51.00%
66	Jiaozuo Liangshun Real Estate Co., Ltd.	Jiaozuo	Jiaozuo	Real estate		50.00%	50.00%

Serial No.	Name of the joint venture and associated venture	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights
					Direct	Indirect	
67	Huanggang Bi Da Real Estate Development Co., Ltd.	Huanggang	Huanggang	Real estate		33.00%	33.00%
68	Chengdu Country Garden Yaohui Real Estate Co., Ltd.	Chengdu	Chengdu	Real estate		35.00%	35.00%
69	Yichun Zhongye Tiangong Xiujiang Real Estate Co., Ltd.	Yichun	Yichun	Real estate		90.00%	20.00%
70	Shangrao Meihao Real Estate Development Co., Ltd.	Shangrao	Shangrao	Real estate		50.00%	50.00%
71	Tianjin Juanda Enterprise Management Co., Ltd.	Tianjin	Tianjin	Business Management		50.00%	50.00%
72	Enping Kangsheng Real Estate Development Co., Ltd.	Enping	Enping	Real estate		51.00%	51.00%
73	Handan City Jinguang Real Estate Development Co., Ltd.	Handan	Handan	Real estate		50.00%	50.00%
74	Jinan Xin Zhaolian Real Estate Development Co., Ltd.	Jinan	Jinan	Real estate		50.00%	50.00%
75	Shanghai Lujin Chaoyang Asset Management Co., Ltd.	Shanghai	Shanghai	Assets management		30.00%	30.00%
76	Beijing Yango Industrial Development Co., Ltd.	Beijing	Beijing	Investment management		28.00%	28.00%
77	Everbright Yango Financial Holding Asset Management Co., Ltd.	Fuzhou	Fuzhou	Assets management		33.33%	33.33%
78	Tian'an China Real Estate Co., Ltd.	Hong Kong	Hong Kong	Real estate		50.00%	50.00%
79	Foshan Yuwan Real Estate Development Co., Ltd.	Foshan	Foshan	Real estate		50.00%	50.00%
80	Jiujiang Bicheng Real Estate Development Co., Ltd.	Jiujiang	Jiujiang	Real estate		50.00%	50.00%
81	Yixing Jiashi Real Estate Co., Ltd.	Yixing	Yixing	Real estate		45.00%	45.00%

Serial No.	Name of the joint venture and associated venture	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights
					Direct	Indirect	
82	Zhangpu County Bixi Real Estate Development Co., Ltd.	Zhangpu	Zhangpu	Real Estate		49.00%	49.00%
83	Quanzhou Zhenmao Real Estate Co., Ltd.	Quanzhou	Quanzhou	Real estate		50.00%	50.00%
84	Chongqing Kejiayu Real Estate Development Co., Ltd.	Chongqing	Chongqing	Real estate		49.00%	49.00%
85	Longyan Ronghe Real Estate Development Co., Ltd.	Longyan	Longyan	Real estate		33.00%	33.00%
86	Yanan Yango Culture Industry Co., Ltd.	Yanan	Yanan	culture industry		45.00%	45.00%
87	Ji'an Rongcheng Real Estate Development Co., Ltd.	Ji'an	Ji'an	Real estate		50.00%	50.00%
88	Foshan Xincai Real Estate Development Co., Ltd. (Botao Block Nanzhuang Project) (Note 3)	Foshan	Foshan	Real estate		50.00%	50.00%
89	Chongqing Guangjin Real Estate Development Co., Ltd.	Chongqing	Chongqing	Real estate		50.00%	50.00%
90	Hangzhou Changyi Business Information Consulting Co., Ltd.	Hangzhou	Hangzhou	Information Consulting		16.00%	9.80%
91	Jurong Jinjarun Real Estate Development Co., Ltd.	Jurong	Jurong	Real estate		19.00%	19.00%
92	Jurong Ruihan Real Estate Development Co., Ltd.	Jurong	Jurong	Real estate		16.50%	16.50%
93	Jurong Xuanyin Real Estate Co., Ltd.	Jurong	Jurong	Real estate		49.00%	49.00%
94	Changzhou Meiyang Real Estate Development Co., Ltd.	Changzhou	Changzhou	Real estate		49.00%	49.00%
95	Hangzhou Binjing Cci Capital Ltd	Hangzhou	Hangzhou	Leasing and business services		33.00%	33.00%

Serial No.	Name of the joint venture and associated venture	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights
					Direct	Indirect	
96	Guangxi Tangqin Tongguang Investment Co., Ltd.	Nanning	Nanning	Leasing and business services		16.50%	16.50%
97	Changsha Yue'an Guangsha Real Estate Co., Ltd.	Changsha	Changsha	Real estate		50.00%	50.00%
98	Chengdu Wuhou Jinrui Real Estate Co., Ltd.	Chengdu	Chengdu	Real estate		49.00%	49.00%
99	Yichang Longtai Yango Real Estate Development Co., Ltd.	Yichang	Yichang	Real estate		51.00%	51.00%
100	Chongqing Yuneng Wanyi Real Estate Development Co., Ltd.	Chongqing	Chongqing	Real estate		45.00%	45.00%
101	Dalian Longhu Zeying Real Estate Co., Ltd.	Dalian	Dalian	Real estate		49.00%	49.00%
102	Zhejiang Jinyu Investment Management Co., Ltd.	Huzhou	Huzhou	Investment management		22.00%	22.00%
103	Huzhou New City Yijie Real Estate Development Co., Ltd.	Huzhou	Huzhou	Real estate		50.00%	50.00%
104	Zhejiang Yucheng Investment Management Co., Ltd.	Huzhou	Huzhou	Investment management		33.00%	33.00%
105	Wenzhou Wanxian Real Estate Co., Ltd.	Wenzhou	Wenzhou	Real estate		20.00%	20.00%
106	Fuzhou Kangdejun Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		50.00%	50.00%
107	Shangrao Gaoyun Real Estate Development Co., Ltd.	Shangrao	Shangrao	Real estate		33.00%	33.00%
108	Yushan County Bixi Real Estate Development Co., Ltd.	Shangrao	Shangrao	Real estate		27.25%	27.25%
109	Minqing County Meiyuan Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		20.00%	20.00%
110	Fujian Xinzhonggui Real Estate Co., Ltd.	Fuzhou	Fuzhou	Real estate		40.00%	40.00%

Serial No.	Name of the joint venture and associated venture	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights
					Direct	Indirect	
111	Guangzhou Heling Investment Co., Ltd.	Guangzhou	Guangzhou	Leasing and business services		49.00%	49.00%
112	Beijing Jinke Deyuan Real Estate Co., Ltd.	Beijing	Beijing	Real estate		49.00%	49.00%
113	Yunnan Baoyu Real Estate Development Co., Ltd.	Kunming	Kunming	Real estate		40.00%	40.00%
114	Hefei Zeyang Real Estate Co., Ltd.	Hefei	Hefei	Real estate		33.00%	33.00%
115	Guangxi Xintaiyang Asset Management Co., Ltd.	Nanning	Nanning	Assets management		30.00%	30.00%
116	Jiujiang Fuli Zhisheng Real Estate Co., Ltd.	Jiujiang	Jiujiang	Real estate		33.30%	33.30%
117	Fuzhou Xingshengbo Real Estate Development Co., Ltd.	Fuzhou	Fuzhou	Real estate		50.00%	50.00%
118	Shenzhen Jiazhaoye Health Care Service Co., Ltd.	Shenzhen	Shenzhen	Resident services, repairs and other services		49.00%	49.00%
119	Nanjing Boguang Real Estate Co., Ltd.	Nanjing	Nanjing	Real estate		60.00%	60.00%
120	Fuzhou Blu-ray and Jun Real Estate Co., Ltd.	Fuzhou	Fuzhou	Real estate		50.00%	50.00%
121	Gecheng (Nanjing) Real Estate Development Co., Ltd.	Nanjing	Nanjing	Real estate		36.00%	36.00%
122	Guangxi Yangtangmao Real Estate Co., Ltd.	Nanning	Nanning	Real estate		34.00%	34.00%
123	Guilin Jiayang Investment Management Co., Ltd.	Guilin	Guilin	Real estate		50.00%	50.00%
124	Tibet Boshenghui Decoration Co., Ltd.	Tibet	Tibet	Real estate		50.00%	50.00%
125	Taizhou Jiaojiang Fangyuanrong Resettlement Co., Ltd.	Taizhou	Taizhou	Real estate		20.00%	20.00%
126	Shaanxi Yongan Kangda Real Estate Co.,	Xi'an	Xi'an	Real estate		40.00%	40.00%

Serial No.	Name of the joint venture and associated venture	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights
					Direct	Indirect	
	Ltd.						
127	Quanzhou Hongguang Real Estate Development Co., Ltd.	Quanzhou	Quanzhou	Real estate		20.00%	20.00%
128	Guangzhou Kaizhao Industry Investment Co., Ltd.	Guangzhou	Guangzhou	Real estate		49.00%	49.00%
129	Yiwu Runxun Trading Co., Ltd.	Yiwu	Yiwu	Real estate		34.00%	34.00%
130	Yiwu Lian Ding Real Estate Co., Ltd.	Yiwu	Yiwu	Real estate		34.00%	34.00%
131	Fuzhou Haiguang Rongchuang Real Estate Co., Ltd.	Fuzhou	Fuzhou	Real estate		24.50%	24.50%
132	Qidong Guangxun Real Estate Development Co., Ltd.	Qidong	Qidong	Real estate		51.00%	51.00%
133	Shanghai Ting Ye Enterprise Management Co., Ltd.	Shanghai	Shanghai	Leasing and business services		50.00%	50.00%
134	Jiangxi Juguang Real Estate Co., Ltd.	Nanchang	Nanchang	Real estate		50.00%	50.00%
135	Jiangxi Haoguang Real Estate Co., Ltd.	Nanchang	Nanchang	Real estate		50.00%	50.00%
136	Ji'an Jinchun Real Estate Development Co., Ltd.	Ji'an	Ji'an	Real estate		50.00%	50.00%
137	Guangxi Tangxin Xuguang Investment Co., Ltd.	Nanning	Nanning	Leasing and business services		26.00%	26.00%
138	Hangzhou ZHONG CHUANG Guang Real Estate Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		49.00%	49.00%
139	Shenzhen Huzhu Industrial Co., Ltd.	Shenzhen	Shenzhen	Wholesale and retail businesses		30.00%	30.00%
140	Nanping Shiyang Da Real Estate Co., Ltd.	Nanping	Nanping	Real estate		34.00%	34.00%
141	Jiaxing YY & Co., Ltd.	Jiaxing	Jiaxing	Real estate		50.00%	50.00%

Serial No.	Name of the joint venture and associated venture	Primary place of business	Place of registration	Nature of business	Shareholding ratio		Proportion of voting rights
					Direct	Indirect	
142	Ningbo Zhong Jiao Mei Lu Real Estate Co., Ltd.	Ningbo	Ningbo	Real estate		30.00%	30.00%
143	Wenzhou Jinlan Real Estate Co., Ltd.	Wenzhou	Wenzhou	Real estate		49.00%	49.00%
144	Bao Yi Ju Xuan (Hangzhou) Construction Development Co., Ltd.	Hangzhou	Hangzhou	Real estate		51.00%	51.00%
145	Nanning Zheng man Yang Investment Co., Ltd.	Nanning	Nanning	Leasing and business services		55.00%	55.00%

Note 1: The shareholding ratio of joint ventures or joint ventures is different from the proportion of voting rights: the proportion of voting rights of the Company in joint ventures is determined according to the cooperation agreement, and the shareholding ratio of the joint ventures is confirmed according to the industrial and commercial registration, with the cooperation. After the project is completed and the parties complete the capital contribution according to the cooperation agreement, the proportion of voting rights will be consistent with the shareholding ratio.

Note 2: Yango Group Shanxi Co., Ltd. holds 24% equity of Taiyuan Xingguang Haoyu Real Estate Development Co., Ltd., and the cooperation agreement stipulates that the company's profit distribution ratio is 37.5%;

Note 3: The development project of the subsidiary Foshan Xincai Real Estate Development Co., Ltd. includes the Ludao Lake No.1 and the Taobo Block Nanzhuang Project, in which the Ludao Lake No.1 Company is independently developed and the company holds 100% of its equity. The Nanzhuang project of Taobo Block was developed by the company in cooperation with Guangzhou Zhongtianying Real Estate Development Co., Ltd., and each party jointly developed according to the 50% equity ratio. Therefore, the Ludao Lake No. 1 project was included in the scope of the company's consolidation, and the Nanzhuang project in the Taobo block was accounted for under the equity method.

2.2 Basis of holding half or more voting power but not controlling the invested entities:

Name of the subsidiary	Proportion of voting rights	Reasons for not including into the merger scope
Shanxi Yiliang Real Estate Development Co., Ltd.	51.00%	In accordance with the Articles of Association, the company cannot control the invested entities
Kabanta (Qingdao) Amperex Technology Limited	51.00%	
Fuzhou Hua Shu Education Technology Co., Ltd.	51.00%	In accordance with the cooperation agreement, the company cannot control

Name of the subsidiary	Proportion of voting rights	Reasons for not including into the merger scope
Guangdong Deshun Lihe Zhide Science Park Investment Co., Ltd.	51.00%	the invested entities
Zhengzhou Zhengyang Wanju Real Estate Development Co., Ltd.	51.00%	
Zhengzhou Jingyang Wanju Real Estate Development Co., Ltd.	51.00%	
Nanjing Boguang Real Estate Co., Ltd.	60.00%	
Enping Kangsheng Real Estate Development Co., Ltd.	51.00%	
Yichang Longtai Yango Real Estate Development Co., Ltd.	51.00%	
Qidong Guangxun Real Estate Development Co., Ltd.	51.00%	
Bao Yi Ju Xuan (Hangzhou) Construction Development Co., Ltd.	51.00%	
Nanning Zheng man Yang Investment Co., Ltd.	55.00%	

2.3 Main financial information of important joint venture and associated venture

Unit: Yuan million

Item	Closing balance / amount accounted in the current period					Opening balance /amount accounted for last period			
	Jiangxi Bank Corporation	Industrial Bank Co., Ltd.	Shenzhen Jiazhaoye Health Care Service Co., Ltd.	Guangzhou Kaizhao Industry Investment Co., Ltd.	Hangzhou Pin Ying Real Estate Development Co., Ltd.	Jiangxi Bank Corporation	Industrial Bank Co., Ltd.	Shenzhen Jiazhaoye Health Care Service Co., Ltd.	Hangzhou Pin Ying Real Estate Development Co., Ltd.
Current assets	53,944.03	1,532,199.00	3,200.02	5,100.00	1,535.71	55,936.96	1,209,556.00	3,200.01	3,178.57
Non-current assets	402,174.50	5,613,482.00			0.04	363,127.32	5,502,101.00		
Total assets	456,118.53	7,145,681.00	3,200.02	5,100.00	1,535.75	419,064.27	6,711,657.00	3,200.01	3,178.57
Current liabilities	361,457.24	5,650,622.00	0.03	0.03	822.48	321,751.57	5,436,350.00	0.01	2,925.24
Non-current liabilities	59,573.59	945,407.00			13.48	64,501.37	802,723.00		

Item	Closing balance / amount accounted in the current period					Opening balance / amount accounted for last period			
	Jiangxi Bank Corporation	Industrial Bank Co., Ltd.	Shenzhen Jiazhao Health Care Service Co., Ltd.	Guangzhou Kaizhao Industry Investment Co., Ltd.	Hangzhou Pin Ying Real Estate Development Co., Ltd.	Jiangxi Bank Corporation	Industrial Bank Co., Ltd.	Shenzhen Jiazhao Health Care Service Co., Ltd.	Hangzhou Pin Ying Real Estate Development Co., Ltd.
Total liabilities	421,030.84	6,596,029.00	0.03	0.03	835.96	386,252.94	6,239,073.00	0.01	2,925.24
Minority interests	631.44	8,292.00				585.12	6,631.00		
Shareholders' rights and interests attributable to parent company	34,456.26	541,360.00	3,199.99	5,099.97	699.79	32,226.22	465,953.00	3,200.00	253.33
Net asset share calculated by shareholding ratio	1,261.46	5,846.69	1,568.00	2,498.98	349.89	1,172.00	5,032.29	1,568.00	126.66
Adjusting matters									
- Different ratios of contributions in phases									
- Business reputation	74.55					74.55			
- Unconfirmed excess loss									
- Others		-602.72					-279.40		
Book value of equity investment to joint venture	1,336.01	5,243.97	1,568.00	2,498.98	349.89	1,246.56	4,752.89	1,568.00	126.66
Fair value of joint venture equity investment containing public offer									
Operating income	12,952.82	181,308.00			3,035.57	6,013.65	158,287.00		
Net profit	2,109.16	66,702.00	-0.01	-0.03	446.46	970.11	61,245.00		-53.52
Other comprehensive earnings	661.39	270.00				112.24	3,352.00		
Total comprehensive	2,770.55	66,972.00	-0.01	-0.03	446.46	1,082.35	64,597.00		-53.52

Item	Closing balance / amount accounted in the current period					Opening balance /amount accounted for last period			
	Jiangxi Bank Corporation	Industrial Bank Co., Ltd.	Shenzhen Jiazhaoe Health Care Service Co., Ltd.	Guangzhou Kaizhao Industry Investment Co., Ltd.	Hangzhou Pin Ying Real Estate Development Co., Ltd.	Jiangxi Bank Corporation	Industrial Bank Co., Ltd.	Shenzhen Jiazhaoe Health Care Service Co., Ltd.	Hangzhou Pin Ying Real Estate Development Co., Ltd.
ve income									
Dividend received from joint venture this year	17.53	155.07					146.08		

2.4 Summary financial information of unimportant joint venture and associated venture:

	Closing balance / amount accounted in the current period	Opening balance /amount accounted for last period
Book value for investment in total	11,089,964,805.71	4,897,714,754.36
Total number of the followings calculated according to the shareholding ratio		
- Net profit	457,589,139.32	-146,669,304.11
- Other comprehensive incomes	15,925,159.97	8,191,378.55
- Total comprehensive incomes	501,947,615.20	-138,477,925.56

2.5 Excess loss incurred by joint ventures

The development and construction period of a real estate project usually exceeds one year, if the unfinished products of its sales will suffer excess losses before the income recognition conditions are reached. These excess losses can be compensated after the project meets the income confirmation condition in the future.

VIII. Related parties and related party transactions

1. The parent company situation of the enterprise

The actual controller of the company is Wu Jie.

2. The subsidiary situation of the enterprise

See details for the subsidiary situation of the enterprise in the Note VII. 1.

3. Situation of joint ventures and associated ventures of the enterprise

See details for the situation of joint ventures and associated ventures of the enterprise in the Note VII. 3.

In the current period, the related party transactions with the Company or the lower-level enterprises of the joint venture or joint venture that formed the balance with the related party transactions in the previous period are as follows:

Joint venture or joint venture name	Relationship with the company
Zhuzhou Xinsheng Wanbo Real Estate Co., Ltd.	The joint venture Changsha Yue'an Guangsha Real Estate Co., Ltd. holds 100% of its equity
Hangzhou Yiguang Real Estate Development Co., Ltd.	Associated company Hangzhou Kangyide Real Estate Development Co., Ltd. holds 100% of its equity
Taizhou Xingshengye Real Estate Development Co., Ltd.	The joint venture Hangzhou Xinyida Real Estate Development Co., Ltd. holds 51.02% of its equity
Heze Guanghua Real Estate Development Co., Ltd.	The joint venture Jinan Xin Zhaolian Real Estate Development Co., Ltd. holds 90% of its equity
Yueqing Changyue Real Estate Co., Ltd.	Associated company Hangzhou Changyi Business Information Consulting Co., Ltd. holds 100% of its equity
Guangzhou Hanguo Hengsheng Real Estate Development Co., Ltd.	Associated company Contemporary Tengxin holds 75% of its equity
Wuxi Jinfeng Investment Co., Ltd.	The joint venture Suzhou Yutai Real Estate Development Co., Ltd. holds 100% of its equity
Fuzhou Zhonglongtai Industrial Co., Ltd.	The joint venture Fuzhou Yibailong Real Estate Development Co., Ltd. holds 30.88% of its equity
Tianjin Rongjin Xinsheng Real Estate Development Co., Ltd.	The joint venture Fuzhou Rongjin Xintai Real Estate Development Co., Ltd. holds 100% of its equity
Nanping Huilongchuan Real Estate Development Co., Ltd.	The joint venture Fuzhou Keteng Construction Development Co., Ltd. holds 100% of its equity
Wenling Zhongliang Resettlement Co., Ltd.	Joint venture Shanghai Shaoyi Real Estate Co., Ltd. holds 100% of its equity
Deqing Dejin Real Estate Co., Ltd.	The joint venture Zhejiang Jinmei Investment Management Co., Ltd. holds 100% of its equity
Deqing Jinhong Real Estate Co., Ltd.	The joint venture Zhejiang Yute Investment Management Co., Ltd. holds 100% of its equity
Deqing Jinyu Real Estate Co., Ltd.	The joint venture Zhejiang Yucheng Investment Management Co., Ltd. holds 100% of its equity
Deqing Jinyu Real Estate Co., Ltd.	The joint venture Zhejiang Jinyu Investment Management Co., Ltd. holds 100% of its equity
Wenzhou Dexin Dongsheng Real Estate Co., Ltd.	The joint venture Fuzhou Kangdejun Real Estate Development Co., Ltd. holds 50% of its equity
Tianan Dengyun (Fujian) Real Estate Development Co., Ltd.	Joint venture Xiamen Xiangyang Investment Co., Ltd. indirectly owns 100% of its shares.
Hangzhou Huayu Yerui Real Estate Development Co., Ltd.	The joint venture Chongqing Industry Bo Industrial Co., Ltd. holds 100% of its equity

Tianjin Yutai Real Estate Development Co., Ltd.	The joint venture Tianjin Yuda Enterprise Management Co., Ltd. holds 100% of its equity
Wenling Binling Real Estate Development Co., Ltd.	The joint venture Hangzhou Binjing Investment Management Co., Ltd. holds 100% of its equity
Lujin Chaoyang (Changshu) Asset Management Co., Ltd.	The joint venture Shanghai Lujin Chaoyang Asset Management Co., Ltd. holds 100% of its equity
Tian'an Real Estate Investment Development (Shenzhen) Co., Ltd.	Joint venture Tianan China Real Estate Co., Ltd. indirectly holds its 100% stake in Joint venture Tianan China Real Estate Co., Ltd. holds 100% of its its
Tian'an Zhigu (Shanghai) Enterprise Development Co., Ltd.	Tianan Real Estate Investment Development (Shenzhen) Co., Ltd. holds 100% of its equity
Shenzhen Tianan Zhigu Enterprise Development Co., Ltd.	Joint venture Tianan China Real Estate Co., Ltd. indirectly holds its 100% stake in Tianan Real Estate Investment Development (Shenzhen) Co., Ltd. holds 100% of its its
Shenzhen Junling Investment Development Co., Ltd.	Joint venture Tianan China Real Estate Co., Ltd. holds a total of 95% of its equity
Shenzhen Baoshen Rare Earth Co., Ltd.	Joint venture Tianan China Real Estate Co., Ltd. indirectly holds its 89.43% stake in Shenzhen Junling Investment Development Co., Ltd. holds 89.43% of its equity
Smooth Ever Investments Limited	The joint venture Guangzhou Contemporary Tengxin Investment Co., Ltd. holds 100% of its equity
Kunshan Ganrui Real Estate Co., Ltd.	The joint venture Shanghangao Management Consulting Co., Ltd. holds 100% of its equity
Fujian Antaijia Health Industry Co., Ltd.	The joint venture Fujian Xinzhonggui Real Estate Co., Ltd. holds 90% of its equity
Hangzhou long Guang Guang Real Estate Development Co., Ltd.	A joint venture, Fujian Xin Zhong precious property limited, has an indirect 100% stake.
Hangzhou Binwang Real Estate Development Co., Ltd.	A joint venture, Fujian Xin Zhong precious property limited, has an indirect 16% stake.
Shanghai Yili Real Estate Development Co., Ltd.	Joint venture Fujian Xin Zhong precious property Co., Ltd. indirectly holds its 90.48% stake Fujian Antaijia Health Industry Co., Ltd. holds 100% of its equity
Shanghai Hao Erli Real Estate Development Co., Ltd.	Joint venture Fujian Xin Zhong precious property Co., Ltd. indirectly holds its 93.48% stake Fujian Antaijia Health Industry Co., Ltd. holds 100% of its equity
Guangzhou Shengyuan Real Estate Development Co., Ltd.	Joint venture Fujian Xin Zhong precious property Co., Ltd. indirectly holds its 100% stake Fujian Antaijia Health Industry Co., Ltd. holds 100% of its equity
Xinyi Yuhui Real Estate Development Co., Ltd.	Joint venture Fujian Xin Zhong precious property Co., Ltd. indirectly holds 100% of its Guangzhou Shengyuan Real Estate Development Co., Ltd. holds 100% of its equity
Chongqing Frequency Yiguang Industrial Co., Ltd.	Joint venture Fujian Xin Zhong precious property Co., Ltd. indirectly holds its 100% stake Fujian Antaijia Health Industry Co., Ltd. holds 100% of its equity

Chongqing Jinke Junzhi Real Estate Development Co., Ltd.	Joint venture Fujian Xin Zhong precious property Co., Ltd. indirectly holds its 33% stake Chongqing FM Yiguang Industrial Co., Ltd. holds 33% of its equity
Suzhou Yumao Real Estate Development Co., Ltd.	Joint venture Fujian Xin Zhong precious property Co., Ltd. indirectly holds its 97.28% stake Fujian Antaijia Health Industry Co., Ltd. holds 100% of its equity
Xinyi Xiangdu Real Estate Co., Ltd.	A joint venture, Fujian Xin Zhong precious property limited, has an indirect 49% stake.
Zhejiang Guanghao Mingyu Investment Co., Ltd.	The joint venture Fujian Xinzonggui Real Estate Co., Ltd. holds 90% of its equity
Ningbo Ruihong Investment Management Co., Ltd.	Joint venture Fujian Xin Zhong precious property Co., Ltd. indirectly holds its 100% stake Zhejiang Guanghao Mingyu Investment Co., Ltd. holds 100% of its equity
Chongqing Huayu Industry Xiang Industrial Co., Ltd.	Joint venture Fujian Xin Zhong precious property Co., Ltd. indirectly holds its 25% stake Ningbo Ruihong Investment Management Co., Ltd. holds 25% of its equity
Cixi Huayuyeru Real Estate Development Co., Ltd.	Joint venture Fujian Xin Zhong precious property Co., Ltd. indirectly holds its 25% stake Chongqing Huayuyexiang Industrial Co., Ltd. holds 100% of its equity
Xinjiang Yango Tai Yu Real Estate Development Co., Ltd.	A joint venture, Fujian Xin Zhong precious property limited, has an indirect 100% stake.
Guangzhou Hui Hua Real Estate Development Co., Ltd.	A joint venture, Fujian Xin Zhong precious property limited, has an indirect 100% stake.
Hangzhou Yuet Guang Real Estate Development Co., Ltd.	A joint venture, Fujian Xin Zhong precious property limited, has an indirect 100% stake.
Hangzhou Shui Sheng Xin Real Estate Development Co., Ltd.	A joint venture, Fujian Xin Zhong precious property limited, has an indirect 26% stake.
Ningbo Guangkai Real Estate Development Co., Ltd.	Joint venture Fujian Xin Zhong precious property Co., Ltd. indirectly holds its 26% stake Zhejiang Guanghao Mingyu Investment Co., Ltd. holds 26% of its equity
Ningbo Xingshengbo Investment Management Co., Ltd.	Joint venture Fujian Xin Zhong precious property Co., Ltd. indirectly holds its 100% stake Zhejiang Guanghao Mingyu Investment Co., Ltd. holds 100% of its equity
Cixi Xingkun Real Estate Co., Ltd.	Joint venture Fujian Xin Zhong precious property Co., Ltd. indirectly holds its 33% stake Ningbo Xingshengbo Investment Management Co., Ltd. holds 33% of its equity
Yu Yaohai Jietion agricultural products wholesale market Co., Ltd.	Joint venture Shanghai Jiong de Industrial Development Co., Ltd. indirectly owns its 80% stake.
Xinjiang Zhong An Guang Tai Real Estate Development Co., Ltd.	A joint venture, Fujian Xin Zhong precious property limited, has an indirect 100% stake.
Tian Yao an (Shanghai) Enterprise Development Co., Ltd.	Joint venture Tianan China Real Estate Co., Ltd. indirectly owns its 100% stake.
Xingye Financial Leasing Co., Ltd.	Joint venture Xingye Bank Limited holds 100% of its equity

4. Situation of other main related parties

Name of other related parties	The relationship between other related parties and the enterprise
Lin Tengjiao	The company's actual controller – the person acting in concert
Fujian Sanmu Group Co., Ltd.	Subsidiary director is its director
Superior Group Limited	The director of a subsidiary company is its chairman.
Yango Longking Group Co., Ltd	A company controlled by Lin Tengjiao
Longyan Water Conservancy Investment Development Co., Ltd.	The second largest shareholder of Long Jing environmental protection company, Longyan state owned assets investment and Management Co., Ltd. and Longyan water investment related party.
Hongyu Trading Co., Ltd.	A company controlled by Lin Tengjiao
Fujian Yango commerce factoring Co., Ltd.	A company controlled by Lin Tengjiao
Yango Jinkong Medical Investment Management Co., Ltd.	A company controlled by Lin Tengjiao
Yango Holdings Co., Ltd.	A company controlled by Lin Tengjiao
Fujian Sunflower Logistics Service Co., Ltd.	A company controlled by Lin Tengjiao
Fujian Xiangyang Education Consulting Service Co., Ltd.	A company controlled by Lin Tengjiao
Putian Zhemin Logistics Service Co., Ltd.	A company controlled by Lin Tengjiao
Fujian Rongyueda Commercial Factoring Co., Ltd.	A company controlled by Lin Tengjiao
Yango Products Co., Ltd	A company controlled by Lin Tengjiao
Fujian Guang Xin Yue Industrial Co., Ltd.	A company controlled by Lin Tengjiao
Yango Group Investment Holding (Shanghai) Co., Ltd.	A company controlled by Lin Tengjiao
Aobona Industrial Co., Ltd.	A company controlled by Lin Tengjiao
Fujian Yango Boyao Investment Co., Ltd.	A company controlled by Lin Tengjiao
Shanghai ein Intelligent Education Technology Co., Ltd.	A company controlled by Lin Tengjiao
Hong Kong Kang Tai Long Investment Co., Ltd.	A company controlled by Lin Tengjiao
Yango Gold Service Internet Information Service Co., Ltd.	A company controlled by Lin Tengjiao
Fujian Huizhi Tongda Industrial Co., Ltd.	A company controlled by Lin Tengjiao
Zhen Shi Da supply chain management (Xiamen) Co., Ltd.	A company controlled by Lin Tengjiao
Fujian Xingyuan Huize Cci Capital Ltd	A company controlled by Lin Tengjiao
Yango Health Industry Co., Ltd.	A company controlled by Lin Tengjiao
Huainan Xinkang Hospital LLC	A company controlled by Lin Tengjiao
Yango Jinkong Holding (Shanghai) Co., Ltd.	A company controlled by Lin Tengjiao
Yango Science and Technology Co., Ltd.	A company controlled by Lin Tengjiao

Name of other related parties	The relationship between other related parties and the enterprise
Shanghai Wei Xiang Kai business management consulting Co., Ltd.	A company controlled by Lin Tengjiao
Fujian Ruishengyuan Industrial Co., Ltd.	A company controlled by Lin Tengjiao
Yango gold clothing Investment Group Limited	A company controlled by Lin Tengjiao
Yango Holdings Group Limited	A company controlled by Lin Tengjiao

5. Situation of related transaction

(1) Situation sheet of purchasing commodity and accepting labor service:

Unit: Yuan ten thousand

Related party	Details of related transaction	Amount incurred in the current period	Amount incurred in the previous period
Yango Group Property Service (Fujian) Co., Ltd.	Provide sale service, early intervention service, etc.		27,972.33
Yango Group Shaanxi Property Management Co., Ltd.	Provide sale service, early intervention service, etc.		169.41
Peiwen Yango Education Culture Industry (Beijing) Co., Ltd.	Receive advisory services		712.89
Yango Gold Service Internet Information Service Co., Ltd.	Receiving labor services		610.79
Yango Holdings Co., Ltd.	Receiving labor services		488.22
Yango Jinkong Holding (Shanghai) Co., Ltd.	Receiving labor services		456.65
Chongqing Yuneng Real Estate Development Co., Ltd.	Provision of real estate related services	112.54	15.55
Other joint ventures, joint ventures or subordinate companies	Other		100.90
	Total	112.54	30,526.75

Note: Yango Property Services (Fujian) Co., Ltd. and Yango Group Shanxi Property Management Co., Ltd. were transferred from affiliated companies to subsidiaries in the current period.

(2) Situation sheet of selling commodity and providing labor service:

Unit: Yuan ten thousand

Related party	Details of related transaction	Amount incurred in the current period	Amount incurred in the previous period
Hongyu Trading Co., Ltd.	Merchandise sales		188.95
Fujian Yango commerce factoring Co., Ltd.	Purchase financial products revenue	87.36	13.36
Yango Jinkong Medical Investment Management Co., Ltd.	Provide labor services		2,830.19
Yango Holdings Co., Ltd.	Provide labor services		95.62

Related party	Details of related transaction	Amount incurred in the current period	Amount incurred in the previous period
Fujian Sunflower Logistics Service Co., Ltd.	Provision of information technology services	37.74	
Fujian Xiangyang Education Consulting Service Co., Ltd.	Provision of information technology services	18.87	
Putian zhe Logistics Service Co., Ltd.	Provision of information technology services	75.47	
Fujian Xiangyang Education Consulting Service Co., Ltd.	Providing advisory services	18.87	
Fujian Sunflower Logistics Service Co., Ltd.	Providing advisory services	56.60	
Putian zhe Logistics Service Co., Ltd.	Providing advisory services	84.91	
Fujian Rongyueda Commercial Factoring Co., Ltd.	Purchase financial products revenue	75.27	
Fujian Longking Kerui Environmental Protection Co., Ltd.	Rental services	105.03	
Fujian Longking Kerui Environmental Protection Co., Ltd.	Merchandise sales	0.38	7.11
Shaoxing Yuteshun Real Estate Development Co., Ltd.	Provide related services and funds for real estate projects.	9,233.66	
Yichun Zhongye Tiangong Xiujiang Real Estate Co., Ltd.	Provision of real estate related services	7,568.36	112.34
Shaoxing Haoyue Real Estate Development Co., Ltd.	Provide related services and funds for real estate projects.	7,133.46	
Fuzhou Rongjin Xintai Real Estate Development Co., Ltd.	Provide related services and funds for real estate projects.	4,452.68	164.32
Hangzhou Zhongda Intime City Shopping Center Co., Ltd.	Provision of real estate related services	3,030.76	3,030.76
Beijing Jinke Deyuan Real Estate Co., Ltd.	Provision of real estate related services	2,975.72	8.69
Deqing Jinhong Real Estate Co., Ltd.	Provision of real estate related services	2,852.88	337.01
Quanzhou Zhenmao Real Estate Co., Ltd.	Provide related services and funds for real estate projects.	2,493.42	991.95
Yuyao Haijixing Agricultural Products Wholesale Market Co., Ltd.	Provision of real estate related services	2,384.29	
Fuzhou Zhonglongtai Industrial Co., Ltd.	Provision of real estate related services	2,197.93	753.78
Hangzhou Yiguang Real Estate Development Co., Ltd.	Provision of real estate related services	1,851.30	63.17
Yunnan Baoyu Real Estate Development Co., Ltd.	Provision of real estate related services	1,746.05	
Enping Kang Sheng Real Estate Co., Ltd.	Provision of real estate related services	1,547.46	1,259.90
Shangrao Gaoyun Real Estate Development	Provision of real estate related services	1,499.09	595.45

Related party	Details of related transaction	Amount incurred in the current period	Amount incurred in the previous period
Co., Ltd.			
Taizhou Zhongliangyu Property Co., Ltd.	Provision of real estate related services	1,464.78	
Xinjiang Zhong An Guang Tai Real Estate Development Co., Ltd.	Provision of real estate related services	1,413.57	
Shaoxing Fuyang Real Estate Development Co., Ltd.	Provision of real estate related services	1,226.37	
Haimen Fuleng Real Estate Development Co., Ltd.	Provision of real estate related services	1,214.88	
Nanping Huilongchuan Real Estate Development Co., Ltd.	Provision of real estate related services	1,207.08	40.42
Chengdu Country Garden Hekang Real Estate Co., Ltd.	Provision of real estate related services	1,194.34	
Chengdu Zhezhongda Real Estate Co., Ltd.	Funding	1,186.31	
Kunshan Ganrui Real Estate Co., Ltd.	Provision of real estate related services	1,020.02	
Taizhou Xingshengye Real Estate Development Co., Ltd.	Provision of real estate related services	1,009.56	501.72
Ningbo Zhong Jiao Mei Lu Real Estate Co., Ltd.	Funding	846.10	
Rudong Yinyang Real Estate Development Co., Ltd.	Provision of real estate related services	842.60	
Guangxi Yangtangmao Real Estate Co., Ltd.	Provision of real estate related services	788.62	
Minqing County Meiyuan Real Estate Development Co., Ltd.	Provision of real estate related services	753.34	
Jiangxi Haoguang Real Estate Co., Ltd.	Provision of real estate related services	672.08	
Quanzhou Hongguang Real Estate Development Co., Ltd.	Provision of real estate related services	659.07	
Heze Guanghua Real Estate Development Co., Ltd.	Provision of real estate related services	621.48	
Gecheng (Nanjing) Real Estate Development Co., Ltd.	Provision of real estate related services	618.13	
Hefei Zeyu Real Estate Co., Ltd.	Provision of real estate related services	601.20	
Guangxi Tangxin Xuguang Investment Co., Ltd.	Provision of real estate related services	549.43	
Wenling Zhongliang Resettlement Co., Ltd.	Provision of real estate related services	548.16	519.39
Deqing Jinyu Real Estate Co., Ltd.	Provision of real estate related services	534.59	
Chengdu Country Garden Yaohui Real Estate Co., Ltd.	Provision of real estate related services	530.66	
Chongqing Jinke Junzhi Real Estate	Provision of real estate related services	500.58	

Related party	Details of related transaction	Amount incurred in the current period	Amount incurred in the previous period
Development Co., Ltd.			
Xinyi Xiangdu Real Estate Co., Ltd.	Provision of real estate related services	478.30	
Yiwu Lian Ding Real Estate Co., Ltd.	Provision of real estate related services	476.68	
Suzhou Heduo Real Estate Co., Ltd.	Provision of real estate related services	464.15	
Chongqing Yineng Wanyi Real Estate Development Co., Ltd.	Provision of real estate related services	457.12	
Guangdong Deshun Lihe Zhide Science Park Investment Co., Ltd.	Provision of real estate related services	441.41	35.84
Liuzhou Guiding Real Estate Development Co., Ltd.	Provision of real estate related services	431.91	458.35
Deqing Dejin Real Estate Co., Ltd.	Provision of real estate related services	430.83	62.26
Rongtai (Fuzhou) Real Estate Development Co., Ltd.	Provision of real estate related services	407.72	
Taizhou Jiaojiang Fangyuanrong Resettlement Co., Ltd.	Provision of real estate related services	373.58	
Changzhou Meiyang Real Estate Development Co., Ltd.	Provision of real estate related services	370.56	
Nantong Chongtong Real Estate Co., Ltd.	Provision of real estate related services	362.58	
Jiangyin Jiayu Real Estate Development Co., Ltd.	Provision of real estate related services	348.81	
Handan City Jinguang Real Estate Development Co., Ltd.	Provision of real estate related services	348.33	
Tianjin Rongjin Xinsheng Real Estate Development Co., Ltd.	Provision of real estate related services	344.46	44.09
Jiaying Rongguang Real Estate Development Co., Ltd.	Provision of real estate related services	343.87	
Yixing Jiayu Real Estate Development Co., Ltd.	Provision of real estate related services	343.53	
Ji'an Rongcheng Real Estate Development Co., Ltd.	Provision of real estate related services	343.47	
Shanxi Yiliang Real Estate Development Co., Ltd.	Provision of real estate related services	335.27	16.52
Nantong Fu Li Teng Real Estate Development Co., Ltd.	Provision of real estate related services	307.55	
Deqing Jinyu Real Estate Co., Ltd.	Provision of real estate related services	266.64	116.72
Longyan Ronghe Real Estate Development Co., Ltd.	Provision of real estate related services	253.68	22.92
Wuxi Jinfeng Investment Co., Ltd.	Provision of real estate related services	241.10	
Wenzhou Litengbo Real Estate	Provision of real estate related services	240.59	

Related party	Details of related transaction	Amount incurred in the current period	Amount incurred in the previous period
Development Co., Ltd.			
Ningbo Guangkai Real Estate Development Co., Ltd.	Provision of real estate related services	236.69	
Hangzhou Huayu Yerui Real Estate Development Co., Ltd.	Provision of real estate related services	230.50	
Suzhou Jianhe Real Estate Development Co., Ltd.	Provision of real estate related services	227.29	
Jiangxi Juguang Real Estate Co., Ltd.	Provision of real estate related services	222.46	
Yueqing Changyue Real Estate Co., Ltd.	Provision of real estate related services	214.82	
Jiaozuo Liangshun Real Estate Co., Ltd.	Provision of real estate related services	204.32	
Yichang Longtai Yango Real Estate Development Co., Ltd.	Provision of real estate related services	203.56	
Chongqing Guangjin Real Estate Development Co., Ltd.	Provide related services and funds for real estate projects.	200.57	1,480.24
Fuzhou Yubaichuan Real Estate Development Co., Ltd.	Provision of real estate related services	204.83	15.94
Foshan Yuwan Real Estate Development Co., Ltd.	Provision of real estate related services	176.58	19.20
Zhuzhou Xinsheng Wanbo Real Estate Co., Ltd.	Provision of real estate related services	175.12	795.98
Quanzhou Tangcheng Real Estate Co., Ltd.	Provision of real estate related services	171.84	208.50
Cixi Xingkun Real Estate Co., Ltd.	Provision of real estate related services	170.50	
Xinyi Yuhui Real Estate Co., Ltd.	Provision of real estate related services	155.66	
Shenzhen Baoshen Rare Earth Co., Ltd.	Provision of real estate related services	155.47	
Nanping Shiyang Da Real Estate Co., Ltd.	Provision of real estate related services	133.10	
Wenling Binling Real Estate Development Co., Ltd.	Provision of real estate related services	126.53	
Guangxi Tangsheng Investment Co., Ltd.	Provision of real estate related services	123.33	380.11
Hangzhou Pin Ying Real Estate Development Co., Ltd.	Provision of real estate related services	107.30	107.30
Pingyang Dexin Property Co., Ltd.	Provision of real estate related services	104.56	
Qingyuan Tian' an Zhigu Co., Ltd.	Provision of real estate related services	83.13	0.73
Wenzhou Wanxian Real Estate Co., Ltd.	Provision of real estate related services	75.42	31.08
Qidong Guangxun Real Estate Development Co., Ltd.	Provision of real estate related services	75.31	
Xinyi Yuhui Real Estate Development Co., Ltd.	Provision of real estate related services	70.01	

Related party	Details of related transaction	Amount incurred in the current period	Amount incurred in the previous period
Suzhou Changchuang Real Estate Co., Ltd.	Provision of real estate related services	64.13	
Suzhou Heduo Real Estate Co., Ltd.	Provision of real estate related services	59.45	
Fuzhou Zhen Tai Property Co., Ltd.	Provision of real estate related services	47.34	
Hangzhou Binwang Real Estate Development Co., Ltd.	Provision of real estate related services	47.17	
Nan'an Yuanchang Real Estate Co., Ltd.	Provision of real estate related services	45.43	
Jiujiang Fuli Zhisheng Real Estate Co., Ltd.	Provision of real estate related services	39.77	
Tianjin Yutai Real Estate Development Co., Ltd.	Provision of real estate related services	19.97	
Guangzhou Hanguo Hengsheng Real Estate Development Co., Ltd.	Provision of real estate related services	19.33	1,254.47
Jurongyi Real Estate Co., Ltd.	Provision of real estate related services	16.01	
Shenzhen Junling Investment Development Co., Ltd.	Provision of real estate related services	4.70	
Shaanxi Yongan Kangda Real Estate Co., Ltd.	Provision of real estate related services	1.40	
Foshan Xincai Real Estate Development Co., Ltd. (Tao Bo plot Nanzhuang project)	Provision of real estate related services		147.16
Jiujiang Bicheng Real Estate Development Co., Ltd.	Provision of real estate related services		38.24
Chongqing Yineng Property Service Co., Ltd.	Provision of real estate related services		36.83
Tianan Dengyun (Fujian) Real Estate Development Co., Ltd.	Provision of real estate related services		1.65
	Total	84,156.29	16,788.27

(3) Related party entrusted management

The management of the company's subsidiary Yango Group:

Client	Types of Trustee Assets	Starting date of trusteeship	Termination of Trusteeship	Pricing Basis of Trusteeship Income	Trusteeship proceeds recognized in the current period
Fujian Sanmu Group Co., Ltd.	Development, Construction and Sales of Real Estate Projects	2019/6/10	2022/6/10	1% of sales revenue and cost saving incentives	213.38

(4) Situation of associated guarantee:

The company and its subsidiaries act as guarantors:

① Guarantee

Debt remaining balance(RMB ten thousand)	Amount guaranteed (RMB ten thousand)	Guarantor	Guaranteed party
80,000.00	40,000.00	Yango Group Co., Ltd. guarantees 50%	Fuzhou Rongjin Xintai Real Estate Development Co., Ltd.
70,000.00	5,425.00	Yango Group Co., Ltd. guarantees 7.75%	Fuzhou Anjing Real Estate Co., Ltd.
126,349.80	126,349.80	Yango Group Co., Ltd. guarantees 100%	Xiamen Xiangyang Investment Co., Ltd.
50,000.00	15,440.00	Yango Group Co., Ltd. guarantees 30.88%	Fuzhou Zhonglongtai Industrial Co., Ltd.
54,100.00	2,705.00	Yango Group Co., Ltd. guarantees 5%	Fuzhou Birong Real Estate Development Co., Ltd.
40,000.00	13,336.00	Yango Group Co., Ltd. guarantees 33.34%	Rongtai (Fuzhou) Real Estate Development Co., Ltd.
30,000.00	4,800.00	Yango Group Co., Ltd. guarantees 16%	Yueqing Changyue Real Estate Co., Ltd.
35,000.00	17,500.00	Yango Group Co., Ltd. guarantees 50%	Fuzhou blue Jun Real Estate Co., Ltd.
16,183.00	6,473.20	Yango Group Co., Ltd. guarantees 40%	Taizhou Xingshengye Real Estate Development Co., Ltd.
118,500.00	29,625.00	Yango Group Co., Ltd. guarantees 25%	Hangzhou Huayu Yerui Real Estate Development Co., Ltd.
21,000.00	6,930.00	Yango Group Co., Ltd. guarantees 33%	Wenling Binling Real Estate Development Co., Ltd.
18,000.00	3,600.00	Yango Group Co., Ltd. guarantees 20%	Taizhou Jiaojiang Fangyuanrong Resettlement Co., Ltd.
10,000.00	3,234.00	Yango Group Co., Ltd. guarantees 32.34%	Hangzhou Lin Guang Real Estate Development Co., Ltd.
31,850.00	10,829.00	Yango Group Co., Ltd. guarantees 34%	Yiwu Lian Ding Real Estate Co., Ltd.
110,000.00	55,000.00	Yango Group Co., Ltd. guarantees 50%	Quanzhou Zhenmao Real Estate Co., Ltd.
17,400.00	5,916.00	Yango Group Co., Ltd. and Zhangzhou Yango Real Estate Development Co., Ltd. guarantee 34%.	Zhangpu Shuyang Real Estate Development Co., Ltd.
25,000.00	7,650.00	Yango Group Co., Ltd. guarantees 30.6%	Guangdong Deshun Lihe Zhide Science Park Investment Co., Ltd.
25,000.00	25,000.00	Yango Group Co., Ltd. guarantees 100%	Foshan Xincai Real Estate Development Co., Ltd.
		Yango Group Co., Ltd. guarantees 100%	Deqing Jinyu Real Estate Co., Ltd.

Debt remaining balance(RMB ten thousand)	Amount guaranteed (RMB ten thousand)	Guarantor	Guaranteed party
45,000.00	45,000.00		
42,000.00	14,700.00	Yango Group Co., Ltd. guarantees 35%	Jiaxing Rongguang Real Estate Development Co., Ltd.
22,000.00	11,000.00	Yango Group Co., Ltd. guarantees 50%	Huzhou New City Yijie Real Estate Development Co., Ltd.
59,940.00	19,780.20	Yango Group Co., Ltd. guarantees 33%	Deqing Jinyu Real Estate Co., Ltd.
42,870.00	42,870.00	Yango Group Co., Ltd. guarantees 100%	Shaoxing Fuyang Real Estate Development Co., Ltd.
44,280.00	21,033.00	Yango Group Co., Ltd. guarantees 47.5%	Shenzhen Junling Investment Development Co., Ltd.
27,500.00	12,375.00	Yango Group Co., Ltd. guarantees 45%	Suzhou Jianhe Real Estate Development Co., Ltd.
17,000.00	8,500.00	Yango Group Co., Ltd. guarantees 50%	Suzhou Changchuang Real Estate Co., Ltd.
43,336.00	14,474.22	Yango Group Co., Ltd. guarantees 33.4%	Wuxi Jinfeng Investment Co., Ltd.
24,500.00	12,005.00	Yango Group Co., Ltd. guarantees 49%	Changzhou Meiyang Real Estate Development Co., Ltd.
71,000.00	34,790.00	Yango Group Co., Ltd. guarantees 49%	Beijing Jinke Deyuan Real Estate Co., Ltd.
20,000.00	20,000.00	Yango Group Co., Ltd. guarantees 100%	Handan City Jinguang Real Estate Development Co., Ltd.
71,200.00	71,200.00	Yango Group Co., Ltd. guarantees 100%	Tianjin Yutai Real Estate Development Co., Ltd.
10,000.00	10,000.00	Yango Group Co., Ltd. guarantees 100%	Xinjiang Zhong An Guang Tai Real Estate Development Co., Ltd.
49,664.00	14,899.20	Yango Group Co., Ltd. guarantees 30%	Guangxi Zhongqing Yiju Investment Co., Ltd.
105,990.00	17,488.35	Yango Group Co., Ltd. guarantees 16.5%	Guangxi Tangyi Tongguang Investment Co., Ltd.
168,700.00	84,350.00	Yango Group Co., Ltd. guarantees 50%	Shaoxing Tingguang Real Estate Development Co., Ltd.
7,000.00	7,000.00	Yango Group Co., Ltd. guarantees 100%	Enping Kangsheng Real Estate Development Co., Ltd.
18,000.00	18,000.00	Yango Group Co., Ltd. guarantees 100%	Xinyi Yuhui Real Estate Development Co., Ltd.
5,075.80	2,411.01	Yango Group Co., Ltd. guarantees 47.5%	Qingyuan Tian' an Zhigu Co., Ltd.
18,560.00	18,560.00	Yango Group Co., Ltd. guarantees 100%	Jurongyi Real Estate Co., Ltd.

Debt remaining balance(RMB ten thousand)	Amount guaranteed (RMB ten thousand)	Guarantor	Guaranteed party
55,000.00	4,950.00	Yango Group Co., Ltd. and Fujian Yango Real Estate Development Co., Ltd. guarantee 33%.	Hefei Zeyu Real Estate Co., Ltd.
101,900.00	36,684.00	Yango Group Co., Ltd. guarantees 36%	Gecheng (Nanjing) Real Estate Development Co., Ltd.
14,945.00	14,945.00	Yango Group Co., Ltd. guarantees 100%	Yichang Longtai Yango Real Estate Development Co., Ltd.
38,250.00	19,125.00	Yango Group Co., Ltd. guarantees 50%	Zhuzhou Xinsheng Wanbo Real Estate Co., Ltd.
24,000.00	12,000.00	Yango Group Co., Ltd. guarantees 50%	Foshan Gaoming District Longguang Real Estate Co., Ltd.
14,000.00	14,000.00	Yango Group Co., Ltd. guarantees 100%	Shangrao Meihao Real Estate Development Co., Ltd.
24,998.00	24,998.00	Yango Group Co., Ltd. guarantees 100%	Jiujiang Bicheng Real Estate Development Co., Ltd.
13,000.00	4,329.00	Yango Group Co., Ltd. guarantees 33.3%	Jiujiang Fuli Zhisheng Real Estate Co., Ltd.
24,000.00	12,000.00	Yango Group Co., Ltd. guarantees 50%	Jiangxi Juguang Real Estate Co., Ltd.
25,000.00	12,500.00	Yango Group Co., Ltd. guarantees 50%	Ji'an Jincheng Real Estate Development Co., Ltd.
17,800.00	5,874.00	Yango Group Co., Ltd. guarantees 33%	Chongqing Jinke Junzhi Real Estate Development Co., Ltd.
3,400.00	1,700.00	Yango Group Co., Ltd. guarantees 50%	Jiangxi Haoguang Real Estate Co., Ltd.
33,000.00	11,662.20	Yango Group Co., Ltd. guarantees 35.34%	Ningbo Guangkai Real Estate Development Co., Ltd.
42,500.00	10,625.00	Yango Group Co., Ltd. guarantees 25%	Cixi Huayuyeru Real Estate Development Co., Ltd.
5,000.00	1,650.00	Yango Group Co., Ltd. guarantees 33%	Cixi Xingkun Real Estate Co., Ltd.
27,075.00	27,075.00	Yango Group Co., Ltd. guarantees 100%	Yichun Zhongye Tiangong Xiujiang Real Estate Co., Ltd.
9,949.46	9,949.46	Yango Group Co., Ltd. guarantees 100%	Yichun Zhongye Tiangong Xiujiang Real Estate Co., Ltd.
9,685.77	4,358.60	Yango Group Co., Ltd. guarantees 45%	Ji'an Rongcheng Real Estate Development Co., Ltd.
15,000.00	3,000.00	Fujian Hui Tai Real Estate Development Co., Ltd. guarantee 20%	Putian Zhonghao Investment Co., Ltd.
33,000.00	6,600.00	Fujian Yango Real Estate Development Co., Ltd.guarantees 20%	Minqing County Meiyuan Real Estate Development Co., Ltd.
50,400.00	18,144.00	Yango Group Fujian Co., Ltd. guarantee 36%	Fuzhou Zhen Tai Property Co., Ltd.

Debt remaining balance(RMB ten thousand)	Amount guaranteed (RMB ten thousand)	Guarantor	Guaranteed party
4,600.00	4,600.00	Fujian Yango Real Estate Development Co., Ltd. guarantees 100%	Wenzhou Dexin Dongsheng Real Estate Co., Ltd.
52,000.00	40,000.00	Yango Group Zhejiang Real Estate Co., Ltd. the highest joint guarantee liability is 400 million yuan.	Hangzhou Yiguang Real Estate Development Co., Ltd.
64,000.00	19,200.00	Yango Group Guangxi Co., Ltd. guarantee 30%	Guangxi Tangsheng Investment Co., Ltd.
4,400.00	4,400.00	Qingyuan Tianan Industrial Park Investment Co., Ltd. guarantees 100%	Qingyuan Tian' an Zhigu Co., Ltd.
99,500.00	49,750.00	Yango Group Co., Ltd. guarantees 50%	Tianjin Rongjin Xinsheng Real Estate Development Co., Ltd.
35,000.00	17,150.00	Yango Group Co., Ltd. and Fujian Yango Real Estate Development Co., Ltd. guarantee 49%.	Chongqing Guangjin Real Estate Development Co., Ltd.
22,860.00	22,860.00	The Company 、 Longking Industry Group Co., Ltd	Fujian Yango Group Xiamen Import and Export Co., Ltd.
23,037.30	23,037.30	The Company 、 Longking Industry Group Co., Ltd	Fujian Yango Group Xiamen Import and Export Co., Ltd.
27,600.00	27,600.00	The Company 、 Longking Industry Group Co., Ltd	Fujian Yango Group Xiamen Import and Export Co., Ltd.
2,706,899.13	1,345,015.54	Total	

②Pledge guarantee

Pledge category	Guarantor	Guaranteed party	Equity pledge ratio	Pledge value
Long-term equity investment	Suzhou Hengyang Real Estate Development Co., Ltd.	Changzhou Meiyang Real Estate Development Co., Ltd.	49.00%	234,810,718.57
Long-term equity investment	Fujian Honghui Real Estate Development Co., Ltd.	Xiamen Xiangyang Investment Co., Ltd.	50.00%	220,779,856.40
Long-term equity investment	Fuzhou de Tai Long Real Estate Development Co., Ltd.	Fuzhou blue Jun Real Estate Co., Ltd.	50.00%	195,171,406.94
Long-term equity investment	Jiangxi Maoming Real Estate Co., Ltd.	Jiangxi Haoguang Real Estate Co., Ltd.	50.00%	193,531,835.25
Long-term equity investment	Jiangxi Yu Jun Yango Real Estate Co., Ltd.	Ji'an Rongcheng Real Estate Development Co., Ltd.	50.00%	86,619,863.29
Long-term equity investment	Nanjing Shengyang Real Estate Development Co., Ltd.	Gecheng (Nanjing) Real Estate Development Co., Ltd.	36.00%	63,605,344.84
Long-term equity	Nanjing Yuyang Real	Jurongyi Real Estate Co., Ltd.	49.00%	18,837,658.69

Pledge category	Guarantor	Guaranteed party	Equity pledge ratio	Pledge value
investment	Estate Development Co., Ltd.			
Long-term equity investment	Fuzhou Tengshun Real Estate Development Co., Ltd.	Rongtai (Fuzhou) Real Estate Development Co., Ltd.	33.34%	10,509,427.13
Long-term equity investment	Fuzhou Kangtairan Real Estate Development Co., Ltd.	Pingyang Dexin Property Co., Ltd.	45.00%	9,363,253.35
Long-term equity investment	Wuhan Longtai Real Estate Development Co., Ltd.	Yichang Longtai Yango Real Estate Development Co., Ltd.	51.00%	3,583,624.65
Long-term equity investment	Hangzhou Guang ran Da Real Estate Development Co., Ltd.	Yiwu Lian Ding Real Estate Co., Ltd.	34.00%	2,439,788.54
Long-term equity investment	Nanning Guangyi Investment Management Co., Ltd.	Guangxi Zhongqing Yiju Investment Co., Ltd.	30.00%	
Long-term equity investment	Guangzhou Penghui Real estate Development Co., Ltd.	Enping Kangsheng Real Estate Development Co., Ltd.	51.00%	
Long-term equity investment	Shanghai Zhenhaili Real Estate Development Co., Ltd.	Shaoxing Fuyang Real Estate Development Co., Ltd.	50.00%	
Long-term equity investment	Shanghai Zhenrenli Real Estate Development Co., Ltd.	Jiaying Rongguang Real Estate Development Co., Ltd.	35.00%	
Long-term equity investment	Nanning Yuxingyu Real Estate Development Co., Ltd.	Guangxi Tangqin Tongguang Investment Co., Ltd.	16.50%	
Long-term equity investment	Jiangxi Shun Yang Real Estate Co., Ltd.	Ji'an Jinchun Real Estate Development Co., Ltd.	50.00%	
Long-term equity investment	Longking Industry Group Co., Ltd.	Yango Holdings Co., Ltd.	49.00%	29,400,000.00
Total				1,068,652,777.65

Pledge category	Guarantor	Guaranteed party	Shares	Guarantee balance (RMB ten thousand)	Start date	Maturity date
Shares	Dongfang Xinlong Assets Management Co., Ltd. provides shares pledge guarantee, Fujian Yango Group Co., Ltd. provides guarantee warranty	Fujian Yango Group Xiamen Import and Export Co., Ltd.	Pledged its 5,500,000 shares of Yango.	129.39	2019/9/16	2020/3/23
Shares	Dongfang Xinlong Assets Management Co., Ltd. provides shares pledge guarantee, Fujian Yango Group Co., Ltd. provides guarantee warranty	Fujian Yango Group Xiamen Import and Export Co., Ltd.		2,245.20	2019/10/8	2020/4/13
Shares	Dongfang Xinlong Assets Management Co., Ltd. provides shares pledge guarantee, Fujian Yango Group Co., Ltd. provides guarantee warranty	Fujian Yango Group Xiamen Import and Export Co., Ltd.		2,620.80	2019/10/8	2020/4/15
Shares	Fujian Yango Group Co., Ltd.	Yango Holdings Co., Ltd.	Pledged its 56,135,800 shares of Yango.	4,220.00	2019/12/26	2021/12/26
Shares	Dongfang Xinlong Assets Management Co., Ltd.	Yango Holdings Co., Ltd.	Pledged its 25,384,200 shares of Yango.	5,210.00	2019/12/27	2021/12/27
Total				14,425.39		

The company and its subsidiaries act as guaranteed party:

Debt remaining balance (RMB ten thousand)	Guarantor	Guaranteed party	Borrowing date	Maturity date
70,000.00	Yango Group Co., Ltd., Lin Tengwei and their spouses	Shenzhen Daicheng Real Estate Co., Ltd.	2019/04/12	2020/04/11
21,000.00	Yango Group Co., Ltd., Wu Jie	Foshan Xincai Real Estate Development Co., Ltd.	2018/09/14	2021/09/13
4,400.00	Yango Group Co., Ltd., Wu Jie	Foshan Xincai Real Estate Development Co., Ltd.	2018/09/29	2021/09/13
70,000.00	Wu Jie	Guangxi Tangxin Xuguang Investment Co., Ltd.	2019/04/12	2022/04/12
70,000.00	Qidong Guangxun Real Estate	Changxing Wanyi Investment Co.,	2019/08/30	2022/08/30

Debt remaining balance (RMB ten thousand)	Guarantor	Guaranteed party	Borrowing date	Maturity date
	Development Co., Ltd.	Ltd.		
20,000.00	Guangxi Yangtangmao Real Estate Co., Ltd.	Fujian Yango Real Estate Development Co., Ltd.	2019/06/14	2021/06/13
7,300.00	Guangxi Yangtangmao Real Estate Co., Ltd.	Fujian Yango Real Estate Development Co., Ltd.	2019/06/17	2021/06/16
8,860.00	Guangxi Yangtangmao Real Estate Co., Ltd.	Fujian Yango Real Estate Development Co., Ltd.	2019/06/20	2021/06/19
2,610.00	Guangxi Yangtangmao Real Estate Co., Ltd.	Fujian Yango Real Estate Development Co., Ltd.	2019/06/21	2021/06/20
3,230.00	Guangxi Yangtangmao Real Estate Co., Ltd.	Fujian Yango Real Estate Development Co., Ltd.	2019/06/21	2021/06/20
17,000.00	Guangxi Yangtangmao Real Estate Co., Ltd.	Fujian Yango Real Estate Development Co., Ltd.	2019/06/21	2021/06/20
34,000.00	Guangxi Yangtangmao Real Estate Co., Ltd.	Fujian Yango Real Estate Development Co., Ltd.	2019/07/03	2021/07/02
7,000.00	Guangxi Yangtangmao Real Estate Co., Ltd.	Fujian Yango Real Estate Development Co., Ltd.	2019/07/17	2021/07/16
45,940.00	Guangxi Yangtangmao Real Estate Co., Ltd.	Fujian Yango Real Estate Development Co., Ltd.	2019/07/31	2021/07/30
14,060.00	Guangxi Yangtangmao Real Estate Co., Ltd.	Fujian Yango Real Estate Development Co., Ltd.	2019/08/13	2021/08/12
500.00	Shenzhen Hedan Logistics Co., Ltd., Meizhou Rongfeng Industrial Co., Ltd.	Shenzhen Daaicheng Real Estate Co., Ltd.	2018/09/03	2020/09/03
6,000.00	Shenzhen Hedan Logistics Co., Ltd., Meizhou Rongfeng Industrial Co., Ltd.	Shenzhen Daaicheng Real Estate Co., Ltd.	2018/11/21	2020/09/03
10,000.00	Shenzhen Hedan Logistics Co., Ltd., Meizhou Rongfeng Industrial Co., Ltd.	Shenzhen Daaicheng Real Estate Co., Ltd.	2019/01/11	2020/09/03
3,000.00	Shenzhen Hedan Logistics Co., Ltd., Meizhou Rongfeng Industrial Co., Ltd.	Shenzhen Daaicheng Real Estate Co., Ltd.	2019/01/18	2020/09/03
14,420.00	Enping Kangsheng Real Estate Development Co., Ltd.	Guangzhou Penghui Real estate Development Co., Ltd.	2018/02/12	2020/02/11
5,100.00	Enping Kangsheng Real Estate Development Co., Ltd.	Guangzhou Penghui Real estate Development Co., Ltd.	2018/02/28	2020/02/27
5,000.00	Yango Science and Technology Co., Ltd.	Yango College	2019/09/09	2020/09/06
31,500.00	The company、Yango Holdings	Yango College	2019/09/09	2029/08/30

Debt remaining balance (RMB ten thousand)	Guarantor	Guaranteed party	Borrowing date	Maturity date
	Co., Ltd., Lin Tengjiao, Yango Science and Technology Co., Ltd.			
5,500.00	The company, Yango Holdings Co., Ltd., Lin Tengjiao, Yango Science and Technology Co., Ltd.	Yango College	2019/09/02	2029/08/30
10,000.00	The company, Yango Holdings Co., Ltd., Lin Tengjiao, Yango Science and Technology Co., Ltd.	Yango College	2019/08/31	2029/08/30
1,700.00	Yango Science and Technology Co., Ltd.	Fuzhou Yango International School	2018/09/29	2021/09/28
2,995.00	Yango Science and Technology Co., Ltd.	Fuzhou Yango International School	2019/07/04	2022/02/20
5,100.00	Yango Holding Group Co., Ltd., Lin Tengjiao, Wu Jie, Lin Xueying	The company	2019/02/19	2020/02/18
720.00	Yango Holding Group Co., Ltd., Fuzhou Rongxingjie Investment Co., Ltd., Fuzhou Kaishenghui Investment Co., Ltd., Lin Tengjiao, Wu Jie, Lin Xueying	The company	2019/08/05	2020/08/04
4,500.00	Fuzhou Rongxingjie Investment Co., Ltd., Fuzhou Kaishenghui Investment Co., Ltd., Wu Jie, Lin Xueying, Lin Tengjiao	The company	2019/07/19	2020/07/18
18,000.00	Dongfang Xinlong Assets Management Co., Ltd., Wu Jie, Lin Tengjiao, Lin Xueying	The company	2019/08/13	2020/08/12
10,000.00	Lin Tengjiao, Wu Jie, Dongfang Xinlong Assets Management Co., Ltd.	The company	2019/10/22	2020/10/21
6,649.00	Wu Jie, Fujian Yango Group Shanghai Industry Co., Ltd.	The company	2019/07/22	2020/07/21
6,745.00	Wu Jie, Fujian Yango Group Shanghai Industry Co., Ltd.	The company	2019/07/22	2020/07/21
6,761.00	Wu Jie, Fujian Yango Group Shanghai Industry Co., Ltd.	The company	2019/07/22	2020/07/21
9,845.00	Wu Jie, Fujian Yango Group	The company	2019/07/22	2020/07/21

Debt remaining balance (RMB ten thousand)	Guarantor	Guaranteed party	Borrowing date	Maturity date
	Shanghai Industry Co., Ltd.			
30,000.00	Dongfang Xinlong Assets Management Co., Ltd.、Wu Jie	The company	2019/07/23	2020/07/20
20,482.00	Yango Group Investment Holdings (Shanghai) Co., Ltd., Yango Holdings Group Co., Ltd., Lin Tengyi, Tibet Yango Ruize Industrial Co., Ltd.	The company	2019/06/25	2022/06/25
31,654.00	Yango Group Investment Holdings (Shanghai) Co., Ltd., Yango Holdings Group Co., Ltd., Lin Tengyi, Tibet Yango Hongrui Industry and Trade Co., Ltd.	The company	2019/07/04	2022/06/25
43,000.00	Longking Industry Group Co., Ltd.、Lin Tengjiao	The company	2017/09/07	2021/07/26
40,000.00	Longking Industry Group Co., Ltd.、Lin Tengjiao	The company	2017/09/07	2022/07/26
51,800.00	Longking Industry Group Co., Ltd.、Lin Tengjiao	The company	2017/09/08	2024/07/26
5,900.00	Dongfang Xinlong Assets Management Co., Ltd.、Wu Jie、Lin Tengjiao	The company	2019/09/30	2020/09/30
4,900.00	Dongfang Xinlong Assets Management Co., Ltd.、Wu Jie、Lin Tengjiao	The company	2019/09/30	2020/09/30
2,000.00	Yango Holdings Group Co., Ltd., Wu Jie, Lin Xueying	The company	2019/02/19	2020/02/18
1,215.00	Yango Holding Group Co., Ltd.、Wu Jie、Lin Xueying、Lin Tengjiao	The company	2019/03/12	2020/03/11
1,200.00	Yango Holding Group Co., Ltd.、Fuzhou Rongxingjie Investment Co., Ltd.、Fuzhou Kaishenghui Investment Co., Ltd.、Lin Tengjiao、Wu Jie、Lin Xueying	The company	2019/12/31	2020/12/26
3,385.00	Yango Holding Group Co., Ltd.、Fuzhou Rongxingjie Investment Co., Ltd.、Fuzhou Kaishenghui Investment Co., Ltd.、Lin	The company	2019/08/05	2020/08/04

Debt remaining balance (RMB ten thousand)	Guarantor	Guaranteed party	Borrowing date	Maturity date
	Tengjiao、Wu Jie、Lin Xueying			
2,990.00	Wu Jie	The company	2019/09/11	2020/09/11
20,000.00	Wu Jie, Lin Tengqi, Lin Xueyu	The company	2019/05/17	2020/05/12
817,961.00	Total			

Note: As at December 31, 2019, the company's related parties provided guarantee for the company's loan of RMB 8179.61 million. Among them, Wu Jie, the actual controller of the company, and other guarantors provide guarantee for the company's borrowings, with the remaining balance of 548, 9.41 million Yuan; Qidong Guangxun Real Estate Development Co., Ltd., Enping Kangsheng Real Estate Development Co., Ltd., Shenzhen Hedan Logistics Co., Ltd. and Guangxi yangtangmao Real Estate Co., Ltd. provide mortgage guarantee for the company's loan with their inventory, and the loan balance is 2495.2 million Yuan, Shenzhen Hedan Logistics Co., Ltd. provides mortgage guarantee for the company's borrowings with its fixed assets, and the remaining balance of the borrowings is 195 million Yuan.

See other details of interrelated guarantees in Note XI. 2.

(5) Transfer of related party assets and debt restructuring:

Unit: Yuan ten thousand

Related party	Details of related transaction	Amount incurred in the current period	Amount incurred in the previous period
Shanghai Shangzhi Group Co., Ltd.(Note 1)	Equity acquisition	11,125.00	
Zhejiang Guanghao Mingyu Investment Co., Ltd.(Note 2)	Equity transfer	5,228.00	
Fujian Antaijia Health Industry Co., Ltd.(Note 2)	Equity transfer		
Longyan Water Conservancy Investment Development Co., Ltd. (Note 4)	Equity transfer	12,740.00	
Fujian Ruishengyuan Industrial Co., Ltd.(Note 4)	Equity transfer	12,000.00	
Yango Products Co., Ltd.(Note 4)	Equity transfer	28728.98	
Yango gold clothing Investment Group Limited (Note 4)	Equity transfer	7,000.00	
Yango Holdings Group Limited (Note 4)	Equity transfer		
Yango Holdings Co., Ltd.(Note 4)	Equity transfer		
Fujian Yango Group Xiamen Import and Export Co., Ltd.(Note 5)	Equity acquisition	0.88	
	Total	177,821.98	

Note 1: Yango Group purchased 100% stake of Shanghai Liaoning Logistics Group Real Estate Development Co., Ltd. with total consideration of 1150 million Yuan from Shanghai Shanzhi Group Co., Ltd. and Shanghai Yaluo limited partnership. The transaction cost of equity acquisition with Shangzhi Group is 1121.25million Yuan.

Note 2: after the introduction of the cooperation partners, the company's holding equity share of its item subsidiary company's rights and interests is six, 4. Through Zhejiang Guang Hong Ming Yu investment limited and Fujian Antai Jia Health Industry Co., Ltd has changed to. 36%. Refer to notes six and 4 for details..

Note 3: Fujian Longking environmental protection Co.,Ltd has transferred the 100% stake of Longyan Xi Shai power station Co., Ltd at the price of 132.5 million Yuan to Longyan Water Resources Investment Development Co., Ltd., in which the 100% stake of Longyan Xi Power Station accounts to 127.4 million Yuan, Longyan Water Conservancy Investment Development Co., Ltd. is responsible for the payment of 5.1 million yuan debt of Fujian Longking equipment installation Co., Ltd. on behalf of Longyan Xi Jiao power station Co., Ltd.

For notes 4: see notes six and 4.

For notes 5: see notes six and 1.

(6) As of December 31, 2019, the company's RMB deposit balance in Industrial Bank was RMB 7,481.77 million, the HKD deposit balance was HKD 20.1815 million, the USD deposit balance was USD 8.02 million, and the bank loan RMB balance was RMB 1,882.25 million. The US dollar loan balance is 20.1875 million.

(7) According to the resolution of the sixth meeting of the 8th Board of Directors of the subsidiary Longking on April 11, 2018, Longking agreed to authorize Yango Financial Investment Group Co., Ltd. (now renamed as Yango Longking Group Co., Ltd.) (The following is referred to as “Yango Finance Group” . The “Longking” wording is used in its company name. After handling the company name change registration procedure, it has the right to display, publicize and carry out the name of the company containing the “Longking” brand name. The scope of Longking is limited to Yango Finance Group's use of “Longking” in its company name, excluding its authorization to use “Longking” well-known trademarks, which may not be used in trademark form on its products or services provided. The authorized use period shall be from the effective date of the “Type License Authorization Contract” to December 7th, 2064 (i.e., the expiration of the operation period of the Yango Finance Group Business License registration), such as the operating period of Yango Financial Control registered in the business license. If it is dissolved or terminated before the expiration date, the authorized use period shall be until the date when Yango Finance Group is actually dissolved or terminated. If the subsidiary Longking Industrial Group Co., Ltd. (hereinafter referred to as “Longking Industrial”) no longer has the controlling shareholder qualification of Longking or the relationship between Yango Financial Group and Longking Industrial, the authorization matters shall be terminated by itself, Yango Finance Group do not use the "Longking" wording in its company name. The authorized use fee of “Longking” is 100,000 Yuan/year. Yango Finance Group will pay the authorized use fee to Longking before March 31 of each year. Longking issued a legal and compliant invoice to Yango Finance Group after receiving the license fee.

(8) Carry out related transactions of financial leasing business with Industrial Financial Leasing Co., Ltd.

The company's subsidiary, Longking, will transfer to Baise the rights and obligations of three contracts that are still in operation signed by the subsidiary company of the Baise Baikuang Group Co., Ltd. (hereinafter referred to as "Baise Baikuang") to Xingye Industrial Financial Leasing Co., Ltd. (hereinafter referred to as "Xingye Industrial leasing"), with the rights and obligations of three contracts that are still in operation signed by the subsidiary company of the 100 Mine Group Co., Ltd. (hereinafter referred to as "100 mining group"). Society General Industrial leasing provides financial leasing business to 100 mining group Baise Baikuang and its three subsidiary companies, "Guangxi Debao 100 mine Baikuang Aluminum Co., Ltd., Guangxi Tian Linbai Aluminum Co., Ltd. and Guangxi 100 mine Baikuang Aluminum Co., Ltd.", which has a 3 year lease and a total of 270 million 330 thousand and 100 Yuan. The 100 mining Baise Baikuang group and its three subsidiaries are the lessees who bear the related expenses arising from the financing lease. Meanwhile, the Longking dragon net environmental protection is partly responsible for the repurchase obligations of the leased tenants for the lease of Society General Industrial Leasing (the company's accumulative repurchase shall not exceed 70% of the leased creditor's rights).

6. Receivables and payables by the related party

Receivables item:

Unit: Yuan ten thousand

Project name	Related party	Closing balance		Opening balance	
		Book balance	Bad-debt reserve	Book balance	Bad-debt reserve
Other receivables	Shanghai Tingye Enterprise Management Co., Ltd.	222,774.92	222.77		
Other receivables	Guangzhou Dangdai Tengxin Investment Co., Ltd.	115,606.71	115.61	120,506.71	120.51
Other receivables	Guangxi Yangtangmao Real Estate Co., Ltd.	110,763.14	110.76		
Other receivables	Tianjin Juanda Enterprise Management Co., Ltd.	103,562.15	103.56	103,562.15	103.56
Other receivables	Qidong Guangxun Real Estate Development Co., Ltd.	77,961.10	77.96		
Other receivables	Tianan Dengyun (Fujian) Real Estate Development Co., Ltd.	73,322.00	73.32	1,592.00	1.59
Other receivables	Shaoxing Fuyang Real Estate Development Co., Ltd.	64,334.24	64.33	79,670.53	79.67
Other receivables	Changsha Yue'an Guangsha Real Estate Co., Ltd.	61,368.81	61.37	57,894.26	57.89
Other receivables	Hangzhou ZHONG CHUANG Guang Real Estate Development Co., Ltd.	53,072.86	53.07		
Other receivables	Liuzhou Guiding Real Estate Development Co., Ltd.	50,383.94	50.38	49,078.68	49.08
Other receivables	Jiaxing YY & Co., Ltd.	48,095.99	48.10		
Other receivables	Shenzhen Junling Investment Development Co., Ltd.	45,720.64	45.72	73,301.00	73.30

Receivables item:

Unit: Yuan ten thousand

Project name	Related party	Closing balance		Opening balance	
		Book balance	Bad-debt reserve	Book balance	Bad-debt reserve
Other receivables	Hangzhou Longyuan Light Real Estate Development Co., Ltd.	44,220.05	44.22		
Other receivables	Ningbo Zhong Jiao Mei Lu Real Estate Co., Ltd.	37,652.24	37.65		
Other receivables	Xinjiang Zhongan Guangtai Real Estate Development Co., Ltd.	37,371.60	37.37		
Other receivables	Fuzhou Rongjin Xintai Real Estate Development Co., Ltd.	34,049.92	34.05	143,739.60	143.74
Other receivables	Shenzhen Tianan Zhigu Enterprise Development Co., Ltd.	30,000.00	30.00	30,000.00	30.00
Other receivables	Hangzhou Kangyide Real Estate Development Co., Ltd.	29,858.76	29.86	32,993.78	32.99
Other receivables	Beijing Fantian Lixing Assets Management Co., Ltd.	26,536.95	26.54	6,250.00	6.25
Other receivables	Jinan Xin Zhaolian Real Estate Development Co., Ltd.	26,536.00	26.54	29,819.44	29.82
Other receivables	Fuzhou Xingshengbo Real Estate Development Co., Ltd.	25,347.08	25.35	12,651.08	12.65
Other receivables	Chongqing Yineng Wanyi Real Estate Development Co., Ltd.	24,158.99	2,415.90	25,119.69	2,511.97
Other receivables	Shanghai Jiongde Industrial Development Ltd.	23,801.00	23.80	17,151.00	17.15
Other receivables	Ningbo Xingshengbo Investment Management Co., Ltd.	22,821.67	22.82		
Other receivables	Suzhou Juantai Real Estate Development Co., Ltd.	22,312.03	22.31	45,768.02	45.77
Other receivables	Yichang Longtai Yango Real Estate Development Co., Ltd.	21,381.77	21.38	22,315.91	22.32
Other receivables	Shanxi Yiliang Real Estate Development Co., Ltd.	20,792.70	20.79	2,770.30	2.77
Other receivables	Shaanxi Yongan Kangda Real Estate Co., Ltd.	20,417.95	20.42		
Other receivables	Zhangpu County Bixi Real Estate Development Co., Ltd.	17,651.39	17.65		
Other receivables	Ningbo Ruihong Investment Management Co., Ltd.	15,336.67	15.34		
Other receivables	Gecheng (Nanjing) Real Estate Development Co., Ltd.	15,203.04	15.20		
Other receivables	Jurongyi Real Estate Co., Ltd.	14,171.88	14.17		
Other	Shenzhen Huzhu Industrial Co., Ltd.	14,100.00	14.10		

Receivables item:

Unit: Yuan ten thousand

Project name	Related party	Closing balance		Opening balance	
		Book balance	Bad-debt reserve	Book balance	Bad-debt reserve
receivables					
Other receivables	Bao Yi Ju Xuan (Hangzhou) Construction Development Co., Ltd.	13,139.44	13.14		
Other receivables	Nanping Shiyang Da Real Estate Co., Ltd.	12,779.74	12.78		
Other receivables	Chongqing Frequency Yiguang Industrial Co., Ltd.	12,639.74	12.64	1,056.00	1.06
Other receivables	Fuzhou Yibailong Real Estate Development Co., Ltd.	12,610.13	12.61	19,078.28	19.08
Other receivables	Foshan Yuwan Real Estate Development Co., Ltd.	12,383.72	12.38		
Other receivables	Enping Kangsheng Real Estate Development Co., Ltd.	12,122.90	12.12	4,662.21	4.66
Other receivables	Zhengzhou Zhengyang Wanju Real Estate Development Co., Ltd.	11,998.84	12.00	11,998.84	12.00
Other receivables	Jiaying Rongguang Real Estate Development Co., Ltd.	11,690.95	11.69	28,000.95	28.00
Other receivables	Jiujiang Fuli Zhisheng Real Estate Co., Ltd.	11,555.95	11.56	423.04	0.42
Other receivables	Hangzhou Shuishengxin Real Estate Development Co., Ltd.	11,059.09	11.06	10,799.09	10.80
Other receivables	Smooth Ever Investments Limited	10,942.20	10.94	10,942.20	10.94
Other receivables	Jiangxi Haoguang Real Estate Co., Ltd.	10,546.39	10.55		
Other receivables	Zhengzhou Jingyang Wanju Real Estate Development Co., Ltd.	10,036.00	10.04	10,257.00	10.26
Other receivables	Longyan Ronghe Real Estate Development Co., Ltd.	9,942.04	9.94	15,213.79	15.21
Other receivables	Fuzhou Win-win Baiyi Real Estate Co., Ltd.	8,307.45	8.31	20,907.45	20.91
Other receivables	Everbright Yango Financial Holding Asset Management Co., Ltd.	8,012.42	8.01	8,512.42	8.51
Other receivables	Jiaozuo Liangshun Real Estate Co., Ltd.	7,978.50	7.98	6,663.50	6.66
Other receivables	Yiwu Runxun Trading Co., Ltd.	7,339.43	7.34		
Other receivables	Foshan Xincai Real Estate Development Co., Ltd. (Tao Bo plot Nanzhuang project)	6,973.83	6.97	7,002.40	7.00
Other	Shanghai Yili Real Estate	6,760.88	6.76	6,760.88	6.76

Receivables item:

Unit: Yuan ten thousand

Project name	Related party	Closing balance		Opening balance	
		Book balance	Bad-debt reserve	Book balance	Bad-debt reserve
receivables	Development Co., Ltd.				
Other receivables	Nanjing zyang Industry Co., Ltd.	6,263.40	6.26		
Other receivables	Zhangpu Shuyang Real Estate Development Co., Ltd.	6,253.03	6.25	12,169.03	12.17
Other receivables	Jurong Ruihan Real Estate Development Co., Ltd.	6,217.81	6.22	6,102.31	6.10
Other receivables	Taizhou Jiaojiang Fangyuanrong Resettlement Co., Ltd.	6,170.00	6.17		
Other receivables	Jurong Jinjiarun Real Estate Development Co., Ltd.	5,778.00	5.78	5,672.82	5.67
Other receivables	Suzhou Changchuang Real Estate Co., Ltd.	5,587.48	5.59	1,287.48	1.29
Other receivables	Qingyuan Tian' an Zhigu Co., Ltd.	4,761.48	4.76	16,286.48	16.29
Other receivables	Wenzhou Litengbo Real Estate Development Co., Ltd.	4,642.63	4.64	2,742.63	2.74
Other receivables	Xiamen Xiangyang Investment Co., Ltd.	4,629.00	4.63	58,679.00	58.68
Other receivables	Xinjiang Yango Tai Yu Real Estate Development Co., Ltd.	4,228.00	4.23		
Other receivables	Tian'an Real Estate Investment Development (Shenzhen) Co., Ltd.	3,865.71	3.87	3,450.00	3.45
Other receivables	Kunshan Ganrui Real Estate Co., Ltd.	3,587.18	3.59	38,433.80	38.43
Other receivables	Chongqing Guangjin Real Estate Development Co., Ltd.	3,533.60	3.53	24,033.60	24.03
Other receivables	Jiangxi Juguang Real Estate Co., Ltd.	3,190.94	3.19		
Other receivables	Tian' an China Real Estate Co., Ltd.	3,123.95	3.12	3,121.46	3.12
Other receivables	Zhejiang Jinyu Investment Management Co., Ltd.	2,530.00	2.53	5,456.00	5.46
Other receivables	Wenling Zhongliang Resettlement Co., Ltd.	2,517.90	2.52	5,947.90	5.95
Other receivables	Zhejiang Jinmei Investment & Management Co., Ltd.	2,500.00	2.50	2,500.00	2.50
Other receivables	Fuzhou Haiguang Rongchuang Real Estate Co., Ltd.	1,705.12	1.71		
Other receivables	Quanzhou Hongguang Real Estate Development Co., Ltd.	1,635.20	1.64		

Receivables item:

Unit: Yuan ten thousand

Project name	Related party	Closing balance		Opening balance	
		Book balance	Bad-debt reserve	Book balance	Bad-debt reserve
Other receivables	Shanghai Hao Erli Real Estate Development Co., Ltd.	1,507.28	1.51	1,507.28	1.51
Other receivables	Hangzhou Binjing Investment Management Co., Ltd.	905.65	0.91	16,580.65	16.58
Other receivables	Quanzhou Tangmei Real Estate Co., Ltd.	630.00	0.63		
Other receivables	Nan'an Yuanchang Real Estate Co., Ltd.	427.64	0.43		
Other receivables	Chongqing Jinke Junzhi Real Estate Development Co., Ltd.	330.00	0.33	8,547.00	8.55
Other receivables	Taizhou Xingshengye Real Estate Development Co., Ltd.	60.00	0.06	60.00	0.06
Other receivables	Chengdu Zhezongda Real Estate Co., Ltd.	26.99	0.03		
Other receivables	Suzhou Yumao Real Estate Development Co., Ltd.	21.30	0.02	21.30	0.02
Other receivables	Xinyi Yuhui Real Estate Development Co., Ltd.	16.85	0.02	16.85	0.02
Other receivables	Zhejiang Yucheng Investment Management Co., Ltd.	3.30	0.00	3.30	0.00
Other receivables	Hangzhou Yueguang Real Estate Development Co., Ltd.	1.00	0.00		
Other receivables	Nanning Zheng man Yang Investment Co., Ltd.	0.55	0.00		
Other receivables	Tian Yao an (Shanghai) Enterprise Development Co., Ltd.	0.50	0.00		
Other receivables	Nanjing Boguang Real Estate Co., Ltd.	0.22	0.00		
Other receivables	Quanzhou Zhenmao Real Estate Co., Ltd.			62,692.07	62.69
Other receivables	Shaoxing Haoyue Real Estate Development Co., Ltd.			61,739.25	61.74
Other receivables	Haimen Fuleng Real Estate Development Co., Ltd.			52,529.14	52.53
Other receivables	Shaoxing Yuteshun Real Estate Development Co., Ltd.			40,563.86	40.56
Other receivables	Taizhou Zhongliangyu Property Co., Ltd.			37,170.00	37.17
Other receivables	Hangzhou Binwang Real Estate Development Co., Ltd.			27,964.78	27.96
Other	Fuzhou Kangdejun Real Estate			24,985.00	24.99

Receivables item:

Unit: Yuan ten thousand

Project name	Related party	Closing balance		Opening balance	
		Book balance	Bad-debt reserve	Book balance	Bad-debt reserve
receivables	Development Co., Ltd.				
Other receivables	Chongqing Industry Bo Industrial Co., Ltd.			18,905.67	18.91
Other receivables	Handan City Jinguang Real Estate Development Co., Ltd.			18,088.74	18.09
Other receivables	Hangzhou Xinyida Real Estate Development Co., Ltd.			17,392.28	17.39
Other receivables	Guangxi Tangyi Tongguang Investment Co., Ltd.			15,592.50	15.59
Other receivables	Deqing Jinyu Real Estate Co., Ltd.			14,475.42	14.48
Other receivables	Guangxi Tangxin Xuguang Investment Co., Ltd.			13,514.31	13.51
Other receivables	Cixi Huayuyeru Real Estate Development Co., Ltd.			10,833.67	10.83
Other receivables	Changzhou Meiyang Real Estate Development Co., Ltd.			10,314.41	10.31
Other receivables	Huanggang Bida Real Estate Development Co., Ltd.			9,783.13	9.78
Other receivables	Hangzhou Changyi Business Information Consulting Co., Ltd.			7,312.00	7.31
Other receivables	Shanghai Tian'an Changxing Island Real Estate Investment Development Co., Ltd.			6,750.00	6.75
Other receivables	Minqing County Meiyuan Real Estate Development Co., Ltd.			6,538.03	6.54
Other receivables	Nanjing Datai Zhumao Property Co., Ltd.			5,967.29	5.97
Other receivables	Hangzhou Yuda Real Estate Development Co., Ltd.			5,265.44	5.27
Other receivables	Huzhou New City Yijie Real Estate Development Co., Ltd.			4,510.84	4.51
Other receivables	Fuzhou Keteng Construction Development Co., Ltd.			4,312.50	4.31
Other receivables	Suzhou Jianhe Real Estate Development Co., Ltd.			3,885.84	3.89
Other receivables	Chengdu Country Garden Yaohui Real Estate Co., Ltd.			2,821.42	2.82
Other receivables	Pingyang Dexin Property Co., Ltd.			2,800.00	2.80
Other	Yixing Jiayu Real Estate			2,776.81	2.78

Receivables item:

Unit: Yuan ten thousand

Project name	Related party	Closing balance		Opening balance	
		Book balance	Bad-debt reserve	Book balance	Bad-debt reserve
receivables	Development Co., Ltd.				
Other receivables	Changsha Xingshengbo Property Service Co., Ltd.			2,637.21	2.64
Other receivables	Taiyuan Xingguang Haoyu Real Estate Development Co., Ltd.			2,540.00	2.54
Other receivables	Yunnan Baoyu Real Estate Development Co., Ltd.			977.96	0.98
Other receivables	Yango Property Service (Fujian) Co., Ltd.			899.41	0.89
Other receivables	Guangdong Jiangwan New City Property Management Co., Ltd.			777.13	0.78
Other receivables	Beijing Haosibinkai Property Management Co., Ltd.			120.00	0.12
Other receivables	Guangzhou Shengyuan Real Estate Development Co., Ltd.			112.55	0.11
Other receivables	Urumqi Yango Property Service Co., Ltd.			23.52	0.02
Other receivables	Shanghai Furu Real Estate Agency Co., Ltd.			9.00	0.01
Other receivables	Zhejiang Qite Investment Management Co., Ltd.			6.60	0.01
Other receivables	Fujian Longking Kerui Environmental Protection Co., Ltd.	10.20	0.51	0.02	
Other receivables	Fujian Yango Group Shanghai Industry Co., Ltd.	50,681.57		46,479.86	
Other receivables	Zhongmin Yango International Trade Co., Ltd.	1,026.32		1,179.92	
Other receivables	Fujian Guangxin Yue Industrial Co., Ltd.	52.50			
Other receivables	Fujian Yango Group Xiamen Import and Export Co., Ltd.	50.00			
Other receivables	Yango Group Investment Holding (Shanghai) Co., Ltd.			13.81	3.63
Other receivables	Aobona Industrial Co., Ltd.	70.03	3.51	68.89	
Other receivables	Fujian Yango Boyao Investment Co., Ltd.			0.05	
Other receivables	Shanghai ein Intelligent Education Technology Co., Ltd.			2,731.80	
Other receivables	Yango Holdings Co., Ltd.	1,466.09		50.68	

Receivables item:

Unit: Yuan ten thousand

Project name	Related party	Closing balance		Opening balance	
		Book balance	Bad-debt reserve	Book balance	Bad-debt reserve
Other receivables	Shanghai Yango New Child Education Technology Co., Ltd.			351.19	
Other receivables	Yango Jinkong Medical Investment Management Co., Ltd.			52,304.37	
Other receivables	Hong Kong Kang Tai Long Investment Co., Ltd.	1.43	0.03	0.53	
Other receivables	Yango Gold Service Internet Information Service Co., Ltd.			1,169.45	
Other receivables	Fujian Huizhi Tongda Industrial Co., Ltd.	13,865.00			
Other receivables	Zhen Shi Da supply chain management (Xiamen) Co., Ltd.	96.00			
Other receivables	Fujian Xingyuan Huize Cci Capital Ltd	1.00	0.30		
Other receivables	Yango Health Industry Co., Ltd.	2,169.00			
Other receivables	Wu Jie	5,000.00			
Accounts receivable	Shaoxing Haoyue Real Estate Development Co., Ltd.	7,018.75	7.02		
Accounts receivable	Chongqing Yineng Wanyi Real Estate Development Co., Ltd.	2,718.47	271.85	4,547.72	
Accounts receivable	Yuyao Haijixing Agricultural Products Wholesale Market Co., Ltd.	2,473.96	2.47	101.00	
Accounts receivable	Yichun Zhongye Tiangong Xiujiang Real Estate Co., Ltd.	2,285.56	2.29	19.65	
Accounts receivable	Xinjiang Zhongan Guangtai Real Estate Development Co., Ltd. Note 8	1,573.67	1.57		
Accounts receivable	Hangzhou Yiguang Real Estate Development Co., Ltd.	1,447.40	1.45		
Accounts receivable	Ningbo Zhong Jiao Mei Lu Real Estate Co., Ltd.	896.86	0.90		
Accounts receivable	Enping Kangsheng Real Estate Development Co., Ltd.	1,088.88	1.09	469.30	
Accounts receivable	Fuzhou Rongjin Xintai Real Estate Development Co., Ltd.	861.32	0.86	339.07	
Accounts receivable	Rudong Yinyang Real Estate Development Co., Ltd.	790.86	0.79		
Accounts receivable	Yiwu Lian Ding Real Estate Co., Ltd.	503.63	0.50		
Accounts	Taizhou Jiaojiang Fangyuanrong	396.00	0.40		

Receivables item:

Unit: Yuan ten thousand

Project name	Related party	Closing balance		Opening balance	
		Book balance	Bad-debt reserve	Book balance	Bad-debt reserve
receivable	Resettlement Co., Ltd.				
Accounts receivable	Shangrao Gaoyun Real Estate Development Co., Ltd.	373.90	0.37		
Accounts receivable	Fuzhou Zhonglongtai Industrial Co., Ltd.	366.78	0.37		
Accounts receivable	Qingyuan Tian' an Zhigu Co., Ltd.	358.53	0.36	292.87	
Accounts receivable	Deqing Dejin Real Estate Co., Ltd.	155.00	0.16		
Accounts receivable	Deqing Jinyu Real Estate Co., Ltd.	450.01	0.45		
Accounts receivable	Shanxi Yiliang Real Estate Development Co., Ltd.	272.29	0.27		
Accounts receivable	Taizhou Zhongliangyu Property Co., Ltd.	181.13	0.18		
Accounts receivable	Yixing Jiayu Real Estate Development Co., Ltd.	164.66	0.16		
Accounts receivable	Liuzhou Guiding Real Estate Development Co., Ltd.	420.52	0.42	244.44	
Accounts receivable	Chongqing Guangjin Real Estate Development Co., Ltd.	152.67	0.15		
Accounts receivable	Taizhou Xingshengye Real Estate Development Co., Ltd.	178.39	0.18	24.00	
Accounts receivable	Quanzhou Zhenmao Real Estate Co., Ltd.	144.00	0.14		
Accounts receivable	Yunnan Baoyu Real Estate Development Co., Ltd.	139.14	0.14		
Accounts receivable	Wenling Binling Real Estate Development Co., Ltd.	134.12	0.13		
Accounts receivable	Guangdong Deshun Lihe Zhide Science Park Investment Co., Ltd.	132.10	0.13	80.09	
Accounts receivable	Xinyi Yuhui Real Estate Development Co., Ltd.	146.18	0.15	9.77	
Accounts receivable	Hangzhou Huayu Yerui Real Estate Development Co., Ltd.	116.15	0.12		
Accounts receivable	Hangzhou Pin Ying Real Estate Development Co., Ltd.	113.74	0.11	113.74	
Accounts receivable	Chengdu Country Garden Yaohui Real Estate Co., Ltd.	90.45	0.09		
Accounts receivable	Qidong Guangxun Real Estate Development Co., Ltd.	77.57	0.08		

Receivables item:

Unit: Yuan ten thousand

Project name	Related party	Closing balance		Opening balance	
		Book balance	Bad-debt reserve	Book balance	Bad-debt reserve
Accounts receivable	Quanzhou Tangcheng Real Estate Co., Ltd.	68.46	0.07		
Accounts receivable	Quanzhou Hongguang Real Estate Development Co., Ltd.	55.05	0.06		
Accounts receivable	Wuxi Jinfeng Investment Co., Ltd.	47.60	0.05		
Accounts receivable	Shaoxing Fuyang Real Estate Development Co., Ltd.	42.61	0.04		
Accounts receivable	Jiangxi Juguang Real Estate Co., Ltd.	38.92	0.04		
Accounts receivable	Minqing County Meiyuan Real Estate Development Co., Ltd.	37.75	0.04		
Accounts receivable	Jiangxi Haoguang Real Estate Co., Ltd.	32.46	0.03		
Accounts receivable	Foshan Yuwan Real Estate Development Co., Ltd.	31.41	0.03		
Accounts receivable	Shenzhen Baoshen Rare Earth Co., Ltd.	29.12	0.03		
Accounts receivable	Suzhou Jianhe Real Estate Development Co., Ltd.	25.54	0.03		
Accounts receivable	Cixi Xingkun Real Estate Co., Ltd.	25.38	0.03		
Accounts receivable	Heze Guanghua Real Estate Development Co., Ltd.	23.12	0.02	393.50	
Accounts receivable	Nanping Huilongchuan Real Estate Development Co., Ltd.	18.15	0.02		
Accounts receivable	Guangxi Tangxin Xuguang Investment Co., Ltd.	17.24	0.02		
Accounts receivable	Guangxi Tangsheng Investment Co., Ltd.	17.07	0.02		
Accounts receivable	Jurongyi Real Estate Co., Ltd.	16.97	0.02		
Accounts receivable	Yueqing Changyue Real Estate Co., Ltd.	16.00	0.02		
Accounts receivable	Longyan Ronghe Real Estate Development Co., Ltd.	12.42	0.01	24.30	
Accounts receivable	Suzhou Changchuang Real Estate Co., Ltd.	2.63	0.00		
Accounts receivable	Jiujiang Bicheng Real Estate Development Co., Ltd.	2.10	0.00		
Accounts	Jiaozuo Liangshun Real Estate Co.,	1.60	0.00		

Receivables item:

Unit: Yuan ten thousand

Project name	Related party	Closing balance		Opening balance	
		Book balance	Bad-debt reserve	Book balance	Bad-debt reserve
receivable	Ltd.				
Accounts receivable	Shaanxi Yongan Kangda Real Estate Co., Ltd.	1.48	0.00		
Accounts receivable	Huzhou New City Yijie Real Estate Development Co., Ltd.	0.11	0.00	0.11	
Accounts receivable	Zhuzhou Xinsheng Wanbo Real Estate Co., Ltd.			700.46	
Accounts receivable	Chongqing Yineng Property Service Co., Ltd.			129.63	
Accounts receivable	Foshan Xincal Real Estate Development Co., Ltd. (Tao Bo plot Nanzhuang project)			106.10	
Accounts receivable	Wenzhou Wanxian Real Estate Co., Ltd.			32.94	
Accounts receivable	Tianan Dengyun (Fujian) Real Estate Development Co., Ltd.			1.01	
Accounts receivable	Hongyu Trading Co., Ltd.			3.57	
Accounts receivable	Fujian Sunflower Logistics Service Co., Ltd.	100.00			
Accounts receivable	Fujian Xiangyang Education Consulting Service Co., Ltd.	40.00			
Accounts receivable	Putian zhe Logistics Service Co., Ltd.	170.00			
Accounts receivable	Fujian Longking Kerui Environmental Protection Co., Ltd.	105.03	4.08		
	Total	1,947,849.59	4,542.24	1,838,652.71	4,217.13

Prepayment item:

Unit: Yuan ten thousand

Project name	Related party	Closing balance	Opening balance
Prepayment	Yango Group Shanxi Property Management Co., Ltd.		35.92
Prepayment	Yango Group Property Service (Fujian) Co., Ltd.		494.25
Prepayment	Chongqing Yineng Wanyi Real Estate Development Co., Ltd.	19.33	
Prepayment	Shanghai Lujin Chaoyang Asset Management Co., Ltd.	15.92	
Prepayment	Peiwen Yango Education Culture Industry (Beijing) Co., Ltd.		936.48
Prepayment	Zhongmin Yango International Trading Co., Ltd.	92.21	92.21
	Total	127.46	1,558.86

Payables item:

Unit: Yuan ten thousand

Project name	Related party	Closing balance	Opening balance
Accounts payable	Yango Property Service (Fujian) Co., Ltd.	209.12	15.55
Accounts payable	Chongqing Yineng Property Service Co., Ltd.		5,273.59
Accounts payable	Chongqing Yineng Wanyi Real Estate Development Co., Ltd.		267.90
Accounts payable	Urumqi Yango Property Service Co., Ltd.		3.99
Accounts payable	Aobona Industrial Co., Ltd.	10.90	10.72
Other payables	Zhejiang Guanghao Mingyu Investment Co., Ltd.	219,867.75	
Other payables	Yichun Zhongye Tiangong Xiujiang Real Estate Co., Ltd.	100,581.73	32,385.84
Other payables	Guangxi Zhongqing Yiju Investment Co., Ltd.	70,613.61	4,312.88
Other payables	Tianjin Yutai Real Estate Development Co., Ltd.	63,756.32	44,833.52
Other payables	Fujian Antaijia Health Industry Co., Ltd.	56,290.66	32,999.00
Other payables	Guangdong Deshun Lihe Zhide Science Park Investment Co., Ltd.	47,875.01	7,503.26
Other payables	Guangzhou Heling Investment Co., Ltd.	47,811.76	49,989.26
Other payables	Taizhou Zhongliangyu Property Co., Ltd.	43,500.00	
Other payables	Yunnan Baoyu Real Estate Development Co., Ltd.	41,306.14	
Other payables	Guangzhou Huihua Real Estate Development Co., Ltd.	38,879.65	
Other payables	Guangzhou Hanguo Hengsheng Real Estate Development Co., Ltd.	36,253.84	58,667.13
Other payables	Guangxi Tangxin Xuguang Investment Co., Ltd.	34,094.61	
Other payables	Quanzhou Zhenmao Real Estate Co., Ltd.	30,307.93	
Other payables	Hangzhou Pin Ying Real Estate Development Co., Ltd.	26,817.00	26,817.00
Other payables	Zhuzhou Xinsheng Wanbo Real Estate Co., Ltd.	25,448.19	25,499.45
Other payables	Fuzhou Yubaichuan Real Estate Development Co., Ltd.	25,425.97	25,541.87
Other payables	Changzhou Meiyang Real Estate Development Co., Ltd.	24,500.00	
Other payables	Beijing Jinke Deyuan Real Estate Co., Ltd.	19,926.43	6.67
Other payables	Deqing Jinhong Real Estate Co., Ltd.	19,045.52	9,871.12
Other payables	Fuzhou Blu-ray and Chun Real Estate Co., Ltd.	17,554.33	
Other payables	Yixing Jiashi Real Estate Co., Ltd.	17,550.00	6,703.00
Other payables	Deqing Dejin Real Estate Co., Ltd.	16,415.00	17,415.00
Other payables	Shanghai Shaoyi Real Estate Co., Ltd.	15,190.00	15,190.00
Other payables	Wuxi Jinfeng Investment Co., Ltd.	14,662.60	14,662.60
Other payables	Dalian Longhu Zeying Real Estate Co., Ltd.	13,428.57	
Other payables	Huzhou New City Yijie Real Estate Development Co., Ltd.	13,239.16	
Other payables	Jiangyin Jiayu Real Estate Development Co., Ltd.	12,500.00	5,750.00
Other payables	Nanjing Datai Zhumao Property Co., Ltd.	12,000.00	
Other payables	Shaoxing Yuteshun Real Estate Development Co., Ltd.	11,780.87	
Other payables	Shangrao Gaoyun Real Estate Development Co., Ltd.	11,550.03	10,810.34
Other payables	Guangxi Tangyi Tongguang Investment Co., Ltd.	10,543.50	
Other payables	Ji'an Rongcheng Real Estate Development Co., Ltd.	9,929.27	34,429.49

Other payables	Jiujiang Bicheng Real Estate Development Co., Ltd.	9,751.97	19,451.00
Other payables	Guangxi Tangsheng Investment Co., Ltd.	9,600.00	35,702.83
Other payables	Suzhou Jianhe Real Estate Development Co., Ltd.	8,550.00	
Other payables	Yixing Jiayu Real Estate Development Co., Ltd.	8,210.19	
Other payables	Tian'an Zhigu (Shanghai) Enterprise Development Co., Ltd.	7,450.71	44.24
Other payables	Haimen Fuleng Real Estate Development Co., Ltd.	6,636.00	
Other payables	Tianjin Rongjin Xinsheng Real Estate Development Co., Ltd.	6,549.00	49,934.99
Other payables	Yuyao Haijixing Agricultural Products Wholesale Market Co., Ltd.	6,459.71	20,030.53
Other payables	Taiyuan Xingguang Haoyu Real Estate Development Co., Ltd.	6,338.63	
Other payables	Chengdu Country Garden Hekang Real Estate Co., Ltd.	5,485.86	7,740.06
Other payables	Guangzhou Shengyuan Real Estate Development Co., Ltd.	4,834.64	
Other payables	Wenzhou Wanxian Real Estate Co., Ltd.	4,600.00	
Other payables	Ji'an Jincheng Real Estate Development Co., Ltd.	4,409.34	
Other payables	Fuzhou Kangdejun Real Estate Development Co., Ltd.	4,263.98	
Other payables	Foshan Gaoming District Longguang Real Estate Co., Ltd.	4,172.53	4,172.53
Other payables	Deqing Jinyu Real Estate Co., Ltd.	3,666.30	
Other payables	Suzhou Hedu Real Estate Co., Ltd.	3,544.74	3,503.29
Other payables	Yiwu Lian Ding Real Estate Co., Ltd.	3,400.00	
Other payables	Fuzhou Keteng Construction Development Co., Ltd.	3,000.00	
Other payables	Shanghai Lujin Chaoyang Asset Management Co., Ltd.	2,472.02	
Other payables	Hefei Zeyu Real Estate Co., Ltd.	2,225.47	
Other payables	Rongtai (Fuzhou) Real Estate Development Co., Ltd.	2,167.73	
Other payables	Hangzhou Xinyida Real Estate Development Co., Ltd.	1,999.00	
Other payables	Shangrao Meihao Real Estate Development Co., Ltd.	1,849.81	1,048.19
Other payables	Huanggang Bida Real Estate Development Co., Ltd.	1,749.00	
Other payables	Minqing County Meiyuan Real Estate Development Co., Ltd.	1,614.19	4,900.37
Other payables	Chengdu Country Garden Yaohui Real Estate Co., Ltd.	1,311.71	
Other payables	Rudong Yinyang Real Estate Development Co., Ltd.	1,203.08	585.08
Other payables	Handan City Jinguang Real Estate Development Co., Ltd.	838.41	
Other payables	Minqing County Meiyuan Real Estate Development Co., Ltd.	791.97	
Other payables	Quanzhou Tangcheng Real Estate Co., Ltd.	625.61	1,473.79
Other payables	Hangzhou Yuda Real Estate Development Co., Ltd.	534.56	
Other payables	Hangzhou Zhongda Intime City Shopping Center Co., Ltd.	500.00	
Other payables	Pingyang Dexin Property Co., Ltd.	360.00	
Other payables	Chongqing Industry Bo Industrial Co., Ltd.	294.33	
Other payables	Putian Lianfucheng Real Estate Co., Ltd.	85.98	12,129.97
Other payables	Hangzhou Changyi Business Information Consulting Co., Ltd.	33.60	

Other payables	Cixi Xingkun Real Estate Co., Ltd.		20,361.00
Other payables	Yango Property Service Co., Ltd.		14,102.81
Other payables	Chongqing Huayu Industry Xiang Industrial Co., Ltd.		5,000.00
Other payables	Hangzhou Xincheng Chuangsheng Real Estate Development Co., Ltd.		3,050.00
Other payables	Chengdu Zhezhongda Real Estate Co., Ltd.		1,228.74
Other payables	Nan'an Yuanchang Real Estate Co., Ltd.		1,200.00
Other payables	Foshan Yuwan Real Estate Development Co., Ltd.		985.85
Other payables	Quanzhou Tangmei Real Estate Co., Ltd.		905.15
Other payables	Zhangzhou Tangxing Real Estate Development Co., Ltd.		859.96
Other payables	Everbright Yango Financial Holding Asset Management Co., Ltd.		500.00
Other payables	Jurongyi Real Estate Co., Ltd.		440.19
Other payables	Yango Group Shaanxi Property Management Co., Ltd.		418.45
Other payables	Chongqing Yineng Property Service Co., Ltd.		168.48
Other payables	Lujin Chaoyang (Changshu) Asset Management Co., Ltd.		14.00
Other payables	Minhou Yango Property Service Co., Ltd.		0.16
Other payables	Fujian Longking Kerui Environmental Protection Co., Ltd.		10.20
Other payables	Aobona Industrial Co., Ltd.	21.47	21.12
Other payables	Fujian Sunflower Logistics Service Co., Ltd.		154.68
Other payables	Fujian Yango Group Shanghai Industry Co., Ltd.	21,126.35	
Other payables	Zhongmin Yango International Trade Co., Ltd.	500.00	
Other payables	Huainan Xinkang Hospital LLC	1,000.00	1,000.00
Other payables	Yango Jinkong Holding (Shanghai) Co., Ltd.		456.65
Other payables	Yango Science and Technology Co., Ltd.	15.48	15.48
Other payables	Yango Holdings Co., Ltd.		100.00
Other payables	Hongyu Trading Co., Ltd.		86.33
Other payables	Yango Dragon Group Co., Ltd.	1,090.92	3,000.00
Other payables	Wu Jie		68.00
Other payables	Fujian Huizhi Tongda Industrial Co., Ltd.	13.00	
Other payables	Fujian Rongyueda Commercial Factoring Co., Ltd.	32,000.00	
Other payables	Fujian Yango Group Xiamen Import and Export Co., Ltd.	3,617.04	
	Total	1,339,829.83	643,823.30

Advance receipts

Unit: Yuan ten thousand

Project name	Related party	Closing balance	Opening balance
Advance receipts	Aobona Industrial Co., Ltd.	54.68	11.63
Advance receipts	Shanghai Wei Xiang Kai business management consulting Co., Ltd.	1.70	
	Total	56.38	11.63

IX. Commitments and contingencies**1. Situation of providing external guarantee**

Guarantee balance (RMB ten thousand)	Guarantor	Guaranteed party	Borrowing date	Maturity date
22,200.00	The company	Fujian Kangtian Industry Group Co., Ltd.	2019/8/30	2020/8/30
3,500.00	The company	Fujian Minxun Industrial Co., Ltd	2019/5/8	2020/5/6
1,512.00	The company	Fujian Minxun Industrial Co., Ltd	2019/9/12	2020/9/11
5,940.00	The company	Fujian Minxun Industrial Co., Ltd	2019/9/12	2020/9/11
6,246.00	The company	Fujian Minxun Industrial Co., Ltd	2019/9/12	2020/9/11
2,745.00	The company	Fuzhou Deyingjie Trade Co., Ltd.	2019/7/25	2020/7/24
6,750.00	The company	Fuzhou Deyingjie Trade Co., Ltd.	2019/11/21	2020/5/19
5,550.00	The company	Fuzhou Development Zone Hengcheng Industrial Co., Ltd.	2019/6/28	2020/6/28
3,780.00	The company	Fuzhou Development Zone Hengcheng Industrial Co., Ltd.	2019/10/18	2020/10/15
3,510.00	The company	Fuzhou Development Zone Hengcheng Industrial Co., Ltd.	2019/10/18	2020/10/15
2,430.00	The company	Fuzhou Development Zone Hengcheng Industrial Co., Ltd.	2019/10/22	2020/10/15
1,836.00	The company	Fuzhou Development Zone Hengcheng Industrial Co., Ltd.	2019/10/22	2020/10/21
1,755.00	The company	Fuzhou Development Zone Hengcheng Industrial Co., Ltd.	2019/10/22	2020/10/21
3,600.00	The company	Fuzhou Development Zone Hengcheng Industrial Co., Ltd.	2019/11/15	2020/11/13
1,700.00	The company	Fuzhou Development Zone Hengcheng Industrial Co., Ltd.	2019/11/15	2020/11/13
405.00	The company	Fuzhou Development Zone Hongyu Industrial Co., Ltd.	2019/7/25	2020/7/24
1,377.00	The company	Fuzhou Development Zone Hongyu Industrial Co., Ltd.	2019/7/25	2020/7/24
1,503.00	The company	Fuzhou Development Zone Hongyu Industrial Co., Ltd.	2019/7/25	2020/7/24
5,211.00	The company	Fuzhou Development Zone Hongyu Industrial Co., Ltd.	2019/9/6	2020/9/5
9,500.00	The company	Fuzhou Kuancheng Commercial and Trading Co., Ltd.	2018/11/30	2021/11/30
8,010.00	The company	Fuzhou Lianhe Industrial Co.,	2019/12/5	2020/12/2

Guarantee balance (RMB ten thousand)	Guarantor	Guaranteed party	Borrowing date	Maturity date
		Ltd.		
5,700.00	The company	Fuzhou Senyi Trading Co., Ltd.	2018/11/30	2021/11/30
7,980.22	The company	Fuzhou Xiangfeng Commercial and Trading Co., Ltd.	2019/12/4	2020/6/1
8,349.74	The company	Fuzhou Xiangfeng Commercial and Trading Co., Ltd.	2019/12/4	2020/6/1
8,500.00	The company	Fuzhou Zhishuo Business Development Co., Ltd.	2019/3/12	2020/3/11
3,000.00	The company	Mingzhu Construction Engineering Group Co., Ltd.	2019/3/12	2020/3/11
3,076.00	The company	Mingzhu Construction Engineering Group Co., Ltd.	2019/5/6	2020/5/6
1,900.00	Fujian Yango Science and Education Co., Ltd.	Fujian Qingqi Industrial Co., Ltd	2019/4/16	2020/2/16
4,900.00	Fujian Yango Science and Education Co., Ltd.	Fujian Qingqi Industrial Co., Ltd	2019/4/18	2020/3/18
3,700.00	Fujian Yango Science and Education Co., Ltd.	Fujian Qingqi Industrial Co., Ltd	2019/11/12	2020/8/12
146,165.96	Total			

Bank mortgage loan guarantees: The Company's subsidiary, Yango Group and its subsidiaries provide phased guarantees for the commercial housing purchasers to apply for mortgage loans with banks according to the real estate operation practices. As of December 31, 2019, Yango Group Co., Ltd. and its subsidiaries had provided a total amount of RMB 69,948.10 million of mortgage guarantees for the commercial house purchasers.

See details of disclosures of interrelated guarantees in Note VIII. 5. (4).

2. External provision of shares pledge guarantee

Category of pledge	Guarantor	Guaranteed party	Stock number	Debt remaining balance (RMB ten thousand)	Borrowing date	Maturity date
Stock pledge	Dongfang Xinlong Asset Management Co., Ltd.	Fujian Kangtian Industry Group Co., Ltd.	76 million 585 thousand shares of Yango stock	5,000.00	2019-1-14	2020-1-14
Stock pledge	Dongfang Xinlong Asset Management Co., Ltd.	Fujian Kangtian Industry Group Co., Ltd.		4,500.00	2019-1-15	2020-1-15

Category of pledge	Guarantor	Guaranteed party	Stock number	Debt remaining balance (RMB ten thousand)	Borrowing date	Maturity date	
Stock pledge	Dongfang Xinlong Asset Management Co., Ltd.	Fujian Kangtian Industry Group Co., Ltd.		6,000.00	2019-11-13	2020-11-13	
Stock pledge	Dongfang Xinlong Asset Management Co., Ltd.	Fujian Kangtian Industry Group Co., Ltd.		4,500.00	2019-11-14	2020-11-14	
Stock pledge	Dongfang Xinlong Asset Management Co., Ltd.	Fuzhou Lianhe Industrial Co., Ltd		5,900.00	2019-1-10	2020-1-10	
Stock pledge	Dongfang Xinlong Asset Management Co., Ltd.	Fuzhou Lianhe Industrial Co., Ltd		4,800.00	2019-11-21	2020-11-21	
Stock pledge	Dongfang Xinlong Asset Management Co., Ltd.	Fuzhou Lianhe Industrial Co., Ltd		4,200.00	2019-11-21	2020-11-21	
Stock pledge	Dongfang Xinlong Asset Management Co., Ltd.	Fuzhou Senyi Trading Co., Ltd.		5,800.00	2019-9-30	2020-9-30	
Stock pledge	Dongfang Xinlong Asset Management Co., Ltd.	Fuzhou Senyi Trading Co., Ltd.		6,400.00	2019-9-30	2020-9-30	
Stock pledge	Dongfang Xinlong Asset Management Co., Ltd.	Fuzhou Development Zone Yishang Trading Co., Ltd.		18 million 875 thousand shares of Yango stock	5,000.00	2019-8-28	2020-8-28
Stock pledge	Dongfang Xinlong Asset Management Co., Ltd.	Fuzhou Development Zone Yishang Trading Co., Ltd.			16,000.00	2019-9-12	2020-9-12
Stock pledge	Dongfang Xinlong Asset Management Co., Ltd.	Fuzhou Xiangfeng Commercial and Trading Co., Ltd		12 million shares of Yango stock	6,000.00	2019-6-14	2020-6-13
Stock pledge	Longking Industry Group Co., Ltd.	Fuzhou Development Zone Yishang Trading Co., Ltd.	9.6 million shares of Longking	50,000.00	2019/9/27	2020/1/25	
Stock pledge	The company	Fujian Boli Cheng Trading Co., Ltd.	15 million 900 thousand shares of Yango stock	6,979.00	2019-12-5	2020-12-5	
Stock	The company	Fuzhou Hongxin	17 million 250	6,000.00	2019-9-19	2020-9-18	

Category of pledge	Guarantor	Guaranteed party	Stock number	Debt remaining balance (RMB ten thousand)	Borrowing date	Maturity date
pledge		Industrial Co., Ltd.	thousand shares of Yango stock			
Stock pledge	The company	Fujian Minxun Industrial Co., Ltd.	12 million shares of Yango stock	6,000.00	2019-6-13	2020-6-11
Stock pledge	The company	Fujian Qingqi Industrial Co., Ltd.	36 million 500 thousand shares of Yango stock	20,000.00	2019-11-5	2020-11-5
Stock pledge	The company	Fuzhou Development Zone Hengcheng Industrial Co., Ltd.	66 million 260 thousand shares of Yango stock	30,300.00	2019-4-12	2022-4-12
Stock pledge	The company	Fuzhou Xiangfeng Commercial and Trading Co., Ltd.		11,600.00	2019-4-12	2022-4-22
Stock pledge	The company	Fuzhou Development Zone Yishang Trading Co., Ltd.	56 million 577 thousand and 500 shares of Yango stock	19,500.00	2019-4-9	2021-4-9
Stock pledge	The company	Fuzhou Development Zone Yishang Trading Co., Ltd.	16 million 600 thousand shares of Yango stock	6,000.00	2019-6-19	2020-6-17
Stock pledge	The company	Fuzhou Kuancheng Commercial and Trading Co., Ltd.	17 million 250 thousand shares of Yango stock	6,000.00	2019-9-19	2020-9-18
Stock pledge	The company	Fuzhou Kuancheng Commercial and Trading Co., Ltd.	35 million shares of Yango stock	15,000.00	2019-10-21	2020-10-21
Stock pledge	The company	Fuzhou Kuancheng Commercial and Trading Co., Ltd.		6,709.33	2019-10-25	2020-10-25
Deposit receipt pledge	The company	Fuzhou Qixin Industrial Co., Ltd.		10,000.00	2019-6-20	2020-6-20
Deposit receipt pledge	The company	Fuzhou Qixin Industrial Co., Ltd.		5,000.00	2019-7-17	2020-7-17

Category of pledge	Guarantor	Guaranteed party	Stock number	Debt remaining balance (RMB ten thousand)	Borrowing date	Maturity date
Deposit receipt pledge	The company	Fuzhou Qixin Industrial Co., Ltd.		5,000.00	2019-8-1	2020-8-1
				278,188.33	Total	

3. Real estate development project expenditure commitment

As of Dec 31, 2019, within the scope of the consolidated statements, based on the irrevocable state-owned land use right transfer contract signed, the company's subsidiary Yango Group shall pay at least RMB 7,997.95 million of land-transferring fees and special funds for the construction of security housing in the future.

4. Asset commitment

According to the eighth meeting of the twenty-second board of directors of the subsidiary Longking on August 13, 2019, and the 2019 first annual general meeting held on August 29, 2019, it passed the motion on the company's public offering of Corporate Convertible Bond scheme. The total amount of the proceeds raised by convertible bond shall be no more than 2 billion Yuan (including the issuance cost). The net proceeds raised after deducting the issuance cost are to be invested in the following items:

Unit: Yuan ten thousand

Serial number	Entry name	Total investment amount	Amount of funds raised
1	Pinghu ecological energy project	110,167.93	80,000.00
2	Longking conveying equipment and intelligent manufacturing project	68,580.05	60,000.00
3	Longking high performance compound environmental protection absorbent project	22,759.91	20,000.00
4	Longking VOCs adsorption thickening plant and oxidation incineration plant production line project	27,411.33	25,000.00
5	Supplementary working capital	15,000.00	15,000.00
Total		243,919.22	200,000.00

Before the public offering can be financed by Corporate Convertible bond, the Longking will invest in advance on the basis of the actual progress of the project with self-owned funds; such funds will be replaced with

funds raised from convertible bond afterwards.

As of December 31, 2019, Pinghu ecoenergy project、Longking transportation equipment and intelligent manufacturing project were in the construction stage; the Longking high performance compound environmental protection absorber project、 and the Longking high performance compound environmental protection absorbent project have not been built yet.

5. Equity acquisition related expenditure

As of December 31, 2019, within the scope of the consolidated financial statements, according to the equity assignment agreement already signed, the overall consideration the company's subsidiary Yango group shall pay in future is 3595.1876 million yuan..

6. Matters involved in the lawsuit

Serial number	Case name	Target amount (RMB ten thousand)	Plaintiff	Defendant	Case progress
1	Construction project contract dispute	7,600.00	Jiangsu Jiangdu Construction Group Co., Ltd.	Jiangsu Zhong ang Real Estate Co., Ltd.	First trial in progress
2	equity transfer dispute	10,205.00	Hunan Tianrun Real Estate Investment Co., Ltd.	Subsidiary YangoCity Group Limited by Share Ltd, Ceng Huifen, Zhang Jinjing	First trial in progress
3	Modo project apartment sales dispute	2,000.00	Guangzhou Shanju E-commerce Co., Ltd.	Subsidiary Dongguan Fushenglong Real Estate Development Co., Ltd.	The first trial has been decided, and the second trial is in progress
4	Joint contract dispute	22,141.45	Zhengzhou Xin Yu Yuan Real Estate Development Co., Ltd.	Zhengzhou Wan Yao Real Estate Co., Ltd., Shanghai Hong Qing Cci Capital Ltd	The first trial has been decided, and the second trial is in progress
5	Construction project contract dispute	4,006.00	Guangxi Construction Engineering Group First Construction Engineering Co., Ltd.	Defendant 1: Subsidiary Guangxi Jinchuan Yango Industrial Co., Ltd. Defendant 2: Zong Zaijun, Zong Shuiyue, Zongze	First instance judgmen

Serial number	Case name	Target amount (RMB ten thousand)	Plaintiff	Defendant	Case progress
6	Hengyuangang Project Cooperative Development Agreement	15,175.59	Subsidiary Guangzhou Libi Huize Real Estate Development Co., Ltd.	Qin Bingyan, Guangdong Hongsen Group Co., Ltd., Guangdong Hezhao Real Estate Co., Ltd., Guangzhou Heling Investment Co., Ltd., Guangzhou Hehongsen Residential Development Co., Ltd.	sentence of second instance
7	Large group project equity transfer dispute	6,200.00	Shanghai Jinyang Real Estate Co., Ltd.	Subsidiary Shanghai Fuliteng Real Estate Development Co., Ltd.	First trial in progress
8	Construction project contract dispute	2,811.73	Shaanxi Construction Third Construction Group Co., Ltd.	Xi'an central China Star City Real Estate Co., Ltd.	The first trial has been decided, and the second trial is in progress
9	Construction project contract dispute	1,569.13	Shaanxi Construction Third Construction Group Co., Ltd.	Xi'an central China Star City Real Estate Co., Ltd.	The first trial has been decided, and the second trial is in progress
10	Construction project contract dispute	2,082.39	Chongqing Chongqing Neng Building & Installation Engineering Co., Ltd.	Chongqing Yu Neng Wan Yi Real Estate Development Co., Ltd.	First instance judgment
11	Loan contract dispute	5,040.00	Chongqing Chongqing Neng industry (Group) Co., Ltd.	Chongqing Yu Neng Wan Yi Real Estate Development Co., Ltd.	First instance judgment
12	Sale contract dispute	3,161.40	Subsidiary Fujian Longking Environmental Protection Co., Ltd.	Shijiazhuang Quzhai Thermal Power Co., Ltd.	Judgement, execution
13	Sale contract dispute	953.00	Subsidiary Fujian Longking Environmental Protection Co., Ltd.	Shijiazhuang Quzhai Thermal Power Co., Ltd.	Judgement, execution

Serial number	Case name	Target amount (RMB ten thousand)	Plaintiff	Defendant	Case progress
14	Sale contract dispute	1,817.20	Subsidiary Xi'an West Mine Environmental Protection Technology Co., Ltd.	Taian Huafeng Dingfeng Thermal Power Co., Ltd.	The second instance has not yet been decided.
15	Sale contract dispute	976.00	Subsidiary Xi'an West Mine Environmental Protection Technology Co., Ltd.	Manchuria Lianzhong thermoelectric Co., Ltd.	The court has not yet been sentenced.
16	Sale contract dispute	2,521.91	Subsidiary Fujian Longking Environmental Protection Co., Ltd.	Xianyang Fenghe central heating Co., Ltd.	The court has organized a collegial panel and has not yet decided.
17	Sale contract dispute	875.00	Subsidiary Fujian Longking Environmental Protection Co., Ltd.	Sanmenxia Wanxiang Industrial Co., Ltd.	Mediation closed, under execution
18	Construction project contract dispute	970.00	Subsidiary Fujian Longking Environmental Protection Co., Ltd.	Yantai Dongyuan thermoelectric Co., Ltd.	Mediation closed, under execution
19	Sale contract dispute	14,083.00	Subsidiary Fujian Longking Environmental Protection Co., Ltd.	Huadian Xinjiang Power Generation Co., Ltd.	The first instance has decided that after the appraisal of the project cost, it will appeal again.
20	Construction project contract dispute	1,103.77	Subsidiary Fujian Longking Environmental Protection Co., Ltd.	Jincheng Thermal Power Co., Ltd.	A preliminary ruling has not yet been finalized.
21	Sale contract dispute	936.00	Subsidiary Fujian Longking Environmental Protection Co., Ltd.	Weihai Zhengda environmental protection Co., Ltd.	No trial yet.
22	Sale contract dispute	1,999.44	Weihai Zhengda environmental protection Co., Ltd.	Subsidiary Fujian Longking Environmental Protection Co., Ltd.	No trial yet.

Serial number	Case name	Target amount (RMB ten thousand)	Plaintiff	Defendant	Case progress
23	Construction project contract dispute	747.40	Subsidiary Fujian Longking Environmental Protection Co., Ltd.	Inner Mongolia Xingan power plant	Not yet open court
24	Construction project contract dispute	882.92	Inner Mongolia Xingan power plant	Subsidiary Fujian Longking Environmental Protection Co., Ltd.	Not yet open court
25	Contract dispute	610.00	Beijing Shougang International Engineering Technology Co., Ltd.	Subsidiary Fujian Longking Environmental Protection Co., Ltd.	Has been in court, not judged
26	Sale contract dispute	820.40	Subsidiary Fujian Longking Environmental Protection Co., Ltd.	Shijiazhuang City, Wucheng District, Tianyi Thermal Power Co., Ltd.	Conciliation, enforcement
27	Bill dispute	1,000.00	Subsidiary Fujian Longking Environmental Protection Co., Ltd.	China Energy Construction Group Shanxi Electric Power Survey and Design Institute Co., Ltd., Zhuji Zi Qi trade Co., Ltd.	The court of first instance ruled that the second instance was not open.

7. Other commitments

In September 2018, Yango Group issued CITIC - Yango Long-Rent Apartment No.1 ABS. As Yango Group sublet the property assets held by Shangahi Yingbiao Corporate Management Co., Ltd, Yango Group may undertake the expenses of rent fluctuation, decoration cost, maintenance cost, operation cost and tax difference during the asset period. As a result, the estimated liabilities are accrued. By December 31, 2019, the estimated balance at the end of the term is 398.2536million Yuan.

According to the long-rent apartment No. 1 asset plan, during the duration of the special plan, the company and the Yango Group will undertake the liquidity support replenishment obligation in accordance with the “liquidity support commitment letter” . When a special plan or trust completely disposes of “trust beneficiary rights”, “target equity”, “trust loan claims” and/or “target property” rights by sale or other means, Yango Group shall conduct comply with the “Conformity of Compensatory Commitment” . The difference between the special plan and the principal and interest of the priority class asset-backed securities holders is to be partially covered by the Yango Group, to make up the maximum amount of such duty is RMB 250 million.

According to the long-Rent apartment No. 1 asset plan, the company paid right continuity fee to obtain the priority right to purchase “priority class” and “trust beneficiary right” starting from year 2019. As the end of 2019, the company has paid 0.9998 million Yuan.

X. Events after the balance sheet date

Important non-adjustment matters

Project	Content
	In January 2, 2020, as an issuer, the company issued a total of 300 million Yuan of super-short term commercial paper at NAFMII. The coupon rate was 6.5%, unsecured, and the maturity of the bonds was 270 days.
	In February 14, 2020, as an issuer, the company issued a total of 400 million Yuan of super-short term commercial paper at NAFMII. The coupon rate was 6%, unsecured, and the maturity of the bonds was 270 days.
	In March 9, 2020, as an issuer, the company issued a total of 400 million Yuan of super-short term commercial paper at NAFMII. The coupon rate was 6%, unsecured, and the maturity of the bonds was 270 days.
	In March 12, 2020, the subsidiary Longking Industrial Group Co., Ltd. as an issuer in Beijing Financial Asset Exchange issued a total of 500 million Yuan of debt financing plan, the coupon rate is 6.5%, unsecured, bonds for a period of 3 years, interest payments once a year.
	In February 20, 2020, the company's wholly owned subsidiary, Yango (Cayman) Investment Limited, issued a total of \$110 million senior note. The coupon rate was 12.5%, guaranteed by the company, with a maturity of 2 years and a half year interest rate. The bonds are listed on the Singapore Stock Exchange.
Important non-adjustment matters	The subsidiary Yango Group, approved by the eightieth meeting of the ninth board of directors and adopted by the third provisional shareholders' meeting in 2020, intends to conduct asset management based on the accounts receivable of Yango Group Shanghai Real Estate Co., Ltd., Yango Group Zhejiang Real Estate Co., Ltd. and Anhui Yango real estate Co., Ltd. The total amount shall not exceed 600 million Yuan. As of the date of issuance of this report, the matter is still in progress.
	The subsidiary Yango Group, approved by the eightieth meeting of the ninth board of directors and adopted by the third provisional shareholders' meeting in 2020, is going to cooperate with Fujian Kexinlong commercial factoring Co., Ltd to purchase the receivables of the real estate projects of Yango group and its subsidiary. The total amount shall not exceed 2.6 billion Yuan. As of the date of issuance of this report, the matter is still in progress.
	The subsidiary Yango Group, approved by the eighty-second session of the ninth board of directors, intends to use the accounts receivable of Yango Group's upstream suppliers and constructors and its project companies, namely the accounts payable of Yango Group, Fujian Kexinlong commercial factoring Co., Ltd will purchase the receivable rights and issue related products to conduct asset management. The total amount shall not exceed 1.4 billion yuan. As of the date of issuance of this report, the matter is still in progress.
	The subsidiary Yango Group, approved by the eighty-second session of the ninth board of directors, intends to purchase receivables (specific size depending on the assets) from its project companies / house purchasers' relevant commercial housing sales contracts, and set up asset-backed securities plan

Project	Content
	based on unpaid contract balance. As of the date of issuance of this report, the matter is still in progress.
	The subsidiary Yango group, approved by the eighty-third meeting of the ninth board of directors, intends to use Shanghai Royal Plaza held by its subsidiary Shanghai Xingshen Real Estate Co., Ltd to set up a note-based trust and issue asset-backed note to conduct asset-backed securitization financing. As of the date of this report, the matter is still in progress.
	The Yango group, approved by the eighty-third session of the ninth board of directors, intends to carry out onshore and abroad finance. The total financing scale will not exceed 26 billion Yuan (RMB equivalent). As of the date of issuance of this report, the matter is still in progress.
	The subsidiary Yango Group has been approved by the China Securities Regulatory Commission [CSRC] 2020 [468] in March 24, 2020, to publicly issued corporate bonds with a face value of no more than 8 billion Yuan to eligible investors. According to the announcement issued by Yango Group in 2020 for qualifying investors' publicly issued corporate bonds (phase 1), Yango group will issue no more than 3 billion Yuan, the issuing price is 100 Yuan, the placing will be conducted via OTC to eligible investors. As of the date of issuance of this report, the matter is in progress.
	The subsidiary Longking held the eighth meeting of the eighth board of directors in May 21, 2018 and the fourth provisional shareholders' meeting of 2018 in June 11, 2018 and agreed to apply for the financing of accounts receivable asset-backed notes issued by the NAFMII ([2019] abn5), which does not exceed RMB 1.5 billion Yuan. On February 25, 2019, Longking received the "registration notice" issued by the NAFMII on January 11, 2019. The main contents of the notice is as follow: the registration amount of Longking green assets-backed note is 1.5 billion Yuan, the registration is valid for 2 years from the date of receipt of the registration notice, the lead underwriter is Bank of China. The first issue should be completed within 6 months after registration. The subsequent issue should be filed with NAFMII. As of the financial reporting date, Longking has not yet started issuance of the green asset-backed note.
	The subsidiary Longking held the twenty-second meeting of the eighth board of directors on August 13, 2019 and the first provisional shareholders meeting held on August 29, 2019. It approved company's motion to apply for public offering of Corporate Convertible bond, agreeing to issue no more than 2billion yuan Corporate Convertible bond. The specific issue amount is upon approval of Longking's shareholders' meeting. This public offering was approved by the eighteenth Audit Committee of the China Securities Regulatory Commission (hereinafter referred to as "CSRC") on December 27, 2019. As of March 30, 2020, Longking has actually issued 20million convertible bonds; the total amount raised was RMB20, 417,665.10 deducting relevant issuance cost (excluding tax). The above mentioned funds were verified by Rongcheng Accounting firm with [2020]361z0016 in March 30, 2020.

XI. Other important matters

1. Matters concerning the acquisition of the equity of Huatai Insurance Group Co., Ltd.

- (1) The subsidiary Longking Industrial Group signed transfer contracts with Chongqing Caixin Enterprise

Group, Longking Yangpu Changan Industrial Co., Ltd, Beijing Houshi Tiancheng Trading Co., Ltd, Longking, Zhongcheng Trust Co., Ltd, Group, Group, Guotai Junan Chuangxin Investment Co., Ltd, China, Huadian Group Holdings Limited transfer contract, Longking Industrial Group acquired 4.252% of total shares of Huatai Insurance Group Co., Ltd with total consideration of held by, Ltd., and 1565.6178 million Yuan. At present, it has prepaid 1477.345 million Yuan.

(2) According to the fifth meeting of the eighth board of directors, the third provisional shareholders' meeting, the twenty-first meeting of the eighth board of directors, and the first provisional shareholders' meeting in 2019, Longking intends to acquire 3.92% shares of Huatai Insurance from Wuhan Tian Ying Investment Group Co., Ltd. (hereinafter referred to as "Tian Ying investment"). The total purchase price is 1,411.7706 million Yuan, Longking has paid 1,411.7706 million Yuan.

As of the current financial reporting date, the transfer of shares has not been examined by the relevant departments of the China Banking Regulatory Commission and so on. At present, Longking is preparing for relevant regulatory materials.

2. On November 28, 2019, AVIC Trust Co., Ltd. (hereinafter referred to as AVIC trust) and the company, Tibet New Yango Industry Co., Ltd. and Longking Industry Group Co., Ltd. (hereinafter referred to as Longking industry group) signed AVIC trust. Tianqi [2019] No. 501 Yangguang education collective fund trust plan - capital increase agreement. The registered capital of subsidiary Longking industry group increased to 8,026,173,775 Yuan, AVIC trust subscribes 426,173,775 Yuan of new registered capital of Longking industrial group with 600 million yuan, corresponding to 5.3098% of the equity after the capital increase, and the remaining part enters into the capital reserve of Longking industrial group as a premium.

3. Termination of operation

Project	2019
Termination of operating income (a)	13,990,781.62
Less: termination of operating expenses (b)	5,330,815.81
Total operating profit (c)	8,659,965.81
Less: termination income tax expense (d)	2,543,227.25
Net profit from operating activities (e=c-d)	6,116,738.56
Loss of asset impairment / (reversal) (f)	2,234.60
Total disposal income (g)	105,375,132.62
Disposal of related income tax expenses (H)	9,365,903.75
Net disposal (i=g-h)	96,009,228.87
Net operating profit for termination (j=e+f+i)	102,128,202.03
Among them: the termination profit attributable to the shareholders of the parent company	21,362,649.30

Termination profits attributable to minority shareholders	80,765,552.73
Net cash flow from operating activities	2,952,402.25
Net cash flow from investment activities	261,195.03
Net cash flow from fund-raising activities	-12,082,296.60

Note: after the loss of the control of Xi Shai power station in December 2019, the company has no longer owned hydroelectric power business.

XII. Notes to main items of financial statement for the parent company

1. Accounts receivable

1.1 Accounts receivable are analyzed by age as follows:

Aging	Ending balance	Opening Balance
Within 1 year	1,443,315,641.78	1,071,601,408.51
over 3 years	5,392,707.87	5,392,707.87
Subtotal	1,448,708,349.65	1,076,994,116.38
Less: Provision for bad debts	5,296,453.58	5,296,453.58
Total	1,443,411,896.07	1,071,697,662.80

1.2 Disclosure of bad debt provision method:

Category	Ending balance				Book value
	Book balance		Provision for bad debts		
	Amount	Proportion (%)	Amount	Proportion (%)	
Accounts receivable for provision of bad debts by single item	5,255,201.74	0.36%	5,255,201.74	100.00%	
Accounts receivable for collection of bad debts in combination	1,443,453,147.91	99.64%	41,251.84	0.00%	1,443,411,896.07
Combination one	19,889,147.00	1.37%			19,889,147.00
Combination two	1,423,564,000.91	98.26%	41,251.84	0.00%	1,423,522,749.07
Total	1,448,708,349.65	100.00%	5,296,453.58		1,443,411,896.07

Category	Opening Balance				
	Book balance		Provision for bad debts		Book value
	Amount	Proportion (%)	Amount	Proportion (%)	
Accounts receivable for provision of bad debts by single item	5,255,201.74	0.49%	5,255,201.74	100.00%	-
Accounts receivable for collection of bad debts in combination	1,071,738,914.64	99.51%	41,251.84	0.00%	1,071,697,662.80
Combination one					-
Combination two	1,071,738,914.64	99.51%	41,251.84	0.00%	1,071,697,662.80
Total	1,076,994,116.38	100.00%	5,296,453.58		1,071,697,662.80

1.3 Accounts receivable of the top five closing balances.

Unit name	Closing balance	Aging	Proportion accounting for the total amount of closing balance of the receivables	Closing balance of bad-debt provision
Fujian Dayi Trading Co., Ltd.	580,557,688.16	Within 1 year	40.22%	
Fujian Boli Cheng Trading Co., Ltd.	368,196,415.56	Within 1 year	25.51%	
Fuzhou Qixin Industrial Co., Ltd.	103,201,628.63	Within 1 year	7.15%	
Fuzhou Development Zone Yishang Trading Co., Ltd.	103,134,541.93	Within 1 year	7.15%	
Fuzhou Hongxin Industrial Co., Ltd.	99,095,964.96	Within 1 year	6.87%	
Total	1,254,186,239.24		86.90%	

2. Other receivables

Project	Closing balance	Opening balance
Interest receivables		
Dividend receivables		
Other receivables	7,510,016,733.66	6,395,726,776.50
Total	7,510,016,733.66	6,395,726,776.50

2.1 Other receivables

2.1.1 Classification by nature of payment:

Item	Closing balance	Opening balance
Intercourse funds receivable of related parties within the consolidation scope	5,922,577,492.68	3,456,760,535.26
Receivables from joint ventures/joint ventures/partners	506,815,677.22	464,798,574.48
Fund for agent business	251,667.74	233,656.65
others	1,112,984,184.64	2,464,911,117.53
Guarantee deposit receivable and other deposits		45,524,916.48
Subtotal	7,542,629,022.28	6,432,228,800.40
Bad debt provision of other receivables	32,612,288.62	36,502,023.90
Total	7,510,016,733.66	6,395,726,776.50

2.1.2 Classification by methods of bad debts provision:

Category	Closing balance				
	Book balance		Provision for bad debts		Book value
	Amount	Proportion (%)	Amount	Proportion (%)	
Provision for bad debts on a single basis	30,902,119.78	0.41	30,902,119.78	100.00	
Provision for bad debts by combination	7,511,726,902.50	99.59	1,710,168.84	0.02	7,510,016,733.66
Combination one	6,429,393,169.90	85.24			6,429,393,169.90
Combination two	1,082,333,732.60	14.35	1,710,168.84	0.16	1,080,623,563.76
Total	7,542,629,022.28	100.00	32,612,288.62		7,510,016,733.66

Category	Opening balance				
	Book balance		Provision for bad debts		Book value
	Amount	Proportion (%)	Amount	Proportion (%)	
Provision for bad debts on a single basis	30,202,119.78	0.47	30,202,119.78	100.00	
Provision for bad debts by combination	6,402,026,680.62	99.53	6,299,904.12	0.10	6,395,726,776.50
Combination one	3,926,559,109.74	61.05			3,926,559,109.74
Combination two	2,475,467,570.88	38.48	6,299,904.12	0.25	2,469,167,666.76
Total	6,432,228,800.40	100.00	36,502,023.90		6,395,726,776.50

2.1.3 Receivables from related parties within the scope of consolidation

Other receivables (by unit)	Closing balance
Fuzhou Tenglong Industrial Co., Ltd.	68,447,898.00
Fujian Yango Science and Education Co., Ltd.	10,647.89
Fujian Yango Group Fujian International Trade Co., Ltd.	23,810,000.00
Yango Investment PTE.LTD	440.00
Tibet New Yango Industrial Co., Ltd.	2,519,217,810.98
Tibet Yango Hongrui Industry and Trade Co., Ltd.	731,453,200.00
Tibet Yango Ruize Industrial Co., Ltd.	868,990,868.16
Yango Investment Limited	1,082,040,886.43
Guangda Xingyi Trust Co., Ltd.	7,300,000.00
Yango International Trade Group (Shanghai) Trade Co., Ltd.	113,014,714.30
Xin Yango (Hong Kong) Development Co., Ltd.	440,114,441.36
Yango Boya Education Investment (Beijing) Co., Ltd.	30,000,000.00
Fuzhou Yango International School	32,246,573.34
Yango College	2,021,212.22
Yan'an Yango Boya Culture Industry Co., Ltd.	3,858,300.00
Yan'an Peking University Peiwen School	50,500.00
Total	5,922,577,492.68

2.1.4 Other receivables of joint ventures, associated parties and partners

Other receivables (by unit)	Closing balance
Fujian Yango Group Shanghai Industry Co., Ltd.	506,815,677.22
Total	506,815,677.22

2.1.5 Changes in bad debt provision

Bad debt preparation	Stage one	The second stage	The third stage	Total
	Expected credit losses in the next 12 months	Expected credit loss for the entire duration (no credit impairment).	Expected credit loss throughout the duration (credit impairment has occurred).	
January 1, 2019 balance	4,504,467.29	1,795,436.83	30,202,119.78	36,502,023.90
Accounting policy change				
The balance in January 1, 2019 is in this year.	4,504,467.29	1,795,436.83	30,202,119.78	36,502,023.90
- turn to the second stage.	-83,947.19	83,947.19		
- turn to the third stage.		-1,050,000.00	1,050,000.00	
- turn back to the second stage.				
- turn back to the third stage.				

Bad debt preparation	Stage one	The second stage	The third stage	Total
	Expected credit losses in the next 12 months	Expected credit loss for the entire duration (no credit impairment).	Expected credit loss throughout the duration (credit impairment has occurred).	
Provision for this year		6,000.00	2,450,000.00	2,456,000.00
Turn back this year	3,545,735.28			3,545,735.28
Cancellation / conversion			2,800,000.00	2,800,000.00
Merger scope change				
December 31, 2019 balance	874,784.82	835,384.02	30,902,119.78	32,612,288.62

2.1.6 Situation of units with the ending balances of other receivables rank Top 5:

Unit name	Nature of the fund	Closing balance	Aging	Proportion accounting for the total closing balance of other receivables	Closing balance of bad-debt provision
Tibet New Yango Industrial Co., Ltd.	Related party transactions	2,519,217,810.98	Within 1 year, 1-2 years,	33.40%	
Yango Investment. Limited	Related party transactions	1,082,040,886.43	1-2 years,	14.35%	
Tibet Yango Ruize Industrial Co., Ltd.	Related party transactions	868,990,868.16	Within 1 year	11.52%	
Tibet Yango Hongrui Industry and Trade Co., Ltd.	Related party transactions	731,453,200.00	Within 1 year	9.70%	
Fujian Yango Group Shanghai Industry Co., Ltd.	Intercourse funds	506,201,864.70	Within 1 year	6.71%	
Total		5,707,904,630.27		75.68%	

3. Long-term equity investment

3.1 Classification of the long-term equity investment

Item	December 31, 2019	January 1, 2019	December 31, 2018
Investment in subsidiaries	7,236,893,850.50	6,919,210,995.40	6,919,210,995.40
Investment in joint venture			
Investment in association	5,492,758,601.25	4,941,937,534.20	4,993,237,534.20
Total	12,729,652,451.75	11,861,148,529.60	11,912,448,529.60

3.2 Investment in subsidiaries:

Invested unit	Yango Group Co., Ltd.	Longking Industrial Group Co., Ltd.	Oriental Xinlong Asset Management Co., Ltd.	Other	Total
Opening Balance	709,209,800.63	4,601,154,924.77	720,876,270.00	887,970,000.00	6,919,210,995.40
Increased in this period	238,852,855.10	714,000,000.00			952,852,855.10
Reduced in this period				635,170,000.00	635,170,000.00
Ending balance	948,062,655.73	5,315,154,924.77	720,876,270.00	252,800,000.00	7,236,893,850.50
Provision for impairment in the current period					
Impairment reserve ending balance					

3.3 Investment in joint ventures and associated companies:

Invested unit	Joint venture company	Associates	Total
December 31, 2018		4,993,237,534.20	4,993,237,534.20
Accounting policy change impact amount		-51,300,000.00	-51,300,000.00
January 1, 2019		4,941,937,534.20	4,941,937,534.20
Current changes			
Additional investment			
Investment income recognized under the equity method		699,575,352.41	699,575,352.41
Other comprehensive income gains and changes in equity recognized under the equity method		1,814,400.00	1,814,400.00
Declare cash dividends or profits		-155,068,685.36	-155,068,685.36
other		4,500,000.00	4,500,000.00
December 31, 2019		5,492,758,601.25	5,492,758,601.25
Impairment reserve ending balance			

4. Operating income and operating cost

4.1 Operating income and operating cost:

Item	Amount incurred in the current period		Amount incurred in the previous period	
	Income	Cost	Income	Cost
Main business	11,293,556,976.59	11,196,133,837.01	14,217,542,292.36	14,043,461,352.05
Other business	132,374,832.12		150,081,175.12	
Total	11,425,931,808.71	11,196,133,837.01	14,367,623,467.48	14,043,461,352.05

4.2 Main business is listed below by industry and business category:

Item	Amount incurred in the current period		Amount incurred in the previous period	
	Main business income	Main business cost	Main business income	Main business cost
(1) Commerce	11,250,600,002.06	11,196,133,837.01	14,129,564,791.92	14,043,461,352.05
Wherein:Commodity trade	11,250,600,002.06	11,196,133,837.01	14,129,564,791.92	14,043,461,352.05
Export trade				
(2) Others	42,956,974.53		87,977,500.44	
Total	11,293,556,976.59	11,196,133,837.01	14,217,542,292.36	14,043,461,352.05

5. Investment income

Item	Amount incurred in the current period	Amount incurred in the previous period
Long-term equity investment income accounted by cost method	224,495,042.15	35,456,848.10
Long-term equity investment income accounted by equity method	699,575,352.41	618,052,137.77
Investment income from disposal of long-term equity investment	496,028,978.54	
Holding the investment income obtained from the fair value measurement and its changes in the current profit and loss financial assets.		
Disposal of investment income obtained from financial assets measured by fair value and whose changes are included in current profits and losses.		
Investment income gained during the holding of trading financial assets	489,984.59	
Income from dividends earned by other equity instruments during holding period		
Investment income of other non-current financial assets during the holding period	28,960,853.36	
Interest income earned during the period of ownership investment		
Interest income earned from other creditor's investments during holding period		
The investment income gained during the period of holding such assets for sale.		44,745,229.72
Investment income from disposal of trading financial assets		
Investment income earned during holding up to maturity investment		
Disposal of investment income from holding to maturity investment		
Disposal of investment income from disposal of financial assets		350,000,000.00

Item	Amount incurred in the current period	Amount incurred in the previous period
Investment income from disposal of non-traded financial assets	6,540,000.00	
Miscellaneous	27,659.70	605,835.60
Total	1,456,117,870.75	1,048,860,051.19

6. Supplement data to cash flow

Item	Amount of the current period	Amount incurred in the previous period
I. Adjusting net profit to cash flows for operating activities		
Net profit	904,462,160.72	573,760,917.15
Plus: Impairment provision of assets		-3,461,901.90
Credit impairment preparation	-1,089,735.28	
Depreciation of fixed assets, oil and gas assets, and productive biological assets	36,480.64	87,538.37
Amortization of intangible assets	70,600.65	91,285.20
Amortization of long-term unamortized expenses		
Losses from disposal of fixed assets, intangible assets and other long-term assets (fill in the column with "-" for earnings)		
Losses from scrapping of fixed assets (fill in the column with "-" for earnings)	10,079.31	17,165.51
Losses from fair value change (fill in the column with "-" for earnings)	-36,989,315.07	
Financial expense (fill in the column with "-" for earnings)	810,904,696.80	623,157,976.40
Losses from investment (fill in the column with "-" for earnings)	-1,456,117,870.75	-1,048,860,051.19
Decrease of deferred income tax assets (fill in the column with "-" for increase)		
Increase of deferred income tax liabilities (Decrease denoted with "-")		
Decrease of inventory (fill in the column with "-" for increase)		1,462.00
Decrease of operational receivables (fill in the column with "-" for increase)	-1,982,071,349.66	-1,715,772,359.81
Increase of operational payables (Decrease denoted with "-")	951,288,237.43	3,219,029,371.80
Miscellaneous		
Net amount of cash flow arising from business activities	-809,496,015.21	1,648,051,403.53
II. Significant investing and financing activities not involving cash receipts and payments		
Conversion of debt into capital		
Convertible company bonds (expire in a year)		
Fixed assets under financing lease		
III. Net change situation of cash and cash equivalents		
Closing balance of cash	650,565,619.66	1,679,030,804.26

Item	Amount of the current period	Amount incurred in the previous period
Minus: Cash balance at the beginning of the year	1,679,030,804.26	408,407,017.40
Plus: Closing balance of cash equivalents		
Minus: Balance of cash equivalents at the beginning of the year		
Net increase amount of cash equivalents	-1,028,465,184.60	1,270,623,786.86

XIII. Supplementary information

1. Current non-recurring profit and loss statement

Project	Amount	Description
Non-current assets disposal gains and losses	951,835,010.13	
Tax refund, reduction or exemption of unauthorized approval or non-formal approval documents		
Government subsidies included in the current profit and loss (except for government subsidies that are closely related to the business of the enterprise, in accordance with national uniform standards)	160,139,495.00	
The capital occupation fee charged to non-financial enterprises included in the current profit and loss	123,220,299.67	
The investment cost of the enterprise to obtain subsidiaries, joint ventures and joint ventures is less than the gain from the fair value of the identifiable net assets of the investee when the investment is obtained.	-647,579.47	
Non-monetary asset exchange gains and losses		
Entrust others to invest or manage the profit and loss of assets	8,470,319.90	
Depreciation of various assets accrued due to natural disasters due to force majeure factors		
Debt restructuring gains and losses		
Corporate restructuring costs, such as resettlement staff expenses, integration costs, etc.		
Gains or losses over the fair value portion of a transaction that is unfairly traded		
Net profit or loss of the subsidiary from the beginning of the business combination to the merger date		
Gains and losses arising from contingent events not related to the normal business of the company		
In addition to the effective hedging business related to the normal business of the company, the gains and losses from changes in fair value arising from the holding of trading financial assets, derivative financial assets, trading financial liabilities, derivative financial liabilities, and disposal of transactional financial assets, derivative finance Investment income from assets, trading financial liabilities, derivative financial liabilities and other debt investments	363,435,192.89	

Project	Amount	Description
The impairment provision for receivables that was individually tested for impairment was reversed	321,169.48	
Profits and losses from external entrusted loans		
Gains and losses arising from changes in fair value of investment properties that are subsequently measured using the fair value model	45,706,004.55	
According to the requirements of taxation, accounting and other laws and regulations, the one-time adjustment of current profit and loss will affect the current profit and loss.	-1,859,407.33	
Custody fee income from entrusted operations		
Proceeds from equity sale		
Other non-operating income and expenses other than the above	-66,311,687.60	
Other profit and loss items that meet the definition of non-recurring gains and losses	9,786,190.18	
Income tax impact	72,532,213.73	
Minority shareholders' equity impact	203,296,412.14	
Total	1,318,266,381.53	

Fujian Yango Group Co., Ltd.



营业执照

(副本)

统一社会信用代码
911201160796417077



扫描二维码
请登录国家企业信用信息公示系统
了解更多企业、个体工商户、
农民专业合作社、社会组织、
事业单位、公益组织、
政府机构、监管部门、
信用信息。

名称 立信中联会计师事务所(普通合伙)

类型 特殊普通合伙

执行事务合伙人 李金才

成立日期 二〇一三年十月三十一日

合伙期限 2013年10月31日至长期

主要经营场所 天津自贸试验区(东疆保税港区)亚洲路6975号金融贸易中心南区1栋1门5017室-11

经营范围 审查企业会计报表，出具审计报告；验证企业资本，出具验资报告；办理企业合并、分立、清算事宜中的审计业务，(依法须经批准的项目，经相关部门批准后方可开展经营活动)***



登记机关

2019年12月 日

市场主体年度报告公示系统报送公示年度报告。

<http://www.gsxt.gov.cn>

国家企业信用信息公示系统网址：

国家市场监督管理总局监制



证书序号: 000388

会计师事务所 证券、期货相关业务许可证

经财政部 中国证券监督管理委员会审查, 批准

立信中联会计师事务所(特殊普通合伙) 执行证券、期货相关业务。



首席合伙人: 李金才



证书号: 46

发证时间: 二〇一一年十一月八日

证书有效期至: 二〇一二年十一月八日

证书序号: 0000336

说明

- 1、《会计师事务所执业证书》是证明持有人经财政部门依法审批，准予执行注册会计师法定业务的凭证。
- 2、《会计师事务所执业证书》记载事项发生变动的，应当向财政部门申请换发。
- 3、《会计师事务所执业证书》不得伪造、涂改、出租、出借、转让。
- 4、会计师事务所终止或执业许可注销的，应当向财政部门交回《会计师事务所执业证书》。

发证机关: 天津市财政局

二〇一八年 三月 二廿七

中华人民共和国财政部制



会计师事务所 执业证书



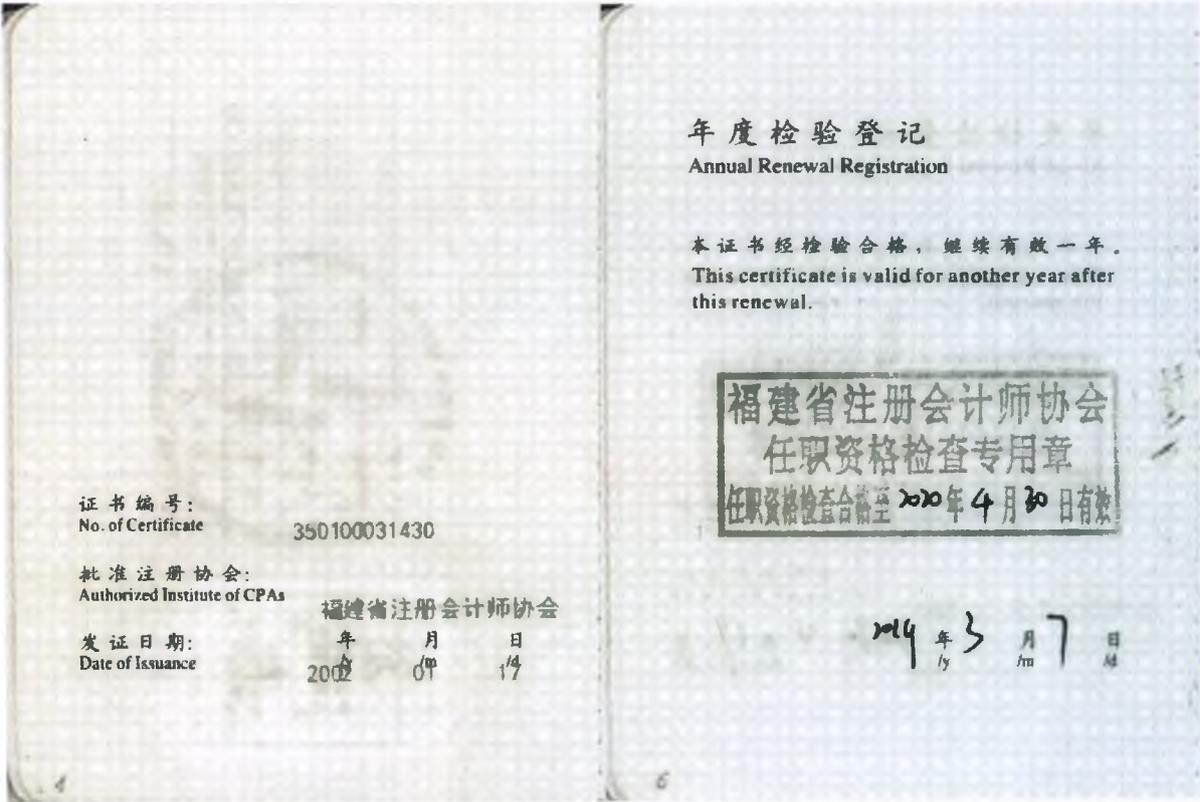
名称: 立信中联会计师事务所(特殊普通合伙)
 首席合伙人: 李金才
 主任会计师:
 经营场所: 天津东疆保税港区亚洲路6975号金融贸易中心南区1栋1门5017室-11

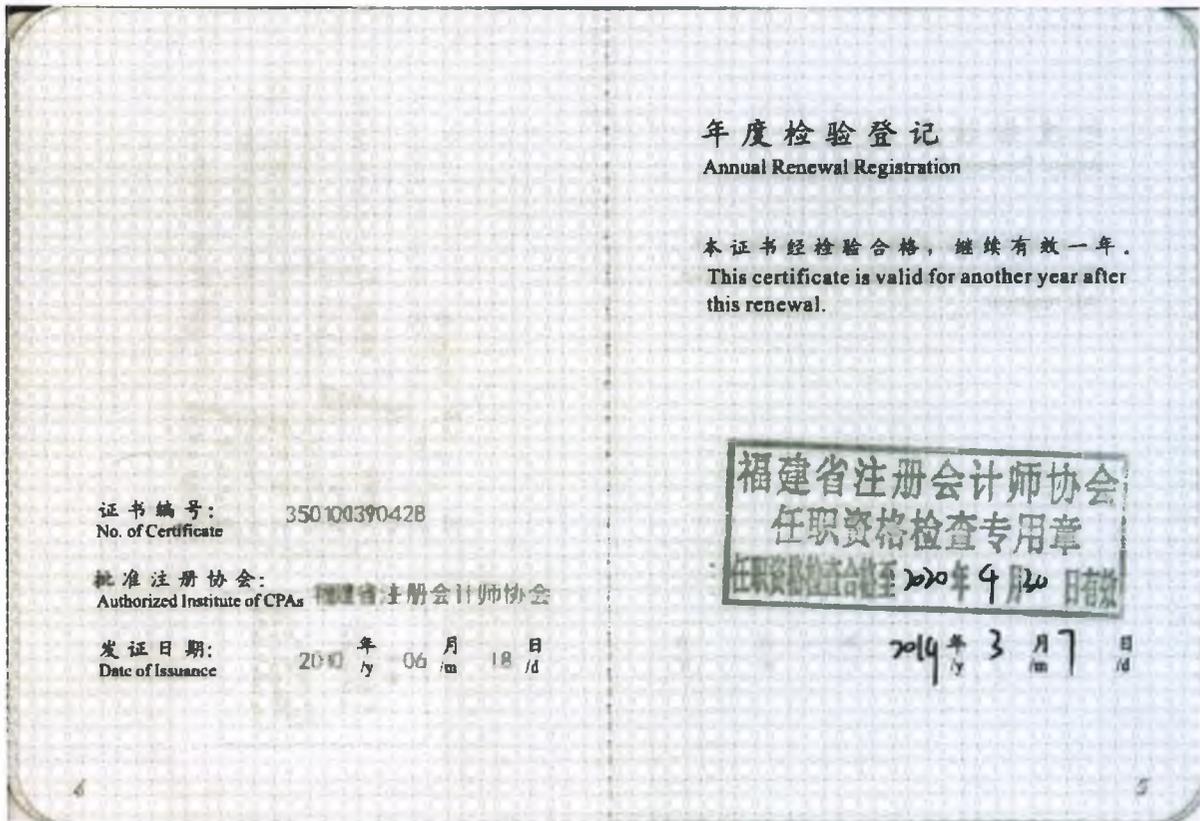
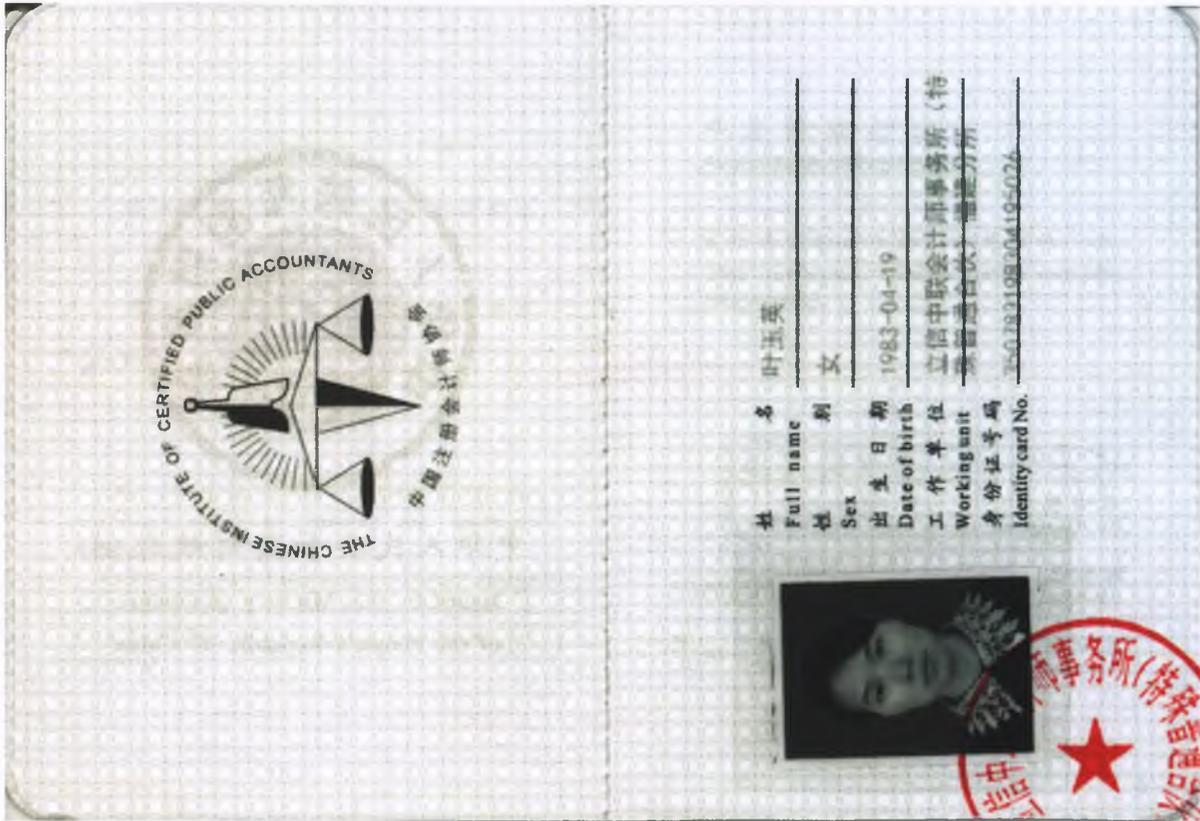
组织形式: 特殊普通合伙

执业证书编号: 12010023

批准执业文号: 津财会〔2013〕26号

批准执业日期: 2013年10月14日





APPENDIX A — FORM OF STANDBY LETTER OF CREDIT

IRREVOCABLE STANDBY LETTER OF CREDIT

FM: JIANGXI BANK CO., LTD., NANCHANG XIANGNAN BRANCH (SWIFT: NCCCKNBN)
NO. 303 RUZI ROAD, XIHU DISTRICT, NANCHANG, JIANGXI

Facsimile: 86-791-86625774

DATE: 10 JUNE 2021

TO BENEFICIARY: CITICORP INTERNATIONAL LIMITED (THE **TRUSTEE**) (SWIFT CITIHKHX) (THE **BENEFICIARY OR YOU**) IN ITS CAPACITY AS TRUSTEE FOR AND ON BEHALF OF ITSELF AND THE HOLDERS (THE **BONDHOLDERS**) OF THE U.S.\$90,000,000 4.00 PER CENT. CREDIT ENHANCED GUARANTEED BONDS DUE 2024 (ISIN: XS2351301812/COMMON CODE: 235130181) (THE **BONDS**), TO BE ISSUED BY YANGO (CAYMAN) INVESTMENT LIMITED (THE **BOND ISSUER**) AND UNCONDITIONALLY AND IRREVOCABLY GUARANTEED BY FUJIAN YANGO GROUP CO., LTD. (THE **GUARANTOR**) AND TO BE CONSTITUTED BY A TRUST DEED DATED 10 JUNE 2021 (THE **BOND ISSUE DATE**) AMONG THE BOND ISSUER, THE GUARANTOR AND THE TRUSTEE, AS AMENDED OR SUPPLEMENTED FROM TIME TO TIME (THE **TRUST DEED**).

DEAR SIRs,

RE: OUR IRREVOCABLE STANDBY LETTER OF CREDIT NO. [NUMBER]

AT THE REQUEST OF OUR CUSTOMER, THE BOND ISSUER, WE, JIANGXI BANK CO., LTD., NANCHANG XIANGNAN BRANCH (THE **ISSUING BANK, OUR, US OR WE**), HEREBY ISSUE OUR IRREVOCABLE STANDBY LETTER OF CREDIT NO. [NUMBER] IN YOUR FAVOUR, AND FOR THE ACCOUNT OF THE BOND ISSUER IN RESPECT OF AND IN CONNECTION WITH THE TERMS AND CONDITIONS OF THE BONDS APPENDED TO THE TRUST DEED (THE **CONDITIONS**) AND THE TRUST DEED. THIS IRREVOCABLE STANDBY LETTER OF CREDIT IS MADE AVAILABLE BY US FOR PAYMENT AGAINST OUR RECEIPT OF A DEMAND SUBSTANTIALLY IN THE FORM SET OUT IN APPENDIX A-1 PRESENTED IN ACCORDANCE WITH THIS IRREVOCABLE STANDBY LETTER OF CREDIT (A **DEMAND**) STATING THAT (A) THE BOND ISSUER HAS FAILED TO COMPLY WITH THE CONDITIONS IN RELATION TO PRE-FUNDING SPECIFIED IN THE CONDITIONS (THE **PRE-FUNDING CONDITION**) FOR AN AMOUNT THAT IS REQUIRED TO BE PRE-FUNDED UNDER THE CONDITIONS AND/OR FAILED TO PROVIDE THE REQUIRED CONFIRMATIONS (AS DEFINED IN THE CONDITIONS) IN ACCORDANCE WITH THE PRE-FUNDING CONDITION OR (B) AN EVENT OF DEFAULT (AS DEFINED IN THE CONDITIONS) HAS OCCURRED AND THE TRUSTEE HAS GIVEN NOTICE TO THE BOND ISSUER IN ACCORDANCE WITH THE CONDITIONS THAT THE BONDS ARE IMMEDIATELY DUE AND PAYABLE IN ACCORDANCE WITH THE CONDITIONS.

SUBJECT TO THE TERMS OF THIS IRREVOCABLE STANDBY LETTER OF CREDIT, WE UNCONDITIONALLY AND IRREVOCABLY UNDERTAKE TO YOU THAT, ON AND AFTER THE BOND ISSUE DATE AND FOLLOWING RECEIPT BY US OF A DEMAND BY 11:00 A.M. (HONG KONG TIME) PRESENTED BY YOU IN ACCORDANCE WITH THIS IRREVOCABLE STANDBY LETTER OF CREDIT ON A BUSINESS DAY ON OR AFTER THE BOND ISSUE DATE AND ON OR

BEFORE THE EXPIRY TIME (AS DEFINED BELOW), WE SHALL BY 11:00 A.M. (HONG KONG TIME) ON THE FOURTH BUSINESS DAY, (OR, IF A DEMAND IS RECEIVED AFTER 11:00 A.M. (HONG KONG TIME) ON A BUSINESS DAY), THE FIFTH BUSINESS DAY) AFTER SUCH BUSINESS DAY ON WHICH WE RECEIVE SUCH DEMAND) PAY TO OR TO THE ORDER OF THE TRUSTEE THE AMOUNT IN U.S. DOLLARS SPECIFIED IN THE DEMAND TO THE ACCOUNT SPECIFIED IN THE DEMAND. **BUSINESS DAY** MEANS A DAY (OTHER THAN A SATURDAY OR A SUNDAY OR A PUBLIC HOLIDAY) ON WHICH BANKS ARE OPEN FOR BUSINESS IN HONG KONG, BEIJING, LONDON AND NEW YORK.

OUR LIABILITY UNDER THIS IRREVOCABLE STANDBY LETTER OF CREDIT SHALL BE EXPRESSED AND PAYABLE IN U.S. DOLLARS AND SHALL NOT EXCEED U.S.\$92,800,000 IN AGGREGATE (THE **MAXIMUM LIMIT**), REPRESENTING ONLY (I) THE AGGREGATE PRINCIPAL AMOUNT OF U.S.\$90,000,000 OF THE BONDS PLUS INTEREST PAYABLE FOR ONE INTEREST PERIOD (AS DEFINED IN THE CONDITIONS) IN ACCORDANCE WITH THE CONDITIONS AND (II) U.S.\$1,000,000 BEING THE MAXIMUM AMOUNT PAYABLE UNDER THIS IRREVOCABLE STANDBY LETTER OF CREDIT FOR ANY FEES, COSTS, EXPENSES, INDEMNITY PAYMENTS AND OTHER AMOUNTS WHICH MAY BE INCURRED BY OR PAYABLE TO THE TRUSTEE UNDER OR IN CONNECTION WITH THE BONDS, THE TRUST DEED, THIS IRREVOCABLE STANDBY LETTER OF CREDIT, THE AGENCY AGREEMENT AND/OR ANY OTHER TRANSACTION DOCUMENTS RELATING TO THE BONDS.

SUBJECT TO THE TERMS OF THIS IRREVOCABLE STANDBY LETTER OF CREDIT, OUR OBLIGATION TO PAY TO YOU IS UNCONDITIONAL IRREVOCABLE AND ABSOLUTE AND ANY DEMAND BY YOU UNDER THIS IRREVOCABLE STANDBY LETTER OF CREDIT SHALL BE HONOURED WITHOUT ANY FURTHER ENQUIRY AS TO YOUR RIGHTS TO MAKE SUCH DEMAND.

THIS IRREVOCABLE STANDBY LETTER OF CREDIT TAKES EFFECT FROM THE DATE HEREOF AND SHALL REMAIN VALID AND IN FULL FORCE UNTIL 6:00 P.M. (HONG KONG TIME) ON 10 JULY 2024 (THE **EXPIRY TIME**), AND SHALL EXPIRE AT THE PLACE OF THE ISSUING BANK, WHEN ALL OUR OBLIGATIONS UNDER THIS IRREVOCABLE STANDBY LETTER OF CREDIT WILL CEASE WITH NO FURTHER LIABILITY ON OUR PART EXCEPT FOR ANY DEMAND VALIDLY PRESENTED UNDER THIS IRREVOCABLE STANDBY LETTER OF CREDIT BEFORE THE EXPIRY TIME THAT REMAINS UNPAID. ANY DEMAND UNDER THIS IRREVOCABLE STANDBY LETTER OF CREDIT MUST BE PRESENTED BY WAY OF AN AUTHENTICATED SWIFT PRESENTED BY OR ON BEHALF OF YOU AS TRUSTEE TO US (SWIFT: NCCKCNBN) ON OR BEFORE THE EXPIRY TIME WITHOUT THE NEED TO PHYSICALLY PRESENT AN ORIGINAL OF THAT DEMAND AT OUR COUNTER; *PROVIDED* THAT IN THE EVENT THAT THE SWIFT SYSTEM IS NOT AVAILABLE FOR ANY REASON, YOU (THE TRUSTEE) MAY INSTEAD PRESENT A DEMAND TO US VIA FACSIMILE TRANSMISSION AT 86-791-86625774. IF PRESENTATION OF THE DEMAND IS MADE BY FACSIMILE TRANSMISSION, SUCH DEMAND MUST BE RECEIVED DURING OUR NORMAL BRANCH OPENING HOURS ON OR AFTER THE BOND ISSUE DATE AND ON OR BEFORE THE EXPIRY TIME AND SUCH DEMAND SHALL BE SIGNED BY YOU AS TRUSTEE AND ACCOMPANIED BY A COPY OF A LIST OF AUTHORISED SIGNATORIES OF THE TRUSTEE, TOGETHER WITH A STATEMENT THAT THE LIST OF AUTHORISED SIGNATORIES PROVIDED IS VALID AND EFFECTIVE. IN THE EVENT OF A PRESENTATION OF THE DEMAND BY FACSIMILE TRANSMISSION, SUCH FACSIMILE PRESENTATION SHALL BE THE SOLE OPERATIVE

INSTRUMENT OF DRAWING AND NEITHER THE ORIGINAL OF THE DEMAND SO PRESENTED NOR OF ANY OTHER DOCUMENTATION SHALL BE REQUIRED TO BE PHYSICALLY PRESENTED.

ONLY ONE DRAWING UNDER THIS IRREVOCABLE STANDBY LETTER OF CREDIT IS PERMITTED.

ALL CHARGES ARE FOR THE ACCOUNT OF THE BOND ISSUER AND, FOR THE AVOIDANCE OF DOUBT, ARE NOT FOR THE ACCOUNT OF THE TRUSTEE.

NOTWITHSTANDING THE MAXIMUM LIMIT, ALL PAYMENTS UNDER THIS IRREVOCABLE STANDBY LETTER OF CREDIT SHALL BE MADE IN U.S. DOLLARS AND FOR VALUE ON THE DATE SPECIFIED IN THE DEMAND IN IMMEDIATELY AVAILABLE FUNDS WITHOUT ANY DEDUCTION OR WITHHOLDING ON ACCOUNT OF TAX, SET-OFF OR OTHERWISE, UNLESS AND TO THE EXTENT THAT ANY DEDUCTION OR WITHHOLDING IS REQUIRED BY LAW, IN WHICH CASE, THE ISSUING BANK SHALL PAY SUCH ADDITIONAL AMOUNTS AS WILL RESULT IN RECEIPT BY THE TRUSTEE OF SUCH AMOUNTS AS WOULD HAVE BEEN RECEIVED BY IT HAD NO SUCH DEDUCTION OR WITHHOLDING BEEN REQUIRED BY LAW.

THE BENEFICIARY'S RIGHTS UNDER THIS IRREVOCABLE STANDBY LETTER OF CREDIT MAY BE TRANSFERRED OR RE-TRANSFERRED IN WHOLE OR IN PART TO ANY ADDITIONAL OR REPLACEMENT TRUSTEE APPOINTED AS CONTEMPLATED IN THE TRUST DEED IN RESPECT OF THE BONDS SUBJECT ONLY TO AT LEAST 15 DAYS' NOTICE HAVING BEEN GIVEN TO US BY OR ON BEHALF OF YOU AS TRUSTEE FOR THE BONDHOLDERS BY AUTHENTICATED SWIFT, OR IN THE EVENT THAT THE SWIFT SYSTEM IS NOT AVAILABLE FOR ANY REASON, TO US VIA FACSIMILE TRANSMISSION AT 86-791-86625774.

WE MAY NOT TRANSFER OR NOVATE ANY OF OUR OBLIGATIONS UNDER THIS IRREVOCABLE STANDBY LETTER OF CREDIT.

NOTWITHSTANDING THE FOREGOING PROVISIONS OF THIS IRREVOCABLE STANDBY LETTER OF CREDIT AND ARTICLE 36 OF UCP600 (AS DEFINED BELOW), IN THE UNEXPECTED EVENT THAT WE ARE CLOSED WHEN YOU WISH TO PRESENT A DEMAND HEREUNDER ON THE DAY AND AT THE TIME A DEMAND IS PERMITTED TO BE PRESENTED IN ACCORDANCE WITH THIS IRREVOCABLE STANDBY LETTER OF CREDIT, WE AGREE THAT YOU CAN PRESENT THE DEMAND BY AUTHENTICATED SWIFT OR, IN THE EVENT THAT THE SWIFT SYSTEM IS NOT AVAILABLE FOR ANY REASON, YOU MAY INSTEAD PRESENT A DEMAND TO US VIA COURIER DELIVERY TO OUR ADDRESS (AS SPECIFIED ABOVE) OR VIA FACSIMILE TRANSMISSION AT 86-791-86625774 FROM THE DATE OF OUR RESUMPTION OF OUR BUSINESS; PROVIDED THAT IF WE ARE CLOSED AT THE EXPIRY TIME, THE EXPIRY TIME SHALL BE AUTOMATICALLY EXTENDED BY, AND SUCH PRESENTATION SHALL BE MADE WITHIN THREE BUSINESS DAYS AFTER THE DATE ON WHICH WE NOTIFY YOU BY AUTHENTICATED SWIFT, OR IN THE EVENT THAT THE SWIFT SYSTEM IS NOT AVAILABLE FOR ANY REASON VIA FACSIMILE TRANSMISSION (USING THE SWIFT ADDRESS OR, AS THE CASE MAY BE, THE FACSIMILE NUMBER SET OUT ABOVE FOR YOU AS BENEFICIARY) OF OUR RESUMPTION OF OUR BUSINESS.

ANY SETTLEMENT OR DISCHARGE BETWEEN US AS ISSUING BANK AND YOU AS TRUSTEE SHALL BE CONDITIONAL UPON NO PAYMENT MADE TO YOU BY THE BOND ISSUER OR ANY OTHER PERSON ON THE BOND ISSUER'S BEHALF BEING AVOIDED (BY VIRTUE OF ANY LAWS RELATING TO BANKRUPTCY, INSOLVENCY, LIQUIDATION OR SIMILAR LAWS OF GENERAL APPLICATION FOR THE TIME BEING IN FORCE) AND, IN THE EVENT OF ANY SUCH PAYMENT BEING SO AVOIDED, YOU SHALL BE ENTITLED TO RECOVER SUBSEQUENTLY FROM US THE AMOUNT BY WHICH SUCH PAYMENT IS SO AVOIDED AS IF SUCH SETTLEMENT OR DISCHARGE HAD NOT OCCURRED.

EXCEPT TO THE EXTENT IT IS INCONSISTENT WITH THE EXPRESS TERMS OF THIS IRREVOCABLE STANDBY LETTER OF CREDIT, THIS IRREVOCABLE STANDBY LETTER OF CREDIT IS SUBJECT TO THE UNIFORM CUSTOMS AND PRACTICE FOR DOCUMENTARY CREDITS (2007 REVISION), INTERNATIONAL CHAMBER OF COMMERCE PUBLICATION NO. 600 (*UCP600*).

THIS IRREVOCABLE STANDBY LETTER OF CREDIT, AND ANY NON-CONTRACTUAL OBLIGATIONS ARISING OUT OF OR IN CONNECTION WITH IT, IS GOVERNED BY, AND CONSTRUED IN ACCORDANCE WITH, ENGLISH LAW. NO PERSON SHALL HAVE ANY RIGHT TO ENFORCE ANY TERM OF THIS IRREVOCABLE STANDBY LETTER OF CREDIT UNDER THE CONTRACTS (RIGHTS OF THIRD PARTIES) ACT 1999, BUT THIS SHALL NOT AFFECT ANY RIGHTS OR REMEDIES WHICH EXIST OR ARE AVAILABLE APART FROM SUCH ACT. WE AGREE (A) THE COURTS OF HONG KONG ARE TO HAVE EXCLUSIVE JURISDICTION TO SETTLE ANY DISPUTES THAT MAY ARISE OUT OF OR IN CONNECTION WITH THIS IRREVOCABLE STANDBY LETTER OF CREDIT AND ACCORDINGLY ANY LEGAL ACTION OR PROCEEDINGS ARISING OUT OF OR IN CONNECTION WITH THIS IRREVOCABLE STANDBY LETTER OF CREDIT (*PROCEEDINGS*) MAY BE BROUGHT IN SUCH COURTS AND (B) TO IRREVOCABLY SUBMIT TO THE JURISDICTION OF SUCH COURTS AND WAIVE ANY OBJECTIONS TO PROCEEDINGS IN SUCH COURTS ON THE GROUND OF VENUE OR ON THE GROUND THAT THE PROCEEDINGS HAVE BEEN BROUGHT IN AN INCONVENIENT FORUM. WE HAVE IRREVOCABLY APPOINTED JIANGXI BANK CO., LTD. OF 40TH FLOOR, DAH SING FINANCIAL CENTRE, NO. 248 QUEEN'S ROAD EAST, WANCHAI, HONG KONG TO RECEIVE SERVICE OF PROCESS IN ANY LEGAL ACTION OR PROCEEDINGS ARISING OUT OF OR IN CONNECTION WITH THIS IRREVOCABLE STANDBY LETTER OF CREDIT IN HONG KONG. IF FOR ANY REASON WE CEASE TO HAVE SUCH A PROCESS AGENT IN HONG KONG, WE WILL APPOINT A SUBSTITUTE PROCESS AGENT WITHIN 30 DAYS AND NOTIFY THE BENEFICIARY OF SUCH APPOINTMENT WITHIN 30 DAYS OF SUCH APPOINTMENT VIA SWIFT (SWIFT CITIHKHX) OR VIA FACSIMILE TRANSMISSION AT 86-791-86625774. NOTHING HEREIN SHALL AFFECT THE RIGHT TO SERVE PROCESS IN ANY OTHER MANNER PERMITTED BY LAW.

APPENDIX A-1
FORM OF DEMAND

To: JIANGXI BANK CO., LTD., NANCHANG XIANGNAN BRANCH (SWIFT: NCKKCNBN)
NO. 303 RUZI ROAD, XIHU DISTRICT, NANCHANG, JIANGXI

Facsimile: 86-791-86625774

[DATE]

Dear Sirs

RE: DEMAND UNDER THE IRREVOCABLE STANDBY LETTER OF CREDIT NO. [NUMBER] IN RESPECT OF THE U.S.\$90,000,000 4.00 PER CENT. CREDIT ENHANCED GUARANTEED BONDS DUE 2024 (THE *BONDS*) ISSUED BY YANGO (CAYMAN) INVESTMENT LIMITED (THE *BOND ISSUER*) AND UNCONDITIONALLY AND IRREVOCABLY GUARANTEED BY FUJIAN YANGO GROUP CO., LTD. (福建陽光集團有限公司) (THE *GUARANTOR*)

The undersigned is a duly authorised signatory of Citicorp International Limited which is hereby making a demand on behalf of Citicorp International Limited as Trustee for the Bondholders (the *Trustee*) under your Irrevocable Standby Letter of Credit No. [NUMBER] (the “**Irrevocable Standby Letter of Credit**”). Capitalised terms used herein but not defined shall have the meanings given to them in the Irrevocable Standby Letter of Credit.

1. This Demand is made in connection with the following:¹

- The Bond Issuer has failed to comply with the Pre-Funding Condition (as defined in the Conditions) for an amount that is required to be pre-funded and/or failed to provide the Required Confirmations (as defined in the Conditions) under the Conditions.
- An Event of Default (as defined in the Conditions) has occurred and the Trustee has given notice to the Bond Issuer in accordance with the Conditions that the Bonds are immediately due and payable in accordance with the Conditions.

2. We hereby certify that as a result of the relevant event specified in paragraph above the amount specified below is due and payable to us as Trustee and accordingly we hereby demand you to pay to us:

- U.S.\$[AMOUNT] of interest due in respect of the outstanding Bonds on [DATE] (the *Due Date*), which has not been pre-funded in accordance with the Conditions.
- U.S.\$[AMOUNT] of principal (together with accrued but unpaid interest) due in respect of the outstanding Bonds on [DATE] (the *Due Date*), which has not been pre-funded in accordance with the Conditions.

¹ Trustee to check appropriate box and complete details in brackets.

- U.S.\$[AMOUNT] of principal due in respect of the outstanding Bonds, together with accrued interest up to [DATE] (the *Cut-off Date*) as a result of the Bonds having become immediately due and payable in accordance with the Conditions.
 - U.S.\$[AMOUNT] of the fees, costs, expenses, indemnity payments and other amounts which may be incurred by or payable to the Trustee under or in connection with the Bonds, the Trust Deed, the Irrevocable Standby Letter of Credit, the Agency Agreement and/or any other transaction documents relating to the Bonds.
3. We hereby request you to pay the above amounts after you receive this Demand in accordance with the terms of the Irrevocable Standby Letter of Credit.
4. The proceeds of the drawing under this Demand are to be credited to the following account:
[Insert account details]

Citicorp International Limited as Beneficiary and Trustee

By: _____

Name:

Title:

COMPANY'S PRINCIPAL OFFICES

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Yangpu District
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TRANSFER AGENT
AND REGISTRAR**

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c/o Citibank, N.A., Dublin Branch
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Dublin 1
Ireland

TRUSTEE

**Citicorp International
Limited**
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Kwun Tong, Kowloon
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**LC PROCEEDS ACCOUNT BANK
AND PRE-FUNDING
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