

**PHUONG ANH
INTERNATIONAL JOINT
STOCK COMPANY**

SOCIALIST REPUBLIC OF VIETNAM
Independence – Freedom – Happiness

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Hung Yen, *25th January..* 2025

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No. *05*./2025/CBTT-PAS

**DISCLOSURE OF INFORMATION ON THE WEB PORTAL
OF THE STATE SECURITIES COMMISSION**

Dear : Hanoi Stock Exchange

Company: **PHUONG ANH INTERNATIONAL JOINT STOCK COMPANY**
Stock Code: PAS
Head Office Address: No. 60 Pham Ngu Lao Street, Tu My Residential Group, Phung Chi Kien
Ward, My Hao Town, Hung Yen Province
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Content of information disclosure (*):

Phuong Anh International Joint Stock Company announces information on the 2024 Governance Report

This information has been published on the company's website on *25*./*01*/2025 at the link <http://www.phuonganhgroup.com.vn>

We would like to commit that the information published above is true and fully responsible before the law for the content of the published information.

Attachments:

- The content of information to be

Persons authorized to disclose information

(Signed, clearly stating full name, position, seal)



Doan Thi Thu Thuy

Relevant Documents

**PHUONG ANH
INTERNATIONAL
JOINT STOCK COMPANY**

No. 01/2025/BC-HĐQT-PAS

SOCIALIST REPUBLIC OF VIETNAM
Independence - Freedom - Happiness

Hung Yen, *25th January*... 2025

REPORT
Corporate governance situation
(in 2024)

To: - The State Securities Commission;
- Hanoi Stock Exchange

- Company name: **PHUONG ANH INTERNATIONAL JOINT STOCK COMPANY**
- Head office address: No. 60 Pham Ngu Lao Street, Tu My Residential Group, Phung Chi Kien Ward, My Hao Town, Hung Yen Province
- Phone: 02213948166 Fax:
Email: cbtt@phuonganhgroup.com.vn
- Charter capital: 280,499,680,000 VND (*Two hundred and eighty billion, four hundred and ninety-nine million, six hundred and eighty thousand VND*)
- Stock Code: PAS
- Corporate governance model: General Meeting of Shareholders, Board of Directors, Supervisory Board and General Director
- Regarding the implementation of the internal audit function: Implemented

I. Activities of the General Meeting of Shareholders

Information about meetings and Resolutions/Decisions of the General Meeting of Shareholders (*including resolutions of the General Meeting of Shareholders adopted in the form of written consultation*)

STT	Number of Resolutions/Decisions	Day	Plot
1	01/2024/NQ-ĐHDCĐ-PAS	24/04/2024	Annual General Meeting of Shareholders

II. Board of Directors (2024):

1. Information about members of the Board of Directors (BOD)

STT	Member of the Board of Directors	Position (<i>independent member of the Board</i>)	Start/no longer a member of the Board of Directors/
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		<i>of Directors, non-executive member of the Board of Directors)</i>	Independent Board of Directors	
			Date of Appointment	Date of dismissal
1	Nguyen Thi Ngoc Ha	Non-executive Board of Directors TV	27/05/2019	
2	Tran Duy Cuong	TV Executive Board	30/10/2019	
3	Ha Thi Hai Van	TV Executive Board	29/06/2021	20/04/2023
4	Vu Van Toan	Non-executive Board of Directors TV	29/06/2021	20/04/2023
5	Luu Thi Thu Thuy	Non-executive Board of Directors TV	29/06/2021	
6	Nguyen Hung Cuong	TV Executive Board	20/04/2023	
7	Phan Thi Thanh Thuy	Independent Board of Directors TV	20/04/2023	24/04/2024
8	Le Hoang Yen	Independent Board of Directors TV	24/04/2024	

2. Board of Directors meetings

STT	Member of the Board of Directors	Number of meetings attended by the Board of Directors	Meeting attendance rate	Reasons for not attending
1	Nguyen Thi Ngoc Ha	17/17	100%	
2	Tran Duy Cuong	17/17	100%	
3	Luu Thi Thu Thuy	17/17	100%	
4	Nguyen Hung Cuong	17/17	100%	
5	Phan Thi Thanh Thuy	04/17	23%	Dismissal from office from 24/04/2024
6	Le Hoang Yen	13/17	77%	Appointment from 24/04/2024

3. Supervisory activities of the Board of Directors

In accordance with the provisions of the Charter, the Internal Management Regulation and current laws and other regulations in 2024, the Board of Directors has carried out supervisory activities for the Board of Directors, specifically as follows:

- Organize the direction and supervision of the strict implementation of the preparation of annual reports and financial statements in 2024 and quarters in 2024.
- Chairing, directing and successfully organizing the 2024 Annual General Meeting of Shareholders
- Supervise the implementation of the Resolutions/Decisions of the General Meeting of Shareholders and the Board of Directors issued, inspect the management of the Board of Directors in business activities.
- Supervise the management activities of the Board of Directors to improve business efficiency and complete the set targets and plans.
- The Board of Directors highly appreciates the initiative, flexibility and creativity of the Board of Directors and all employees of the company in organizing and implementing business activities, and at the same time well implementing internal management to help the company complete the targets, in accordance with the set strategy. At the same time, the Board of Directors assessed that the Board of Directors has made many efforts in organizing and implementing business activities, and at the same time well implementing internal governance. The guidelines and directions given by the Board of Directors are fully and quickly implemented by the Board of Directors and reported in detail the implementation results with a high sense of responsibility.

4. Activities of subcommittees of the Board of Directors (if any): none

5. Resolutions/Decisions of the Board of Directors

STT	Number of Resolutions/Decisions	Day	Content	Adoption Rate
1.	02/2024/NQ-HĐQT-PAS	27/02/2024	Approving the plan to mortgage assets/receive credit and issues related to receiving credit from VPBank	100%
2.	03/2024/NQ-HĐQT-PAS	27/02/2024	Approval of the last registration date to finalize the list of shareholders exercising the right to attend the 2024 Annual General Meeting of Shareholders	100%
3.	04/2024/NQ-HĐQT-PAS	08/04/2024	Through the contents of collateralizing assets/receiving credit from Sacombank	100%
4.	05/2024/NQ-HĐQT-PAS	02/05/2024	Approval of the policy of trading goods with Saigon Steel Joint Stock Company	100%
5.	08/2024/NQ-HĐQT-PAS	21/05/2024	Approved the policy of transferring shares in Thanh	100%

			Lam Real Estate Joint Stock Company	
6.	09/2024/NQ-HĐQT-PAS	04/06/2024	Changing the manager of contributed capital in Thanh Lam	100%
7.	10/2024/NQ-HĐQT-PAS	28/06/2024	Policy on receiving real estate transfer in Ho Chi Minh City	100%
8.	11/2024/NQ-HĐQT-PAS	28/06/2024	Through the cancellation of the land use right transfer contract in Quoc Oai, Hanoi	100%
9.	12/2024/NQ-HĐQT-PAS	03/07/2024	Selection of audit unit in 2024	100%
10.	13/2024/NQ-HĐQT-PAS	05/07/2024	Policy on cancellation of real estate transfer in Ho Chi Minh City	100%
11.	14/2024/NQ-HĐQT-PAS	18/07/2024	Approval of the signing of a credit contract with SHB Vinh Phuc	100%
12.	15/2024/NQ-HĐQT-PAS	08/10/2024	Approved and authorized to sign with Saigon Thuong Tin Commercial Joint Stock Bank - Capital Branch	100%
13.	16/2024/NQ-HĐQT-PAS	07/10/2024	Approving the policy on appointing an authorized representative to manage the contributed capital at Thanh Lam Real Estate Co., Ltd.	100%
14.	17/2024/NQ-HĐQT-PAS	12/10/2024	Approved the policy of receiving the transfer of shares in Ha Long Dao Garden Hotel Joint Stock Company	100%
15.	18/2024/NQ-HĐQT-PAS	15/11/2024	Through the mortgage of assets/receiving credit from Vietnam Prosperity Joint Stock Commercial Bank 250 billion VND	100%

16.	19/2024/NQ-HĐQT-PAS	13/12/2024	Through the transfer of shares in Kien Dai Duong Hotel Joint Stock Company.	100%
17.	21/2024/NQ-HĐQT-PAS	27/12/2024	Approval of the Investment Entrustment Contract for Mr. Nguyen Hung Cuong	100%

III. Supervisory Board :

1. Information about members of the *Supervisory Board (BOC): in 2024*

STT	Members of the Supervisory Board	Duty	Start/no longer a member of the Supervisory Board	Qualifications
1	Nguyen Thi Thu Hang	Head of the Supervisory Board	Appointment from 20/04/2023	Bachelor of Accounting
2	Le Hong Quan	Members of the Supervisory Board	Appointment from 20/04/2023	Bachelor of Business Administration
3	Pham Xuan Bac	Members of the Supervisory Board	Appointment from 20/04/2023	Bachelor of Business Administration

2. Supervisory Board meeting: (in 2024)

STT	Members of the Supervisory Board	Number of Meetings Attended	Meeting attendance rate	Voting Rate	Reasons for not attending the meeting
1	Nguyen Thi Thu Hang	02/02	100%	100%	
2	Le Hong Quan	02/02	100%	100%	
3	Pham Xuan Bac	02/02	100%	100%	

3. Supervisory activities of the Supervisory Board for the Board of Directors, the Board of Directors and shareholders:

Supervision results for members of the Board of Directors

- Within the scope of functions and tasks specified in the Law on Enterprises, the Charter and the promulgated regulations, the Supervisory Board has also actively participated in closely supervising the activities of the Board of Directors and the Board of Directors in complying

with the State's regulations, the Company's Charter, and internal regulations to ensure the interests of the Company's shareholders. Actively participate in monitoring the audit, internal control and members of the system to ensure that operational, production and business activities comply with the provisions of the Law, contributing to minimizing risks and limiting shortcomings in the process of operation. Concrete:

- The Supervisory Board supervises the implementation of the Resolutions/Decisions of the General Meeting of Shareholders and the Board of Directors,...
- The Supervisory Board supervises and gives opinions on the implementation of production and business objectives in order to achieve the Company's revenue and profit plan.
- Review the company's transactions with related units, control compliance with regulations and fulfill information disclosure obligations in accordance with the law.

Monitoring results for the Board of Directors

During the inspection and review, the Supervisory Board assessed that the company's production, business and investment activities were quite stable, transparent and complied with relevant legal regulations. The Board of Directors has closely followed the guidelines and directions of the Board of Directors to organize production and business. Continue to consolidate the organizational structure of personnel, build labor boundaries. Review and transfer functions and tasks between professional boards in accordance with the production and business situation.

4. Coordination of activities between the Supervisory Board for the activities of the Board of Directors, the Board of Directors and other managers:

- The Supervisory Board closely supervises the activities of the Board of Directors and the Board of Directors in complying with the State's regulations, the Company's Charter, internal regulations to ensure the interests of the Company's shareholders
- Up to now, the Supervisory Board has not recorded any cases of violation of regulations on responsibilities and obligations of the Company's managers. The Board of Directors and the General Director have well performed the role of managing and administering the Planning Company set out by the General Meeting of Shareholders.
- The Supervisory Board closely coordinates with the Board of Directors and the Board of Directors in performing functions and tasks to coordinate to ensure that the Company's shareholders' decisions are effectively operated in the spirit and ensure the rights and interests of shareholders.
- The Board of Directors and the General Director have also supported and created conditions for the Supervisory Board to perform its functions. The Supervisory Board receives all executive information of the Board of Directors, documents and opinions of the Supervisory Board sent to the Board of Directors, the General Director is fully and promptly responded.

5. Other activities of the Supervisory Board: Review the Company's internal regulations to improve the operational efficiency of the apparatus and improve the production and business efficiency of the Company.

IV. Executive Board

STT	Executive Board Members	Date of birth	Qualifications	Date of appointment/dismissal of members of the Executive Board
1	Tran Duy Cuong (General Director)	05/05/1975	Mechanical Engineering	Appointed on 20/04/2023

V. Chief Accountant

Full name	Date of birth	Professional qualifications	Date of appointment/dismissal
Tran Thi Hong Khang	03/02/1976	Bachelor of Accounting	Appointed on 29/04/2022

MICRO. Corporate Governance Training

Training courses on corporate governance that members of the Board of Directors, members of the Board of Directors, Directors (General Director) have participated in, other managers and the Company Secretary have participated in accordance with the regulations on corporate governance: Members of the Board of Directors, members of the Board of Directors, General Director, other managers who have not registered to participate in training courses on corporate governance.

VII. List of related persons of public companies (N2024) and transactions of related persons of the company with the Company itself:

1. List of related persons of the company

(Appendix 01: List of related persons of the Company – Attached)

2. Transactions between the company and related persons of the company; or between the company and major shareholders, internal persons, and related persons of internal persons:

TT	Full name	Duty	Trading Company Name	Purpose of trading	Amount (VND)
1	Nguyen Hung Cuong	Chairman of the Board of Directors	Phuong Anh International Joint Stock Company	Authorize Mr. Nguyen Hung Cuong to exchange and work to receive credit from VPBank	Get the job done (according to Resolution No. 02/2024/NQ-HĐQT-PAS)
2	Nguyen Hung Cuong	Chairman of the Board of Directors	Phuong Anh International	Authorize Mr. Nguyen Hung Cuong to represent	Get the job done

			Joint Stock Company	the company to carry out transaction relationships: account opening, guarantee, credit loan, credit card opening and other transactions... with Sacom Thanh Tri	(according to Resolution No. 04/2024/NQ-HĐQT-PAS)
3	Saigon Steel Joint Stock Company	Stakeholders with the International Company	Phuong Anh International Joint Stock Company	Buying and selling goods	8,556,948,367 VND (Data as of 31/12/2024, according to Resolution No. 05/2024/NQ-HĐQT-PAS)
4	Thanh Lam Real Estate Joint Stock Company	Company Stakeholders	Phuong Anh International Joint Stock Company	Approved the policy of transferring shares in Thanh Lam Real Estate Joint Stock Company	<i>Transfer</i> value 29,900,000,000 VND (according to Resolution No. 08/2024/NQ-HĐQT-PAS)
5	Tran Duy Cuong	Members of the Board of Directors; General Director	Phuong Anh International Joint Stock Company	Authorizing the General Director to manage the investment capital in Thanh Lam Real Estate Joint Stock Company	Get the job done (according to Resolution No. 09/2024/NQ-HĐQT-PAS)
6	Nguyen Hung Cuong	Chairman of the Board of Directors	Phuong Anh International Joint Stock Company	Authorize and assign Mr. Nguyen Hung Cuong to decide, negotiate and sign land purchase and sale contracts in Ho Chi Minh City	Get the job done (according to Resolution No. 10/2024/NQ-HĐQT-PAS)
7	Tran Duy Cuong	Members of the Board of	Phuong Anh International	Authorize the General Director to sign and negotiate	Get the job done

		Directors; General Director	Joint Stock Company	the cancellation of the land use right transfer contract in Quoc Oai, Hanoi	(according to Resolution No. 11/2024/NQ-HĐQT-PAS)
8	Nguyen Hung Cuong	Chairman of the Board of Directors	Phuong Anh International Joint Stock Company	Authorize and assign Mr. Nguyen Hung Cuong to have the full right to decide, sign all dossiers, cancel the contract for transfer, purchase and sale of real estate in Ho Chi Minh City	Get the job done (according to Resolution No. 13/2024/NQ-HĐQT-PAS)
9	Nguyen Hung Cuong	Chairman of the Board of Directors	Phuong Anh International Joint Stock Company	Authorize Mr. Nguyen Hung Cuong to exchange and work to receive credit from SHB Vinh Phuc	Get the job done (according to Resolution No. 13/2024/NQ-HĐQT-PAS)
10	Nguyen Hung Cuong	Chairman of the Board of Directors	Phuong Anh International Joint Stock Company	Authorize Mr. Nguyen Hung Cuong to carry out the exchange, work and sign to ensure the short-term credit loan of the 3rd party, Thanh Nam Group Joint Stock Company at Saigon Thuong Tin Commercial Joint Stock Bank - Capital Branch.	Get the job done (according to Resolution No. 15/2024/NQ-HĐQT-PAS)
11	Tran Duy Cuong	Members of the Board of Directors; General Director	Phuong Anh International Joint Stock Company	Authorizing the General Director to represent share management at Thanh Lam Real Estate Co., Ltd.	Get the job done (according to Resolution No. 16/2024/NQ-HĐQT-PAS) The total value of the represented

					capital is 100,000,000 VND
12	Tran Duy Cuong	Members of the Board of Directors; General Director	Phuong Anh International Joint Stock Company	Authorization for the General Director to represent share management at Ha Long Dao Garden Hotel Joint Stock Company	Get the job done (according to Resolution No. 17/2024/NQ-HĐQT-PAS) The total value of the represented capital is 15,400,000,000 VND
13	Nguyen Hung Cuong	Chairman of the Board of Directors	Phuong Anh International Joint Stock Company	Authorize Mr. Nguyen Hung Cuong to exchange and work to receive credit from Vietnam Prosperity Joint Stock Commercial Bank (VPBank)	Get the job done (according to Resolution No. 18/2024/NQ-HĐQT-PAS)
14	Nguyen Hung Cuong	Legal representative of the company	Phuong Anh International Joint Stock Company	Authorizing the NDDPL to negotiate and decide on the share transfer price, the time of signing the contract, amendments and supplements if any	Get the job done (according to Resolution No. 19/2024/NQ-HĐQT-PAS)
15	Nguyen Hung Cuong	Chairman of the Board of Directors	Phuong Anh International Joint Stock Company	Receiving investment entrustment to receive the transfer of land use rights and land-attached assets in Co Rua village, Phu Man, Quoc Oai, Hanoi	Trust capital is about VND 83,000,000,000 (according to Resolution No. 21/2024/NQ-HĐQT-PAS)
16	Tran Duy Cuong	Members of the Board of Directors; General Director	Phuong Anh International Joint Stock Company	Transaction representative, negotiation, contract signing, contract	Get the job done (according to Resolution No.

				appendices, etc. carry relevant documents to complete the investment entrustment to Mr. Nguyen Hung Cuong to receive the transfer of land use rights and land- attached assets in the area of Co Rua village, Phu Man, Quoc Oai, Hanoi	21/2024/NQ- HĐQT-PAS)
17	Ha Long Peach Garden Joint Stock Company	Subsidiaries	Phuong Anh International Joint Stock Company	Transfer of shares in Thanh Lam Real Estate Joint Stock Company to Ha Long Dao Garden Joint Stock Company	4.273.000.000 VND (according to Resolution No. 20A/2023/NQ- HĐQT-PAS dated 25/12/2023 published on 25/12/2023)

3. Transactions between internal persons of the company and related persons of internal persons and subsidiaries or companies controlled by the company: None

4. Transactions between the company and other entities

- 4.1. Transactions between the company and the company that members of the Board of Directors, members of the Supervisory Board, Directors (General Directors) and other managers have been and are founding members or members of the Board of Directors, Directors (General Directors) in the past three (03) years (calculated at the time of making reports): without
- 4.2. Company-to-company transactions operated by related persons of members of the Board of Directors, members of the Supervisory Board, Directors (General Directors) and other managers who are members of the Board of Directors, Directors (General Directors): none
- 4.3. Other transactions of the company (if any) that may bring material or immaterial benefits to members of the Board of Directors, members of the Supervisory Board, Directors (General Directors) and other managers: none

VIII. Insider and Insider Related Person Stock Trading (2024)

1. List of insiders and related persons of insiders

(Appendix 02: List of insiders and related persons of insiders – Attached)

2. Transactions of insiders and related persons with respect to the company's shares:

(Appendix 03: Insider and related person transactions of insiders- Attached)

IX. Other issues to note: no

Recipient:

- Dear Sir;
- Save: PC

**CHAIRMAN OF THE BOARD OF
DIRECTORS**



NGUYEN HUNG CUONG

APPENDIX 01 LIST OF COMPANY RELATED PERSONS

No.	Name of organization/individual	Securities trading account (if any)	Position in the company (if any)	NSH Certificate Number*, date of issue, place of issue	Head office address/Biological Child's address	Start Date of Relationship	End Date of Relationship	Reason	Relationship with the Company	Notes
(1)	(2)	(3)	(4)	(5)	(6)	(7)	(8)	(9)	(10)	(11)
1	Nguyễn Hùng Cường		'Chairman of the Board of Directors since July 5, 2021			4/20/2023				
2	Nguyễn Văn Thư					4/20/2023				Biological Father
3	Nguyễn Thị Hương					4/20/2023				Biological Mother
4	Nguyễn Đức Tĩnh					4/20/2023				Father in law
5	Đỗ Thị Khuê					4/20/2023				Mother in law
6	Nguyễn Thị Thu Hằng					4/20/2023				Wife
7	Nguyễn Thị Thanh Nisa					4/20/2023				Older Sister
8	Nguyễn Tuấn Anh					4/20/2023				Younger brother
9	Nguyễn Xuân Thắng					4/20/2023				Younger brother
10	Nguyễn Xuân Thu					4/20/2023				Younger brother
11	Nguyễn Thành Nam					4/20/2023				Biological Child
12	Nguyễn Phương Anh					4/20/2023				Biological Child
13	Nguyễn Thanh Minh					4/20/2023				Biological Child
14	Nguyễn Thành Lâm					4/20/2023				Biological Child
15	Nguyễn Khắc Thành					4/20/2023				Brother in law
16	Bac Thi Dieu Ly					4/20/2023				Younger Sister-in-law
17	Nguyễn Thị Ngọc Hà		Board Member			5/27/2019			Insider	Column (7) is calculated from the date of becoming a Board Member again
18	Nguyễn Trọng Đình					27/05/2019				Biological Father
19	Vũ Thị Vương					27/05/2019				Mother in law
20	Trần Văn Khi					27/05/2019				Husband
21	Trần Phương Anh					27/05/2019				Biological Daughter
22	Trần Trịnh Khải					27/05/2019				Biological Son
23	Trần Duy Cường		Board Member General Director			30/10/2019			Insider	Column (7) is calculated from the starting date as a Board Member
24	Phạm Thị Lan Hương					30/10/2019				Wife
25	Vũ Thị Trâm					30/10/2019				Biological Mother
26	Trần Duy Lô					30/10/2019				Biological Father

APPENDIX 01
LIST OF COMPANY RELATED PERSONS

No. (1)	Name of organization/individual (2)	Securities trading account (if any) (3)	Position in the company (if any) (4)	NSH Certificate Number*, date of issue, place of issue (5)	Head office address/Biological Childcare address (6)	Start Date of Relationship (7)	End Date of Relationship (8)	Reason (9)	Relationship with the Company (10)	Notes (11)
27	Phạm Đình Trọng					30/10/2019				Father in law
28	Vũ Thị Nhân					30/10/2019				Mother in law

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(1)	(2)	(3)	(4)	(5)	(6)	(7)	(8)	(9)	(10)	(11)
29	Trần Sơn Hiếu					30/10/2019				Biological Child
30	Trần Thị Ngân Phương					30/10/2019				Biological Child
31	Trần Thị Mỹ Thảo					30/10/2019				Younger Sister
32	Hà Thị Hải Vân		Chairman of the Board of Directors since June 29, 2021			29/06/2021	4/20/2023		Insider	
33	Hà Quang Thuận					29/06/2021	4/20/2023			Biological Father
34	Vũ Thị Nhài					29/06/2021	4/20/2023			Biological Mother
35	Vũ Thế Phước					29/06/2021	4/20/2023			Older Sister
36	Vũ Nguyệt Hà					29/06/2021	4/20/2023			Biological Child
37	Vũ Thế Hải			Passport Number: C1547196 Date of Issue: 11/08/2011 Place of Issue: Immigration Department	Hamlet Gua, Thanh Liet, Thanh Tri, Hanoi	29/06/2021	4/20/2023			Biological Child
38	Hà Thị Thu Huệ					29/06/2021	4/20/2023			Older Sister
39	Hà Huy Thành					29/06/2021	4/20/2023			Older Brother
40	Nguyễn Việt Phú					29/06/2021	4/20/2023			Brother in law
41	Nguyễn Thị Anh Tuyết					29/06/2021	4/20/2023			Sister in law

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No. (1)	Name of organization/individual (2)	Securities trading account (if any) (3)	Position in the company (if any) (4)	NSH Certificate Number*, date of issue, place of issue (5)	Head office address/Biological Child's address (6)	Start Date of Relationship (7)	End Date of Relationship (8)	Reason (9)	Relationship with the Company (10)	Notes (11)
42	Vũ Văn Toàn		Board Member			29/06/2021	4/20/2023		Insider	
43	Phan Thị Cẩm Thanh					29/06/2021	4/20/2023			Wife
44	Vũ Đình Dư					29/06/2021	4/20/2023			Biological Father
45	Vũ Bảo Duy					29/06/2021	4/20/2023			Biological Child
46	Vũ Văn Tân					29/06/2021	4/20/2023			Older Brother
47	Vũ Thị Thu					29/06/2021	4/20/2023			Younger Sister
48	Nguyễn Văn Hiến					29/06/2021	4/20/2023			Younger Brother in law
49	Lưu Thị Thu Thủy		Board Member			29/06/2021			Insider	
50	Hồ Đình Cường					29/06/2021				Husband
51	Vũ Thị Tâm					29/06/2021				Biological Mother
52	Lưu Chí Thành					29/06/2021				Biological Father
53	Nguyễn Thị Thuận					29/06/2021				Mother in law
54	Hồ Tùng Lâm					29/06/2021				Biological Child

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No.	Name of organization/individual	Securities trading account (if any)	Position in the company (if any)	NSH Certificate Number*, date of issue, place of issue	Head office address/Biological Child's address	Start Date of Relationship	End Date of Relationship	Reason	Relationship with the Company	Notes
						(7)	(8)	(9)	(10)	(11)
55	Hồ Tùng Dương					29/06/2021				Biological Child
56	Lưu Vũ Thủy Dung					29/06/2021				Younger Sister
57	Vũ Văn Hà					29/06/2021				Younger Brother in law
58	Lưu Vũ Minh Phương					29/06/2021				Younger Sister
59	Phan Thị Thanh Thủy		Independent Board Member			4/20/2023	4/24/2023			Husband
60	Nguyễn Xuân Thọ					4/20/2023	4/24/2023			Biological Father
61	Phan Song Toàn					4/20/2023	4/24/2023			Biological Mother
62	Nguyễn Thị Khương					4/20/2023	4/24/2023			Biological Child
63	Nguyễn Xuân Dũng					4/20/2023	4/24/2023			Biological Child
64	Nguyễn Phan Bảo Anh					4/20/2023	4/24/2023			Father in law
65	Nguyễn Xuân Tuyển					4/20/2023	4/24/2023			Biological Mother
66	Nguyễn Thị Chung					4/20/2023	4/24/2023			Older Sister
67	Phan Thị Thanh Giang					4/20/2023	4/24/2023			

APPENDIX 01
LIST OF COMPANY RELATED PERSONS

No.	Name of organization/individual	Securities trading account (if any)	Position in the company (if any)	NSH Certificate Number*, date of issue, place of issue	Head office address/Biological Child's direct address	Start Date of Relationship	End Date of Relationship	Reason	Relationship with the Company	Notes
(1)	(2)	(3)	(4)	(5)	(6)	(7)	(8)	(9)	(10)	(11)
68	Phan Quang Huy					4/20/2023	4/24/2023			Younger brother
69	Đặng Thị Vinh					4/20/2023	4/24/2023			Younger Sister-in-law
70	Lê Hoàng Yến		Independent Board Member			4/24/2023				
71	Lê Thế Khánh					4/24/2023				Biological Father
72	Phạm Thị Thanh Loan					4/24/2023				Biological Mother
73	Lê Thị Thủy Linh			Citizen ID Number: 001190049493 Date of Issue: 19/08/2021 Place of Issue: Department of Administrative Police on Social Order	Đông Ngạc, Bắc Từ Liêm, Hà Nội	4/24/2023				Older Sister
74	Lê Yến Linh Chi				Đông Ngạc, Bắc Từ Liêm, Hà Nội	4/24/2023				Younger Sister
75	Nguyễn Thị Thu Hằng		Head of Board of Supervisors			4/20/2023				
76	Nguyễn Việt Hòa					4/20/2023				Biological Father
77	Nguyễn Thị Hồng					4/20/2023				Biological Mother
78	Nguyễn Thị Thanh Huyền					4/20/2023				Younger Sister
79	Đặng Vũ Chung					4/20/2023				Husband
80	Đặng Vũ An Chính					4/20/2023				Biological Child

APPENDIX 01
LIST OF COMPANY RELATED PERSONS

No.	Name of organization/individual	Securities trading account (if any)	Position in the company (if any)	NSH Certificate Number*, date of issue, place of issue	Head office address/Biological Child's address	Start Date of Relationship	End Date of Relationship	Reason	Relationship with the Company	Notes
(1)	(2)	(3)	(4)	(5)	(6)	(7)	(8)	(9)	(10)	(11)
81	Đặng Vũ Quang					4/20/2023				Father in law
82	Phan Thị Hà					4/20/2023				Mother in law
83	Đặng Thị Phương Thảo					4/20/2023				Younger Brother in law
84	Cao Bá Chiát					4/20/2023				Younger Brother in law
85	Lê Hồng Quân		Member of Board of Supervisors			4/20/2023				
86	Đinh Thị Mai					4/20/2023				Wife
87	Lê Huy Toàn					4/20/2023				Biological Father
88	Nguyễn Thị Sáu					4/20/2023				Biological Mother
89	Lê Quốc Anh					4/20/2023				Biological Child
90	Phạm Xuân Bắc		Member of Board of Supervisors			4/20/2023				
91	Phạm Văn Sơn					4/20/2023				Biological Father
92	Nguyễn Thị Hương					4/20/2023				Biological Mother
93	Phạm Văn Đông					4/20/2023				Older Brother
94	Trần Thị Hồng Khang		Chief Accountant			4/29/2022				

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LIST OF COMPANY RELATED PERSONS

No.	Name of organization/individual	Securities trading account (if any)	Position in the company (if any)	NSH Certificate Number*, date of issue, place of issue	Head office address/Biological Child's direct address	Start Date of Relationship	End Date of Relationship	Reason	Relationship with the Company	Notes
(1)	(2)	(3)	(4)	(5)	(6)	(7)	(8)	(9)	(10)	(11)
95	Trần Xuân Quỳnh					4/29/2022				Biological Father
96	Phạm Thị Mão					4/29/2022				Biological Mother
97	Đỗ Thị Ngo					4/29/2022				Mother in law
98	Lê Hoài Việt					4/29/2022				Husband
99	Vũ Thanh Sơn					4/29/2022				Biological Child
100	Vũ Minh Anh					4/29/2022				Biological Child
101	Lê Gia Huy					4/29/2022				Biological Child
102	Trần Xuân Phúc					4/29/2022				Younger brother
103	Phạm Thị Oanh					4/29/2022				Younger Sister-in-law
104	Vuon Dao Ha Long Hotel Joint Stock Company		Subsidiary company.			22/07/2020			Subsidiary company.	Column (7) is calculated from the date of becoming an Affiliated Company
105	Thanh Lam Real Estate Company Limited		Affiliated Company	Business registration number: 0901965365 Date of Issue: 01/04/2019 Place of Issue: Department of Planning and Investment of Da Nang	97 Lý Trien, An Khe, Thanh Khe, Da Nang	12/27/2022			Affiliated Company	Column (7) is calculated from the date of becoming a Subsidiary.
106	Kien Ocean Hotel Joint Stock Company		Affiliated Company	Business registration number: 0402244581 Date of Issue: 02/08/2024 Place of Issue: Department of Planning and Investment of Da Nang	No. 135 Tran Bach Dang Street, My An Ward, Ngu Hanh Son District, Da Nang City, Vietnam.	13/12/2024			Affiliated Company	Column (7) is calculated from the date of becoming a Subsidiary.

APPENDIX 02
LIST OF INSIDERS AND RELATED PERSONS OF INSIDERS

No.	Full Name	Securities trading account (if any)	Position in the company (if any)	Citizen ID Number/Passport number, date of issue, place of issue	Contact address	Number of shares owned at the end of the period	End of period share ownership ratio (%)	Notes
1	Nguyễn Hùng Cường		'Chairman of the Board of Directors since July 5, 2021			-	-	
2	Nguyễn Văn Thư					-	-	Biological Father
3	Nguyễn Thị Hương					-	-	Biological Mother
4	Nguyễn Đức Tính					-	-	Father in law
5	Đỗ Thị Khuê					-	-	Mother in law
6	Nguyễn Thị Thu Hằng					-	-	Wife
7	Nguyễn Thị Thanh Nga					-	-	Older Sister
8	Nguyễn Tuấn Anh					-	-	Younger brother
9	Nguyễn Xuân Thăng					-	-	Younger brother
10	Nguyễn Xuân Thu					-	-	Younger brother

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11	Nguyễn Thành Nam					-		Biological Child
12	Nguyễn Phương Anh					-		Biological Child
13	Nguyễn Thành Minh					-		Biological Child
14	Nguyễn Thành Lâm					-		Biological Child
15	Nguyễn Khắc Thanh					-		Brother in law
16	Bàc Thị Diệu Ly					-		Younger Sister-in-law
17	Nguyễn Thị Ngọc Hà		Board Member			-		
18	Nguyễn Trọng Đình							Biological Father

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19	Vũ Thị Vương					-	-	Mother in law
20	Trần Văn Khi					-	-	Husband
21	Trần Phương Anh					-	-	Biological Daughter
22	Trần Trịnh Khai					-	-	Biological Son
23	Trần Duy Cường		Board Member Tổng Giám đốc			-	-	
24	Phạm Thị Lan Hương					-	-	Wife
25	Vũ Thị Trâm					-	-	Biological Mother

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26	Trần Duy Lô					-	-	Biological Father
27	Phạm Đình Trọng					-	-	Father in law
28	Vũ Thị Nhân					-	-	Mother in law
29	Trần Sơn Hiếu					-	-	Biological Child
30	Trần Thị Ngân Phương					-	-	Biological Child
31	Trần Thị Mỹ Thảo					-	-	Younger Sister
32	Phan Thị Thanh Thủy		Independent Board Member			-	-	
33	Nguyễn Xuân Thọ					-	-	Husband
34	Phan Song Toàn					-	-	Biological Father
35	Nguyễn Thị Khương					-	-	Biological Mother

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36	Nguyễn Xuân Dũng					-	-	Biological Child
37	Nguyễn Phan Bảo Anh					-	-	Biological Child
38	Nguyễn Xuân Tuyển					-	-	Father in law
39	Nguyễn Thị Chung					-	-	Biological Mother
40	Phan Thị Thanh Giang					-	-	Older Sister
41	Phan Quang Huy					-	-	Younger brother
42	Đặng Thị Vinh					-	-	Younger Sister-in-law
43	Lê Hoàng Yến		Independent Board Member			-	-	
44	Lê Thế Khánh					-	-	Biological Father
45	Phạm Thị Thanh Loan					-	-	Biological Mother

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46	Lê Thị Thùy Linh					-	-	Older Sister
47	Lê Yên Linh Chi					-	-	Younger Sister
48	Lưu Thị Thu Thủy		Board Member			-	-	
49	Hồ Đình Cường					-	-	Husband

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50	Vũ Thị Tâm					-	-	Biological Mother
51	Lưu Chi Thành					-	-	Biological Father
52	Nguyễn Thị Thuận					-	-	Mother in law
53	Hồ Tùng Lâm					-	-	Biological Child
54	Hồ Tùng Dương					-	-	Biological Child
55	Lưu Vũ Thủy Dung					-	-	Younger Sister
56	Vũ Văn Hà					-	-	Younger Brother in law
57	Lưu Vũ Minh Phương					-	-	Younger Sister
58	Nguyễn Thị Thu Hằng		Head of Board of Supervisors			-	-	

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59	Nguyễn Việt Hòa					-	-	Biological Father
60	Nguyễn Thị Hồng					-	-	Biological Mother
61	Nguyễn Thị Thanh Huyền					-	-	Younger Sister
62	Đặng Vũ Chung					-	-	Husband
63	Đặng Vũ An Chính					-	-	Biological Child
64	Đặng Vũ Quang					-	-	Father in law
65	Phan Thị Hà					-	-	Mother in law
66	Đặng Thị Phương Thảo					-	-	Younger Brother in law
67	Cao Bá Chất					-	-	Younger Brother in law
68	Lê Hồng Quân		Member of Board of Supervisors			-	-	

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No.	Full Name	Securities trading account (if any)	Position in the company (if any)	Citizen ID Number/Passport number, date of issue, place of issue	Contact address	Number of shares owned at the end of the period	End of period share ownership ratio (%)	Notes
69	Đinh Thị Mai					-	-	Wife
70	Lê Huy Toàn					-	-	Biological Father
71	Nguyễn Thị Sáu					-	-	Biological Mother
72	Lê Quốc Anh					-	-	Biological Child
73	Phạm Xuân Bắc		Member of Board of Supervisors			-	-	
74	Phạm Văn Sơn					-	-	Biological Father
75	Nguyễn Thị Hương					-	-	Biological Mother
76	Phạm Văn Đông					-	-	Older Brother

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77	Trần Thị Hồng Khang		Chief Accountant			-	-	
78	Trần Xuân Quỳnh					-	-	Biological Father
79	Phan Thị Mão					-	-	Biological Mother
80	Đỗ Thị Ngo					-	-	Mother in law
81	Lê Hoài Việt					-	-	Husband
82	Vũ Thanh Sơn					-	-	Biological Child
83	Vũ Minh Anh					-	-	Biological Child
84	Lê Gia Huy					-	-	Biological Child
85	Trần Xuân Phúc					-	-	Younger brother

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86	Phạm Thị Oanh							Younger Sister-in-law
87	Vuon Dao Ha Long Hotel Joint Stock Company		Subsidiary company.					Subsidiary company.
88	Thanh Lam Real Estate Company Limited		Affiliated Company					Company receiving capital investment
89	Kien Ocean Hotel Joint Stock Company		Affiliated Company			3,000,000	25	Affiliated Company

INSIDER AND RELATED PERSON TRADING IN COMPANY SHARES

No.	Transacting Person	Relationship with Insider	Number of shares owned at the beginning of the period		Number of shares owned at the end of the period		Reason for increase, decrease (buy, sell, convert, reward...)
			Shares	Ratio (%)	Shares	Ratio (%)	
(1)	(2)	(3)	(4)	(5)	(6)	(7)	(8)
1	Trần Duy Cường	Board Member	600.000 shares	0,02%	600.000 shares	0,02%	Sell
2	Nguyễn Thị Ngọc Hà	Board Member	300.000 shares	0,01%	300.000 shares	0,01%	Sell