

**INFORMATION DISCLOSURE
THE RESULTS OF THE THIRD PRIVATE BOND PLACEMENT IN 2020**

PHAT DAT REAL ESTATE DEVELOPMENT CORPORATION

(Enterprise Registration Certificate No. 0303493756 issued the first time on 13th September 2004 by the HCM City Department of Planning and Investment with the 28th amendment registered on 3rd July 2020)

To: – **HA NOI STOCK EXCHANGE**
Cc: – **THE STATE SECURITIES COMMISSION**
– **HO CHI MINH STOCK EXCHANGE**

INFORMATION ABOUT THE PRIVATE BOND PLACEMENT RESULTS

I. INFORMATION ABOUT THE BOND ISSUANCE RESULTS

1. The Enterprise Information:

- Organization name: **PHAT DAT REAL ESTATE DEVELOPMENT CORPORATION**
- Head office: 8th – 9th Floors, Tower B, Viettel Complex Building, 285 Cach Mang Thang Tam Street, Ward 12, District 10, HCMC.
- Telephone: (028) 2226 6868
- Type of business: listed company

2. Conditions and terms of the Bonds:

- Total bond value to be issued: 110,000,000,000 VND (*One hundred and ten billion VND*)
- Bond term: 01 (one) year since the Issue Date
- Par value: 100,000,000 (*One hundred million*) VND/bond
- Bond type: Bonds are non-convertible, without warrant, and secured with collaterals.
- Form of Bond: book entry
- Nominal interest rate & interest term: 13%/year, paid once in every 3 months
- Actual interest rate: 13%/year

3. Actual issued bonds

- Actual number of issued Bonds: 1,100 Bonds (*One thousand one hundred Bonds*)
- Actual issue value: 110,000,000,000 VND (*One hundred and ten billion VND*)

4. Issuance method and timeline

- Method of issuance: private placement via Bond Issuing Agents
- Issuance date: 9th July 2020

5. Method of principal and interest payments:

- Bond interests will be paid per interest term once in three months, starting from the issue date to maturity date, and periodically on due dates.

- Except for bond redemption before maturity due to violations of Bonds’ Terms and Conditions, principals shall be paid in one lump sum at par value on the maturity date.

6. Institutions participating in the issuance

- Consulting Agent and Issuing Agent: Thanh Cong Securities Joint Stock Company
- Registrar And Transfer Agent: Thanh Cong Securities Joint Stock Company
- Bondholder Representative: Thanh Cong Securities Joint Stock Company
- Collateral Management Agent: Ho Chi Minh City Securities Corporation

7. Rights of Bondholders:

- To receive full and timely payments of bond principal and interests on due dates; to exercise other associated rights under terms and conditions of the issued bonds.
- To use the bonds to transfer, give, donate, discount or leave as inheritance; to use the bonds as collaterals in civil and commercial transactions in accordance with provisions of the laws.

8. Method of exercising rights: none

9. Commitment to guarantee:

- Type of collaterals: all bonds are secured with assets of Third Party.
- Collaterals: Shares of Phat Dat Real Estate Development Corporation (PDR)
 - + Quantity: 10,100,000 (*Ten million one hundred thousand*) PDR shares
 - + Par value: 10,000 VND (*Ten thousand dong*s)

PDR shares are listed on Ho Chi Minh Stock Exchange, so the value of PDR shares may vary according to the PDR ticker’s closing price and is executed by the Collateral Management Agent.

10. Redemption of bonds before maturity

Except for the case of forced redemption before maturity due to violations of Bonds’ Terms and Conditions, on the last day of a six-month period since the issue date, the Issuer shall buy back 50% of the issued Bonds, the remaining 50% shall be due on the maturity date and the buyback price shall be provided in the Terms and Conditions of the Bonds.

II. LIST OF BONDHOLDERS: As in the attached list

No.	Bondholders	Holding value (billion VND)	Proportion (%)
I	Domestic Investors	10	9.09%
1	Institutional Investors	10	9.09%
2	Individual Investors	-	-
II	Foreign Investors	100	90.91%
1	Institutional Investors	100	90.91%
2	Individual Investors	-	-
	Total	110	100%

III. RELATED PARTIES

❖ Consultants, Issuing Agents, Registrar And Transfer Agents, Bondholder Representatives

Thanh Cong Securities Joint Stock Company

- Head office : 2nd Floor, No. 6, Ho Tung Mau Street, Nguyen Thai Binh Ward, District 1, Ho Chi Minh City.
- Telephone : (028) 3827 0527
- Fax : (028) 3821 8010

❖ Collateral Management Agents

Ho Chi Minh City Securities Corporation

- Head office : 5th & 6th Floors, AB Tower, 76 Le Lai Street, District 1, HCMC
- Telephone : (028) 3823 3299
- Fax : (028) 3823 3301

Respectfully.

**PHAT DAT REAL ESTATE DEVELOPMENT CORPORATION
CHAIRMAN OF THE BOARD OF DIRECTORS**

Recipients:

- As stated above
- Company archives

(Signed and sealed)

NGUYEN VAN DAT