(Company Number: 22703-K)

EXPLANATORY NOTES

A1. Basis of preparation

These interim financial statements, which are unaudited, have been prepared in accordance with Financial Reporting Standard (FRS) 134: Interim Financial Reporting issued by the Malaysian Accounting Standards Board ("MASB") and paragraph 9.22 of the Listing Requirements of Bursa Malaysia Securities Berhad ("Bursa Securities").

The interim financial statements should be read in conjunction with the audited financial statements for the financial year ended 31 January 2007. These explanatory notes attached to the interim financial statements provide an explanation of events and transactions that are significant to the understanding of the changes in the financial position and performance of the Group since the financial year ended 31 January 2007.

The accounting policies and methods of computation adopted by the Group in these interim financial statements are consistent with those adopted in the audited financial statements for the financial year ended 31 January 2007 except for the adoption of the following amended FRSs effective for the financial period which are relevant to its operations:

FRS 117 Leases FRS 124 Related Party Disclosures

The adoption of FRS 124 does not have significant financial impact on the Group.

Prior to 1 February 2007, leasehold land held for own use was classified as property, plant and equipment and was stated at cost less accumulated amortization and impairment loss, if any. The adoption of the revised FRS 117 has resulted in the change in the accounting policy relating to the classification of leases of land. Leasehold land held for own use is now classified as operating lease and where necessary the minimum lease payments or the up-front payments made are allocated between land and the building elements in proportion to the fair values for leasehold interests in the land element and building element of the lease at the inception of the lease. The up-front payment represents prepaid land lease payments and are amortised on a straight line basis over the lease term.

The Group has applied the change in accounting policy in respect of leasehold land in accordance with the transitional provisions of FRS 117. At 1 February 2007, the unamortised amount of leasehold land is retained as the surrogate carrying amount of prepaid land lease payments as allowed by the transitional provisions. The classification of leasehold land as prepaid land lease payments has been accounted for retrospectively and certain comparatives are restated as follows:

	As previously	Effects on adoption	As restated
	stated	of FRS 117	
	RM'000	RM'000	RM'000
As at 31 January 2007			
Property, plant and equipment	272,595	(168,994)	103,601
Prepaid land lease payments	-	168,994	168,994

(Company Number: 22703-K)

A2. Audit qualification

The auditors' report of the preceding annual financial statements of the Group did not contain any qualification.

A3. Seasonal or cyclical factors

The production of Fresh Fruit Bunches ("FFB") from the estates and palm oil from the mill is normally low during the first quarter of each year. The production will rise in the second quarter, peak in the third quarter and slowly decline in the fourth quarter. The current quarter production of FFB is broadly in line with the above trend.

A4. Unusual items

There were no unusual items that have material effects on the assets, liabilities, equity, net income or cash flows for the current financial year-to-date.

A5. Material changes in estimates

There were no changes in estimates that have had a material effect in the current quarter.

A6. Debt and equity securities

The Company's issued and paid up capital increased from RM171,458,700 as at 31 January 2007 to RM173,045,900 as at 30 April 2007 as a result of issuance of 1,587,200 new ordinary shares of RM1 each under the Company's Employees' Share Option Scheme ("ESOS").

There were no cancellations, repurchases, resale and repayments of debt and equity securities for the current financial year-to-date.

A7. Dividends paid

No dividends have been paid during the current financial year-to-date.

(Company Number: 22703-K)

A8. Segmental information

Major segments by activity:-

	Revenue 3 months ended		Results 3 months ended	
	30/04/2007	30/04/2006	30/04/2007	30/04/2006
	RM'000	RM'000	RM'000	RM'000
Plantation operations	15,696	11,892	4,776	4,715
Milling operations	59,799	45,352	1,803	2,097
Less:	75,495	58,244	6,579	6,812
Inter-segment eliminations	(7,531)	(5,991)	(82)	(323)
	67,964	52,253	6,497	6,489
Less:				
Unallocated expenses			(519)	(432)
Finance costs			(240)	(404)
Profit before tax			5,738	5,653

A9. Valuation of property, plant and equipment

The valuations of property, plant and equipment stated in the previous annual financial statements have been brought forward without amendment.

A10. Material subsequent events

There are no material events subsequent to the end of the current financial period that have not been reflected in the financial statements for the current financial period up to 25 June 2007.

A11. Changes in the composition of the Group

There were no changes in the composition of the Group for the current quarter including business combination, acquisition or disposal of subsidiaries and long term investments, restructuring and discontinuing operations.

A12. Contingent liabilities or Contingent assets

There were no material changes in contingent liabilities at group level since the last annual balance sheet as at 31 January 2007.

(Company Number: 22703-K)

<u>ADDITIONAL INFORMATION REQUIRED BY THE LISTING REQUIREMENTS OF BURSA SECURITIES</u>

B1. Review of the performance of the Company and its principal subsidiaries

The revenue and profit before tax ("PBT") of the Group was RM67.96 million and RM5.74 million respectively for the quarter ended 30 April 2007, as compared to RM52.25 million and RM5.65 million respectively for last year's corresponding period.

The 30% increase in revenue was mainly contributed by better crude palm oil price which was about 40% higher than last year's corresponding period.

The current quarter PBT would have been 60% higher than last year's corresponding period if the non-recurring capital gain of RM2.05 million arising from disposal of a subsidiary company and quoted investments in the first quarter of last year is excluded.

B2. Comparison of profit before tax for the quarter reported on with the immediate preceding quarter

The PBT for the current quarter was RM5.46 million lower as compared to RM11.20 million achieved last quarter ended 31 January 2007. The lower PBT was mainly due to 33% drop in FFB production and about 18% drop in FFB processed by the mills as first quarter is normally a low crop season.

B3. Current financial year prospects

For the financial year ending 31 January 2008, we expect a significant increase in the production from both the plantation and milling operations as compared to financial year 2007. With a more productive age profile of the palms, the plantation operations production is expected to increase more than 20% despite low FFB production in the first quarter. For the milling operations, the FFB processed by the mill at Keningau is expected to further increase and will continue to contribute in boosting the palm oil production for the Group.

Based on the above factors and barring any unforeseen circumstances, the Board expects the Group to achieve impressive growth in the financial year ending 31 January 2008.

B4. Variance of actual profit from forecast profit and shortfall in profit guarantee

This is not applicable

(Company Number: 22703-K)

B5. Income tax

	Current Quarter 30/04/2007	Current Financial Year-to-date 30/04/2007
Malaysian Income Tax - Current year	RM'000 1,504	RM'000 1,504
Deferred tax - Current year - Overprovision in prior years	66 (347)	66 (347)
	1,223	1,223

The effective tax rate is lower than the statutory tax rate for the current financial year-to-date mainly due to adjustment on overprovision of deferred tax in prior years.

B6. Profits/(losses) on sale of unquoted investments and/or properties

There were no profits/(losses) derived from the sale of unquoted investments and/or properties for the current quarter and financial year-to-date.

B7. Purchase or disposal of quoted securities

Changes in the quoted securities held during the financial year-to-date are as follows:

- (a) There ware no purchase or disposal of quoted securities during the current quarter and financial year-to-date.
- (b) Total investments in quoted securities as at 30 April 2007:-

	RM 000
At Cost	2,567
Allowance for diminution in value	(355)
At Book Value	2,212
At Market Value	2,775

DM''

Allowance is made for any diminution in value of quoted securities if, in the opinion of the Directors, the decline in value is not temporary in nature.

(Company Number: 22703-K)

B8. Status of corporate proposals

Status of corporate proposals not completed as at 25 June 2007

(A) Status of subdivision and transfer of titles of two pieces of plantation land acquired:

The two pieces of the land are registered in favour of two subsidiary companies as the owners of 10,781/12,881 undivided share and 100/12,881 undivided share. The Group has taken steps to procure the subdivision and registration of the two pieces of land into the names of the relevant subsidiaries.

(B) Renounceable Rights Issue with detachable free warrants

The issuance and quotation of the rights shares on Bursa Securities were completed on 29 April 2005.

The total gross proceeds of RM70,455,000 arising from the Rights Issue were utilised as follows:

	Approved by Securities Commission RM'000	Amount utilised RM'000	Balance to be utilised RM'000
Repayments of bank borrowings Property, plant and equipment Working capital	30,000 24,250 15,205	30,000 17,030 15,205	7,220
Estimated expenses relating to the Rights Issue	1,000	1,000	-
Total proceeds from the Rights Issue	70,455	63,235	7,220

B9. Group borrowings and debt securities

As at 30 April 2007, the total secured borrowings, which are denominated in Ringgit Malaysia, are as follows:

	RM′000
Short term borrowings:	
Overdrafts	2,735
Revolving credit	500
Term loans	4,881
	8,116
Long term borrowings:	
Term loans	11,448

There were no interest bearing unsecured borrowings as at 30 April 2007.

B10. Financial instruments with off balance sheet risks

There were no financial instruments with off balance sheet risks for the current financial year-to-date.

(Company Number: 22703-K)

B11. Material litigation

The Group is not engaged in any material litigation for the current financial year-to-date.

B12. Dividend

No dividend has been declared or proposed since the end of the previous financial quarter.

B13. Earnings per share

Basic earnings per share ("Basic EPS")

The Basic EPS is calculated by dividing the profit attributable to the equity holders of the Company for the current quarter and the first three months by the weighted average number of ordinary shares in issue during the current quarter and the first three months respectively:

		Current Quarter 30/04/2007	Current Financial Year-to-date 30/04/2007
Net profit for the period	(RM'000)	4,550	4,550
Weighted average number of ordinary shares in issue	('000)	171,798	171,798
Basic EPS	(sen)	2.65	2.65

(Company Number: 22703-K)

Diluted earnings per share ("Diluted EPS")

The Diluted EPS is calculated by dividing the profit attributable to the equity holders of the Company for the current quarter and the first three months by the weighted average number of ordinary shares in issue during the current quarter and the first three months respectively, which has been adjusted for the following:

- (i) the number of ordinary shares that could have been issued under the Company's ESOS; and
- (ii) the number of ordinary shares that could have been converted from the warrants issued by the Company.

Shares that are anti-dilutive are ignored in the computation of Diluted EPS.

		Current Quarter	Current Financial
		30/04/2007	Year-to-date 30/04/2007
Net profit for the period	(RM'000)	4,550	4,550
Weighted average number of or shares in issue	rdinary ('000)	171,798	171,798
Impact on shares under option thave been issued at fair value	that would	1,424	1,424
Assumed exercise of warrants	('000)	42,700	42,700
Adjusted weighted average nur shares for Diluted EPS	mber of ('000)	215,922	215,922
Diluted EPS	(sen)	2.11	2.11