DXN HOLDINGS BHD.

(Company No : 363120-V) (Incorporated in Malaysia)

CONDENSED CONSOLIDATED STATEMENT OF FINANCIAL POSITION AS AT 30 NOVEMBER 2010

Non-current assets		As At 30.11.2010 Unaudited RM'000	As At 28.02.2010 Audited RM'000 (Restated)
Property, plant and equipment R	ASSETS		` ,
Prepaid lease payments			
Intersement properties 10,351 11,763 7,613 1			
Investment properties 10,763 7,613 Land held for property development 7,770 7,770 Investment in an associate - 1,890 Other investments 3,305 8,500 Deferred tax assets 3,305 3,180 Interest 116,097 118,973 Current assets			
According to the company of the co			
Investment in an associate		,	
Other investments 350 550 Deferred tax assets 3,305 3,180 Current assets 3,305 3,180 Current assets Property development cost 41,927 59,599 Trade receivables 23,219 27,899 Other receivables and prepayment 22,865 23,562 Derivative asset 399 - Inventories 44,698 33,302 Current tax assets 5,645 5,839 Asset classified as held for sale - 1,389 Cash and cash equivalents 38,486 42,466 Asset classified as held for sale - 1,389 Cash and cash equivalents 60,191 60,191 Brancapital 60,191 60,191 Share capital 60,191 60,191 Share capital 60,191 7,800 Translation reserve (6,162) 3,365 Retained earnings 169,188 145,485 Total equity attributable to equity holders of the Company 216,973 19		7,770	
Deferred tax assets 3,305 3,180 Current assets 116,097 118,973 Property development cost 41,927 59,599 Trade receivables 23,219 27,899 Other receivables and prepayment 22,865 23,562 Derivative asset 399 - Inventories 44,698 33,302 Current tax assets 5,645 5,839 Asset classified as held for sale - 1,389 Cash and cash equivalents 38,486 42,466 Cash and cash equivalents 38,486 42,466 Total assets 293,336 313,029 EQUITY AND LIABILITIES Share capital 60,191 60,191 Share premium 1,780 1,780 Trassury shares (6,162) (3,365) Retained earnings 169,188 145,485 Total equity attributable to equity holders of the Company 216,973 196,186 LIABILITIES Non-current liabilities 135 25		350	
Current assets Property development cost 41,927 59,599 Trade receivables 23,219 27,899 Other receivables and prepayment 22,865 23,562 Derivative asset 399 - Inventories 44,698 33,302 Current tax assets 5,645 5,839 Asset classified as held for sale - 1,389 Cash and cash equivalents 38,486 42,466 Cash and cash equivalents 293,336 313,029 EQUITY AND LIABILITIES Share capital 60,191 60,191 Share premium 1,780 1,780 Translation reserve (6,162) (3,365) Teasury shares (8,024) (7,905) Retained earnings 169,188 145,485 Total equity attributable to equity holders of the Company 216,973 196,186 LIABILITIES Non-current liabilities 13,001 - Long-term borrowings 18,190 11,338 Deferred tax liabi			
Property development cost 41,927 59,599 Trade receivables 23,219 27,899 Other receivables and prepayment 22,2865 23,562 Derivative asset 399 - Inventories 44,698 33,302 Current tax assets 5,645 5,839 Asset classified as held for sale - 1,389 Cash and eash equivalents 38,486 42,466 Total assets 293,336 313,029 EQUITY AND LIABILITIES 31,729 194,056 Share capital 60,191 60,191 Share premium 1,780 1,780 Translation reserve (6,162) (3,365) Teasury shares (8,024) (7,905) Retained earnings 169,188 145,485 Total equity attributable to equity holders of the Company 216,973 196,186 LIABILITIES 3,001 - - Total Equity 219,974 196,186 - Long-term borrowings 18,190 11,338			
Trade receivables 23,219 27,899 Other receivables and prepayment 22,865 23,562 Derivative asset 399 - Inventories 44,698 33,302 Current tax assets 5,645 5,839 Asset classified as held for sale - 1,389 Cash and cash equivalents 38,486 42,466 Total assets 293,336 313,029 EQUITY AND LIABILITIES Share capital 60,191 60,191 Share premium 1,780 1,780 Translation reserve (6,162) (3,365) Teasury shares (8,024) (7,905) Retained earnings 169,188 145,485 Total equity attributable to equity holders of the Company 216,973 196,186 LIABILITIES Non-current liabilities 3,001 - Long-term borrowings 18,190 11,338 Deferred tax liabilities 135 252 Current liabilities 7,259 7,960			
Other receivables and prepayment 22,865 23,562 Derivative asset 399 - Inventories 44,698 33,302 Current tax assets 5,645 5,839 Asset classified as held for sale - 1,389 Cash and cash equivalents 38,486 42,466 Total assets 293,336 313,029 EQUITY AND LIABILITIES Share capital 60,191 60,191 Share premium 1,780 1,780 Treasury shares (6,162) (3,365) Treasury shares (8,024) (7,905) Retained earnings 169,188 145,485 Total equity attributable to equity holders of the Company 216,973 196,186 LIABILITIES Non-current liabilities Long-term borrowings 18,190 11,338 Deferred tax liabilities 135 252 Lorent liabilities 135 252 Trade payables 7,259 7,960 Other payables 7,259	* * ·		
Derivative asset 399 1			
Inventories	* * * ·		23,362
Current tax assets 5,645 5,839 Asset classified as held for sale - 1,389 Cash and cash equivalents 38,486 42,466 177,239 194,056 Total assets 293,336 313,029 EQUITY AND LIABILITIES 8 60,191 60,191 Share capital 60,191 60,191 7,806 Share premium 1,780 1,780 1,780 Translation reserve (6,162) (3,365) 7,205 Retained earnings 169,188 145,485 Total equity attributable to equity holders of the Company 216,973 196,186 LABILITIES 3,001 - Non-current liabilities 3,001 - LLABILITIES 18,190 11,338 Deferred tax liabilities 18,325 11,590 Current liabilities 1,590 7,259 7,960 Other payables 7,259 7,960 3,650 3,682 Driviative liabilities 3,650 3,682 3,650 3,682			33 302
Asset classified as held for sale - 1,389 Cash and cash equivalents 38,486 42,466 177,239 194,056 Total assets 293,336 313,029 EQUITY AND LIABILITIES 8 10,180 1,780 1,848 145,485 1,790 1,818 </td <td></td> <td></td> <td></td>			
Cash and cash equivalents 38,486 177,239 42,466 194,056 Total assets 293,336 313,029 EQUITY AND LIABILITIES 30,101 60,191 60,191 Share capital 60,191 1,780 1,790 1,790 1,790 1,790 1,790 1,790		-	
Total assets 293,336 313,029 EQUITY AND LIABILITIES 8 60,191 60,191 Share capital 60,191 1,780 1,780 Share premium 1,780 1,780 1,780 Translation reserve (6,162) (3,365) Treasury shares (8,024) (7,905) Retained earnings 169,188 145,485 Total equity attributable to equity holders of the Company 216,973 196,186 Minority Interest 3,001 - Total Equity 219,974 196,186 LLABILITIES Non-current liabilities 135 252 Long-term borrowings 18,190 11,338 252 Current liabilities 135 252 11,590 Current payables 7,259 7,960 24,925 23,381 Derivative liability 210 - Short-term borrowings 13,457 68,526 Current tax liabilities 3,650 3,682 Dividend payable 5,536 1,704		38,486	,
Same capital 60,191 60,191 Share premium 1,780 1,7905 Retained earnings 169,188 145,485 169,188 145,485 169,188 145,485 169,188 145,485 169,188 145,485 160,188 16			
Share capital 60,191 60,191 Share premium 1,780 1,780 Translation reserve (6,162) (3,365) Treasury shares (8,024) (7,905) Retained earnings 169,188 145,485 Total equity attributable to equity holders of the Company 216,973 196,186 Liabilities Liabilities Long-term borrowings 18,190 11,338 Deferred tax liabilities 135 252 Current liabilities Trade payables 7,259 7,960 Other payables 24,925 23,381 Derivative liabilities 210 - Short-term borrowings 13,457 68,526 Current tax liabilities 3,650 3,682 Dividend payable 5,536 1,704 55,037 105,253 Total equity and liabilities 293,336 313,029	Total assets	293,336	313,029
Share premium 1,780 1,780 Translation reserve (6,162) (3,365) Treasury shares (8,024) (7,905) Retained earnings 169,188 145,485 Total equity attributable to equity holders of the Company 216,973 196,186 Minority Interest 3,001 - Total Equity 219,974 196,186 LIABILITIES Non-current liabilities 18,190 11,338 Deferred tax liabilities 135 252 Current liabilities 13,325 11,590 Current liabilities Trade payables 7,259 7,960 Other payables 24,925 23,381 Derivative liability 210 - Short-term borrowings 13,457 68,526 Current tax liabilities 3,650 3,682 Dividend payable 5,536 1,704 55,037 105,253 Total equity and liabilities 293,336 313,029	=		
Translation reserve (6,162) (3,365) Treasury shares (8,024) (7,905) Retained earnings 169,188 145,485 Total equity attributable to equity holders of the Company 216,973 196,186 Minority Interest 3,001 - Total Equity 219,974 196,186 LIABILITIES Non-current liabilities 18,190 11,338 Deferred tax liabilities 135 252 Current liabilities 13,325 11,590 Current liabilities Trade payables 7,259 7,960 Other payables 24,925 23,381 Derivative liability 210 - Short-term borrowings 13,457 68,526 Current tax liabilities 3,650 3,682 Dividend payable 5,536 1,704 55,037 105,253 Total equity and liabilities 293,336 313,029 Net assets per share attribudable to equity holders of the Company			
Treasury shares (8,024) (7,905) Retained earnings 169,188 145,485 Total equity attributable to equity holders of the Company 216,973 196,186 Minority Interest 3,001 - Total Equity 219,974 196,186 LIABILITIES Non-current liabilities 18,190 11,338 Deferred tax liabilities 135 252 Trade payables 7,259 7,960 Other payables 24,925 23,381 Derivative liability 210 - Short-term borrowings 13,457 68,526 Current tax liabilities 3,650 3,682 Dividend payable 5,536 1,704 55,037 105,253 Total equity and liabilities 293,336 313,029 Net assets per share attributable to equity holders of the Company			
Retained earnings 169,188 145,485 Total equity attributable to equity holders of the Company 216,973 196,186 Minority Interest 3,001 - Total Equity 219,974 196,186 LIABILITIES Non-current liabilities 8 18,190 11,338 Deferred tax liabilities 135 252 Trade payables 18,325 11,590 Current liabilities 7,259 7,960 Other payables 24,925 23,381 Derivative liability 210 - Short-term borrowings 13,457 68,526 Current tax liabilities 3,650 3,682 Dividend payable 5,536 1,704 55,037 105,253 Total equity and liabilities 293,336 313,029 Net assets per share attributable to equity holders of the Company			
Total equity attributable to equity holders of the Company 216,973 196,186 Minority Interest Total Equity 3,001 - Total Equity 219,974 196,186 LIABILITIES Non-current liabilities 18,190 11,338 Deferred tax liabilities 135 252 Current liabilities 18,325 11,590 Current liabilities 7,259 7,960 Other payables 24,925 23,381 Derivative liability 210 - Short-term borrowings 13,457 68,526 Current tax liabilities 3,650 3,682 Dividend payable 5,536 1,704 Total equity and liabilities 293,336 313,029 Net assets per share attributable to equity holders of the Company		` ' '	
Itabilities 18,190 11,338 Deferred tax liabilities 18,190 11,338 Deferred tax liabilities 135 252 Current liabilities Trade payables 7,259 7,960 Other payables 24,925 23,381 Derivative liability 210 - Short-term borrowings 13,457 68,526 Current tax liabilities 3,650 3,682 Dividend payable 5,536 1,704 Total equity and liabilities 293,336 313,029 Net assets per share attributable to equity holders of the Company	-		
Itabilities 18,190 11,338 Deferred tax liabilities 18,190 11,338 Deferred tax liabilities 135 252 Current liabilities Trade payables 7,259 7,960 Other payables 24,925 23,381 Derivative liability 210 - Short-term borrowings 13,457 68,526 Current tax liabilities 3,650 3,682 Dividend payable 5,536 1,704 Total equity and liabilities 293,336 313,029 Net assets per share attributable to equity holders of the Company	Minority Interest	3.001	_
Non-current liabilities Long-term borrowings 18,190 11,338 Deferred tax liabilities 135 252 18,325 11,590 Current liabilities Trade payables 7,259 7,960 Other payables 24,925 23,381 Derivative liability 210 - Short-term borrowings 13,457 68,526 Current tax liabilities 3,650 3,682 Dividend payable 5,536 1,704 55,037 105,253 Total equity and liabilities 293,336 313,029 Net assets per share attributable to equity holders of the Company	· · · · · · · · · · · · · · · · · · ·		196,186
Long-term borrowings 18,190 11,338 Deferred tax liabilities 135 252 18,325 11,590 Current liabilities Trade payables 7,259 7,960 Other payables 24,925 23,381 Derivative liability 210 - Short-term borrowings 13,457 68,526 Current tax liabilities 3,650 3,682 Dividend payable 5,536 1,704 55,037 105,253 Total equity and liabilities 293,336 313,029 Net assets per share attributable to equity holders of the Company			
Deferred tax liabilities 135 252 Current liabilities Trade payables 7,259 7,960 Other payables 24,925 23,381 Derivative liability 210 - Short-term borrowings 13,457 68,526 Current tax liabilities 3,650 3,682 Dividend payable 5,536 1,704 55,037 105,253 Total equity and liabilities 293,336 313,029 Net assets per share attributable to equity holders of the Company		18.190	11.338
Current liabilities 18,325 11,590 Trade payables 7,259 7,960 Other payables 24,925 23,381 Derivative liability 210 - Short-term borrowings 13,457 68,526 Current tax liabilities 3,650 3,682 Dividend payable 5,536 1,704 55,037 105,253 Total equity and liabilities 293,336 313,029 Net assets per share attributable to equity holders of the Company			
Trade payables 7,259 7,960 Other payables 24,925 23,381 Derivative liability 210 - Short-term borrowings 13,457 68,526 Current tax liabilities 3,650 3,682 Dividend payable 5,536 1,704 55,037 105,253 Total equity and liabilities 293,336 313,029 Net assets per share attributable to equity holders of the Company		18,325	11,590
Other payables 24,925 23,381 Derivative liability 210 - Short-term borrowings 13,457 68,526 Current tax liabilities 3,650 3,682 Dividend payable 5,536 1,704 55,037 105,253 Total equity and liabilities 293,336 313,029 Net assets per share attributable to equity holders of the Company 313,029		7 250	7 960
Derivative liability 210 - Short-term borrowings 13,457 68,526 Current tax liabilities 3,650 3,682 Dividend payable 5,536 1,704 55,037 105,253 Total equity and liabilities 293,336 313,029 Net assets per share attributable to equity holders of the Company	1 7		
Short-term borrowings 13,457 68,526 Current tax liabilities 3,650 3,682 Dividend payable 5,536 1,704 55,037 105,253 Total equity and liabilities 293,336 313,029 Net assets per share attributable to equity holders of the Company			-
Dividend payable $\frac{5,536}{55,037}$ $\frac{1,704}{105,253}$ Total equity and liabilities $\frac{293,336}{105,253}$ Net assets per share attributable to equity holders of the Company			68,526
Total equity and liabilities 293,336 313,029 Net assets per share attributable to equity holders of the Company	Current tax liabilities	3,650	3,682
Total equity and liabilities 293,336 313,029 Net assets per share attributable to equity holders of the Company	Dividend payable	5,536	
Net assets per share attributable to equity holders of the Company		55,037	105,253
	Total equity and liabilities	293,336	313,029
	1 1 1	0.9553	0.8634

The selected explanatory notes form an integral part of, and should be read in conjunction with, this interim financial report.