## MALAYSIA PACIFIC CORPORATION BERHAD

Registration No: 197201000550 (12200-M)

(Incorporated in Malaysia)

# UNAUDITED INTERIM FINANCIAL REPORT FOR THE FINANCIAL PERIOD ENDED

31 MARCH 2021

# UNAUDITED CONDENSED CONSOLIDATED STATEMENT OF PROFIT OR LOSS AND OTHER COMPREHENSIVE INCOME FOR THE FINANCIAL PERIOD ENDED 31 MARCH 2021

Peceding Very Period (Period)   Period (Period		Individual Quarter		<b>Cumulative Quarter</b>	
Revenue         1.93         Quarter ARM'000         Quinter ARM'000         To Date ARM'000         Period 31-03-2020 RM'000           Revenue         1.978         (1.044)         8.684         3.019           Cost of sales         (1.018)         603         (4.154)         2.400           Gross profit/(loss)         960         (441)         4.530         559           Other income         64         (1.640)         1.75         12.264           Administrative expenses         (1.432)         9.842         (4.733)         (14.895)           Loss from operations         (408)         (11.923)         (28)         (2.072)           Finance costs         (1.6         (4.1927)         (73)         (2.085)           Bare of results in an associate         -         (1.12)         -         (1.20)           Bare of results in an associate         -         (1.12)         -         (1.20)           Bare of results in an associate         -         (1.12)         -         (2.085)           Bare of results in an associate         -         (1.22)         -         (2.097)           To state of results in an associate         -         (1.22)         3.03         13.33         35		Preceding Year		Preceding Ye	
Cost of sales		Quarter 31-03-2021	Quarter 31-03-2020	To Date 31-03-2021	Period 31-03-2020
Gross profit/(loss)         960         (441)         4,530         559           Other income         64         (1,640)         175         12,264           Administrative expenses         (1,432)         (9,842)         (4,733)         (14,895)           Loss from operations         (408)         (11,923)         (28)         (2,072)           Finance costs         (16)         (4)         (45)         (13)           Cost form operations         (16)         (4)         (45)         (13)           Share of results in an associate         -         (12)         -         (12)           Loss before tax         (424)         (11,939)         (73)         (2,097)           Taxation         68         10,265         300         10,330           Profit/(Loss) for the financial period         (356)         (1,674)         227         8,233           Other comprehensive (loss)/profit, net of tax           Foreign currency transaction differences for foreign operations         (15)         (3)         33         35           Total comprehensive (loss)/profit         (371)         (1,677)         260         8,268           Covers of the parent         (356)         (1,674)<	Revenue	1,978	(1,044)	8,684	3,019
Other income         64         (1,640)         175         12,264           Administrative expenses         (1,432)         (9,842)         (4,733)         (14,895)           Loss from operations         (408)         (11,923)         (28)         (2,072)           Finance costs         (16)         (4)         (45)         (13)           Share of results in an associate         -         (12)         -         (12)           Loss before tax         (424)         (11,939)         (73)         (2,097)           Taxation         68         10,265         300         10,330           Profit/(Loss) for the financial period         (356)         (1,674)         227         8,233           Other comprehensive (loss)/profit, net of tax           Foreign currency transaction differences for foreign operations         (15)         (3)         33         35           Total comprehensive (loss)/profit         (371)         (1,677)         260         8,268           Cowners of the parent         (356)         (1,674)         227         8,233           Non-controlling interest         -         -         -         -         -           Owners of the parent	Cost of sales	(1,018)	603	(4,154)	(2,460)
Administrative expenses         (1,432)         (9,842)         (4,733)         (14,895)           Loss from operations         (408)         (11,923)         (28)         (2,072)           Finance costs         (16)         (4)         (45)         (13)           Finance costs         (16)         (4)         (45)         (13)           Share of results in an associate         -         (12)         -         (12)           Loss before tax         (424)         (11,939)         (73)         (2,097)           Taxation         68         10,265         300         10,330           Profit/(Loss) for the financial period         (356)         (1,674)         227         8,233           Other comprehensive (loss)/profit, net of tax           Foreign currency transaction differences for foreign operations         (15)         (3)         33         35           Total comprehensive (loss)/profit         (371)         (1,677)         260         8,268           (Loss)/Profit attributable to:           Owners of the parent         (356)         (1,674)         227         8,233           Total comprehensive (loss)/profit attributable to:         -         -         -	Gross profit/(loss)	960	(441)	4,530	559
Finance costs         (16)         (4)         (45)         (13)           Share of results in an associate         -         (12)         -         (12)           Loss before tax         (424)         (11,939)         (73)         (2,097)           Taxation         68         10,265         300         10,330           Profit/(Loss) for the financial period         (356)         (1,674)         227         8,233           Other comprehensive (loss)/profit, net of tax           Foreign currency transaction differences for foreign operations         (15)         (3)         33         35           Total comprehensive (loss)/profit         (371)         (1,677)         260         8,268           Cowners of the parent         (356)         (1,674)         227         8,233           Non-controlling interest         - <td></td> <td></td> <td></td> <td></td> <td></td>					
Care	Loss from operations	(408)	(11,923)	(28)	(2,072)
Class   Clas	Finance costs	(16)	(4)	(45)	(13)
Comprehensive (loss)/profit attributable to:   Comprehensive (loss)/pr		(424)	(11,927)	(73)	(2,085)
Taxation         68         10,265         300         10,330           Profit/(Loss) for the financial period         (356)         (1,674)         227         8,233           Other comprehensive (loss)/profit, net of tax           Foreign currency transaction differences for foreign operations         (15)         (3)         33         35           Total comprehensive (loss)/profit         (371)         (1,677)         260         8,268           (Loss)/Profit attributable to:           Owners of the parent         (356)         (1,674)         227         8,233           Non-controlling interest         -	Share of results in an associate		(12)		(12)
Profit/(Loss) for the financial period         (356)         (1,674)         227         8,233           Other comprehensive (loss)/profit, net of tax           Foreign currency transaction differences for foreign operations         (15)         (3)         33         35           Total comprehensive (loss)/profit         (371)         (1,677)         260         8,268           (Loss)/Profit attributable to:           Owners of the parent         (356)         (1,674)         227         8,233           Non-controlling interest         -         -         -         -         -         -           Owners of the parent         (371)         (1,677)         260         8,268           Non-controlling interest         -	Loss before tax	(424)	(11,939)	(73)	(2,097)
Other comprehensive (loss)/profit, net of tax         Foreign currency transaction differences for foreign operations       (15)       (3)       33       35         Total comprehensive (loss)/profit       (371)       (1,677)       260       8,268         (Loss)/Profit attributable to:       0       (1,674)       227       8,233         Non-controlling interest       -<	Taxation	68	10,265	300	10,330
Foreign currency transaction differences for foreign operations (15) (3) 33 35  Total comprehensive (loss)/profit (371) (1,677) 260 8,268  (Loss)/Profit attributable to:  Owners of the parent (356) (1,674) 227 8,233  Non-controlling interest	Profit/(Loss) for the financial period	(356)	(1,674)	227	8,233
(Loss)/Profit attributable to:         Owners of the parent       (356)       (1,674)       227       8,233         Non-controlling interest       -       -       -       -       -         Total comprehensive (loss)/profit attributable to:       (376)       (1,674)       227       8,233         Common softhe parent       (371)       (1,677)       260       8,268         Non-controlling interest       -       -       -       -         (371)       (1,677)       260       8,268         (Loss)/Profit per share attributable to owners of the parent:         a) Basic (sen)       (0.12)       (0.58)       0.08       2.86	Foreign currency transaction differences		(3)	33	35
Owners of the parent       (356)       (1,674)       227       8,233         Non-controlling interest       -	Total comprehensive (loss)/profit	(371)	(1,677)	260	8,268
Owners of the parent       (371)       (1,677)       260       8,268         Non-controlling interest       -       -       -       -       -         (371)       (1,677)       260       8,268    (Loss)/Profit per share attributable to owners of the parent:         a) Basic (sen)       (0.12)       (0.58)       0.08       2.86	Owners of the parent				
(Loss)/Profit per share attributable to owners of the parent:     (0.12)     (0.58)     (0.58)	Owners of the parent		(1,677)		8,268
a) Basic (sen) (0.12) (0.58) 0.08 2.86	11011-controlling interest	(371)	(1,677)		8,268
a) Basic (sen) (0.12) (0.58) 0.08 2.86	(Loss)/Profit per share attributable to owner	s of the parent:			
	· · · · · · · · · · · · · · · · · · ·	-	(0.58)	0.08	2.86
	b) Diluted (sen)			N/A	N/A

The condensed consolidated statement of profit or loss and other comprehensive income should be read in conjunction with the audited financial statements for the financial year ended 30 June 2020.

# UNAUDITED CONDENSED CONSOLIDATED STATEMENT OF FINANCIAL POSITION AS AT 31 M ARCH 2021

	As At End Of Current Quarter 31-03-2021 (Unaudited) RM'000	As At Preceding Financial Year Ended 30-06-2020 (Audited) RM'000
Non-current assets		
Property, plant and equipment	132	91
Right-of-use assets	1,059	930
Inventories	221,366	217,719
Investment in associated company	4	4
Total non-current assets	222,561	218,744
Current assets		
Inventories	2,866	6,806
Trade and other receivables	11,680	14,172
Tax recoverable	145	141
Cash and cash equivalents	2,749	9,110
Total current assets	17,440	30,229
Total assets	240,001	248,973
Equity and liabilities		
Equity		
Share capital	287,660	287,660
Reserves	(228,965)	(229,225)
Total equity	58,695	58,435
Liabilities		
Non-current liabilities		
Lease liabilities	780	715
Deferred tax liabilities	16,851	17,153
	17,631	17,868
Current liabilities		
Trade and other payables	163,306	172,384
Lease liabilities	369	286
	163,675	172,670
Total liabilities	181,306	190,538
Total equity and liabilities	240,001	248,973
Net assets per share (RM)	0.20	0.20

The condensed consolidated statement of financial position should be read in conjunction with the audited financial statements for the financial year ended 30 June 2020.

## UNAUDITED CONDENSED CONSOLIDATED STATEMENTS OF CHANGES IN EQUITY FOR THE FINANCIAL PERIOD ENDED 31 MARCH 2021

←	Attributable to owners of the parent —	<del>&gt;</del>
←	──Non-distributable ────>	

	Share capital RM'000	Warrants reserve RM'000	Foreign exchange reserve RM'000	Accumulated losses RM'000	Total equity RM'000
As at 1 JULY 2020	287,660	-	(1,319)	(227,906)	58,435
Other comprehensive income for the financial period  Profit for the financial period	-	-	33	- 227	33 227
Total comprehensive profit for the financial period As at 31 MARCH 2021	287,660	-	33 (1,286)	227 (227,679)	260 58,695
As at 1 JULY 2019	287,660	-	(1,274)	(231,511)	54,875
Other comprehensive income for the financial period Profit for the financial period	- -	- -	35	8,233	35 8,233
Total comprehensive profit for the financial period As at 31 MARCH 2020	287,660	-	35 (1,239)	8,233 (223,278)	8,268 63,143

The condensed consolidated statement of changes in equity should be read in conjunction with the audited financial statements for the financial year ended 30 June 2020.

## UNAUDITED CONDENSED CONSOLIDATED STATEMENT OF CASH FLOWS FOR THE FINANCIAL PERIOD ENDED 31 MARCH 2021

	As At End Of Current Quarter 31-03-2021 (Unaudited) RM'000	As At Preceding Financial Year Ended 30-06-2020 (Audited) RM'000
Cash flows from operating activities		
Profit/(Loss) before tax	(73)	(6,947)
Adjustments for:		
Property, plant and equipment written off	-	284
Depreciation of property, plant and equipment	372	270
Impairment loss/ (gain) on trade and other receivables	345	1,716
Deposits written off	-	93
Interest expenses	36	21
Interest income	(87)	(168)
W aive of interest from bank borrowing	- (5.5)	(13,639)
Gain on disposal of property, plant and equipment Unrealised loss/ (gain) on foreign exchange	(55)	(1)
Fair value adjustment on other payables		1,670
Share of result of associate	-	46
Change in working capital	538	(16,655)
Inventories	293	2,171
Trade and other receivables	2,147	(3,211)
Trade and other payables	(9,079)	(36,913)
Foreign exchange reserve	33	(45)
Cash used in operations	(6,068)	(54,653)
Interest expenses paid	(36)	(21)
Interest income received	87	168
Tax paid	(3)	(45)
Tax refund	(6.020)	1,108
Net cash used in operating activities	(6,020)	(53,443)
Cash flows from investing activities		
Proceeds from disposal of property, plant and equipment	55	-
Purchase of property, plant and equipment	(133)	189,000
Disposal of assets held for sales  Net cash (used in)/ generated from investing activities	(78)	189,000
	(78)	167,000
Cash flows from financing activity		(a = a = c)
Repayment of bank borrowing	- (2.62)	(37,056)
Repayment of finance lease liabilities	(263)	(98)
Net cash used in financing activity	(263)	(37,154)
Net (decrease)/ increase in cash and cash equivalents	(6,361)	98,403
Cash and cash equivalents at beginning of financial period	9,110	(89,294)
Effect of exchange translation differences on		
cash and cash equivalents		1
Cash and cash equivalents at end of the financial period	2,749	9,110
Cash and cash equivalents comprise the following:		
Cash and bank balances	2,749	9,110
	2,749	9,110

The condensed consolidated statement of cash flows should be read in conjunction with the audited financial statements for the financial year ended 30 June 2020.

# NOTES TO THE UNAUDITED INTERIM FINANCIAL REPORT FOR THE THIRD QUARTER ENDED 31 MARCH 2021

#### SECTION A – EXPLANATORY NOTES PURSUANT TO FRS 134

#### A1. ACCOUNTING POLICIES

The quarterly consolidated financial statements are unaudited and have been prepared in accordance with Financial Reporting Standards ("FRS") 134: *Interim Financial Reporting* issued by the Malaysian Accounting Standards Board ("MASB") and Paragraph 9.22 of the Main Market Listing Requirements of Bursa Malaysia Securities Berhad.

The interim financial report should be read in conjunction with the audited financial statements of the Group for the financial year ended 30 June 2020.

The significant accounting policies adopted in the interim financial statements are consistent with those of the audited financial statements for the financial year ended 30 June 2020 and all new and revised FRS and amendments to FRS issued by the MASB that are effective for annual financial periods beginning on or after 1 July 2019. The accounting policies adopted by the Group in this interim financial report are consistent with those adopted in the financial statements for the financial year ended 30 June 2020.

MFRSs that have been issued Group:	I by MASB but are not yet effective for the	Effective dates for financial periods beginning on or after
Amendments to References to in MFRS Standards	the Conceptual Framework	1 January 2020
Amendments to MFRS 3	Definition of a Business	1 January 2020
Amendments to MFRS 7, MFRS 9 and MFRS 139	Interest Rate Benchmark Reform	1 January 2020
Amendments to MFRS 101 and MFRS 108	Definition of Material	1 January 2020
Amendments to MFRS 16	Covid-19 - Related Rent Concessions	1 June 2020
Amendments to MFRS 4	Extension of the Temporary Exemption from Applying MFRS 9	At issue date of 17 August 2020
Amendments to MFRS 9, MFRS 139, MFRS 4 and MFRS 16	Interest Rate Benchmark Reform – Phase 2	1 January 2021
Amendments to MFRS 3	Reference to the Conceptual Framework	1 January 2022
Amendments to MFRS 116	Property, Plant and Equipment - Proceeds before Intended Use	1 January 2022
Amendments to MFRS 137	Onerous Contracts - Cost of Fulfilling a Contract	1 January 2022

#### A1. ACCOUNTING POLICIES (CONT'D)

Annual Improvements to MFRSs Standards 2018 - 2020:

Amendments to MFRS 1
Amendments to MFRS 9
Amendments to MFRS 16
Amendments to MFRS 141
MFRS 17 Insurance Contracts 1 January 2023

1 January 2022

Amendments to MFRS 17

Amendments to MFRS 101

Amendments to MFRS 101

Amendments to MFRS 101

Amendments to MFRS 101

Amendments to MFRS 10

Amendments to MFRS 10

Insurance Contracts

Classification of Liabilities as Current or
Non-current

Sale or Contribution of Assets between an
and MFRS 128

Insurance Contracts

1 January 2023

1 January 2023

Deferred until
further notice
Venture

The Group and the Company intend to adopt the above new standards and amendments to standards, if applicable, when they become effective.

The initial application of the above-mentioned new standards and amendments to standards are not expected to have any significant impacts on the financial statements of the Group and of the Company.

#### A2. QUALIFICATION OF PRECEDING ANNUAL FINANCIAL STATEMENTS

The independent auditors' report of the Company's audited financial statements for the financial year ended 30 June 2020 contained disclaimer of opinion on the financial statements.

The following Basis for Disclaimer of Opinion shown below are extracted from the independent auditors' report of the Company's audited financial statement for the financial year ended 30 June 2020.

Basis for Disclaimer of Opinion

- (a) Going concern assumption
  - (i) As of 30 June 2020, the Group's and the Company's current liabilities exceeded its current assets by RM142,441,000 and RM9,216,000 respectively.
  - (ii) On 1 December 2014, the Company announced that the Company was classified as an affected listed issuer pursuant to Paragraph 8.04 and Paragraph 2.1(d) of Practice Note 17 ("PN17") of the Main Market Listing Requirements of Bursa Malaysia Securities Berhad. As an affected listed issuer, the Company is required to submit a proposed regularisation plan to the relevant authorities for approval and to implement the regularisation plan within the stipulated time frame. On 21 July 2020, Bursa Malaysia Securities Berhad ("Bursa Securities") had granted approval to the Company for an extension of time up to 31 December 2020 to submit its proposed regularisation plan to the relevant authorities.

#### A2. QUALIFICATION OF PRECEDING ANNUAL FINANCIAL STATEMENTS (CONT')

The management of Company is currently in the process of formulating a regularisation plan and consequently, there is insufficient information available on the eventual regularisation plan and how it would address the present financial conditions of the Group and of the Company.

As disclosed in Note 2(c) to the financial statements, the financial statements of the Group and of the Company are prepared on a going concern basis, which presumes that the realisation of assets and settlement of liabilities will occur in the ordinary course of business. The appropriateness of preparing the financial statements of the Group and of the Company on going concern basis is dependent upon:

- (i) Formulation of a viable plan to regularise the financial conditions of the Group and of the Company ("Regularisation Plan) for submission to Bursa Securities and other relevant authorities for approval;
- (ii) Approvals obtained from all relevant parties on the Regularisation Plan;
- (iii) Timely and successful implementation of the Regularisation Plan; and
- (iv) Ability of the Group and of the Company to achieve sustainable and viable operations to generate sufficient cash flows to enable them to meet their obligations as and when they fall due.

In view of the uncertainties involving the timing and successful formulation and implementation of the Regularisation Plan, we were unable to obtain sufficient appropriate audit evidence to determine whether the management's use of the going concern basis in the preparation of the financial statements of the Group and of the Company was appropriate.

(b) As at 30 June 2020, a trade receivable of the Group amounting to RM14.81 million has been overdue. The Group has made allowance for impairment losses in respect of this trade receivable amounting to RM1.86 million during the financial year ended 30 June 2020. In view of the proposed settlement plan is still under negotiation and are uncertain as at the date of this report, we were unable to obtain sufficient appropriate audit evidence on the full recovery of this trade receivable as well as whether the allowance for impairment losses recognised during the financial year ended 30 June 2020 is adequate.

#### A3. SEASONALITY OR CYCLICALITY OF OPERATIONS

There were no significant seasonal and cyclical factors that affect the business of the Group.

#### A4. UNUSUAL ITEMS DUE TO THEIR NATURE, SIZE OR INCIDENCE

There were no unusual items affecting assets, liabilities, equity, net income or cash flow during the financial period ended.

#### **A5. MATERIAL CHANGES IN ESTIMATES**

There were no changes in estimates of amount reported in prior financial year that have a material effect during the current financial period ended under review.

## **A6. DEBTS AND EQUITY SECURITIES**

There was no issuance, cancellation, repurchase, resale and repayment of debts and equity securities during the financial period ended under review.

#### A7. DIVIDEND PAID

There was no dividend paid during the financial period ended under review.

#### A8. SEGMENTAL REPORTING

The segmental analysis for the Group for the financial period ended as follows:-

Results for 9 months ended 31 M arch 2021

Description	Property Development RM'000	Property R M '000	Elimination RM '000	Consolidation R M '000
Revenue				
- External Sales	8,684	-	-	8,684
- Inter-Segement Sales	<u> </u>		-	
Group's Revenue	8,684	-	-	8,684
Results				
Segment Results	4,189	(4,217)	-	(28)
Finance Costs	(17)	(28)	-	(45)
Profit/(Loss) Before Tax	4,172	(4,245)	-	(73)
Taxation	301	(1)		300
Profit/(Loss) After Tax	4,473	(4,246)	=	227

Results	for 9	months	ended	31	March	2020

Description	Property Development RM'000	Investment Property RM'000	Elimination RM '000	Consolidation R M '000
Revenue	KWI UUU	KWI UUU	K M UUU	K WI UUU
- External Sales	1,043	1,976	-	3,019
- Inter-Segement Sales			-	
Sub Total	1,043	1,976	-	3,019
Results				
Segment Results	(2,300)	216	-	(2,084)
Finance Costs	(13)	-	-	(13)
(Loss)/Profit Before Tax	(2,313)	216	-	(2,097)
Taxation	45	10,285	-	10,330
(Loss)/Profit After Tax	(2,268)	10,501	-	8,233

#### A9. VALUATION OF LAND, PROPERTY, PLANT AND EQUIPMENT

Base on the certificate of the update valuation issued by Ian Scott International (M) Sdn Bhd dated 3 August 2020. The market value of 34 parcels of freehold agricultural and commercial lands with an approximate aggregate land area of 17.72 million square foot amounting to RM414.37 million or average RM23.37 per square foot, based on "as is" basis by using comparison method, making reference relevant comparable transactions in the market. As such management is in view that no impairment is required for land held for property development.

On the assumptions that all the 34 parcels of land are converted into residential and commercial use and issued with separate unencumbered freehold land titles with all premiums and relevant statutory fees are fully paid. The market value of the 34 parcels freehold agricultural and commercial land amounting to RM554.40 million or average RM31.29 per square foot.

#### A10. SIGNIFICANT AND SUBSEQUENT MATERIAL EVENTS

Save and disclosed below, there were no material events subsequent to the end of the financial period ended under review.

#### A11. CHANGES IN THE COMPOSITION OF THE GROUP

There were no changes in the composition of the Group during the financial period ended under review.

#### A12. CHANGES IN CONTINGENT LIABILITIES/ASSETS

There were no material contingent liabilities or contingent assets for the financial period ended under review.

#### A13. NOTES TO THE CONDENSED CONSOLIDATED STATEMENTS OF INCOME

#### PROFIT/(LOSS) BEFORE TAX

	Individual period 3 months ended 31-03-2021 RM'000	9 months ended 31-03-2021 RM'000	
Depreciation of property, plant and equipment	130	372	
Interest expenses	7	36	
Impairment loss on receivables	(174)	345	
Interest income	(17)	(87)	
Gain on disposal of property, plant and equipment		(55)	

### A14. SIGNIFICANT RELATED PARTY TRANSACTIONS

There were no significant related party transactions have been entered into the normal course of business under normal trade terms except for advances from Top Lander Offshore Inc.

	As At End Of Current Quarter 31-03-2021 (Unaudited) RM'000	As At Preceding Financial Year Ended 30-06-2020 (Audited) RM'000
Repayment to Top Lander Offshore Inc. (net)	(40)	(780)

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# SECTION B – EXPLANATORY NOTES PURSUANT TO APPENDIX 9B OF THE LISTING REQUIREMENTS OF BURSA MALAYSIA SECURITIES BERHAD

#### **B1. PERFORMANCE REVIEW**

The Group's revenue for the current financial quarter ended 31 March 2021 registered revenue of RM1.98 million as compare to negative revenue of RM1.04 million in the preceding year's corresponding quarter ended 31 March 2020. The revenue increased of RM3.02 million for the current quarter was mainly due to cancellation of Sales and Purchase (SPA) and price rebate to the buyer in the preceding year's corresponding quarter.

The Group's registered pre-tax loss for the current quarter of RM0.42 million as compared to pre-tax loss in the preceding year's corresponding period ended 31 March 2020 of RM11.94 million. The decrease in loss was mainly due to expenses incurred upon completion of disposal of investment property in the preceding year correspondence quarter.

As on the year to date basis, the Group revenue increased by RM5.66 million to RM8.68 million as compare to the proceeding year's corresponding financial year period ended 31 March 2020 of RM3.02 million. The increase in revenue for the current financial period was mainly due to improvement of construction progress and increase of subscription rate.

The Group recorded pre-tax loss for the current financial period of RM0.07 million as compared to pre-tax loss in the preceding year's corresponding period ended 31 March 2020 of RM2.10 million. The decrease in loss of RM2.03 million was mainly due to expenses incurred upon completion of disposal of investment property in the preceding year corresponding period.

#### **B2.** COMPARISON WITH IMMEDIATE PRECEDING QUARTER'S RESULTS

	Current Quarter Ended Ended S1-03-2021 Preceding Quarter Ended 31-12-2020		Diffe	rence
	RM'000	RM'000	RM'000	
Revenue	1,978	3,351	(1,373)	(40.97)
Loss before tax	(424)	(154)	(270)	175.32

As compare to preceding quarter, the Group revenue decreased by RM1.37 million from preceding quarter of RM3.35 million. The decrease in revenue was mainly due to the slow construction work progress during the financial quarter under review.

The Group's registered pre-tax loss of RM0.42 million as compare to the preceding quarter pre-tax loss of RM0.15 million. The increase in loss was mainly due to decrease in revenue recognition during the financial quarter under review.

#### **B3. PROSPECTS AND OUTLOOK FOR THE FINANCIAL YEAR**

The Board believes that the prospect for the financial year will be challenging due to global and local economic has been deeply impacted by the Covid-19 pandemic. Sluggish property market conditions to continue in year 2021. And it is crucial to submit comprehensive regularisation plan for Practice Note 17 including to address the going concern issue.

#### **B4.** VARIANCES ON ACTUAL PROFIT FROM FORECAST PROFIT

This is not applicable to the Group.

#### **B5. TAXATION**

No provision for taxation for the current financial period ended as the Group of companies have no chargeable income and adjustment and non-recognition of deferred tax liabilities for temporary differences.

	INDIVIDUAL QUARTER		CUMULATIVE QUARTER		
		<b>Preceding</b>		<b>Preceding</b>	
		Year		Year	
	Current Year Quarter 31-03-2021 RM'000	Corresponding Quarter 31-03-2020 RM'000	Current Year To Date 31-03-2021 RM'000	Corresponding Period 31-03-2020 RM'000	
Income tax expense for the year	-	-	-	-	
Under/ (over) provision in prior year	-	100	-	100	
Real Property Gain Tax	-	5,388	-	5,388	
Deferred Tax	(68)	(15,753)	(300)	(15,818)	
	(68)	(10,265)	(300)	(10,330)	

Malaysian income tax is calculated at the statutory tax rate of 24% of the estimated assessable profits for the financial year ended

#### **B6. GROUP BORROWINGS**

Total Group's borrowings as at 31 March 2021 are as follow:-

	<b>Short Term</b>	Long Term		
	Secured	Secured	Total RM'000	
	RM'000	RM'000		
Lease liabilities	369	780	1,149	

All the borrowings are denominated in Ringgit Malaysia ("RM")

#### **B7. MATERIAL LITIGATION UPDATES**

#### a) Kuala Lumpur High Court Summon No. WA-22NCC-41-01/2020

Asia New Ventures Sdn Bhd ("Asia New Ventures" or "Plaintiff") vs Malaysia Pacific Corporation Berhad ("The Company" or "Defendant")

On 4 March 2021, the Court issued notice to confirm that the Trial will commence on 9 March 2021.

Trial will continue on the next date on 26 March 2021.

The Court fixed the Decision date on 19 July 2021.

#### b) Johor Bahru High Court Suit No. 24FC-1845-11/2014

Taman Bandar Baru Masai Sdn. Bhd. ("defendant" or "TBBM") vs Amanahraya Development Sdn. Bhd. ("plaintiff")

The Court via its letter dated 11 January 2021 informed the parties the Case Management on 17 January 2021 is vacated and re-fixed it on 11 March 2021.

On 11 March 2021, the Court gave the following directions:

- a. Defendant to file the affidavit in reply on/before 25 March 2021;
- b. Plaintiff to file an affidavit in reply (if any) on/before 8 April 2021;
- c. Parties to file Written Submissions on/before 22 April 2021;
- d. Parties to file Submissions in reply on/before 6 May 2021;

Case management is fixed on 11 May 2021 via email to update the court on the status of the cause papers and to fix a hearing date.

#### **B8. DIVIDEND**

The Board does not recommend any interim dividend for the current financial period ended.

#### **B9. PROFIT PER ORDINARY SHARE**

	Individual Quarter		Cumulative Quarter		
	Preceding Year			<b>Preceding Year</b>	
	Current Year Quarter 31-03-2021	Corresponding Quarter 31-03-2020	Current Year To Date 31-03-2021	Corresponding Period 31-03-2020	
(a) Basic Earnings Per Share					
(Loss)/Profit attributable to members of the Company (RM'000)	(356)	(1,674)	227	8,233	
Weighted average number of ordinary shares in issue ('000)	287,660	287,660	287,660	287,660	
Basic (loss)/profit per share (sen)	(0.12)	(0.58)	0.08	2.86	

#### (b) Diluted

The Group and the Company has no dilution in its loss per ordinary share as there is no dilutive potential ordinary share. There have been no other transactions involving ordinary shares or potential ordinary shares since the end of the financial year ended and before the authorisation of these financial statements.

# B10. PROFITS/ (LOSSES) ON SALE OF UNQUOTED INVESTMENTS AND/ OR PROPERTIES

There was no disposal of unquoted investments and/or properties for the current financial period ended.

#### **B11. PURCHASE OR DISPOSAL OF QUOTED SECURITIES**

There was no disposal of quoted securities for the current financial period ended.

#### **B12. STATUS OF CORPORATE PROPOSAL**

There are no corporate proposals announced as at the date of this report.

#### **B13. AUTHORISATION FOR ISSUE**

The interim financial statements were authorised for issue by the Board of Directors on 25 May 2021.