



JKG LAND BERHAD

(Company No: 154232-K)
(Incorporated in Malaysia under the Companies Act, 1965)

CONDENSED CONSOLIDATED STATEMENT OF FINANCIAL POSITION AS AT 31 JANUARY 2020

	(Unaudited) As at 31-Jan-20 RM'000	(Audited) As at 31-Jan-19 RM'000
Assets		
Non-Current Assets		
Property, plant and equipment	27,316	23,786
Right-of-use assets	3,237	-
Investment property	3,342	44,506
Other investments	18	18
Inventories	335,154	287,480
Deferred tax assets	5,386	8,746
Deposits	8,500	8,500
	382,953	373,036
Current Assets		
Inventories	126,117	152,455
Contract asset	80,341	26,285
Contract cost	36,273	30,010
Trade and other receivables	17,070	16,773
Current tax assets	219	2,187
Short term investments	700	1,829
Cash and cash equivalents	96,432	75,910
	357,152	305,449
TOTAL ASSETS	<u>740,105</u>	<u>678,485</u>
EQUITY AND LIABILITIES		
Equity attributable to Owners of the Company		
Share capital	231,159	231,159
Retained earnings	246,299	231,488
	477,458	462,657
Non-Controlling Interests	(58)	(42)
Total Equity	<u>477,400</u>	<u>462,605</u>
Non-Current Liabilities		
Deferred tax liabilities	15	15
Lease liabilities	2,539	-
Loan and borrowings	-	69,003
	2,554	69,018
Current Liabilities		
Trade and other payables	32,541	24,432
Contract liabilities	982	4,473
Lease liabilities	754	-
Current tax payables	662	45
Loan and borrowings	225,212	117,912
	260,151	146,862
Total Liabilities	<u>262,705</u>	<u>215,880</u>
TOTAL EQUITY AND LIABILITIES	<u>740,105</u>	<u>678,485</u>
Net assets per share attributable to equity holders of the parent (RM)	0.21	0.20

(The Condensed Consolidated Statement of Financial Position should be read in conjunction with the Audited Financial Statements for year ended 31 January 2019 and the accompanying notes attached to the interim financial statements)



JKG LAND BERHAD

(Company No: 154232-K)
(Incorporated in Malaysia under the Companies Act, 1965)

CONDENSED CONSOLIDATED STATEMENT OF CHANGES IN EQUITY

For The Financial Year Ended 31 January 2020

	<u>Attributable to owners of the Company</u>			Non-Controlling Interests <u>RM'000</u>	Total Equity <u>RM'000</u>
	<u>Distributable</u>				
	Share Capital <u>RM'000</u>	Retained Earnings <u>RM'000</u>	Total <u>RM'000</u>		
<u>12 Months Ended 31 January 2020</u>					
At 1 February 2019	231,159	231,488	462,647	(42)	462,605
Total Comprehensive income for the period	-	17,086	17,086	(16)	17,070
Dividend	-	(2,275)	(2,275)	-	(2,275)
At 31 January 2020	<u>231,159</u>	<u>246,299</u>	<u>477,458</u>	<u>(58)</u>	<u>477,400</u>

For The Financial Year Ended 31 January 2019

	<u>Attributable to owners of the Company</u>			Non-Controlling Interests <u>RM'000</u>	Total Equity <u>RM'000</u>
	<u>Distributable</u>				
	Share Capital <u>RM'000</u>	Retained Earnings <u>RM'000</u>	Total <u>RM'000</u>		
<u>12 Months Ended 31 January 2019</u>					
At 1 February 2018	231,159	231,679	462,838	(5)	462,833
Total Comprehensive income for the period	-	2,084	2,084	(37)	2,047
Dividend	-	(2,275)	(2,275)	-	(2,275)
At 31 January 2019	<u>231,159</u>	<u>231,488</u>	<u>462,647</u>	<u>(42)</u>	<u>462,605</u>

(The Condensed Consolidated Statement of Financial Position should be read in conjunction with the Audited Financial Statements for year ended 31 January 2019 and the accompanying notes attached to the interim financial statements)



JKG LAND BERHAD

(Company No: 154232-K)
(Incorporated in Malaysia under the Companies Act, 1965)

CONDENSED CONSOLIDATED STATEMENT OF COMPREHENSIVE INCOME For The Financial Year Ended 31 January 2020

	Individual Quarter			Cumulative Quarter		
	Current Year Quarter 31-Jan-20 RM'000	Preceding Year Corresponding Quarter 31-Jan-19 RM'000	% + / (-)	Current Year To Date 31-Jan-20 RM'000	Preceding Year Corresponding Period 31-Jan-19 RM'000	% + / (-)
Revenue	63,570	15,525	309.5	190,178	76,599	148.3
Cost of sales	(45,121)	(9,654)		(141,520)	(56,153)	
Gross profit	18,449	5,871	214.2	48,658	20,446	138.0
Selling and marketing expenses	(188)	(443)		(1,260)	(1,551)	
Administrative expenses	(4,782)	(4,671)		(17,407)	(16,243)	
Other operating income	559	503		1,749	2,733	
Operating profit	14,038	1,260	1014.1	31,740	5,385	489.4
Share of results of an associate	-	-		-	-	
Profit before interest and tax	14,038	1,260	1014.1	31,740	5,385	489.4
Finance income	719	736		2,469	2,575	
Finance costs	(2,794)	(1,681)		(8,904)	(5,205)	
Profit / (Loss) before tax	11,963	315	3697.8	25,305	2,755	818.5
Tax expenses	(4,921)	1,258		(8,235)	(708)	
Profit and total comprehensive income for the period	7,042	1,573	347.7	17,070	2,047	733.9
Profit and total comprehensive income for the period attributable to :						
Owners of the Company	7,043	1,594	341.8	17,086	2,084	719.9
Non-controlling interests	(1)	(21)		(16)	(37)	
Profit and total comprehensive income for the period	7,042	1,573	347.7	17,070	2,047	733.9
	Sen	Sen		Sen	Sen	
Basic earnings per share	0.31	0.07	342.9	0.75	0.09	733.3

(The Condensed Consolidated Statement of Financial Position should be read in conjunction with the Audited Financial Statements for year ended 31 January 2019 and the accompanying notes attached to the interim financial statements)



JKG LAND BERHAD

(Company No: 154232-K)
(Incorporated in Malaysia under the Companies Act, 1965)

CONDENSED CONSOLIDATED STATEMENT OF CASH FLOWS For The Financial Year Ended 31 January 2020

	Current year to 31-Jan-2020 RM'000	Preceding year to 31-Jan-2019 RM'000
CASH FLOW FROM OPERATING ACTIVITIES		
Profit before tax	25,305	2,755
Adjustment for :		
Depreciation of property, plant and equipment	3,183	1,994
Depreciation of investment property	85	85
Interest income	(2,469)	(2,575)
Gain on redemption of short term fund	-	(12)
Gain on disposal of motor vehicle	(10)	-
Dividend received	(1)	(1)
Fair value adjustment on short term investment	(10)	(241)
Interest expense	8,904	5,205
Operating profit before changes in working capital	34,987	7,210
Changes in working capital		
Inventories	26,338	(13,144)
Contract assets	(54,056)	(22,348)
Contract cost	(6,263)	(17,840)
Trade and other receivables	(297)	(34)
Trade and other payables	8,109	10,827
Contract liabilities	(3,491)	2,327
	(29,660)	(40,212)
Cash used in operating activities	5,327	(33,002)
Tax paid	(2,290)	(3,468)
Net cash used in operating activities	3,037	(36,470)
CASH FLOW FROM INVESTING ACTIVITIES		
Additions of property, plant and equipment	(5,925)	(4,256)
Additions to non-current inventories	(6,595)	(3,679)
Proceeds from disposal of motor vehicle	32	12
Redemption / (Additions) of short term investments	1,139	5,093
Acquisition of subsidiary	-	(41,144)
Interest received	2,469	2,575
Dividend received	1	1
Withdrawal of fixed deposits-aged more than 3 months	-	15,000
Net cash used in investing activities	(8,879)	(26,398)
CASH FLOW FROM FINANCING ACTIVITIES		
Drawdown / (Repayment) of term loans and borrowings	38,297	38,882
Dividend paid to shareholders of the company	(2,275)	(2,275)
Interest paid	(8,774)	(8,276)
Repayment of lease liabilities	(884)	-
Net cash (used in)/ from investing activities	26,364	28,331
Net (decrease)/increase in cash and cash equivalents	20,522	(34,537)
Cash and cash equivalents at beginning of the period	75,910	110,447
Cash and cash equivalents at end of the period	96,432	75,910

Cash and cash equivalents at end of the period comprised of :

Fixed Deposit Placed With Licensed Banks-aged within 3 months	67,018	64,550
Cash and Bank Balances	29,414	11,360
	96,432	75,910

(The Condensed Consolidated Statement of Financial Position should be read in conjunction with the Audited Financial Statements for year ended 31 January 2019 and the accompanying notes attached to the interim financial statements)

SELECTED EXPLANATORY NOTES

PART A : Explanatory notes pursuant to Malaysian Financial Reporting Standard (“MFRS”) 134

1. Basis of Preparation

The condensed consolidated interim financial statements have been prepared in accordance with MFRS 134, Interim Financial Reporting and other MFRSs issued by the Malaysian Accounting Standard Board (“MASB”) and paragraph 9.22 of the Main Market Listing Requirements of Bursa Malaysia Securities Berhad (“BMSB”).

The condensed consolidated interim financial statements should be read in conjunction with the audited financial statements of the Group for the financial year ended 31 January 2019 which have been prepared in accordance with the Malaysian Financial Reporting Standards (“MFRS”), International Financial Reporting Standards (“IFRSs”) and the Companies Act 2016. These explanatory notes attached to the condensed consolidated interim financial statements provide an explanation of events and transactions that are significant to an understanding of the changes in the financial position and performance of the Group since the financial year ended 31 January 2019.

2. Accounting Policies

The significant accounting policies, method of computation and basis of consolidation applied in the consolidated condensed interim financial statements are consistent with those adopted in the audited financial statements for the financial year ended 31 January 2019.

MFRSs, Amendments to MFRSs and IC Interpretations issued but not yet effective:

MFRSs, interpretations and amendments effective for annual periods beginning on or after 1 January 2020

- Amendments to MFRS 3, *Business Combinations – Definition of a Business*
- Amendments to MFRS 101, *Presentation of Financial Statements* and MFRS 108, *Accounting Policies, Changes in Accounting Estimates and Errors – Definition of Material*
- Amendments to MFRS 9, *Financial Instruments*, MFRS 139, *Financial Instruments: Recognition and Measurement* and MFRS 7, *Financial Instruments: Disclosures – Interest Rate Benchmark Reform*

MFRSs, interpretations and amendments effective for annual periods beginning on or after 1 January 2021

- MFRS 17, *Insurance Contracts*

MFRSs, interpretations and amendments effective for annual periods beginning on or after 1 January 2022

- Amendments to MFRS 101, *Presentation of Financial Statements – Classification of Liabilities as Current or Non-current*

MFRSs, interpretations and amendments effective for annual periods beginning on or after a date yet to be confirmed

- Amendments to MFRS 10, *Consolidated Financial Statements* and MFRS 128, *Investments in Associates and Joint Ventures – Sale or Contribution of Assets between an Investor and its Associate or Joint Venture*

The Group plans to apply the abovementioned accounting standards, interpretations and amendments where applicable, in the respective financial years when the abovementioned accounting standards, interpretations and amendments become effective.

SELECTED EXPLANATORY NOTES
2. Accounting Policies (Cont'd)

The Group has adopted MFRS 16, Leases with effect from 1 January 2019 as mentioned below:

MFRS 16, Leases

MFRS 16 replaces the guidance in MFRS 117, Leases, IC Interpretation 4, Determining whether an Arrangement contains a Lease, IC Interpretation 115, Operating Leases – Incentives and IC Interpretation 127, Evaluating the Substance of Transactions Involving the Legal Form of a Lease.

MFRS 16 introduces a single, on-balance sheet lease accounting model for lessees. A lessee recognises a right-of-use asset representing its right to use the underlying asset and a lease liability representing its obligations to make lease payments. There are recognition exemptions for short-term leases and leases of low-value items. Lessor accounting remains similar to the current standard which continues to be classified as finance or operating lease.

As allowed by the transitional provision, the Group applies MFRS 16 with effect from 1 February 2019, using the modified retrospective approach, with no restatement of comparative information. The cumulative effect of adopting MFRS 16 was recognised as an adjustment to the opening balance at 1 February 2019.

The table below shows the impact of changes to the condensed consolidated statement of financial position of the Group resulting from the adoption of MFRS 16 as at 1 February 2019 :

<u>Group</u>	As at 31 January 2019 RM'000	Effects of adoption of MFRS 16 RM'000	As at 1 February 2019 RM'000
<u>Non-current assets:</u>			
Right-of-use assets	-	4,047	4,047
<u>Non-current liabilities :</u>			
Lease liabilities	-	3,293	3,293
<u>Current liabilities:</u>			
Lease liabilities	-	754	754

Other than the recognition of right-of-use assets and lease liabilities in the statement of financial position, the impact on the Group's financial performance upon adoption of MFRS 16 in the current financial position is as follows:

- (i) Consolidated Statement of Comprehensive Income
Expenses which had included operating lease rentals within adjusted earnings before interest, tax, depreciation and amortization ("EBITDA") are now replaced by interest expense on lease liabilities (included within "finance costs") and depreciation on right-of-use assets ("ROU"),
- (ii) Consolidated Statement of Cash Flows
Operating lease rental outflows previously recorded within "net cash flow from operating activities" are now classified as "net cash flow from financing activities" for repayment of lease liabilities.

3. Audit Report Qualification and Status

The financial statements of the Group for the financial year ended 31 January 2019 were not subject to any audit qualification.



JKG LAND BERHAD

(Company No: 154232-K)
(Incorporated in Malaysia under the Companies Act, 1965)

SELECTED EXPLANATORY NOTES

4. Seasonal or Cyclical Factors

The Group's business operations are not materially affected by seasonal or cyclical factors.

5. Unusual Items

There were no unusual items for the current financial period under review.

6. Changes in Estimates

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

7. Debt & Equity Securities, Share Buy-Backs and Treasury Shares

There was no issuance, cancellations, repurchases, resale and repayment of debt and equity securities during the financial period under review.

8. Dividend Paid

The first and final dividend of 0.1 sen per share on 2,274,930,000 ordinary shares amounting to RM2,274,930 in respect of the financial year ended 31 January 2019 was approved by the shareholders during the Annual General Meeting on 10 July 2019 and was paid on 16 August 2019.

9. Segmental Information

The Group's activities comprise the following main business segments which are regularly reviewed by the entity's chief operating decision maker in order to allocate resources to the segment and to assess its performance :-

Property development:	Development of residential, commercial and other properties
Cultivation of oil palm:	Cultivation of oil palm and Sale of fresh fruit bunches (FFB)
Others:	Operations related to investment holdings and provision of management services

12 months ended 31 January 2020	Property Development RM'000	Cultivation of Oil Palm RM'000	Others RM'000	Group RM'000
Segment Revenue	187,677	1,280	1,221	190,178
Segment Result				
Operating profit before tax	30,554	332	854	31,740
Share of results of an associate				-
Profit before interest and tax				31,740
Finance income				2,469
Finance costs				(8,904)
Profit before tax				25,305
Tax expense				(8,235)
Profit after tax				17,070
Segment assets	726,760	9,901	3,444	740,105
Investment in associates				-
Total assets				740,105



JKG LAND BERHAD

(Company No: 154232-K)
(Incorporated in Malaysia under the Companies Act, 1965)

SELECTED EXPLANATORY NOTES

9. Segmental Information (Cont'd)

12 months ended 31 January 2019	Property Development RM'000	Cultivation of Oil Palm RM'000	Others RM'000	Group RM'000
Segment Revenue	73,601	1,717	1,281	76,599
Segment Result				
Operating profit before tax	3,741	723	921	5,385
Share of results of an associate				-
Profit before interest and tax				5,385
Finance income				2,575
Finance costs				(5,205)
Profit before tax				2,755
Tax expense				(708)
Profit after tax				2,047
Segment assets	623,928	9,941	44,616	678,485
Investment in associates				-
Total assets				678,485

10. Valuation of Property, Plant and Equipment

There was no valuation of property, plant and equipment carried out during the current financial year ended 31 January 2020.

11. Material Subsequent Event

There were no material events subsequent to the financial year ended 31 January 2020.

12. Changes in the Composition of the Group

There were no changes in the composition of the Group up to the date of this announcement since the preceding financial year ended 31 January 2019.

13. Contingent Liabilities

There were no material contingent liabilities for the Group as at 31 January 2020.

14. Capital Commitments

There were no capital commitments for the Group as at 31 January 2020.



JKG LAND BERHAD

(Company No: 154232-K)
(Incorporated in Malaysia under the Companies Act, 1965)

SELECTED EXPLANATORY NOTES

Part B : Explanatory Notes Pursuant to Appendix 9B of the Listing Requirements of BMSB

1. Performance Review

The Group reported an increase in both revenue and pre-tax profit for the current financial quarter and financial year under review as compared to the preceding corresponding financial quarter and financial year. The Group's revenue for the current financial quarter and financial year increased by 309.5% and 148.3% to RM63.570 million and RM190.178 million respectively. Similarly, the Group's PBT for the current financial quarter and financial year of RM11.963 million and RM25.305 million, increased by 3697.8% and 818.5% respectively over the preceding corresponding financial quarter and financial year. The higher revenue and PBT were contributed by the property development segment.

The performance of the various operating segments were analysed as follows :-

	Quarter ended 31 January			12-months ended 31 January		
	2020 RM'000	2019 RM'000	% + / (-)	2020 RM'000	2019 RM'000	% + / (-)
<u>Segment Revenue</u>						
Property Development	63,067	14,851	324.7	187,677	73,601	155.0
Cultivation of Oil Palm	194	363	(46.6)	1,280	1,717	(25.5)
Others	309	311	(0.6)	1,221	1,281	(4.7)
Total	63,570	15,525	309.5	190,178	76,599	148.3
<u>Segment Results</u>						
Property Development	14,156	1,201	1078.7	30,554	3,741	716.7
Cultivation of Oil Palm	(60)	108	(155.6)	332	723	(54.1)
Others	(58)	(49)	(18.4)	854	921	(7.3)
Total operating profit	14,038	1,260	1014.1	31,740	5,385	489.4
Share of results of an associate	0	0		0	0	0
Profit before interest and tax	14,038	1,260	1,014.1	31,740	5,385	489.4
Finance income	719	736	(2.3)	2,469	2,575	(4.1)
Finance costs	(2,794)	(1,681)	66.2	(8,904)	(5,205)	71.7
Profit / (Loss) before tax	11,963	315	3697.8	25,305	2,755	818.5
Tax expense	(4,921)	1,258		(8,235)	(708)	
Profit after tax	7,042	1,573	347.7	17,070	2,047	733.9
Non-controlling interests	1	21		16	37	
Profit attributable to owners of the Company	7,043	1,594	341.8	17,086	2,084	719.9

SELECTED EXPLANATORY NOTES
1. Performance Review (Cont'd)
a) Property Development

For the current financial quarter under review, the Group's property development segment achieved a revenue of RM63.067 million and an operating profit of RM14.156 million, which were 324.7% and 1078.7% higher when compared to the corresponding quarter in the preceding year. For the current financial year, the Group reported a revenue of RM187.677 million and an operating profit of RM30.554 million representing an increase of 155.0% and 716.7% respectively over the preceding corresponding financial year. The improvement in both revenue and operating profits were due to higher sales achieved and higher progress of construction works mainly from its existing on-going development project in Kula Lumpur, namely The ERA @ Duta North.

	Quarter ended 31 January			12-months ended 31 January		
	2020	2019	%	2020	2019	%
	RM'000	RM'000	+ / (-)	RM'000	RM'000	+ / (-)
Revenue	63,067	14,851	324.7	187,677	73,601	155.0
Cost of sales	(44,500)	(9,039)		(140,205)	(54,799)	
Gross profit	18,567	5,812		47,472	18,802	
Selling and marketing expenses	(188)	(443)		(1,260)	(1,551)	
Administrative expenses	(4,782)	(4,671)		(17,407)	(16,243)	
Other operating income	559	503		1,749	2,733	
Operating profit	14,156	1,201	1078.7	30,554	3,741	716.7

b) Cultivation of oil palm

For the current financial quarter and financial year under review, this segment registered drops of 46.6% and 25.5% in revenue and a decrease of 155.6% and 54.1% in operating results respectively when compared to the preceding corresponding quarter and financial year. This was mainly due to lower Fresh Fruit Bunch (FFB) production by 75.0% and 40.0% over the preceding financial quarter and financial year despite the better commodity prices during the current financial year..

c) Others

The revenue and operating profit from other segment comprised mainly of rental income and management services income for the Group. This segment reported a marginal decrease in both revenue and operating results for the current financial quarter and financial year as compared to the preceding corresponding financial quarter and financial year. This was mainly due to the cessation of management services contract since November 2018 and an adjustment for the related direct operating expenses that was charged against the revenue during the fourth financial quarter of the current and preceding corresponding financial year.

2. Material Changes in Profit Before Tax for Quarter Reported On as Compared to the Immediate Preceding Quarter

The Group registered a revenue of RM63.570 million for the current quarter, an increase of 103.9% compared with RM31.172 million reported in the immediate preceding quarter. Likewise, the Group posted a PBT of RM11.963 million, a hike of 197.1% as compared to the PBT of RM4.027 million in the immediate preceding quarter. The higher current performance in comparison was due to the recognition of higher sales and work progress.



JKG LAND BERHAD

(Company No: 154232-K)
(Incorporated in Malaysia under the Companies Act, 1965)

SELECTED EXPLANATORY NOTES

2. Material Changes in Profit Before Tax for Quarter Reported On as Compared to the Immediate Preceding Quarter (Cont'd.)

	Quarter Ended		%
	31-01-2020	31-10-2019	
	RM'000	RM'000	+ / (-)
Segment Revenue			
Property Development	63,067	30,623	105.9
Cultivation of Oil Palm	194	243	(20.2)
Investment Holding	309	306	1.0
Total	63,570	31,172	103.9
Segment Results			
Property Development	14,156	5,352	164.5
Cultivation of Oil Palm	(60)	66	(190.9)
Investment Holding	(58)	306	(119.0)
Total operating profit	14,038	5,724	145.2
Share of results of an associate	0	-	
Profit before interest and tax	14,076	5,724	145.2
Finance income	719	598	20.2
Finance costs	(2,794)	(2,295)	23.3
Profit before tax	11,963	4,027	197.1
Tax expense	(4,921)	(1,002)	
Profit after tax	7,042	3,025	132.8
Non-controlling interests	1	1	
Profit attributable to owners of the Company	7,043	3,026	132.7

3. Commentary on Prospects

The World Health Organization (WHO) declared COVID-19 a pandemic recently and the rapid outbreak had resulted in weakening the global and domestic economic conditions. Under the prolonged global and domestic uncertainties, the property market is expected to remain subdued in FY2021. Nevertheless, in order to mitigate the impact, the Malaysian government had introduced various incentives to boost home ownership and the reduction of overnight policy rate (OPR) by 25 basis points to 2.50% to provide a more accommodative monetary environment to spur the economic growth.

Against the backdrop of the challenging business environment, the Group will continue to focus on market-driven product offerings whilst continue to unlock the value of its landbanks at strategic locations across the Klang Valley and Northern Regions.

Barring unforeseen circumstances, the Group expects to deliver satisfactory performance for the coming financial year of FY2021.

4. Variance of Actual Profit from Forecast Profit

There was no profit forecast given for the current financial year ended 31 January 2020.



JKG LAND BERHAD

(Company No: 154232-K)
(Incorporated in Malaysia under the Companies Act, 1965)

SELECTED EXPLANATORY NOTES

5. Taxation

Tax charged for the current quarter and financial year ended 31 January 2020 comprised the followings:-

	Quarter Ended 31-01-2020 RM'000	12-months Cumulative 31-01-2020 RM'000
In respect of the current quarter/ year to-date		
Malaysian income tax	1,561	4,875
Deferred tax assets	3,360	3,360
	<u>4,921</u>	<u>8,235</u>

For the financial year ended 31 January 2020, the effective tax rate of the group was higher than the statutory tax rate mainly due to losses in certain subsidiaries which are not available to set off against taxable profit of other subsidiaries and the recognition of deferred tax assets on unused tax losses of certain subsidiaries within the Group. The above tax figures are based on best estimates and internal assessment.

6. Status of Corporate Proposals

As at 31 January 2020, there were no outstanding corporate proposals.

7. Group Borrowings and Debt Securities

The Group's borrowings as at the end of the current financial year under review are as follows :

	As at 31-01-2020		
	Long term RM'000	Short term RM'000	Total RM'000
Secured Term loans	-	225,212	225,212

8. Material Litigation

There were no material litigations, which would have a material adverse effect on the financial results for the current financial year under review.

9. Proposed Dividend

In view of the current challenging and uncertain business environment, the Board of Directors has not proposed any dividend for the current financial year ended 31 January 2020.



JKG LAND BERHAD

(Company No: 154232-K)
(Incorporated in Malaysia under the Companies Act, 1965)

SELECTED EXPLANATORY NOTES

10. Earnings per share attributable to owners of the Company

The basic earnings per share has been calculated by dividing the Group's net profit attributable to owners of the Company for the period by the weighted average number of ordinary shares in issue during the period.

	Quarter Ended		12-months Cumulative	
	31-01-2020	31-01-2019	31-01-2020	31-01-2019
	RM'000	RM'000	RM'000	RM'000
Net profit/(loss) attributable to owners of the Company	7,043	1,594	17,086	2,084
Weighted average number of ordinary shares in issued	2,274,930	2,274,930	2,274,930	2,274,930
Basic earnings/(loss) per share	Sen 0.31	Sen 0.07	Sen 0.75	Sen 0.09

There is no diluted earnings per share as the Company does not have any convertible financial instruments as at the end of the financial year ended 31 January 2020.

11. Notes to the Comprehensive Income Statement

	Quarter Ended	12-months Cumulative
	31-01-2020	31-01-2020
	RM'000	RM'000
a) Interest income	719	2,469
b) Other income	559	1,749
c) Interest expense	(2,794)	(8,904)
d) Depreciation and amortization	(1,445)	(3,268)
e) Provision for and write off of receivables	-	-
f) Provision for and write off of inventories	-	-
g) Gain/(Loss) on disposal of quoted and unquoted investments or properties	-	-
h) Fair value gain/ (loss) on short term investment	-	10
i) Impairment of assets	-	-
j) Foreign exchange gain / (loss)	-	-
k) Gain / (Loss) on derivatives	NA	NA
l) Exceptional items	NA	NA