

**PASDEC HOLDINGS BERHAD**  
Company no: 367122-D  
(Incorporated in Malaysia)

**Interim Financial Statements**  
**30 June 2009**

**PASDEC HOLDINGS BERHAD**

(Incorporated in Malaysia)

**CONDENSED CONSOLIDATED INCOME STATEMENTS  
For the Quarter Ended 30 June 2009**

	INDIVIDUAL QUARTER 3 months ended		CUMULATIVE QUARTER 6 months ended	
	30.6.2009 RM'000	30.6.2008 RM'000	30.6.2009 RM'000	30.6.2008 RM'000
Revenue	<b>8,413</b>	26,614	<b>26,100</b>	47,928
Cost of sales	<b>(4,566)</b>	(19,687)	<b>(17,462)</b>	(32,256)
<b>Gross Profit</b>	<b>3,847</b>	6,927	<b>8,638</b>	15,672
Other income	<b>53</b>	3,473	<b>1,511</b>	8,492
Finance Income	<b>1,744</b>	134	<b>2,578</b>	254
Other expenses	<b>(6,929)</b>	(4,901)	<b>(11,396)</b>	(10,109)
Finance costs	<b>(1,939)</b>	(2,067)	<b>(3,851)</b>	(4,278)
Share of profit of associates	<b>425</b>	(135)	<b>44</b>	(248)
<b>(Loss)/Profit before tax</b>	<b>(2,799)</b>	3,431	<b>(2,476)</b>	9,783
Taxation	<b>(448)</b>	(582)	<b>(1,252)</b>	(1,022)
<b>(Loss)/Profit for the period</b>	<b>(3,247)</b>	2,849	<b>(3,728)</b>	8,761
<b>Attributable to:</b>				
Equity holding of the parent	<b>(2,249)</b>	3,161	<b>(2,448)</b>	9,393
Minority interest	<b>(998)</b>	(312)	<b>(1,280)</b>	(632)
	<b>(3,247)</b>	2,849	<b>(3,728)</b>	8,761
Earnings per share attributable to equity holding of the parent (Sen)				
Basic	<b>(1.09)</b>	1.53	<b>(1.19)</b>	4.56
Diluted	<b>NA</b>	NA	<b>NA</b>	NA
Dividend per share (Sen)	-	-	-	-

The condensed consolidated income statements should be read in conjunction with the audited financial statements of the Group for the year ended 31 December 2008 and the accompanying explanatory notes attached to the interim financial statements.

# PASDEC HOLDINGS BERHAD

(Incorporated in Malaysia)

## Condensed Consolidated Balance Sheet As at 30 June 2009

	Unaudited 30.6.2008	Audited 31.12.2008
	RM'000	(restate) RM'000
<b>ASSETS</b>		
<b>Non Current Assets</b>		
Property, plant and equipment	18,251	21,171
Prepaid lease land	81	82
Investment property	7,430	7,516
Land held for development	147,159	143,720
Investment in associates	3,376	3,332
Other investments	44,004	46,202
Intangible assets	823	823
	<u>221,124</u>	<u>222,846</u>
<b>Current Assets</b>		
Development properties	151,282	164,918
Inventories	30,807	11,610
Trade receivables	49,764	68,205
Other receivables	34,477	16,977
Deposit, cash and bank balances	17,598	25,176
	<u>283,928</u>	<u>286,886</u>
<b>TOTAL ASSETS</b>	<b><u>505,052</u></b>	<b><u>509,732</u></b>
<b>EQUITY AND LIABILITIES</b>		
<b>Equity attributable to equity holder of the parent</b>		
Share capital	205,978	205,978
Share premium	43,008	43,008
Retained earnings	97,847	100,294
	<u>346,833</u>	<u>349,280</u>
Minority interest	8,368	9,648
<b>Total Equity</b>	<b><u>355,201</u></b>	<b><u>358,928</u></b>

**PASDEC HOLDINGS BERHAD**  
(Incorporated in Malaysia)

**Condensed Consolidated Balance Sheet  
As at 30 June 2009**

	<b>Unaudited 30.6.2009</b>	<b>Audited 31.12.2008 (restate)</b>
	<b>RM'000</b>	<b>RM'000</b>
<b>Non Current Liabilities</b>		
Deferred tax liabilities	316	316
Retirement benefits	2,895	2,358
Rainbow Exchangeable Bonds	46,000	46,000
Redemption Premium	5,257	5,257
Borrowings	7,624	6,752
	<u>62,092</u>	<u>60,683</u>
<b>Current Liabilities</b>		
Retirement benefits	71	284
Borrowings	39,857	41,980
Trade payables	29,780	30,420
Other payables	16,970	16,428
Current tax liabilities	1,081	1,009
	<u>87,759</u>	<u>90,121</u>
<b>Total Liabilities</b>	<u>149,851</u>	<u>150,804</u>
<b>TOTAL EQUITY AND LIABILITIES</b>	<u>505,052</u>	<u>509,732</u>
Net assets per share (RM)	<b>1.68</b>	1.70

The condensed consolidated balance sheet should be read in conjunction with the audited financial statements of the Group for the year ended 31 December 2008 and the accompanying explanatory notes attached to the interim financial statements.

**PASDEC HOLDINGS BERHAD**

(Incorporated in Malaysia)

**Condensed Consolidated Statement of Changes in Equity  
For the Period Ended 30 June 2009**

	---Attributable to the holders of the parent---				Minority interest	Total
	-----Non distributable-		Distributable			
	Share capital	Share premium	Retained earnings (restate)	Total		
	RM'000	RM'000	RM'000	RM'000	RM'000	RM'000
<b>1 January 2009</b>	205,978	43,008	100,294	349,280	9,648	358,928
Loss for the period	-	-	(2,447)	(2,447)	(1,280)	(3,727)
<b>30 June 2009</b>	<b>205,978</b>	<b>43,008</b>	<b>97,847</b>	<b>346,833</b>	<b>8,368</b>	<b>355,201</b>
<b>1 January 2008</b>	205,978	43,008	105,113	354,099	10,447	364,546
Profit for the period	-	-	9,393	9,393	(632)	8,761
<b>30 June 2008</b>	<b>205,978</b>	<b>43,008</b>	<b>114,506</b>	<b>363,492</b>	<b>9,815</b>	<b>373,307</b>

The condensed consolidated statement of changes in equity should be read in conjunction with the audited financial statements of the Group for the year ended 31 December 2008 and the accompanying explanatory notes attached to the interim financial statements.

**PASDEC HOLDINGS BERHAD**

(Incorporated in Malaysia)

**Condensed Consolidated Cash Flow Statement  
For the Period Ended 30 June 2009**

	<b>CUMULATIVE QUARTER</b>	
	<b>30.6.2009</b>	<b>30.6.2008</b>
	<b>RM'000</b>	<b>RM'000</b>
Net cash used in operating activities	<b>(10,074)</b>	(19,405)
Net cash generated from investing activities	<b>4,153</b>	9,794
Net cash (used in)/ generated from financing activities	<b>(2,950)</b>	4,998
	<hr/>	<hr/>
<b>NET DECREASE CASH AND CASH EQUIVALENTS</b>	<b>(8,871)</b>	(4,613)
<b>CASH AND CASH EQUIVALENT AT THE BEGINNING OF FINANCIAL PERIOD</b>	<b>1,053</b>	7,960
	<hr/>	<hr/>
<b>CASH AND CASH EQUIVALENTS AT THE END OF FINANCIAL PERIOD</b>	<b>(7,818)</b>	3,347
	<hr/>	<hr/>
Represented by:		
Deposit, cash and bank balances	<b>17,154</b>	25,404
Bank overdrafts (included within short term borrowing in note 22)	<b>(24,972)</b>	(22,057)
	<b>(7,818)</b>	3,347
	<hr/>	<hr/>

The condensed consolidated cash flow statement should be read in conjunction with the audited financial statements of the Group for the year ended 31 December 2008 and the accompanying explanatory notes attached to the interim financial statements.

# **PASDEC HOLDINGS BERHAD**

(Incorporated in Malaysia)

## **Explanatory Notes Pursuant to FRS 134 : Interim Financial Reporting and Listing Requirements of Bursa Malaysia Securities Berhad**

### **1 Basis of preparation**

The interim financial statements are unaudited and have been prepared in accordance with the requirements of FRS 134: Interim Financial Reporting and paragraph 9.22 of the Listing Requirements of Bursa Malaysia Securities Berhad.

The interim financial statements should be read in conjunction with the audited financial statements for the year ended 31 December 2008. These explanatory notes attached to the 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 year ended 31 December 2008.

### **2 Auditors' report on preceding annual financial statements**

The auditors' report on the financial statement for the year ended 31 December 2008 was not qualified.

### **3 Seasonal or cyclical factors**

The Group's performance is not materially subject to seasonal or cyclical fluctuations.

### **4 Unusual items due to their nature, size or incidence**

There were no unusual items affecting assets, liabilities, equity, net income or cash flows of the Group for the current quarter under review.

### **5 Changes in estimates**

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

### **6 Issuance or repayment of debt and equity securities**

There were no issuance, cancellations, repurchases, resale, and repayment of debts and equity securities for the current quarter.

# PASDEC HOLDINGS BERHAD

(Incorporated in Malaysia)

## 7 Valuation of property, plant and equipment

There was no valuation of property, plant and equipment conduct during the quarter for the Group.

## 8 Dividend paid

There was no dividend paid during the quarter ended 30 June 2009.

## 9 Segmental information

The segment information by activities for the Company and its subsidiaries for the current quarter is as follows:-

	<b>CUMULATIVE QUARTER 6 months ended 30.6.2009 RM'000</b>	<b>CUMULATIVE QUARTER 6 months ended 30.6.2008 RM'000</b>
<b>Segment Revenue</b>		
Investment holding and provision of management services	<b>330</b>	289
Property Development	<b>23,018</b>	34,163
Construction	<b>2,646</b>	9,177
Trading in building materials	<b>2,880</b>	3,785
Bricks manufacturing	<b>1,446</b>	899
	<b>30,320</b>	48,313
Elimination	<b>(4,220)</b>	(385)
<b>Total revenue</b>	<b>26,100</b>	47,928



**9 Segmental information (continued)**

	<b>CUMULATIVE QUARTER 6 months ended 30.6.2009 RM'000</b>	<b>CUMULATIVE QUARTER 6 months ended 30.6.2008 RM'000</b>
<b>Segment Results</b>		
Investment holding and provision of management services	<b>(361)</b>	958
Property development	<b>1,993</b>	7,402
Construction	<b>(161)</b>	841
Trading in building materials	<b>(78)</b>	183
Bricks manufacturing	<b>(201)</b>	(283)
Others	-	6,804
<b>Sub Total</b>	<b>1,192</b>	15,905
Finance cost	<b>(3,851)</b>	(4,278)
Share of profits /(losses) from associates	<b>44</b>	(248)
<b>Sub Total</b>	<b>(3,807)</b>	(4,526)
<b>Net results</b>	<b>(2,615)</b>	11,379
Elimination	<b>139</b>	(1,596)
<b>(Loss)/ Profit before tax</b>	<b>(2,476)</b>	9,783

**10 Subsequent event**

There were no material events subsequent to the end of the current quarter.

**11 Changes in the composition of the Group**

There were no changes in the composition of the Group for the quarter under review.

**PASDEC HOLDINGS BERHAD**  
(Incorporated in Malaysia)

**12 Contingent liabilities**

Contingent liabilities of the Group comprise of the following:-

	<b>As at 30.6.2009 RM'000</b>	<b>As at 30.6.2008 RM'000</b>
Bank guarantee	<b>283</b>	283
Performance bond	<b>210</b>	210
<b>Total</b>	<b>493</b>	493

**13 Capital commitments**

The Group did not have any capital commitment for the interim financial statement as at 30 June 2009.

**14 Review of performance**

For the six months ended 30 June 2008, the Group has recorded a turnover of RM26.1 million compared with the turnover of RM47.9 million recorded in the preceding half year. The turnover decreased significantly due to the lower contribution of the Group's property development and construction sectors affected by the prevailing economic condition.

**15 Review of current quarter profitability against preceding quarter**

	<b>Current Quarter 30.6.2009 RM'000</b>	<b>Preceding Quarter 31.3.2009 RM'000</b>
Turnover	<b>8,413</b>	17,687
(Loss)/Profit before tax	<b>(2,799)</b>	324

During the current quarter under review, the Group recorded pre-tax loss of RM2.8 million as compared with pre-tax profit of RM324, 144 reported in the immediate preceding quarter mainly due to provision for impairment of assets in a subsidiary of RM2.2 million.

# PASDEC HOLDINGS BERHAD

(Incorporated in Malaysia)

## 16 Prospects for the current financial year

Barring any unforeseen circumstances, the Board expects the Group's performance to be satisfactory for the remaining period of the financial year ending 31 December 2009.

## 17 Profit forecast and profit guarantee

The Group has not provided any profit forecast or profit guarantee in a public document.

## 18 Taxation

	<b>INDIVIDUAL QUARTER</b>		<b>CUMULATIVE QUARTER</b>	
	<b>6 months ended</b>		<b>6 months ended</b>	
	<b>30.6.2009</b>	<b>30.6.2008</b>	<b>30.6.2009</b>	<b>30.6.2008</b>
	<b>RM'000</b>	<b>RM'000</b>	<b>RM'000</b>	<b>RM'000</b>
Malaysian tax:				
- current year	<b>448</b>	582	<b>1,252</b>	1,022

The effective tax rate for the cumulative quarter is higher than the statutory tax rate due to the disallowance for tax purposes of certain expenses, in addition to losses incurred by certain subsidiaries, which are not eligible as group relief.

## 19 Profit on sale of unquoted investments and/or properties

There was no disposal of unquoted investments or properties held as fixed assets for the financial period to date.

## 20 Purchase/disposal of quoted securities

There were no purchase and disposal of quoted securities for the financial period ended 30 June 2009.

Total investment in quoted securities as at 30 June 2009 is as follows:-

	<b>RM'000</b>
At cost	44,675
At carrying value	43,909
At market value	72,926

## 21 Corporate proposals

There was no corporate proposal announced and pending completion during the quarter under review.

## 22 Group borrowings and debt securities

The Group exposures in borrowings are as follows:

	<b>As at 30.6.2009 RM'000</b>	<b>As at 30.6.2008 RM'000</b>
Short term borrowings		
- secured	<b>39,548</b>	36,470
- unsecured	<b>309</b>	758
Total short term borrowings	<b>39,857</b>	37,228
Long term borrowings		
- secured	<b>58,881</b>	60,322
- unsecured	-	-
Total long term borrowings	<b>58,881</b>	60,322
<b>Total borrowings</b>	<b>98,738</b>	97,550

**PASDEC HOLDINGS BERHAD**  
(Incorporated in Malaysia)

**23 Off balance sheet financial instruments**

There were no financial instruments with material off balance sheet risk at the date of this report.

**24 Material litigation**

There was no material litigation involving the Group at the date of this report.

**25 Dividend proposed**

No dividend was declared during the quarter under review.

**26 Earnings per share**

	<b>INDIVIDUAL QUARTER</b>		<b>CUMULATIVE QUARTER</b>	
	<b>3 months ended</b>		<b>6 months ended</b>	
	<b>30.6.2009</b>	<b>30.6.2008</b>	<b>30.6.2009</b>	<b>30.6.2008</b>
<b>Basic earnings per share</b>				
Profit attributable to the equity holding of the parent RM'000	<u><b>(2,249)</b></u>	3,161	<u><b>(2,448)</b></u>	<u>9,393</u>
Number of shares at the beginning of the period Unit (000)	<u><b>205,978</b></u>	205,978	<u><b>205,978</b></u>	<u>205,978</u>
Basic earnings per share (Sen)	<u><b>(1.09)</b></u>	1.53	<u><b>(1.19)</b></u>	<u>4.56</u>