

TRUNG DO JOINT STOCK COMPANY

SOCIALIST REPUBLIC OF VIETNAM

No: 884/TCKT

Independence - Freedom - Happiness

Subject: Explanation of Changes in Net Profit
After Tax in the Combined QI 2026 financial
Statements

Nghe An, April, 28, 2026

To: - State Securities Commission

- Hanoi Stock Exchange

Business name: TRUNG DO JOINT STOCK COMPANY

Legal representative: Mr, Nguyen Duy Hien - Title: Director

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Trung Do Joint Stock Company would like to explain the fluctuation in Post-Tax Profit in the QIV/2025 Income Statement Compared to QIV/2024, as follows:

Indicator	Quarter I/ 2026 (VND)	Quarter I/ 2025(VND)	Increase/Decrease (+/-)	
			VND	%
Net profit after tax	288.387.988	-21.188.599.785	21.476.987.773	101,36%
Net revenue from the production and business of construction materials.	133.148.614.632	78.196.660.015	54.951.954.617	70,27%

- Profit after corporate income tax in the income statement for the first quarter of 2026 increased by 101,36% compared to the first quarter of 2025, at the same time, shifting from a loss in the same period last year (Q1 2025) of VND 21.188.599.785 to a profit in the current period (Q1 2026) of VND 288.387.988.

- The main reason is that in Q1 2026, revenue from the company's core business—manufacturing and trading construction materials—increased by 70.27% compared to the same period. Revenue from tunnel kiln brick sales surged significantly year-on-year, contributing to higher profits. Additionally, the ceramic tile factory resumed operations, enabling depreciation of fixed assets.

The financial report for Quarter I of 2026 of the Company is publicly available on the website: <http://www.trungdo.vn/chuyenmuc/quanhecodong>.

Respectfully,

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DIRECTOR

Nguyễn Duy Hiền