

AL Tajamouat for Touristic Projects Company
Public Shareholding Company
Amman-The Hashemite Kingdom of Jordan

Consolidated Interim Condensed Financial Statements
and Review Report
for the nine months ended September 30, 2023

AL Tajamouat For Touristic Projects Company
Public Shareholding Company
Amman-The Hashemite Kingdom of Jordan

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Report on Review of Consolidated Interim Condensed Financial Information

To the Shareholders
AL Tajamouat for Touristic Projects Company
Public Shareholding Company
Amman-The Hashemite Kingdom of Jordan

We have reviewed the consolidated interim condensed statement of financial position of AL Tajamouat for Touristic Projects Company and its subsidiaries (Public Shareholding Company), as at September 30, 2023, and the related consolidated interim condensed statements of comprehensive income, changes in equity and cash flows for the nine months period then ended. Management is responsible for the preparation and fair presentation of this interim financial information in accordance with International Financial Reporting Standard no. (34) "Interim Financial Reporting". Our responsibility is to express a conclusion about this interim financial information based on our review.

Scope of Review

We conducted our review in accordance with International Standard on Review Engagement no. (2410) "Review of interim financial information performed by the independent auditor of the entity". A review of consolidated interim condensed financial information consists of making inquiries, primarily of persons responsible for financial and accounting matters, and applying analytical and other review procedures. A review is substantially less in scope than an audit conducted in accordance with International Standards on Auditing and consequently does not enable us to obtain assurance that we would become aware of all significant matters that might be identified in an audit. Accordingly, we do not express an audit opinion.

Other Matter

The opening balances were audited by another certified public accountant who expressed a unqualified opinion on March 29, 2023.

Conclusion

Based on our review, nothing has come to our attention that causes us to believe that the accompanying consolidated interim condensed financial information is not prepared, in all material respects, in accordance with International Financial Reporting Standard no. (34) "Interim Financial Reporting".



Talal Abu-Ghazaleh & Co. International

Mohammad Al-Azraq
(License # 1000)



MEMBER OF THE

FORUM OF FIRMS

Amman October 31, 2023



AL Tajamouat for Touristic Projects Company
Public Shareholding Company
Amman-The Hashemite Kingdom of Jordan

Consolidated interim condensed statement of financial position as at September 30, 2023
- (review and unaudited)

		September 30, 2023	December 31, 2022
	Note	(reviewed and unaudited)	(audited)
ASSETS		JD	JD
Non-current Assets			
Investment properties	4	113,390,215	115,779,588
Property and equipment		20,009	11,178
Cheques under collection		181,261	176,410
Total Non-current Assets		<u>113,591,485</u>	<u>115,967,176</u>
Current Assets			
Assets held for sale	5	135,966	135,966
Trade receivables	6	5,178,162	4,101,256
Other debit balances		1,057,694	961,651
Cash and cash equivalents		<u>6,510,906</u>	<u>5,584,220</u>
Total Current Assets		<u>12,882,728</u>	<u>10,783,093</u>
Total Assets		<u><u>126,474,213</u></u>	<u><u>126,750,269</u></u>

The accompanying notes constitute an integral part of these financial statements

AL Tajamouat for Touristic Projects Company
Public Shareholding Company
Amman-The Hashemite Kingdom of Jordan

Consolidated statement of financial position as at September 30, 2023 - (review and unaudited)

		September 30, 2023	December 31, 2022
	Note	(reviewed and unaudited)	(audited)
		JD	JD
EQUITY AND LIABILITIES			
Equity			
Capital	7	93,000,000	93,000,000
Statutory reserve		2,308,411	2,308,411
Retained earnings		13,252,543	11,130,629
Total equity		108,560,954	106,439,040
Liabilities			
Non- current liabilities			
Syndicated loan - long term portion	8	11,104,946	14,597,546
Unearned revenue - long term portion		64,820	251,095
Tenants' refundable deposits		770,961	751,618
Total Non- Current Liabilities		11,940,727	15,600,259
Current Liabilities			
Trade payables		467,401	559,617
Other credit balances		671,828	539,959
Unearned revenue		4,831,043	3,609,134
Related parties payables		2,260	2,260
Total Current Liabilities		5,972,532	4,710,970
Total Liabilities		17,913,259	20,311,229
TOTAL EQUITY AND LIABILITIES		126,474,213	126,750,269

The accompanying notes constitute an integral part of these financial statements

AL Tajamouat for Touristic Projects Company
Public Shareholding Company
Amman-The Hashemite Kingdom of Jordan

**Consolidated interim condensed statement of comprehensive income for the nine months ended
September 30, 2023 - (review and unaudited)**

	For the nine month ended September 30		For the three month ended September 30	
	2023	2022	2023	2022
	JD	JD	JD	JD
Rental revenues	8,764,307	8,152,010	2,592,840	2,757,788
Cost of rental revenues	(2,753,494)	(2,558,943)	(614,912)	(896,915)
Depreciation of investment properties	(2,419,830)	(2,416,988)	(806,057)	(806,623)
Gross profit	3,590,983	3,176,079	1,171,871	1,054,250
Other revenues	178,995	127,524	65,521	42,835
Recovery of allowance for expected credit losses	132,237	124,320	-	-
Administrative expenses	(536,207)	(490,795)	(178,814)	(168,337)
Expected credit losses	(166,667)	(220,373)	-	(49,771)
Finance cost	(901,608)	(1,023,019)	(296,187)	(349,126)
Profit before tax and national contribution	2,297,733	1,693,736	762,391	529,851
Income tax	(146,186)	(89,367)	(32,935)	(47,931)
National contribution	(29,633)	(16,358)	(9,854)	(8,520)
Comprehansive income	2,121,914	1,588,011	719,602	473,400
Weighted average number of shares during the period	93,000,000	93,000,000		
Profit per share	JD -/022	JD -/017		

The accompanying notes constitute an integral part of these financial statements

Consolidated interim condensed statement of changes in equity for the nine months ended September 30, 2023 - (review and unaudited)

	Capital	Statutory reserve	Retained earnings	Total equity
For the nine month ended September 30, 2023	JD	JD	JD	JD
Balance as at January 1, 2023	93,000,000	2,308,411	11,130,629	106,439,040
Comprehensive income	-	-	2,121,914	2,121,914
Balance as at September 30, 2023	93,000,000	2,308,411	13,252,543	108,560,954
For the nine month ended September 30, 2022				
Balance as at January 1, 2022	93,000,000	2,071,137	9,160,129	104,231,266
Comprehensive income	-	-	1,588,011	1,588,011
Balance as at September 30, 2022	93,000,000	2,071,137	10,748,140	105,819,277

The accompanying notes constitute an integral part of these financial statements

AL Tajamouat for Touristic Projects Company
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Consolidated statement of cash flows for the nine months ended September 30, 2023 - (review and unaudited)

	September 30 2023	September 30 2022
	JD	JD
Cash Flow From Operating Activities		
Profit before tax and national contribution	2,297,733	1,693,736
Adjustments for:		
Depreciation of property and equipment	5,985	5,750
Depreciation of investment properties	2,419,830	2,416,988
Interest income	(172,823)	(96,617)
Finance costs	901,608	1,023,019
Expected credit losses	166,667	220,373
Recovery of allowance for expected credit losses	(132,237)	(124,320)
Change in operating assets and liabilities:		
Checks under collection	(4,851)	(1,581,284)
Trade receivables	(1,111,336)	802,870
Other debit balances	(96,043)	76,397
Unearned revenue	1,035,634	1,748,927
Trade payables	(92,216)	188,250
Other credit balances	75,070	(92,215)
	5,293,021	6,281,874
Income tax paid	(90,698)	(181,303)
National contribution paid	(20,444)	(38,621)
Net cash flows from operating activities	5,181,879	6,061,950
Cash Flows From Investing Activities		
Interest received	172,823	96,617
Purchase of property and equipment	(14,816)	(1,680)
Purchase of investment properties	(30,457)	(37,667)
Tenants' refundable deposits	19,343	(28,802)
Net cash Flows from investing activities	146,893	28,468
Cash Flow From Financing Activities		
Finance cost paid	(909,486)	(1,012,114)
Syndicated loan	(3,492,600)	(4,656,800)
Net cash flows from financing activities	(4,402,086)	(5,668,914)
Net change in cash and cash equivalents	926,686	421,504
Cash and cash equivalents - beginning of period	5,584,220	4,763,576
Cash and cash equivalents - end of period	6,510,906	5,185,080

The accompanying notes constitute an integral part of these financial statements

AL Tajamouat for Touristic Projects Company
Public Shareholding Company
Amman-The Hashemite Kingdom of Jordan

Note to consolidated interim condensed financial statements for the nine months ended September 30, 2023

1. Legal status and activity

- Legal status and activity for parent company and subsidiary as follows:

Company name	Legal status	Registration date at the		Main activities
		Ministry of Industry and Trade	Rigester No.	
AL Tajamouat For Touristic Projects Company	Public shareholding company	June 6, 1983	183	Owning and operating "TAJ Lifestyle Center" in Abdoun area in Amman - Jordan.
Al Taj Al Thahabi for Alternative Power Resources Projects*hinery	Limited liability company	February 25, 2019	53789	Invest in renewable energy projects, distribute, purchase, sell electricity mainly for the Group's own use.

- The consolidated interim condensed financial statements have been approved by board of directors in its session held on October 31, 2023.

2. Significant accounting policies

- The consolidated interim condensed financial information for the Company were prepared according to International Accounting Standard (34) "Interim Financial Reporting".
- Accounting policies used in preparing the consolidated interim condensed financial statement are consistent with those policies used in preparing the financial statements for the year ended December 31, 2022.

3. Subsidiary

The consolidated interim condensed financial statement includes the financial statement of the subsidiary as of September 30, 2023 as follows:

Company name	Legal entity	Paid in capital	Ownership percentage	Total assets	Total liabilities	Losses period	Retained earnings
		JD	%	JD	JD	JD	JD
Al Taj Al Thahabi for Alternative Power Resources Projects*hinery	LLC	2,300	100	2,300	1,773	-	(1,773)

Note to consolidated interim condensed financial statements for the nine months ended September 30, 2023

4. Investment properties

September 30, 2023	Lands		Construction works		Electro-mechanica		Outdoor works		Furniture and fixtures		Total	
	JD		JD		JD		JD		JD		JD	
Cost												
Balance - beginning of period	31,703,645		80,506,685		36,152,035		2,239,014		709,801		151,311,180	
Additions	-		-		30,457		-		-		30,457	
Balance - end of period	31,703,645		80,506,685		36,182,492		2,239,014		709,801		151,341,637	
Accumulated depreciation												
Balance - beginning of period	-		17,458,261		15,782,737		1,631,942		658,652		35,531,592	
Depreciation	-		1,207,599		1,082,786		117,547		11,898		2,419,830	
Balance - end of period	-		18,665,860		16,865,523		1,749,489		670,550		37,951,422	
Net	31,703,645		61,840,825		19,316,969		489,525		39,251		113,390,215	
December 31, 2022												
Cost												
Balance - beginning of year	31,703,645		80,506,685		36,135,155		2,239,014		672,134		151,256,633	
Additions	-		-		16,880		-		37,667		54,547	
Balance - end of year	31,703,645		80,506,685		36,152,035		2,239,014		709,801		151,311,180	
Accumulated depreciation												
Balance - beginning of year	-		15,848,130		14,343,109		1,475,213		641,257		32,307,709	
Depreciation	-		1,610,131		1,439,628		156,729		17,395		3,223,883	
Balance - end of year	-		17,458,261		15,782,737		1,631,942		658,652		35,531,592	
Net	31,703,645		63,048,424		20,369,298		607,072		51,149		115,779,588	

- Investment property has been evaluated by real estate appraiser for an amount of JD 122,551,390 dated March 19, 2023.

5. Assets held for sale

On 4 August 2020, the Group has acquired a plot of land, no. (110) parcel no. (30) located in Al-Salt, Jordan in accordance with the settlement agreement with one of the tenants, the Group obtained a valuation for the land from an independent real estate expert and has recorded it for its fair value amounted to JD 135,966, the Board of Directors approved the settlement agreement on 16 February 2020.

6. Trade receivables

	September 30, 2023 (reviewed and unaudited)	December 31, 2022 (audited)
	JD	JD
Trade receivables (*)	5,763,322	4,006,022
Checks under collection	4,310,444	5,029,375
Less: Allowance for expected credit losses (**)	(4,895,604)	(4,934,141)
Net	5,178,162	4,101,256

(*) Receivables ages details as the following:

	September 30, 2023 (Review and unaudited)	December 31, 2022 (Audited)
	JD	JD
From 1 to 60 days	1,209,520	469,954
From 61 to 120 days	608,659	389,837
From 121 to 180 days	422,284	149,191
From 181 to 365 days	713,329	121,396
More than 365 days	2,809,530	2,875,644
Total	5,763,322	4,006,022

(**) The following is the movement of allowance for expected credit losses during the period / year.

	September 30, 2023 (Review and unaudited)	December 31, 2022 (Audited)
	JD	JD
Balance - beginning of period / year	4,934,141	5,821,156
Additions during the period / year	166,667	360,593
Bad debts off during the period / year	(72,967)	(1,097,523)
Recovery of expected credit losses allowance	(132,237)	(150,085)
Balance - end of period / year	4,895,604	4,934,141

7. Capital

The authorized and paid-in capital was JD 100,000,000, divided into 100,000,000 shares at a par value of JD 1 each. On 26 August 2019, the General Assembly, in its extra-ordinary meeting, has approved the reduce the authorized and paid in capital by JD 7,000,000 against the share discount, to become 93,000,000 shares at a par value of one Jordanian Dinar each. The capital reduction procedures were finalized with the Ministry of Trading, Industry and Supply and Amman Stock Exchange on 4 March 2020.

8. Syndicated loan

- On 18 January 2010, the Group signed a JD 40,000,000 syndicated loan agreement managed by The Housing Bank for Trade and Finance. During September 2011, the Group raised an additional financing of JD 20,000,000 to reach JD 60,000,000 in total.
- The mall (Taj Life Style) and landsite of the mall, which is located in Abdoun, were pledged as collaterals against this loan.
- The Group rescheduled the loan several times, the last of which was on 19 December 2019, where the date of the last payment was rescheduled to be November 2029, while the method of calculating interest remained the same where it is calculated using the weighted average prime lending rate of all lenders minus an annual margin of 1.97%. This percentage has been changed to be 2.72% from November 3 to December 31, 2022.
- The quarterly installments amounted to JD 582,100, in addition to the interest are settled in February, May, August and November of each year.
- During the year 2022, the group paid ten payments amounted to 5,821,000 represent the installments due from Vaguest 2022 till November 2024.
- During the first quarter of 2023, the Group paid the installments due in year 2025 amounting to JD 2,328,400 , in addition to paying the installment due in February of the year 2026 during second quarter of the year 2023 totaling JD 582,100, and during the third quarter of 2023 the Group paid the installments due on May 2026 amounting to JD 582,100 and the next installment of the loan is due on August 3, 2026.