## NOTIFICATION FORM FOR SUBSTANTIAL SHAREHOLDER(S)/ UNITHOLDER(S) IN RESPECT OF INTERESTS IN SECURITIES

(Electronic Format)

FORM

- 1. Please read the explanatory notes carefully before completing the notification form.
- This form is for a Substantial Shareholder(s)/Unitholder(s) to give notice under section 135, 136, 137, 137J (as applicable to sections 135, 136 and 137) or 137U (as applicable to sections 135, 136 and 137) of the Securities and Futures Act (the "SFA").
- 3. This electronic Form 3 and a separate Form C, containing the particulars and contact details of the Substantial Shareholder(s)/Unitholder(s), must be completed by the Substantial Shareholder(s)/Unitholder(s) or a person duly authorised by the Substantial Shareholder(s)/Unitholder(s) to do so. The person so authorised should maintain records of information furnished to him by the Substantial Shareholder(s)/Unitholder(s).
- 4. This form and Form C, are to be completed electronically and sent to the Listed Issuer via an electronic medium such as an e-mail attachment. The Listed Issuer will attach both forms to the prescribed SGXNet announcement template for dissemination as required under section 137G(1), 137R(1) or 137ZC(1) of the SFA, as the case may be. While Form C will be attached to the announcement template, it will not be disseminated to the public and is made available only to the Monetary Authority of Singapore (the "Authority").
- 5. Where a transaction results in similar notifiable obligations on the part of more than one Substantial Shareholder/Unitholder, all of these Substantial Shareholders/Unitholders may give notice using the same notification form.
- 6. A single form may be used by a Substantial Shareholder/Unitholder for more than one transaction resulting in notifiable obligations which occur within the same notifiable period (i.e. within two business days of becoming aware of the earliest transaction). There must be no netting-off of two or more notifiable transactions even if they occur within the same day.
- 7. All applicable parts of the notification form must be completed. If there is insufficient space for your answers, please include attachment(s) by clicking the paper clip icon on the bottom left-hand corner or in item 11 of Part II or item 10 of Part III. The total file size for all attachment(s) should not exceed 1MB.
- 8. Except for item 5 of Part II and item 1 of Part IV, please select only one option from the relevant check boxes.
- 9. Please note that submission of any false or misleading information is an offence under Part VII of the SFA.
- 10. In this form, the term "Listed Issuer" refers to -
  - (a) a company incorporated in Singapore any or all of the shares in which are listed for quotation on the official list of a securities exchange;
  - (b) a corporation (not being a company incorporated in Singapore, or a collective investment scheme constituted as a corporation) any or all of the shares in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing;

- (c) a registered business trust (as defined in the Business Trusts Act (Cap. 31A)) any or all of the units in which are listed for quotation on the official list of a securities exchange;
- (d) a recognised business trust any or all of the units in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing; or
- (e) a collective investment scheme that is a trust, that invests primarily in real estate and real estaterelated assets specified by the Authority in the Code on Collective Investment Schemes, and any or all the units in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing ("Real Estate Investment Trust").
- 11. For further instructions and guidance on how to complete this notification form, please refer to section 7 of the User Guide on Electronic Notification Forms which can be accessed at the Authority's Internet website at http://www.mas.gov.sg (under "Regulations and Financial Stability", "Regulations, Guidance and Licensing", "Securities, Futures and Fund Management", "Forms", "Disclosure of Interests").

1. Name of Listed Issuer:

Wing Tai Holdings Limited

- 2. Type of Listed Issuer:
  - ✓ Company/Corporation
  - Registered/Recognised Business Trust
  - Real Estate Investment Trust

# 3. Is more than one Substantial Shareholder/Unitholder giving notice in this form?

- ✓ No (Please proceed to complete Part II)
- Yes (Please proceed to complete Parts III & IV)
- 4. Date of notification to Listed Issuer:

# Part II - Substantial Shareholder/Unitholder and Transaction(s) Details

[To be used for single Substantial Shareholder/Unitholder to give notice]

1. Name of Substantial Shareholder/Unitholder:

Empire Gate Holdings Limited

2. Is Substantial Shareholder/Unitholder a fund manager or a person whose interest in the securities of the Listed Issuer are held solely through fund manager(s)?

	Yes
--	-----

🖌 No

## Transaction A

- 1. Notification in respect of:
  - Becoming a Substantial Shareholder/Unitholder
  - ✓ Change in the percentage level of interest while still remaining a Substantial Shareholder/Unitholder
  - Ceasing to be a Substantial Shareholder/Unitholder
- 2. Date of acquisition of or change in interest:

14**-**Jul-2021

3. Date on which Substantial Shareholder/Unitholder became aware of the acquisition of, or the change in, interest ① (*if different from item 2 above, please specify the date*):

14-Jul-2021

- 4. Explanation (*if the date of becoming aware is different from the date of acquisition of, or the change in, interest*):
- 5. Type of securities which are the subject of the transaction *(more than one option may be chosen)*:

✓ Voting shares/units

- Rights/Options/Warrants over voting shares/units
- Convertible debentures over voting shares/units (conversion price known)
- Others (*please specify*):

6. Number of shares, units, rights, options, warrants and/or principal amount of convertible debentures acquired or disposed of by Substantial Shareholder/Unitholder:

38,954,803

7. Amount of consideration paid or received by Substantial Shareholder/Unitholder (excluding brokerage and stamp duties):

\$71,286,779

8. Circumstance giving rise to the interest or change in interest:

Acquisition of:

- Securities via market transaction
- Securities via off-market transaction (e.g. married deals)
- Securities via physical settlement of derivatives or other securities
- Securities pursuant to rights issue
- Securities via a placement
- Securities following conversion/exercise of rights, options, warrants or other convertibles

Disposal of:

- Securities via market transaction
- Securities via off-market transaction (e.g. married deals)

Other circumstances:

- Acceptance of take-over offer for the Listed Issuer
- --- Corporate action by the Listed Issuer which Substantial Shareholder/Unitholder did not
- □ participate in (please specify):

## ✓ Others (*please specify*):

Acquisition of 509,993 shares via market transaction and 38,444,810 shares via off-market transaction.

9. Quantum of total voting shares/units (including voting shares/units underlying rights/options/ warrants/convertible debentures {conversion price known}) held by Substantial Shareholder/ Unitholder before and after the transaction:

Immediately before the transaction	Direct Interest	Deemed Interest	Total
No. of voting shares/units held and/or underlying the rights/options/warrants/ convertible debentures:	48,329,572	3,529,166	51,858,738
As a percentage of total no. of voting shares/units:	6.27	0.46	6.73
Immediately after the transaction	Direct Interest	Deemed Interest	Total
Immediately after the transaction No. of voting shares/units held and/or underlying the rights/options/warrants/ convertible debentures:	Direct Interest 87,284,375	Deemed Interest 3,529,166	<i>Total</i> 90,813,541

10. Circumstances giving rise to deemed interests (*if the interest is such*): [You may attach a chart in item 11 to illustrate how the Substantial Shareholder/Unitholder's deemed interest arises]

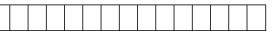
Deemed interested in 3,529,166 Wing Tai Holdings Limited ("WTH") shares beneficially held by Winway Investment Pte Ltd, a subsidiary of Empire Gate Holdings Limited.

11. Attachments (*if any*): 🕥

Ũ

(The total file size for all attachment(s) should not exceed 1MB.)

- 12. If this is a **replacement** of an earlier notification, please provide:
  - (a) SGXNet announcement reference of the <u>first</u> notification which was announced on SGXNet (*the "Initial Announcement"*):
  - (b) Date of the Initial Announcement:
  - (c) 15-digit transaction reference number of the relevant transaction in the Form 3 which was attached in the Initial Announcement:



# 13. Remarks (if any):

		saction Reference Number (auto-generated):
	4 0	0       5       7       1       0       3       4       4       9       5       3       8       4       7
		o be completed by an individual submitting this notification form on behalf of the Substantial er/Unitholder.
14.	Part	include of Individual acclemation while a stift action forms to the Listed Leaven
		iculars of Individual submitting this notification form to the Listed Issuer:
	(a)	Name of Individual:
	(a)	-
	(a) (b)	Name of Individual:
		Name of Individual: Henry Chung
		Name of Individual: Henry Chung

## NOTIFICATION FORM FOR DIRECTOR/CHIEF EXECUTIVE OFFICER IN RESPECT OF INTERESTS IN SECURITIES

FORM 1 (Electronic Format)

- 1. Please read the explanatory notes carefully before completing this notification form.
- This form is for a Director/Chief Executive Officer ("CEO") to give notice of his interests in the securities of the Listed Issuer under section 133, 137N or 137Y of the Securities and Futures Act (Cap. 289) (the "SFA"). Please note that the requirement to disclose interests in participatory interests applies <u>only</u> to a director and where the Listed Issuer is a Singapore-incorporated company.
- 3. This electronic Form 1 and a separate Form C, containing the particulars and contact details of the Director/CEO, must be completed by the Director/CEO or a person duly authorised by him to do so. The person so authorised should maintain records of information furnished to him by the Director/CEO.
- 4. This form and Form C, are to be completed electronically and sent to the Listed Issuer via an electronic medium such as an e-mail attachment. The Listed Issuer will attach both forms to the prescribed SGXNet announcement template for dissemination as required under section 137G(1), 137R(1) or 137ZC(1) of the SFA, as the case may be. While Form C will be attached to the announcement template, it will not be disseminated to the public and is made available only to the Monetary Authority of Singapore (the "Authority").
- 5. A single form may be used by a Director/CEO for more than one transaction resulting in notifiable obligations which occur within the same notifiable period (i.e. within two business days of/of becoming aware of, the earliest transaction). There must be no netting-off of two or more notifiable transactions even if they occur within the same day.
- 6. All applicable parts of the notification form must be completed. If there is insufficient space for your answers, please include attachment(s) by clicking on the paper clip icon on the bottom left-hand corner or in item 3 of Part II or item 10 of Part III. The total file size for all attachment(s) should not exceed 1MB.
- 7. Except for item 4 of Part III, please select only one option from the relevant check boxes.
- 8. Please note that submission of any false or misleading information is an offence under Part VII of the SFA.
- 9. In this form, the term "Listed Issuer" refers to
  - (a) a company incorporated in Singapore any or all of the shares in which are listed for quotation on the official list of a securities exchange;
  - (b) a corporation (not being a company incorporated in Singapore, or a collective investment scheme constituted as a corporation) any or all of the shares in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing;
  - (c) a registered business trust (as defined in the Business Trusts Act (Cap. 31A)) any or all of the units in which are listed for quotation on the official list of a securities exchange;
  - (d) a recognised business trust any or all of the units in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing; or
  - (e) a collective investment scheme that is a trust, that invests primarily in real estate and real estaterelated assets specified by the Authority in the Code on Collective Investment Schemes, and any or all the units in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing ("Real Estate Investment Trust").
- 10. For further instructions and guidance on how to complete this notification form, please refer to section 6 of the User Guide on Electronic Notification Forms which can be accessed at the Authority's Internet website at http://www.mas.gov.sg (under "Regulations and Financial Stability", "Regulations, Guidance and Licensing", "Securities, Futures and Fund Management", "Forms", "Disclosure of Interests").

Name of Listed Issuer:         Wing Tai Holdings Limited         Type of Listed Issuer:            Company/Corporation          Registered/Recognised Business Trust         Real Estate Investment Trust         Name of Director/CEO:         Cheng Wai Keung         Is the Director/CEO also a substantial shareholder/unitholder of the Listed Issuer?         Yes         No         Is the Director/CEO notifying in respect of his interests in securities of, or made available by the Listed Issuer at the time of his appointment?         Yes (Please proceed to complete Part II)         No (Please proceed to complete Part III)         Date of notification to Listed Issuer:         15-Jul-2021	Part I - General
Type of Listed Issuer:         ✓ Company/Corporation         Registered/Recognised Business Trust         Real Estate Investment Trust         Name of Director/CEO:         Cheng Wai Keung         Is the Director/CEO also a substantial shareholder/unitholder of the Listed Issuer?         ✓ Yes         No         Is the Director/CEO notifying in respect of his interests in securities of, or made available by the Listed Issuer at the time of his appointment?         Yes (Please proceed to complete Part II)         ✓ No         Date of notification to Listed Issuer:	Name of Listed Issuer:
<ul> <li>✓ Company/Corporation</li> <li>Registered/Recognised Business Trust</li> <li>Real Estate Investment Trust</li> </ul> Name of Director/CEO: Cheng Wai Keung Is the Director/CEO also a substantial shareholder/unitholder of the Listed Issuer? <ul> <li>✓ Yes</li> <li>No</li> <li>Is the Director/CEO notifying in respect of his interests in securities of, or made available by the Listed Issuer at the time of his appointment? <ul> <li>Yes (Please proceed to complete Part II)</li> <li>✓ No (Please proceed to complete Part III)</li> <li>Date of notification to Listed Issuer:</li> </ul></li></ul>	Wing Tai Holdings Limited
<ul> <li>☐ Registered/Recognised Business Trust</li> <li>☐ Real Estate Investment Trust</li> </ul> Name of Director/CEO: Cheng Wai Keung Is the Director/CEO also a substantial shareholder/unitholder of the Listed Issuer? <ul> <li>☑ Yes</li> <li>☐ No</li> <li>Is the Director/CEO notifying in respect of his interests in securities of, or made available by the Listed Issuer at the time of his appointment? <ul> <li>☐ Yes (Please proceed to complete Part II)</li> <li>☑ No (Please proceed to complete Part III)</li> <li>☑ Date of notification to Listed Issuer:</li> </ul></li></ul>	Type of Listed Issuer:
□ Real Estate Investment Trust         Name of Director/CEO:         □ Cheng Wai Keung         Is the Director/CEO also a substantial shareholder/unitholder of the Listed Issuer?         □ Yes         □ No         Is the Director/CEO notifying in respect of his interests in securities of, or made available by the Listed Issuer at the time of his appointment?         □ Yes (Please proceed to complete Part II)         □ No (Please proceed to complete Part III)         Date of notification to Listed Issuer:	✓ Company/Corporation
Name of Director/CEO:         Cheng Wai Keung         Is the Director/CEO also a substantial shareholder/unitholder of the Listed Issuer?         ✓ Yes         No         Is the Director/CEO notifying in respect of his interests in securities of, or made available by the Listed Issuer at the time of his appointment?         Yes         Yes         No         Is the Director/CEO notifying in respect of his interests in securities of, or made available by the Listed Issuer at the time of his appointment?         Yes       (Please proceed to complete Part II)         No       (Please proceed to complete Part III)         Date of notification to Listed Issuer:	Registered/Recognised Business Trust
Cheng Wai Keung         Is the Director/CEO also a substantial shareholder/unitholder of the Listed Issuer?         ✓ Yes         No         Is the Director/CEO notifying in respect of his interests in securities of, or made available by the Listed Issuer at the time of his appointment?         Yes (Please proceed to complete Part II)         ✓ No (Please proceed to complete Part III)         Date of notification to Listed Issuer:	Real Estate Investment Trust
Cheng Wai Keung         Is the Director/CEO also a substantial shareholder/unitholder of the Listed Issuer?         ✓ Yes         No         Is the Director/CEO notifying in respect of his interests in securities of, or made available by the Listed Issuer at the time of his appointment?         Yes         Yes         No         Is the Director/CEO notifying in respect of his interests in securities of, or made available by the Listed Issuer at the time of his appointment?         Yes       (Please proceed to complete Part II)         ✓ No       (Please proceed to complete Part III)         Date of notification to Listed Issuer:	
Cheng Wai Keung         Is the Director/CEO also a substantial shareholder/unitholder of the Listed Issuer?         ✓ Yes         No         Is the Director/CEO notifying in respect of his interests in securities of, or made available by the Listed Issuer at the time of his appointment?         Yes (Please proceed to complete Part II)         ✓ No (Please proceed to complete Part III)         Date of notification to Listed Issuer:	
Is the Director/CEO also a substantial shareholder/unitholder of the Listed Issuer? ✓ Yes No Is the Director/CEO notifying in respect of his interests in securities of, or made available by the Listed Issuer at the time of his appointment? Yes ( <i>Please proceed to complete Part II</i> ) ✓ No ( <i>Please proceed to complete Part III</i> ) Date of notification to Listed Issuer:	Name of Director/CEO:
<ul> <li>✓ Yes</li> <li>No</li> <li>Is the Director/CEO notifying in respect of his interests in securities of, or made available by the Listed Issuer at the time of his appointment?</li> <li>Yes (Please proceed to complete Part II)</li> <li>✓ No (Please proceed to complete Part III)</li> <li>Date of notification to Listed Issuer:</li> </ul>	Cheng Wai Keung
<ul> <li>the Listed Issuer at the time of his appointment?</li> <li>Yes (Please proceed to complete Part II)</li> <li>No (Please proceed to complete Part III)</li> <li>Date of notification to Listed Issuer:</li> </ul>	✓ Yes
✓ No (Please proceed to complete Part III) Date of notification to Listed Issuer:	
Date of notification to Listed Issuer:	Yes (Please proceed to complete Part II)
	✓ No (Please proceed to complete Part III)
15-Jul-2021	Date of notification to Listed Issuer:
	15-Jul-2021

	ansaction A 🕤			
Date of acquisition of or change in interest:				
	14-Jul-2021			
	Date on which Director/CEO became aware of the acquisition of, or change in, interest <u>(</u> ( <i>if different from item 1 above, please specify the date</i> ):			
	14-Jul-2021			
	Explanation ( <i>if the date of becoming aware is different from the date of acquisition of, or change in, interest</i> ):			
	Type of securities which are the subject of the transaction (more than one option may be			
	chosen):			
<ul> <li>Ordinary voting shares/units of Listed Issuer</li> <li>Other types of shares/units (<i>excluding ordinary voting shares/units</i>) of Listed Issuer</li> </ul>				
Rights/Options/Warrants over shares/units of Listed Issuer				
Debentures of Listed Issuer				
Rights/Options over debentures of Listed Issuer				
Contracts over shares of the Listed Issuer which Director/CEO is a party to, or under which he is entitled to a benefit, being contracts under which any person has a right to call for or to make delivery of shares in the Listed Issuer				
Participatory interests made available by Listed Issuer				
	<ul> <li>Others (<i>please specify</i>):</li> </ul>			
	Number of shares, units, rights, options, warrants, participatory interests and/or principa amount/value of debentures or contracts acquired or disposed of by Director/CEO:			
	N.A.			
	Amount of consideration paid or received by Director/CEO ( <i>excluding brokerage and stamp duties</i> ):			

7.	Circumstance giving rise to the interest or change in interest:					
	Acquisition of:					
	Securities via market transaction					
	Securities via off-market transaction (e.g. married deals)					
	Securities via physical settlement of derivatives or other securities					
	Securities pursuant to rights issue					
	Securities via a placement					
	Securities following conversion/exercise	of rights, options, w	arrants or other con	vertibles		
	Disposal of:					
	Securities via market transaction					
	Securities via off-market transaction ( <i>e.g. married deals</i> )					
	Other circumstances :					
	Acceptance of employee share options/s	hare awards				
	Vesting of share awards					
	Exercise of employee share options					
	Acceptance of take-over offer for Listed Issuer					
	Corporate action by Listed Issuer ( <i>pleas</i> )					
	✓ Others ( <i>please specify</i> ): Increase of deemed interest in Wing Tai Holdin	gs Limited ("WTH") vi	a acquisition of 38,95	4,803 WTH shares by		
	Empire Gate Holdings Limited.					
8.	Quantum of interests in securities held by Director/CEO before and after the transaction. Please complete relevant table(s) below (for example, Table 1 should be completed if the change relates to ordinary voting shares of the Listed Issuer; Table 4 should be completed if the change relates to debentures):					
	Table 1. Change in respect of ordinary	voting shares/un	its of Listed Issue	r		
	Immediately before the transaction	Direct Interest	Deemed Interest	Total		
	No. of ordinary voting shares/units held:	214,400	423,828,656	424,043,056		
	As a percentage of total no. of ordinary voting shares/units:	0.03	55	55.03		

Direct Interest	Deemed Interest	Total
214,400	423,828,656	424,043,056
0.03	55	55.03
Direct Interest	Deemed Interest	Total
214,400	462,783,459	462,997,859
	214,400 0.03 Direct Interest	214,400423,828,6560.0355Direct InterestDeemed Interest

9.	Circ	voting shares/units:       Image: Shares/units:         Image: Shares					
	[You may attach a chart(s) in item 10 to illustrate how the Director/CEO's deemed interest, set out in item 8 tables 1 to 8, arises]						
		ncrease in deemed interest arises via acqu h Mr Cheng Wai Keung is deemed interest		WTH shares by Empir	e Gate Holdings Limited i		
10.	Atta	chments ( <i>if any</i> ): 👔					
	D	(The total file size for all attachment(s) sho	ould not exceed 1MB.	)			
11.	lf thi	s is a <b>replacement</b> of an earlier not					
	(a)	SGXNet announcement reference			nnounced on SGXNe		
		(the "Initial Announcement"):					
	(1.)						
	(b)	Date of the Initial Announcement:	7				
	(c)	15-digit transaction reference nun	」 nber of the releva	ant transaction in t	he Form 1 which was		
	(-)	attached in the Initial Announceme					
12.	Rem	narks ( <i>if any</i> ):					
	ransac	tion Reference Number (auto-gener	ated):				
Tr	5 1	7 9 0 3 4 4 9 4 3 1 3 4					
Tr 0							
0							
0 Ite		s to be completed by an individual subn	-		the Director/CEO.		
0		s to be completed by an individual subn iculars of Individual submitting this n Name of Individual:	-		the Director/CEO.		

- (b) Designation (*if applicable*):
- (c) Name of entity (*if applicable*):

## NOTIFICATION FORM FOR DIRECTOR/CHIEF EXECUTIVE OFFICER IN RESPECT OF INTERESTS IN SECURITIES

FORM 1 (Electronic Format)

- 1. Please read the explanatory notes carefully before completing this notification form.
- This form is for a Director/Chief Executive Officer ("CEO") to give notice of his interests in the securities of the Listed Issuer under section 133, 137N or 137Y of the Securities and Futures Act (Cap. 289) (the "SFA"). Please note that the requirement to disclose interests in participatory interests applies <u>only</u> to a director and where the Listed Issuer is a Singapore-incorporated company.
- 3. This electronic Form 1 and a separate Form C, containing the particulars and contact details of the Director/CEO, must be completed by the Director/CEO or a person duly authorised by him to do so. The person so authorised should maintain records of information furnished to him by the Director/CEO.
- 4. This form and Form C, are to be completed electronically and sent to the Listed Issuer via an electronic medium such as an e-mail attachment. The Listed Issuer will attach both forms to the prescribed SGXNet announcement template for dissemination as required under section 137G(1), 137R(1) or 137ZC(1) of the SFA, as the case may be. While Form C will be attached to the announcement template, it will not be disseminated to the public and is made available only to the Monetary Authority of Singapore (the "Authority").
- 5. A single form may be used by a Director/CEO for more than one transaction resulting in notifiable obligations which occur within the same notifiable period (i.e. within two business days of/of becoming aware of, the earliest transaction). There must be no netting-off of two or more notifiable transactions even if they occur within the same day.
- 6. All applicable parts of the notification form must be completed. If there is insufficient space for your answers, please include attachment(s) by clicking on the paper clip icon on the bottom left-hand corner or in item 3 of Part II or item 10 of Part III. The total file size for all attachment(s) should not exceed 1MB.
- 7. Except for item 4 of Part III, please select only one option from the relevant check boxes.
- 8. Please note that submission of any false or misleading information is an offence under Part VII of the SFA.
- 9. In this form, the term "Listed Issuer" refers to
  - (a) a company incorporated in Singapore any or all of the shares in which are listed for quotation on the official list of a securities exchange;
  - (b) a corporation (not being a company incorporated in Singapore, or a collective investment scheme constituted as a corporation) any or all of the shares in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing;
  - (c) a registered business trust (as defined in the Business Trusts Act (Cap. 31A)) any or all of the units in which are listed for quotation on the official list of a securities exchange;
  - (d) a recognised business trust any or all of the units in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing; or
  - (e) a collective investment scheme that is a trust, that invests primarily in real estate and real estaterelated assets specified by the Authority in the Code on Collective Investment Schemes, and any or all the units in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing ("Real Estate Investment Trust").
- 10. For further instructions and guidance on how to complete this notification form, please refer to section 6 of the User Guide on Electronic Notification Forms which can be accessed at the Authority's Internet website at http://www.mas.gov.sg (under "Regulations and Financial Stability", "Regulations, Guidance and Licensing", "Securities, Futures and Fund Management", "Forms", "Disclosure of Interests").

Part I - General
Name of Listed Issuer:
Wing Tai Holdings Limited
Type of Listed Issuer:
✓ Company/Corporation
Registered/Recognised Business Trust
Real Estate Investment Trust
Name of Director/CEO:
Edmund Cheng Wai Wing
Is the Director/CEO also a substantial shareholder/unitholder of the Listed Issuer?
✓ Yes
□ No
Is the Director/CEO notifying in respect of his interests in securities of, or made available by
the Listed Issuer at the time of his appointment?
Yes (Please proceed to complete Part II)
✓ No (Please proceed to complete Part III)
Date of notification to Listed Issuer:
15-Jul-2021

	ansaction A 🕤			
Date of acquisition of or change in interest:				
	14-Jul-2021			
	Date on which Director/CEO became aware of the acquisition of, or change in, interest <u>(</u> ( <i>if different from item 1 above, please specify the date</i> ):			
	14-Jul-2021			
	Explanation ( <i>if the date of becoming aware is different from the date of acquisition of, or change in, interest</i> ):			
	Type of securities which are the subject of the transaction (more than one option may be			
	chosen):			
<ul> <li>Ordinary voting shares/units of Listed Issuer</li> <li>Other types of shares/units (<i>excluding ordinary voting shares/units</i>) of Listed Issuer</li> </ul>				
Rights/Options/Warrants over shares/units of Listed Issuer				
Debentures of Listed Issuer				
Rights/Options over debentures of Listed Issuer				
Contracts over shares of the Listed Issuer which Director/CEO is a party to, or under which he is entitled to a benefit, being contracts under which any person has a right to call for or to make delivery of shares in the Listed Issuer				
Participatory interests made available by Listed Issuer				
	<ul> <li>Others (<i>please specify</i>):</li> </ul>			
	Number of shares, units, rights, options, warrants, participatory interests and/or principa amount/value of debentures or contracts acquired or disposed of by Director/CEO:			
	N.A.			
	Amount of consideration paid or received by Director/CEO ( <i>excluding brokerage and stamp duties</i> ):			

7.	Circumstance giving rise to the interest or change in interest:					
	Acquisition of:					
	Securities via market transaction					
	Securities via off-market transaction ( <i>e.g. married deals</i> )					
	Securities via physical settlement of derivatives or other securities					
	Securities pursuant to rights issue					
	Securities via a placement					
	Securities following conversion/exercise	of rights, options, w	arrants or other con	vertibles		
	Disposal of:					
	Securities via market transaction					
	Securities via off-market transaction (e.g. married deals)					
	Other circumstances :					
	Acceptance of employee share options/s	hare awards				
	Vesting of share awards					
	Exercise of employee share options					
	Acceptance of take-over offer for Listed	lssuer				
	Corporate action by Listed Issuer ( <i>pleas</i>					
	✓ Others ( <i>please specify</i> ): Increase of deemed interest in Wing Tai Holdin	gs Limited ("WTH") via	a acquisition of 38,95	4,803 WTH shares by		
	Empire Gate Holdings Limited.					
8.	Quantum of interests in securities held by Director/CEO before and after the transaction. Please complete relevant table(s) below (for example, Table 1 should be completed if the change relates to ordinary voting shares of the Listed Issuer; Table 4 should be completed if the change relates to debentures):					
	Table 1. Change in respect of <b>ordinary</b>	voting shares/un	its of Listed Issue	r		
	Immediately before the transaction	Direct Interest	Deemed Interest	Total		
	No. of ordinary voting shares/units held:	0	346,811,664	346,811,664		
	As a percentage of total no. of ordinary voting shares/units:	0	45.01	45.01		

Immediately before the transaction	Direct Interest	Deemed Interest	Total
No. of ordinary voting shares/units held:	0	346,811,664	346,811,664
As a percentage of total no. of ordinary voting shares/units:	0	45.01	45.01
Immediately after the transaction	Direct Interest	Deemed Interest	Total
No. of ordinary voting shares/units held:	0	385,766,467	385,766,467

	As voti	a percentage of total no. of ordinary ng shares/units: <u>()</u>	0	50.14	50.14
9.	[You set o	umstances giving rise to deemed in a may attach a chart(s) in item 10 to put in item 8 tables 1 to 8, arises]	o illustrate how	the Director/CEC	
		deemed interest arises by an acquisition of und Cheng Wai Wing is deemed interesto		res by Empire Gate F	Holdings Limited in which Mr
10.	Atta	chments ( <i>if any</i> ): <u>()</u> (The total file size for all attachment(s) sl	hould not exceed	1MB.)	
11.	lf thi	s is a <b>replacement</b> of an earlier no	otification, plea	se provide:	
	(a)	SGXNet announcement referenc (the "Initial Announcement"):	•	•	was announced on SGXNet
	(b)	Date of the Initial Announcement	:		
	(c)	15-digit transaction reference nu	 umber of the re	elevant transactio	n in the Form 1 which was
	(0)	attached in the Initial Announcen			
12.	Rem	narks ( <i>if any</i> ):			
12.					
Tra	ansac	tion Reference Number (auto-gene	erated):		
8	4 5	7 9 0 3 4 4 9 4 3 4 4 3			
Iter		s to be completed by an individual sub	-		
13.		iculars of Individual submitting this	notification for	m to the Listed Is	suer:
	(a)	Name of Individual:			
		Gabrielle Tan			

- (b) Designation (*if applicable*):
- (c) Name of entity (*if applicable*):

### NOTIFICATION FORM FOR SUBSTANTIAL SHAREHOLDER(S)/ UNITHOLDER(S) IN RESPECT OF INTERESTS IN SECURITIES

FORM
3
(Electronic Format)

- 1. Please read the explanatory notes carefully before completing the notification form.
- This form is for a Substantial Shareholder(s)/Unitholder(s) to give notice under section 135, 136, 137, 137J (as applicable to sections 135, 136 and 137) or 137U (as applicable to sections 135, 136 and 137) of the Securities and Futures Act (the "SFA").
- 3. This electronic Form 3 and a separate Form C, containing the particulars and contact details of the Substantial Shareholder(s)/Unitholder(s), must be completed by the Substantial Shareholder(s)/Unitholder(s) or a person duly authorised by the Substantial Shareholder(s)/Unitholder(s) to do so. The person so authorised should maintain records of information furnished to him by the Substantial Shareholder(s)/Unitholder(s).
- 4. This form and Form C, are to be completed electronically and sent to the Listed Issuer via an electronic medium such as an e-mail attachment. The Listed Issuer will attach both forms to the prescribed SGXNet announcement template for dissemination as required under section 137G(1), 137R(1) or 137ZC(1) of the SFA, as the case may be. While Form C will be attached to the announcement template, it will not be disseminated to the public and is made available only to the Monetary Authority of Singapore (the "Authority").
- 5. Where a transaction results in similar notifiable obligations on the part of more than one Substantial Shareholder/Unitholder, all of these Substantial Shareholders/Unitholders may give notice using the same notification form.
- 6. A single form may be used by a Substantial Shareholder/Unitholder for more than one transaction resulting in notifiable obligations which occur within the same notifiable period (i.e. within two business days of becoming aware of the earliest transaction). There must be no netting-off of two or more notifiable transactions even if they occur within the same day.
- 7. All applicable parts of the notification form must be completed. If there is insufficient space for your answers, please include attachment(s) by clicking the paper clip icon on the bottom left-hand corner or in item 11 of Part II or item 10 of Part III. The total file size for all attachment(s) should not exceed 1MB.
- 8. Except for item 5 of Part II and item 1 of Part IV, please select only one option from the relevant check boxes.
- 9. Please note that submission of any false or misleading information is an offence under Part VII of the SFA.
- 10. In this form, the term "Listed Issuer" refers to -
  - (a) a company incorporated in Singapore any or all of the shares in which are listed for quotation on the official list of a securities exchange;
  - (b) a corporation (not being a company incorporated in Singapore, or a collective investment scheme constituted as a corporation) any or all of the shares in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing;

- (c) a registered business trust (as defined in the Business Trusts Act (Cap. 31A)) any or all of the units in which are listed for quotation on the official list of a securities exchange;
- (d) a recognised business trust any or all of the units in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing; or
- (e) a collective investment scheme that is a trust, that invests primarily in real estate and real estaterelated assets specified by the Authority in the Code on Collective Investment Schemes, and any or all the units in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing ("Real Estate Investment Trust").
- 11. For further instructions and guidance on how to complete this notification form, please refer to section 7 of the User Guide on Electronic Notification Forms which can be accessed at the Authority's Internet website at http://www.mas.gov.sg (under "Regulations and Financial Stability", "Regulations, Guidance and Licensing", "Securities, Futures and Fund Management", "Forms", "Disclosure of Interests").

1. Name of Listed Issuer:

Wing Tai Holdings Limited

2. Type of Listed Issuer:

✓ Company/Corporation

Registered/Recognised Business Trust

Real Estate Investment Trust

## 3. Is more than one Substantial Shareholder/Unitholder giving notice in this form?

✓ No (Please proceed to complete Part II)

Yes (Please proceed to complete Parts III & IV)

4. Date of notification to Listed Issuer:

[To	be used for single Substantial Shareholder/Unitholder to give notice]
-	ne of Substantial Shareholder/Unitholder:
	stopher Cheng Wai Chee
	Substantial Shareholder/Unitholder a fund manager or a person whose interest in the
sec	urities of the Listed Issuer are held solely through fund manager(s)? Yes No
Tra	nsaction A
1.	Notification in respect of:
	Becoming a Substantial Shareholder/Unitholder
	✓ Change in the percentage level of interest while still remaining a Substantial Shareholder/Unitholder
	Ceasing to be a Substantial Shareholder/Unitholder
2.	Date of acquisition of or change in interest:
	14-Jul-2021
3.	Date on which Substantial Shareholder/Unitholder became aware of the acquisition of, or the change in, interest () (if different from item 2 above, please specify the date):
	14-Jul-2021
4.	Explanation (if the date of becoming aware is different from the date of acquisition of, or the change in, interest):
5.	Type of securities which are the subject of the transaction <i>(more than one option may be chosen)</i> : ✓ Voting shares/units
	Rights/Options/Warrants over voting shares/units
	Convertible debentures over voting shares/units ( <i>conversion price known</i> )
	Others ( <i>please specify</i> ):
	Number of shares, units, rights, options, warrants and/or principal amount of convertible
C	Number of spares, units, nonis, ophons, warrants appropriate amount of conventible
6.	debentures acquired or disposed of by Substantial Shareholder/Unitholder:

7. Amount of consideration paid or received by Substantial Shareholder/Unitholder (excluding brokerage and stamp duties):

N.A.

8. Circumstance giving rise to the interest or change in interest:

Acquisition of:

- Securities via market transaction
- Securities via off-market transaction (e.g. married deals)
- Securities via physical settlement of derivatives or other securities
- Securities pursuant to rights issue
- Securities via a placement
- Securities following conversion/exercise of rights, options, warrants or other convertibles

Disposal of:

- Securities via market transaction
- Securities via off-market transaction (e.g. married deals)

Other circumstances:

- Acceptance of take-over offer for the Listed Issuer
- Corporate action by the Listed Issuer which Substantial Shareholder/Unitholder did not participate in (*please specify*):

#### ✓ Others (*please specify*):

Increase of deemed interest in Wing Tai Holdings Limited ("WTH") via acquisition of 38,954,803 WTH shares by Empire Gate Holdings Limited. 9. Quantum of total voting shares/units *(including voting shares/units underlying rights/options/ warrants/convertible debentures {conversion price known})* held by Substantial Shareholder/ Unitholder before and after the transaction:

Immediately before the transaction	Direct Interest	Deemed Interest	Total
No. of voting shares/units held and/or underlying the rights/options/warrants/ convertible debentures:	134,750	346,811,664	346,946,414
As a percentage of total no. of voting shares/units:	0.02	45.01	45.03
Immediately after the transaction	Direct Interest	Deemed Interest	Total
Immediately after the transaction No. of voting shares/units held and/or underlying the rights/options/warrants/ convertible debentures:	Direct Interest	Deemed Interest 385,766,467	<i>Total</i> 385,901,217

10. Circumstances giving rise to deemed interests (*if the interest is such*): [You may attach a chart in item 11 to illustrate how the Substantial Shareholder/Unitholder's deemed interest arises]

The increase in deemed interest arises via acquisition of 38,954,803 WTH shares by Empire Gate Holdings Limited in which Mr Christopher Cheng Wai Chee is deemed interested.

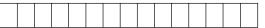
11. Attachments (*if any*): 🕥



(The total

(The total file size for all attachment(s) should not exceed 1MB.)

- 12. If this is a **replacement** of an earlier notification, please provide:
  - (a) SGXNet announcement reference of the <u>first</u> notification which was announced on SGXNet (the "Initial Announcement"):
  - (b) Date of the Initial Announcement:
  - (c) 15-digit transaction reference number of the relevant transaction in the Form 3 which was attached in the Initial Announcement:



### 13. Remarks (if any):

	Tran	9       7       1       0       3       4       4       9       5       3       4       7       4
		o be completed by an individual submitting this notification form on behalf of the Substantial er/Unitholder.
14.	Part	iculars of Individual submitting this notification form to the Listed Issuer:
	(a)	Name of Individual:
		Henry Chung
	(b)	Designation ( <i>if applicable</i> ):
	(c)	Name of entity ( <i>if applicable</i> ):

### NOTIFICATION FORM FOR SUBSTANTIAL SHAREHOLDER(S)/ UNITHOLDER(S) IN RESPECT OF INTERESTS IN SECURITIES

FORM
3
(Electronic Format)

- 1. Please read the explanatory notes carefully before completing the notification form.
- This form is for a Substantial Shareholder(s)/Unitholder(s) to give notice under section 135, 136, 137, 137J (as applicable to sections 135, 136 and 137) or 137U (as applicable to sections 135, 136 and 137) of the Securities and Futures Act (the "SFA").
- 3. This electronic Form 3 and a separate Form C, containing the particulars and contact details of the Substantial Shareholder(s)/Unitholder(s), must be completed by the Substantial Shareholder(s)/Unitholder(s) or a person duly authorised by the Substantial Shareholder(s)/Unitholder(s) to do so. The person so authorised should maintain records of information furnished to him by the Substantial Shareholder(s)/Unitholder(s).
- 4. This form and Form C, are to be completed electronically and sent to the Listed Issuer via an electronic medium such as an e-mail attachment. The Listed Issuer will attach both forms to the prescribed SGXNet announcement template for dissemination as required under section 137G(1), 137R(1) or 137ZC(1) of the SFA, as the case may be. While Form C will be attached to the announcement template, it will not be disseminated to the public and is made available only to the Monetary Authority of Singapore (the "Authority").
- 5. Where a transaction results in similar notifiable obligations on the part of more than one Substantial Shareholder/Unitholder, all of these Substantial Shareholders/Unitholders may give notice using the same notification form.
- 6. A single form may be used by a Substantial Shareholder/Unitholder for more than one transaction resulting in notifiable obligations which occur within the same notifiable period (i.e. within two business days of becoming aware of the earliest transaction). There must be no netting-off of two or more notifiable transactions even if they occur within the same day.
- 7. All applicable parts of the notification form must be completed. If there is insufficient space for your answers, please include attachment(s) by clicking the paper clip icon on the bottom left-hand corner or in item 11 of Part II or item 10 of Part III. The total file size for all attachment(s) should not exceed 1MB.
- 8. Except for item 5 of Part II and item 1 of Part IV, please select only one option from the relevant check boxes.
- 9. Please note that submission of any false or misleading information is an offence under Part VII of the SFA.
- 10. In this form, the term "Listed Issuer" refers to -
  - (a) a company incorporated in Singapore any or all of the shares in which are listed for quotation on the official list of a securities exchange;
  - (b) a corporation (not being a company incorporated in Singapore, or a collective investment scheme constituted as a corporation) any or all of the shares in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing;

- (c) a registered business trust (as defined in the Business Trusts Act (Cap. 31A)) any or all of the units in which are listed for quotation on the official list of a securities exchange;
- (d) a recognised business trust any or all of the units in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing; or
- (e) a collective investment scheme that is a trust, that invests primarily in real estate and real estaterelated assets specified by the Authority in the Code on Collective Investment Schemes, and any or all the units in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing ("Real Estate Investment Trust").
- 11. For further instructions and guidance on how to complete this notification form, please refer to section 7 of the User Guide on Electronic Notification Forms which can be accessed at the Authority's Internet website at http://www.mas.gov.sg (under "Regulations and Financial Stability", "Regulations, Guidance and Licensing", "Securities, Futures and Fund Management", "Forms", "Disclosure of Interests").

1. Name of Listed Issuer:

Wing Tai Holdings Limited

2. Type of Listed Issuer:

✓ Company/Corporation

Registered/Recognised Business Trust

Real Estate Investment Trust

## 3. Is more than one Substantial Shareholder/Unitholder giving notice in this form?

✓ No (Please proceed to complete Part II)

Yes (Please proceed to complete Parts III & IV)

4. Date of notification to Listed Issuer:

Name of Substantial Shareholder/Unitholder:         Edward Cheng Wai Sun         Is Substantial Shareholder/Unitholder a fund manager or a persecurities of the Listed Issuer are held solely through fund man         □ Yes         ✓ No         Transaction A       •         • No       •         Transaction A       •         • Change in the percentage level of interest while still remaining         • Ceasing to be a Substantial Shareholder/Unitholder         2.       Date of acquisition of or change in interest:         • 14-Jul-2021       •         4.       Explanation (if the date of becoming aware is different from change in, interest):         •       •         5.       Type of securiti	
Edward Cheng Wai Sun         Is Substantial Shareholder/Unitholder a fund manager or a perssecurities of the Listed Issuer are held solely through fund man         □ Yes         ☑ No         Transaction A       ④         ①       Becoming a Substantial Shareholder/Unitholder         ☑ Change in the percentage level of interest while still remaini         □ Ceasing to be a Substantial Shareholder/Unitholder         2. Date of acquisition of or change in interest:         14-Jul-2021         3. Date on which Substantial Shareholder/Unitholder becam change in, interest ④ (if different from item 2 above, pleat 14-Jul-2021         4. Explanation (if the date of becoming aware is different from change in, interest):         ☑         5. Type of securities which are the subject of the transaction chosen):         ☑ Voting shares/units         ☐ Rights/Options/Warrants over voting shares/units (conversion)	
Is Substantial Shareholder/Unitholder a fund manager or a persecurities of the Listed Issuer are held solely through fund man         ☐ Yes         ☑ No         Transaction A       ④         ① Pes         ☑ No         Transaction A       ●         ① Notification in respect of:         □ Becoming a Substantial Shareholder/Unitholder         ☑ Change in the percentage level of interest while still remaini         □ Ceasing to be a Substantial Shareholder/Unitholder         2. Date of acquisition of or change in interest:         14-Jul-2021         3. Date on which Substantial Shareholder/Unitholder became change in, interest ④ ( <i>if different from item 2 above, pleat</i> 14-Jul-2021         4. Explanation ( <i>if the date of becoming aware is different from change in, interest</i> ):         □         5. Type of securities which are the subject of the transaction <i>chosen</i> ):         ☑ Voting shares/units         □ Rights/Options/Warrants over voting shares/units (conversion)	
<ul> <li>securities of the Listed Issuer are held solely through fund man</li> <li>Yes</li> <li>No</li> </ul> Transaction A  In Notification in respect of: <ul> <li>Becoming a Substantial Shareholder/Unitholder</li> <li>Change in the percentage level of interest while still remaini</li> <li>Ceasing to be a Substantial Shareholder/Unitholder</li> </ul> 2. Date of acquisition of or change in interest: <ul> <li>14-Jul-2021</li> </ul> 3. Date on which Substantial Shareholder/Unitholder became change in, interest (if different from item 2 above, pleated in the percentage of the transaction of the date of becoming aware is different from change in, interest): <ul> <li>Explanation (if the date of becoming aware is different from change in, interest):</li> <li>Type of securities which are the subject of the transaction chosen):</li> <li>Voting shares/units</li> <li>Rights/Options/Warrants over voting shares/units (conversion)</li> </ul>	
<ul> <li>No</li> <li>Transaction A  <ul> <li>Transaction A</li> <li>Notification in respect of:</li> <li>Becoming a Substantial Shareholder/Unitholder</li> <li>Change in the percentage level of interest while still remaini</li> <li>Ceasing to be a Substantial Shareholder/Unitholder</li> </ul> </li> <li>Date of acquisition of or change in interest: <ul> <li>14-Jul-2021</li> </ul> </li> <li>3. Date on which Substantial Shareholder/Unitholder became change in, interest  <ul> <li>(if different from item 2 above, pleated in the percentage of the transaction change in, interest):</li> </ul> </li> <li>5. Type of securities which are the subject of the transaction chosen): <ul> <li>Voting shares/units</li> <li>Rights/Options/Warrants over voting shares/units (conversion)</li> </ul> </li> </ul>	
Transaction A       ●         1. Notification in respect of:       □         □       Becoming a Substantial Shareholder/Unitholder         □       Change in the percentage level of interest while still remaini         □       Ceasing to be a Substantial Shareholder/Unitholder         2. Date of acquisition of or change in interest:       14-Jul-2021         3. Date on which Substantial Shareholder/Unitholder became change in, interest ● (if different from item 2 above, pleated in the date of becoming aware is different from change in, interest):         14-Jul-2021         4. Explanation (if the date of becoming aware is different from change in, interest):         □         5. Type of securities which are the subject of the transaction chosen):         □       Voting shares/units         □       Rights/Options/Warrants over voting shares/units (conversion)	
<ul> <li>Notification in respect of: <ul> <li>Becoming a Substantial Shareholder/Unitholder</li> <li>Change in the percentage level of interest while still remaini</li> <li>Ceasing to be a Substantial Shareholder/Unitholder</li> </ul> </li> <li>Date of acquisition of or change in interest: <ul> <li>14-Jul-2021</li> </ul> </li> <li>Date on which Substantial Shareholder/Unitholder became change in, interest (<i>if different from item 2 above, pleat</i> 14-Jul-2021</li> <li>Explanation (<i>if the date of becoming aware is different from change in, interest</i>): </li> <li>Type of securities which are the subject of the transaction <i>chosen</i>): <ul> <li>Voting shares/units</li> <li>Rights/Options/Warrants over voting shares/units (<i>conversion</i>)</li> </ul> </li> </ul>	
<ul> <li>Notification in respect of: <ul> <li>Becoming a Substantial Shareholder/Unitholder</li> <li>Change in the percentage level of interest while still remaini</li> <li>Ceasing to be a Substantial Shareholder/Unitholder</li> </ul> </li> <li>Date of acquisition of or change in interest: <ul> <li>14-Jul-2021</li> </ul> </li> <li>Date on which Substantial Shareholder/Unitholder became change in, interest (<i>if different from item 2 above, pleat</i> 14-Jul-2021</li> <li>Explanation (<i>if the date of becoming aware is different from change in, interest</i>): </li> <li>Type of securities which are the subject of the transaction <i>chosen</i>): <ul> <li>Voting shares/units</li> <li>Rights/Options/Warrants over voting shares/units (<i>conversion</i>)</li> </ul> </li> </ul>	
<ul> <li>Becoming a Substantial Shareholder/Unitholder</li> <li>Change in the percentage level of interest while still remaini</li> <li>Ceasing to be a Substantial Shareholder/Unitholder</li> <li>Date of acquisition of or change in interest: <ul> <li>14-Jul-2021</li> </ul> </li> <li>3. Date on which Substantial Shareholder/Unitholder became change in, interest <ul> <li>(if different from item 2 above, pleated the subject of the transaction change in, interest):</li> </ul> </li> <li>5. Type of securities which are the subject of the transaction chosen): <ul> <li>Voting shares/units</li> <li>Rights/Options/Warrants over voting shares/units (conversion)</li> </ul> </li> </ul>	
<ul> <li>Change in the percentage level of interest while still remaini</li> <li>Ceasing to be a Substantial Shareholder/Unitholder</li> <li>Date of acquisition of or change in interest: <ul> <li>14-Jul-2021</li> </ul> </li> <li>Date on which Substantial Shareholder/Unitholder became change in, interest  (if different from item 2 above, pleat 14-Jul-2021</li> <li>Explanation (if the date of becoming aware is different from change in, interest): </li> <li>Type of securities which are the subject of the transaction chosen): <ul> <li>Voting shares/units</li> <li>Rights/Options/Warrants over voting shares/units (conversion)</li> </ul> </li> </ul>	
<ul> <li>2. Date of acquisition of or change in interest: <ul> <li>14-Jul-2021</li> </ul> </li> <li>3. Date on which Substantial Shareholder/Unitholder became change in, interest (if different from item 2 above, pleat 14-Jul-2021</li> <li>4. Explanation (if the date of becoming aware is different from change in, interest): </li> <li>5. Type of securities which are the subject of the transaction chosen): <ul> <li>✓ Voting shares/units</li> <li>  Rights/Options/Warrants over voting shares/units (conversion)</li> </ul> </li> </ul>	ng a Substantial Shareholder/Unithold
<ul> <li>3. Date on which Substantial Shareholder/Unitholder becam change in, interest (if different from item 2 above, pleat 14-Jul-2021</li> <li>4. Explanation (if the date of becoming aware is different from change in, interest):</li> <li>5. Type of securities which are the subject of the transaction chosen):</li> <li>✓ Voting shares/units</li> <li>☐ Rights/Options/Warrants over voting shares/units (conversion)</li> </ul>	
<ul> <li>3. Date on which Substantial Shareholder/Unitholder becam change in, interest (if different from item 2 above, pleat 14-Jul-2021</li> <li>4. Explanation (if the date of becoming aware is different from change in, interest):</li> <li>5. Type of securities which are the subject of the transaction chosen):</li> <li>✓ Voting shares/units</li> <li>☐ Rights/Options/Warrants over voting shares/units (conversion)</li> </ul>	
<ul> <li>change in, interest (if different from item 2 above, pleat 14-Jul-2021</li> <li>4. Explanation (if the date of becoming aware is different from change in, interest):</li> <li>5. Type of securities which are the subject of the transaction chosen):</li> <li>✓ Voting shares/units</li> <li>☐ Rights/Options/Warrants over voting shares/units (conversion)</li> </ul>	
<ul> <li>4. Explanation (<i>if the date of becoming aware is different from change in, interest</i>):</li> <li>5. Type of securities which are the subject of the transaction <i>chosen</i>):</li> <li>✓ Voting shares/units</li> <li>☐ Rights/Options/Warrants over voting shares/units (<i>conversion</i>)</li> </ul>	-
<ul> <li><i>change in, interest</i>):</li> <li>5. Type of securities which are the subject of the transaction <i>chosen</i>):</li> <li>✓ Voting shares/units</li> <li>☐ Rights/Options/Warrants over voting shares/units (<i>conversion</i>)</li> </ul>	
<ul> <li>chosen):</li> <li>✓ Voting shares/units</li> <li>Rights/Options/Warrants over voting shares/units</li> <li>Convertible debentures over voting shares/units (<i>conversion</i>)</li> </ul>	n the date of acquisition of, or the
<ul> <li><i>chosen</i>):</li> <li>✓ Voting shares/units</li> <li>Rights/Options/Warrants over voting shares/units</li> <li>Convertible debentures over voting shares/units (<i>conversion</i>)</li> </ul>	
Convertible debentures over voting shares/units (conversion	(more than one option may be
Others ( <i>please specify</i> ):	price known)
<ol> <li>Number of shares, units, rights, options, warrants and/or p debentures acquired or disposed of by Substantial Sharel</li> </ol>	principal amount of convertible

7. Amount of consideration paid or received by Substantial Shareholder/Unitholder (excluding brokerage and stamp duties):

N.A.

8. Circumstance giving rise to the interest or change in interest:

Acquisition of:

- Securities via market transaction
- Securities via off-market transaction (e.g. married deals)
- Securities via physical settlement of derivatives or other securities
- Securities pursuant to rights issue
- Securities via a placement
- Securities following conversion/exercise of rights, options, warrants or other convertibles

Disposal of:

- Securities via market transaction
- Securities via off-market transaction (e.g. married deals)

Other circumstances:

- Acceptance of take-over offer for the Listed Issuer
- Corporate action by the Listed Issuer which Substantial Shareholder/Unitholder did not participate in (*please specify*):

#### ✓ Others (*please specify*):

Increase of deemed interest in Wing Tai Holdings Limited ("WTH") via acquisition of 38,954,803 WTH shares by Empire Gate Holdings Limited. 9. Quantum of total voting shares/units *(including voting shares/units underlying rights/options/ warrants/convertible debentures {conversion price known})* held by Substantial Shareholder/ Unitholder before and after the transaction:

Immediately before the transaction	Direct Interest	Deemed Interest	Total
No. of voting shares/units held and/or underlying the rights/options/warrants/ convertible debentures:	0	346,811,664	346,811,664
As a percentage of total no. of voting shares/units:	0	45.01	45.01
Immediately after the transaction	Direct Interest	Deemed Interest	Total
Immediately after the transaction No. of voting shares/units held and/or underlying the rights/options/warrants/ convertible debentures:	Direct Interest	Deemed Interest 385,766,467	Total 385,766,467

10. Circumstances giving rise to deemed interests (*if the interest is such*): [You may attach a chart in item 11 to illustrate how the Substantial Shareholder/Unitholder's deemed interest arises]

The increase in deemed interest arises via acquisition of 38,954,803 WTH shares by Empire Gate Holdings Limited in which Mr Edward Cheng Wai Sun is deemed interested.

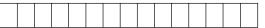
11. Attachments (*if any*): 🕥



The tota

(The total file size for all attachment(s) should not exceed 1MB.)

- 12. If this is a **replacement** of an earlier notification, please provide:
  - (a) SGXNet announcement reference of the <u>first</u> notification which was announced on SGXNet (the "Initial Announcement"):
  - (b) Date of the Initial Announcement:
  - (c) 15-digit transaction reference number of the relevant transaction in the Form 3 which was attached in the Initial Announcement:



### 13. Remarks (if any):

6	7 8 7 1 0 3 4 4 9 5 3 5 2 2
	to be completed by an individual submitting this notification form on behalf of the Substantial er/Unitholder.
olde	
olde Part	er/Unitholder.
olde Part	er/Unitholder. iculars of Individual submitting this notification form to the Listed Issuer:
olde	er/Unitholder. iculars of Individual submitting this notification form to the Listed Issuer: Name of Individual:

### NOTIFICATION FORM FOR SUBSTANTIAL SHAREHOLDER(S)/ UNITHOLDER(S) IN RESPECT OF INTERESTS IN SECURITIES

FORM
3
(Electronic Format)

- 1. Please read the explanatory notes carefully before completing the notification form.
- This form is for a Substantial Shareholder(s)/Unitholder(s) to give notice under section 135, 136, 137, 137J (as applicable to sections 135, 136 and 137) or 137U (as applicable to sections 135, 136 and 137) of the Securities and Futures Act (the "SFA").
- 3. This electronic Form 3 and a separate Form C, containing the particulars and contact details of the Substantial Shareholder(s)/Unitholder(s), must be completed by the Substantial Shareholder(s)/Unitholder(s) or a person duly authorised by the Substantial Shareholder(s)/Unitholder(s) to do so. The person so authorised should maintain records of information furnished to him by the Substantial Shareholder(s)/Unitholder(s).
- 4. This form and Form C, are to be completed electronically and sent to the Listed Issuer via an electronic medium such as an e-mail attachment. The Listed Issuer will attach both forms to the prescribed SGXNet announcement template for dissemination as required under section 137G(1), 137R(1) or 137ZC(1) of the SFA, as the case may be. While Form C will be attached to the announcement template, it will not be disseminated to the public and is made available only to the Monetary Authority of Singapore (the "Authority").
- 5. Where a transaction results in similar notifiable obligations on the part of more than one Substantial Shareholder/Unitholder, all of these Substantial Shareholders/Unitholders may give notice using the same notification form.
- 6. A single form may be used by a Substantial Shareholder/Unitholder for more than one transaction resulting in notifiable obligations which occur within the same notifiable period (i.e. within two business days of becoming aware of the earliest transaction). There must be no netting-off of two or more notifiable transactions even if they occur within the same day.
- 7. All applicable parts of the notification form must be completed. If there is insufficient space for your answers, please include attachment(s) by clicking the paper clip icon on the bottom left-hand corner or in item 11 of Part II or item 10 of Part III. The total file size for all attachment(s) should not exceed 1MB.
- 8. Except for item 5 of Part II and item 1 of Part IV, please select only one option from the relevant check boxes.
- 9. Please note that submission of any false or misleading information is an offence under Part VII of the SFA.
- 10. In this form, the term "Listed Issuer" refers to -
  - (a) a company incorporated in Singapore any or all of the shares in which are listed for quotation on the official list of a securities exchange;
  - (b) a corporation (not being a company incorporated in Singapore, or a collective investment scheme constituted as a corporation) any or all of the shares in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing;

- (c) a registered business trust (as defined in the Business Trusts Act (Cap. 31A)) any or all of the units in which are listed for quotation on the official list of a securities exchange;
- (d) a recognised business trust any or all of the units in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing; or
- (e) a collective investment scheme that is a trust, that invests primarily in real estate and real estaterelated assets specified by the Authority in the Code on Collective Investment Schemes, and any or all the units in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing ("Real Estate Investment Trust").
- 11. For further instructions and guidance on how to complete this notification form, please refer to section 7 of the User Guide on Electronic Notification Forms which can be accessed at the Authority's Internet website at http://www.mas.gov.sg (under "Regulations and Financial Stability", "Regulations, Guidance and Licensing", "Securities, Futures and Fund Management", "Forms", "Disclosure of Interests").

1. Name of Listed Issuer:

Wing Tai Holdings Limited

2. Type of Listed Issuer:

✓ Company/Corporation

Registered/Recognised Business Trust

Real Estate Investment Trust

## 3. Is more than one Substantial Shareholder/Unitholder giving notice in this form?

✓ No (Please proceed to complete Part II)

Yes (Please proceed to complete Parts III & IV)

4. Date of notification to Listed Issuer:

he of Substantial Shareholder/Unitholder:   Igar Cheng Wai-Kin   ubstantial Shareholder/Unitholder a fund manager or a person whose interest in the urities of the Listed Issuer are held solely through fund manager(s)? ies to nsaction A ① ① Notification in respect of: □ Becoming a Substantial Shareholder/Unitholder ○ Change in the percentage level of interest while still remaining a Substantial Shareholder/Unitholder □ Ceasing to be a Substantial Shareholder/Unitholder □ Date of acquisition of or change in interest: 14-Jul-2021
ubstantial Shareholder/Unitholder a fund manager or a person whose interest in the urities of the Listed Issuer are held solely through fund manager(s)? es lo <u>nsaction A</u> <u>①</u> Notification in respect of: <u>Becoming a Substantial Shareholder/Unitholder</u> Change in the percentage level of interest while still remaining a Substantial Shareholder/Unitholder Ceasing to be a Substantial Shareholder/Unitholder Date of acquisition of or change in interest: <u>14-Jul-2021</u>
ubstantial Shareholder/Unitholder a fund manager or a person whose interest in the urities of the Listed Issuer are held solely through fund manager(s)? es lo <u>nsaction A</u> <u>①</u> Notification in respect of: <u>Becoming a Substantial Shareholder/Unitholder</u> Change in the percentage level of interest while still remaining a Substantial Shareholder/Unitholder Ceasing to be a Substantial Shareholder/Unitholder Date of acquisition of or change in interest: <u>14-Jul-2021</u>
A A Becoming a Substantial Shareholder/Unitholder Change in the percentage level of interest while still remaining a Substantial Shareholder/Unitholder Ceasing to be a Substantial Shareholder/Unitholder Date of acquisition of or change in interest: 14-Jul-2021
Association A Section A Notification in respect of: Becoming a Substantial Shareholder/Unitholder Change in the percentage level of interest while still remaining a Substantial Shareholder/Unitholder Ceasing to be a Substantial Shareholder/Unitholder Date of acquisition of or change in interest: 14-Jul-2021
Insaction       A       Image: Second
<ul> <li>Notification in respect of:</li> <li>Becoming a Substantial Shareholder/Unitholder</li> <li>Change in the percentage level of interest while still remaining a Substantial Shareholder/Unitholder</li> <li>Ceasing to be a Substantial Shareholder/Unitholder</li> <li>Date of acquisition of or change in interest:</li> <li>14-Jul-2021</li> </ul>
<ul> <li>Notification in respect of:</li> <li>Becoming a Substantial Shareholder/Unitholder</li> <li>Change in the percentage level of interest while still remaining a Substantial Shareholder/Unitholde</li> <li>Ceasing to be a Substantial Shareholder/Unitholder</li> <li>Date of acquisition of or change in interest:</li> <li>14-Jul-2021</li> </ul>
<ul> <li>Change in the percentage level of interest while still remaining a Substantial Shareholder/Unitholde</li> <li>Ceasing to be a Substantial Shareholder/Unitholder</li> <li>Date of acquisition of or change in interest:</li> <li>14-Jul-2021</li> </ul>
<ul> <li>Ceasing to be a Substantial Shareholder/Unitholder</li> <li>Date of acquisition of or change in interest:</li> <li>14-Jul-2021</li> </ul>
Date of acquisition of or change in interest: 14-Jul-2021
14-Jul-2021
Date on which Substantial Shareholder/Unitholder became aware of the acquisition of, or the change in, interest ( <i>if different from item 2 above, please specify the date</i> ):
14-Jul-2021
Explanation (if the date of becoming aware is different from the date of acquisition of, or the change in, interest):
Type of securities which are the subject of the transaction <i>(more than one option may be</i>
<i>chosen)</i> : ✓ Voting shares/units
Rights/Options/Warrants over voting shares/units
<ul> <li>Convertible debentures over voting shares/units (<i>conversion price known</i>)</li> </ul>
Others ( <i>please specify</i> ):

N.A.

8. Circumstance giving rise to the interest or change in interest:

Acquisition of:

- Securities via market transaction
- Securities via off-market transaction (e.g. married deals)
- Securities via physical settlement of derivatives or other securities
- Securities pursuant to rights issue
- Securities via a placement
- Securities following conversion/exercise of rights, options, warrants or other convertibles

Disposal of:

- Securities via market transaction
- Securities via off-market transaction (e.g. married deals)

Other circumstances:

- Acceptance of take-over offer for the Listed Issuer
- Corporate action by the Listed Issuer which Substantial Shareholder/Unitholder did not participate in (*please specify*):

#### ✓ Others (*please specify*):

Increase of deemed interest in Wing Tai Holdings Limited ("WTH") via acquisition of 38,954,803 WTH shares by Empire Gate Holdings Limited. 9. Quantum of total voting shares/units *(including voting shares/units underlying rights/options/ warrants/convertible debentures {conversion price known})* held by Substantial Shareholder/ Unitholder before and after the transaction:

Immediately before the transaction	Direct Interest	Deemed Interest	Total
No. of voting shares/units held and/or underlying the rights/options/warrants/ convertible debentures:	0	346,811,664	346,811,664
As a percentage of total no. of voting shares/units:	0	45.01	45.01
Immediately after the transaction	Direct Interest	Deemed Interest	Total
Immediately after the transaction No. of voting shares/units held and/or underlying the rights/options/warrants/ convertible debentures:	Direct Interest	Deemed Interest 385,766,467	Total 385,766,467

10. Circumstances giving rise to deemed interests (*if the interest is such*): [You may attach a chart in item 11 to illustrate how the Substantial Shareholder/Unitholder's deemed interest arises]

The increase in deemed interest arises via acquisition of 38,954,803 WTH shares by Empire Gate Holdings Limited in which Dr Edgar Cheng Wai-Kin is deemed interested.

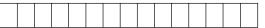
11. Attachments (*if any*): 🕥



The to

(The total file size for all attachment(s) should not exceed 1MB.)

- 12. If this is a **replacement** of an earlier notification, please provide:
  - (a) SGXNet announcement reference of the <u>first</u> notification which was announced on SGXNet (the "Initial Announcement"):
  - (b) Date of the Initial Announcement:
  - (c) 15-digit transaction reference number of the relevant transaction in the Form 3 which was attached in the Initial Announcement:



#### 13. Remarks (if any):

5	1 4 7 1 0 3 4 9 5 3 5 3 2
	to be completed by an individual submitting this notification form on behalf of the Substantial er/Unitholder.
olde	
olde	er/Unitholder.
o <i>lde</i> Part	er/Unitholder. iculars of Individual submitting this notification form to the Listed Issuer:
olde Part	er/Unitholder. iculars of Individual submitting this notification form to the Listed Issuer: Name of Individual:

### SECURITIES AND FUTURES ACT (CAP. 289) SECURITIES AND FUTURES (DISCLOSURE OF INTERESTS) REGULATIONS 2012

## NOTIFICATION FORM FOR SUBSTANTIAL SHAREHOLDER(S)/ UNITHOLDER(S) IN RESPECT OF INTERESTS IN SECURITIES

(Electronic Format)

FORM

#### Explanatory Notes

- 1. Please read the explanatory notes carefully before completing the notification form.
- This form is for a Substantial Shareholder(s)/Unitholder(s) to give notice under section 135, 136, 137, 137J (as applicable to sections 135, 136 and 137) or 137U (as applicable to sections 135, 136 and 137) of the Securities and Futures Act (the "SFA").
- 3. This electronic Form 3 and a separate Form C, containing the particulars and contact details of the Substantial Shareholder(s)/Unitholder(s), must be completed by the Substantial Shareholder(s)/Unitholder(s) or a person duly authorised by the Substantial Shareholder(s)/Unitholder(s) to do so. The person so authorised should maintain records of information furnished to him by the Substantial Shareholder(s)/Unitholder(s).
- 4. This form and Form C, are to be completed electronically and sent to the Listed Issuer via an electronic medium such as an e-mail attachment. The Listed Issuer will attach both forms to the prescribed SGXNet announcement template for dissemination as required under section 137G(1), 137R(1) or 137ZC(1) of the SFA, as the case may be. While Form C will be attached to the announcement template, it will not be disseminated to the public and is made available only to the Monetary Authority of Singapore (the "Authority").
- 5. Where a transaction results in similar notifiable obligations on the part of more than one Substantial Shareholder/Unitholder, all of these Substantial Shareholders/Unitholders may give notice using the same notification form.
- 6. A single form may be used by a Substantial Shareholder/Unitholder for more than one transaction resulting in notifiable obligations which occur within the same notifiable period (i.e. within two business days of becoming aware of the earliest transaction). There must be no netting-off of two or more notifiable transactions even if they occur within the same day.
- 7. All applicable parts of the notification form must be completed. If there is insufficient space for your answers, please include attachment(s) by clicking the paper clip icon on the bottom left-hand corner or in item 11 of Part II or item 10 of Part III. The total file size for all attachment(s) should not exceed 1MB.
- 8. Except for item 5 of Part II and item 1 of Part IV, please select only one option from the relevant check boxes.
- 9. Please note that submission of any false or misleading information is an offence under Part VII of the SFA.
- 10. In this form, the term "Listed Issuer" refers to -
  - (a) a company incorporated in Singapore any or all of the shares in which are listed for quotation on the official list of a securities exchange;
  - (b) a corporation (not being a company incorporated in Singapore, or a collective investment scheme constituted as a corporation) any or all of the shares in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing;

- (c) a registered business trust (as defined in the Business Trusts Act (Cap. 31A)) any or all of the units in which are listed for quotation on the official list of a securities exchange;
- (d) a recognised business trust any or all of the units in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing; or
- (e) a collective investment scheme that is a trust, that invests primarily in real estate and real estaterelated assets specified by the Authority in the Code on Collective Investment Schemes, and any or all the units in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing ("Real Estate Investment Trust").
- 11. For further instructions and guidance on how to complete this notification form, please refer to section 7 of the User Guide on Electronic Notification Forms which can be accessed at the Authority's Internet website at http://www.mas.gov.sg (under "Regulations and Financial Stability", "Regulations, Guidance and Licensing", "Securities, Futures and Fund Management", "Forms", "Disclosure of Interests").

# Part I - General

1. Name of Listed Issuer:

Wing Tai Holdings Limited

- 2. Type of Listed Issuer:
  - ✓ Company/Corporation
  - Registered/Recognised Business Trust
  - Real Estate Investment Trust

# 3. Is more than one Substantial Shareholder/Unitholder giving notice in this form?

- ✓ No (Please proceed to complete Part II)
- Yes (Please proceed to complete Parts III & IV)
- 4. Date of notification to Listed Issuer:

15-Jul-2021

# Part II - Substantial Shareholder/Unitholder and Transaction(s) Details

[To be used for single Substantial Shareholder/Unitholder to give notice]

1. Name of Substantial Shareholder/Unitholder:

Wing Tai Asia Holdings Limited

2. Is Substantial Shareholder/Unitholder a fund manager or a person whose interest in the securities of the Listed Issuer are held solely through fund manager(s)?

Yes
-----

🖌 No

# Transaction A

- 1. Notification in respect of:
  - Becoming a Substantial Shareholder/Unitholder
  - Change in the percentage level of interest while still remaining a Substantial Shareholder/Unitholder
  - Ceasing to be a Substantial Shareholder/Unitholder
- 2. Date of acquisition of or change in interest:

14**-**Jul-2021

3. Date on which Substantial Shareholder/Unitholder became aware of the acquisition of, or the change in, interest ① (*if different from item 2 above, please specify the date*):

14-Jul-2021

- 4. Explanation (*if the date of becoming aware is different from the date of acquisition of, or the change in, interest*):
- 5. Type of securities which are the subject of the transaction (more than one option may be chosen):

✓ Voting shares/units

Rights/Options/Warrants over voting shares/units

- Convertible debentures over voting shares/units (conversion price known)
- Others (*please specify*):

6. Number of shares, units, rights, options, warrants and/or principal amount of convertible debentures acquired or disposed of by Substantial Shareholder/Unitholder:

N.A.

N.A.

8. Circumstance giving rise to the interest or change in interest:

Acquisition of:

- Securities via market transaction
- Securities via off-market transaction (e.g. married deals)
- Securities via physical settlement of derivatives or other securities
- Securities pursuant to rights issue
- Securities via a placement
- Securities following conversion/exercise of rights, options, warrants or other convertibles

Disposal of:

- Securities via market transaction
- Securities via off-market transaction (e.g. married deals)

Other circumstances:

- Acceptance of take-over offer for the Listed Issuer
- ---- Corporate action by the Listed Issuer which Substantial Shareholder/Unitholder did not

✓ Others (*please specify*):

Increase of deemed interest in Wing Tai Holdings Limited ("WTH") via acquisition of 38,954,803 WTH shares by Empire Gate Holdings Limited, a subsidiary of Wing Tai Asia Holdings Limited. 9. Quantum of total voting shares/units (including voting shares/units underlying rights/options/ warrants/convertible debentures {conversion price known}) held by Substantial Shareholder/ Unitholder before and after the transaction:

Immediately before the transaction	Direct Interest	Deemed Interest	Total
No. of voting shares/units held and/or underlying the rights/options/warrants/ convertible debentures:	0	274,094,228	274,094,228
As a percentage of total no. of voting shares/units:	0	35.57	35.57
Immediately after the transaction	Direct Interest	Deemed Interest	Total
Immediately after the transaction No. of voting shares/units held and/or underlying the rights/options/warrants/ convertible debentures:	Direct Interest	Deemed Interest 313,049,031	<i>Total</i> 313,049,031

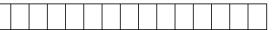
10. Circumstances giving rise to deemed interests (*if the interest is such*): [You may attach a chart in item 11 to illustrate how the Substantial Shareholder/Unitholder's deemed interest arises]

The increase of deemed interest in Wing Tai Holdings Limited ("WTH") arises via acquisition of 38,954,803
WTH shares by Empire Gate Holdings Limited, a subsidiary of Wing Tai Asia Holdings Limited.

11. Attachments (*if any*): 🕤

(The total file size for all attachment(s) should not exceed 1MB.)

- 12. If this is a **replacement** of an earlier notification, please provide:
  - (a) SGXNet announcement reference of the <u>first</u> notification which was announced on SGXNet (*the "Initial Announcement"*):
  - (b) Date of the Initial Announcement:
  - (c) 15-digit transaction reference number of the relevant transaction in the Form 3 which was attached in the Initial Announcement:



## 13. Remarks (if any):

	Tran 5 1	saction Reference Number (auto-generated):         8       9       1       0       3       4       9       5       3       4       1       2
		b be completed by an individual submitting this notification form on behalf of the Substantial
Share	eholde	r/Unitholder.
14.	Parti	culars of Individual submitting this notification form to the Listed Issuer:
	(a)	Name of Individual:
		Henry Chung
	(b)	Designation ( <i>if applicable</i> ):
	(c)	Name of entity ( <i>if applicable</i> ):

### SECURITIES AND FUTURES ACT (CAP. 289) SECURITIES AND FUTURES (DISCLOSURE OF INTERESTS) REGULATIONS 2012

## NOTIFICATION FORM FOR SUBSTANTIAL SHAREHOLDER(S)/ UNITHOLDER(S) IN RESPECT OF INTERESTS IN SECURITIES

(Electronic Format)

FORM

#### Explanatory Notes

- 1. Please read the explanatory notes carefully before completing the notification form.
- This form is for a Substantial Shareholder(s)/Unitholder(s) to give notice under section 135, 136, 137, 137J (as applicable to sections 135, 136 and 137) or 137U (as applicable to sections 135, 136 and 137) of the Securities and Futures Act (the "SFA").
- 3. This electronic Form 3 and a separate Form C, containing the particulars and contact details of the Substantial Shareholder(s)/Unitholder(s), must be completed by the Substantial Shareholder(s)/Unitholder(s) or a person duly authorised by the Substantial Shareholder(s)/Unitholder(s) to do so. The person so authorised should maintain records of information furnished to him by the Substantial Shareholder(s)/Unitholder(s).
- 4. This form and Form C, are to be completed electronically and sent to the Listed Issuer via an electronic medium such as an e-mail attachment. The Listed Issuer will attach both forms to the prescribed SGXNet announcement template for dissemination as required under section 137G(1), 137R(1) or 137ZC(1) of the SFA, as the case may be. While Form C will be attached to the announcement template, it will not be disseminated to the public and is made available only to the Monetary Authority of Singapore (the "Authority").
- 5. Where a transaction results in similar notifiable obligations on the part of more than one Substantial Shareholder/Unitholder, all of these Substantial Shareholders/Unitholders may give notice using the same notification form.
- 6. A single form may be used by a Substantial Shareholder/Unitholder for more than one transaction resulting in notifiable obligations which occur within the same notifiable period (i.e. within two business days of becoming aware of the earliest transaction). There must be no netting-off of two or more notifiable transactions even if they occur within the same day.
- 7. All applicable parts of the notification form must be completed. If there is insufficient space for your answers, please include attachment(s) by clicking the paper clip icon on the bottom left-hand corner or in item 11 of Part II or item 10 of Part III. The total file size for all attachment(s) should not exceed 1MB.
- 8. Except for item 5 of Part II and item 1 of Part IV, please select only one option from the relevant check boxes.
- 9. Please note that submission of any false or misleading information is an offence under Part VII of the SFA.
- 10. In this form, the term "Listed Issuer" refers to -
  - (a) a company incorporated in Singapore any or all of the shares in which are listed for quotation on the official list of a securities exchange;
  - (b) a corporation (not being a company incorporated in Singapore, or a collective investment scheme constituted as a corporation) any or all of the shares in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing;

- (c) a registered business trust (as defined in the Business Trusts Act (Cap. 31A)) any or all of the units in which are listed for quotation on the official list of a securities exchange;
- (d) a recognised business trust any or all of the units in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing; or
- (e) a collective investment scheme that is a trust, that invests primarily in real estate and real estaterelated assets specified by the Authority in the Code on Collective Investment Schemes, and any or all the units in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing ("Real Estate Investment Trust").
- 11. For further instructions and guidance on how to complete this notification form, please refer to section 7 of the User Guide on Electronic Notification Forms which can be accessed at the Authority's Internet website at http://www.mas.gov.sg (under "Regulations and Financial Stability", "Regulations, Guidance and Licensing", "Securities, Futures and Fund Management", "Forms", "Disclosure of Interests").

# Part I - General

1. Name of Listed Issuer:

Wing Tai Holdings Limited

- 2. Type of Listed Issuer:
  - ✓ Company/Corporation
  - Registered/Recognised Business Trust
  - Real Estate Investment Trust

# 3. Is more than one Substantial Shareholder/Unitholder giving notice in this form?

- ✓ No (Please proceed to complete Part II)
- Yes (Please proceed to complete Parts III & IV)
- 4. Date of notification to Listed Issuer:

15-Jul-2021

# Part II - Substantial Shareholder/Unitholder and Transaction(s) Details

[To be used for single Substantial Shareholder/Unitholder to give notice]

1. Name of Substantial Shareholder/Unitholder:

Butterfield Fiduciary Services (Cayman) Limited

2. Is Substantial Shareholder/Unitholder a fund manager or a person whose interest in the securities of the Listed Issuer are held solely through fund manager(s)?

Yes
-----

🖌 No

# Transaction A

- 1. Notification in respect of:
  - Becoming a Substantial Shareholder/Unitholder
  - Change in the percentage level of interest while still remaining a Substantial Shareholder/Unitholder
  - Ceasing to be a Substantial Shareholder/Unitholder
- 2. Date of acquisition of or change in interest:

14**-**Jul-2021

3. Date on which Substantial Shareholder/Unitholder became aware of the acquisition of, or the change in, interest ① (*if different from item 2 above, please specify the date*):

14-Jul-2021

- 4. Explanation (*if the date of becoming aware is different from the date of acquisition of, or the change in, interest*):
- 5. Type of securities which are the subject of the transaction (more than one option may be chosen):

✓ Voting shares/units

Rights/Options/Warrants over voting shares/units

- Convertible debentures over voting shares/units (conversion price known)
- Others (*please specify*):

6. Number of shares, units, rights, options, warrants and/or principal amount of convertible debentures acquired or disposed of by Substantial Shareholder/Unitholder:

N.A.

N.A.

8. Circumstance giving rise to the interest or change in interest:

Acquisition of:

- Securities via market transaction
- Securities via off-market transaction (e.g. married deals)
- Securities via physical settlement of derivatives or other securities
- Securities pursuant to rights issue
- Securities via a placement
- Securities following conversion/exercise of rights, options, warrants or other convertibles

Disposal of:

- Securities via market transaction
- Securities via off-market transaction (e.g. married deals)

Other circumstances:

- Acceptance of take-over offer for the Listed Issuer
- ---- Corporate action by the Listed Issuer which Substantial Shareholder/Unitholder did not

✓ Others (*please specify*):

Increase of deemed interest in Wing Tai Holdings Limited ("WTH") via acquisition of 38,954,803 WTH shares by Empire Gate Holdings Limited. 9. Quantum of total voting shares/units (including voting shares/units underlying rights/options/ warrants/convertible debentures {conversion price known}) held by Substantial Shareholder/ Unitholder before and after the transaction:

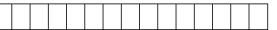
Immediately before the transaction	Direct Interest	Deemed Interest	Total
No. of voting shares/units held and/or underlying the rights/options/warrants/ convertible debentures:	0	346,811,664	346,811,664
As a percentage of total no. of voting shares/units:	0	45.01	45.01
Immediately after the transaction	Direct Interest	Deemed Interest	Total
Immediately after the transaction No. of voting shares/units held and/or underlying the rights/options/warrants/ convertible debentures:	Direct Interest	Deemed Interest 385,766,467	Total 385,766,467

Circumstances giving rise to deemed interests (*if the interest is such*): 10. [You may attach a chart in item 11 to illustrate how the Substantial Shareholder/Unitholder's deemed interest arises]

The increase in deemed interest arises via acquisition of 38,954,803 WTH shares by Empire Gate Holdings Limited in which Butterfield Fiduciary Services (Cayman) Limited is deemed interested.

11. Attachments (*if any*): 🕤

- (The total file size for all attachment(s) should not exceed 1MB.)
- 12. If this is a **replacement** of an earlier notification, please provide:
  - (a) SGXNet announcement reference of the first notification which was announced on SGXNet (the "Initial Announcement"):
  - (b) Date of the Initial Announcement:
  - 15-digit transaction reference number of the relevant transaction in the Form 3 (c) which was attached in the Initial Announcement:



#### Remarks (if any): 13.

	Tran	saction Reference Number (auto-generated):
	5 3	6 9 1 0 3 4 4 9 5 3 0 2 8
		o be completed by an individual submitting this notification form on behalf of the Substantial r/Unitholder.
14.	Parti	culars of Individual submitting this notification form to the Listed Issuer:
	(a)	Name of Individual:
		Nick Harwood, Eugene Tay
	(b)	Designation ( <i>if applicable</i> ):
		Authorised Signatories
	(c)	Name of entity ( <i>if applicable</i> ):
		Butterfield Fiduciary Services (Cayman) Limited

### SECURITIES AND FUTURES ACT (CAP. 289) SECURITIES AND FUTURES (DISCLOSURE OF INTERESTS) REGULATIONS 2012

## NOTIFICATION FORM FOR SUBSTANTIAL SHAREHOLDER(S)/ UNITHOLDER(S) IN RESPECT OF INTERESTS IN SECURITIES

(Electronic Format)

FORM

#### Explanatory Notes

- 1. Please read the explanatory notes carefully before completing the notification form.
- This form is for a Substantial Shareholder(s)/Unitholder(s) to give notice under section 135, 136, 137, 137J (as applicable to sections 135, 136 and 137) or 137U (as applicable to sections 135, 136 and 137) of the Securities and Futures Act (the "SFA").
- 3. This electronic Form 3 and a separate Form C, containing the particulars and contact details of the Substantial Shareholder(s)/Unitholder(s), must be completed by the Substantial Shareholder(s)/Unitholder(s) or a person duly authorised by the Substantial Shareholder(s)/Unitholder(s) to do so. The person so authorised should maintain records of information furnished to him by the Substantial Shareholder(s)/Unitholder(s).
- 4. This form and Form C, are to be completed electronically and sent to the Listed Issuer via an electronic medium such as an e-mail attachment. The Listed Issuer will attach both forms to the prescribed SGXNet announcement template for dissemination as required under section 137G(1), 137R(1) or 137ZC(1) of the SFA, as the case may be. While Form C will be attached to the announcement template, it will not be disseminated to the public and is made available only to the Monetary Authority of Singapore (the "Authority").
- 5. Where a transaction results in similar notifiable obligations on the part of more than one Substantial Shareholder/Unitholder, all of these Substantial Shareholders/Unitholders may give notice using the same notification form.
- 6. A single form may be used by a Substantial Shareholder/Unitholder for more than one transaction resulting in notifiable obligations which occur within the same notifiable period (i.e. within two business days of becoming aware of the earliest transaction). There must be no netting-off of two or more notifiable transactions even if they occur within the same day.
- 7. All applicable parts of the notification form must be completed. If there is insufficient space for your answers, please include attachment(s) by clicking the paper clip icon on the bottom left-hand corner or in item 11 of Part II or item 10 of Part III. The total file size for all attachment(s) should not exceed 1MB.
- 8. Except for item 5 of Part II and item 1 of Part IV, please select only one option from the relevant check boxes.
- 9. Please note that submission of any false or misleading information is an offence under Part VII of the SFA.
- 10. In this form, the term "Listed Issuer" refers to -
  - (a) a company incorporated in Singapore any or all of the shares in which are listed for quotation on the official list of a securities exchange;
  - (b) a corporation (not being a company incorporated in Singapore, or a collective investment scheme constituted as a corporation) any or all of the shares in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing;

- (c) a registered business trust (as defined in the Business Trusts Act (Cap. 31A)) any or all of the units in which are listed for quotation on the official list of a securities exchange;
- (d) a recognised business trust any or all of the units in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing; or
- (e) a collective investment scheme that is a trust, that invests primarily in real estate and real estaterelated assets specified by the Authority in the Code on Collective Investment Schemes, and any or all the units in which are listed for quotation on the official list of a securities exchange, such listing being a primary listing ("Real Estate Investment Trust").
- 11. For further instructions and guidance on how to complete this notification form, please refer to section 7 of the User Guide on Electronic Notification Forms which can be accessed at the Authority's Internet website at http://www.mas.gov.sg (under "Regulations and Financial Stability", "Regulations, Guidance and Licensing", "Securities, Futures and Fund Management", "Forms", "Disclosure of Interests").

# Part I - General

1. Name of Listed Issuer:

Wing Tai Holdings Limited

- 2. Type of Listed Issuer:
  - ✓ Company/Corporation
  - Registered/Recognised Business Trust
  - Real Estate Investment Trust

# 3. Is more than one Substantial Shareholder/Unitholder giving notice in this form?

- ✓ No (Please proceed to complete Part II)
- Yes (Please proceed to complete Parts III & IV)
- 4. Date of notification to Listed Issuer:

15-Jul-2021

# Part II - Substantial Shareholder/Unitholder and Transaction(s) Details

[To be used for single Substantial Shareholder/Unitholder to give notice]

1. Name of Substantial Shareholder/Unitholder:

Butterfield Fiduciary Services (Guernsey) Limited

2. Is Substantial Shareholder/Unitholder a fund manager or a person whose interest in the securities of the Listed Issuer are held solely through fund manager(s)?

Yes
-----

✓ No

# Transaction A

- 1. Notification in respect of:
  - Becoming a Substantial Shareholder/Unitholder
  - Change in the percentage level of interest while still remaining a Substantial Shareholder/Unitholder
  - Ceasing to be a Substantial Shareholder/Unitholder
- 2. Date of acquisition of or change in interest:

14**-**Jul-2021

3. Date on which Substantial Shareholder/Unitholder became aware of the acquisition of, or the change in, interest ① (*if different from item 2 above, please specify the date*):

14-Jul-2021

- 4. Explanation (*if the date of becoming aware is different from the date of acquisition of, or the change in, interest*):
- 5. Type of securities which are the subject of the transaction *(more than one option may be chosen)*:

✓ Voting shares/units

Rights/Options/Warrants over voting shares/units

- Convertible debentures over voting shares/units (conversion price known)
- Others (*please specify*):

6. Number of shares, units, rights, options, warrants and/or principal amount of convertible debentures acquired or disposed of by Substantial Shareholder/Unitholder:

N.A.

N.A.

8. Circumstance giving rise to the interest or change in interest:

Acquisition of:

- Securities via market transaction
- Securities via off-market transaction (e.g. married deals)
- Securities via physical settlement of derivatives or other securities
- Securities pursuant to rights issue
- Securities via a placement
- Securities following conversion/exercise of rights, options, warrants or other convertibles

Disposal of:

- Securities via market transaction
- Securities via off-market transaction (e.g. married deals)

Other circumstances:

- Acceptance of take-over offer for the Listed Issuer
- ---- Corporate action by the Listed Issuer which Substantial Shareholder/Unitholder did not

✓ Others (*please specify*):

Increase of deemed interest in Wing Tai Holdings Limited ("WTH") via acquisition of 38,954,803 WTH shares by Empire Gate Holdings Limited. 9. Quantum of total voting shares/units (including voting shares/units underlying rights/options/ warrants/convertible debentures {conversion price known}) held by Substantial Shareholder/ Unitholder before and after the transaction:

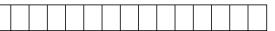
Immediately before the transaction	Direct Interest	Deemed Interest	Total
No. of voting shares/units held and/or underlying the rights/options/warrants/ convertible debentures:	0	346,811,664	346,811,664
As a percentage of total no. of voting shares/units:	0	45.01	45.01
Immediately after the transaction	Direct Interest	Deemed Interest	Total
Immediately after the transaction No. of voting shares/units held and/or underlying the rights/options/warrants/ convertible debentures:	Direct Interest	Deemed Interest 385,766,467	Total 385,766,467

Circumstances giving rise to deemed interests (*if the interest is such*): 10. [You may attach a chart in item 11 to illustrate how the Substantial Shareholder/Unitholder's deemed interest arises]

The increase in deemed interest arises via acquisition of 38,954,803 WTH shares by Empire Gate Holdings Limited in which Butterfield Fiduciary Services (Guernsey) Limited is deemed interested.

11. Attachments (*if any*): 🕤

- (The total file size for all attachment(s) should not exceed 1MB.) 12. If this is a **replacement** of an earlier notification, please provide:
  - (a) SGXNet announcement reference of the first notification which was announced on SGXNet (the "Initial Announcement"):
  - (b) Date of the Initial Announcement:
  - 15-digit transaction reference number of the relevant transaction in the Form 3 (c) which was attached in the Initial Announcement:



#### Remarks (if any): 13.

	Tran	saction Reference Number (auto-generated):         5       8       1       0       3       4       9       5       3       4       5       1	
Item 14 is to be completed by an individual submitting this notification form on behalf of the Substantial Shareholder/Unitholder.			
14.	Part	ars of Individual submitting this notification form to the Listed Issuer:	
	(a)	Name of Individual:	
		Nick Harwood, Eugene Tay	
	(b)	Designation ( <i>if applicable</i> ):	
		Authorised Signatories	
	(c)	Name of entity ( <i>if applicable</i> ):	
		Butterfield Fiduciary Services (Guernsey) Limited	