

Fund Administrator: Franklin Templeton International Services S.à r.l.  
Administrator Code: PJM07.1AFIASMDLUX0037  
Fund: Fondul Proprietatea SA  
Fund Code: PJR09FIAIR/400018  
Reporting date: 31.08.2026

**Statement of Assets and Liabilities of Fondul Proprietatea SA and the Net Asset Value calculation according with the FSA Regulations No. 9/2014 and No. 7/2020, as subsequently amended**

|                                                                                         | RON                     |
|-----------------------------------------------------------------------------------------|-------------------------|
| <b>1. Intangible assets</b>                                                             | <b>0.00</b>             |
| <b>2. Tangible assets</b>                                                               | <b>0.00</b>             |
| <b>3. Real estate investments</b>                                                       | <b>0.00</b>             |
| <b>4. Biological assets</b>                                                             | <b>0.00</b>             |
| <b>5. Assets representing rights to use the underlying assets in a leasing contract</b> | <b>0.00</b>             |
| <b>6. Financial assets</b>                                                              | <b>2,447,975,229.11</b> |
| 6.1. Financial assets at amortised cost                                                 | 0.00                    |
| 6.2. Financial assets at fair value through profit or loss, <i>out of which:</i>        | 2,447,975,229.11        |
| 6.2.1. Shares traded or listed on regulated markets in Romania*                         | 119,174,444.23          |
| 6.2.2. Shares admitted or traded on a regulated market from a member state              | 0.00                    |
| 6.2.3. Shares traded or listed on regulated markets from a non-EU Member State          | 0.00                    |
| 6.2.4. Shares issued by Romanian companies not admitted to trading                      | 2,328,800,784.88        |
| 6.2.5. Bonds admitted to trading issued or guaranteed by central government authorities | 0.00                    |
| 6.2.6. Municipal bonds                                                                  | 0.00                    |
| 6.2.7. Corporative bonds                                                                | 0.00                    |
| 6.2.8. Treasury bills                                                                   | 0.00                    |
| 6.2.9. Newly issued securities                                                          | 0.00                    |
| 6.2.10. Participation titles of UCITS and/or of OCIU/AIF                                | 0.00                    |
| 6.2.11. Equity titles                                                                   | 0.00                    |
| 6.2.12. Derivates                                                                       | 0.00                    |
| 6.2.13. Other financial assets                                                          | 0.00                    |
| 6.3. Financial assets at fair value through other comprehensive income                  | 0.00                    |
| <b>7. Cash (cash and cash equivalents)</b>                                              | <b>45,121,050.41</b>    |
| <b>8. Bank deposits</b>                                                                 | <b>229,641,199.92</b>   |
| <b>9. Other assets</b>                                                                  | <b>24,208,466.55</b>    |
| 9.1. Dividends and other receivable rights                                              | 21,036,514.4            |
| 9.2. Other assets                                                                       | 3,171,952.15            |
| <b>10. Prepaid expenses</b>                                                             | <b>281,657.21</b>       |
| <b>11. Total Assets</b>                                                                 | <b>2,747,227,603.20</b> |

*[English translation of the original report in Romanian - for information purposes only]*

|                                                       |                         |
|-------------------------------------------------------|-------------------------|
| <b>12. Total liabilities</b>                          | <b>55,082,822.56</b>    |
| 12.1. Financial liabilities at amortised cost         | 52,059,825.21           |
| 12.2. Deferred tax liability                          | 0.00                    |
| 12.3. Other debts                                     | 3,022,997.35            |
| <b>13. Provisions for risks and charges</b>           | <b>0.00</b>             |
| <b>14. Deferred income</b>                            | <b>0.00</b>             |
| <b>15. Shareholders' equity, out of which:</b>        | <b>2,692,144,780.64</b> |
| 15.1. Share capital                                   | 1,664,407,948.32        |
| 15.2. Elements similar to share capital               | 0.00                    |
| 15.3. Other elements of shareholders' equity          | -                       |
| 15.4. Share capital premiums                          | 0.00                    |
| 15.5. Revaluation differences                         | 0.06                    |
| 15.6. Reserves                                        | 332,881,589.66          |
| 15.7. Treasury shares                                 | -121,158,293.03         |
| 15.8. Retained earnings                               | 470,285,376.32          |
| 15.9. Period result                                   | 345,728,159.31          |
| <b>16. Net Asset Value</b>                            | <b>2,692,144,780.64</b> |
| 17. Number of issued shares**                         | 2,948,687,179           |
| <b>18. Net asset value per share</b>                  | <b>0.9129</b>           |
| 19. Number of portfolio companies out of which:       | 23                      |
| 19.1 Companies admitted to trading on an EU market    | 5                       |
| 19.2 Companies admitted to trading on a non-EU market | 0                       |
| 19.3 Companies not admitted to trading                | 18                      |

Legend:

\* = Include also the value of holdings admitted to trading on AeRo market (alternative regulated market)

\*\* = Represents the number of paid issued shares excluding treasury shares and repurchased own shares related to the global depositary receipts or certificates of interest of own shares, according with FSA Regulation no. 7/2020, as subsequently amended.

**Leverage of the fund**

| Method type          | Leverage level | Exposure amount  |
|----------------------|----------------|------------------|
| a) Gross method      | 90.93%         | 2,447,981,923.16 |
| b) Commitment method | 100.00%        | 2,692,144,780.64 |

Franklin Templeton International Services S.à r.l., in its capacity of alternative investment fund manager of Fondul Proprietatea SA

Daniel Naftali  
Permanent representative

BRD Groupe Societe Generale  
Victor Strâmbei  
Manager Depositary Department

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**Annex - Valuation methods used for the securities and the monetary market instruments held by Fondul Proprietatea S.A. (31 August 2026)**

**Listed shares**

|   | <b>Name</b>     | <b>Symbol</b> | <b>Valuation method</b>                                                                                                        |
|---|-----------------|---------------|--------------------------------------------------------------------------------------------------------------------------------|
| 1 | Alcom SA        | ALCQ          | Value based on the valuation report as at 31 October 2025 (applying the income approach using the discounted cash flow method) |
| 2 | Alro Slatina SA | ALR           | Closing Price                                                                                                                  |
| 3 | IOR SA          | IORB          | Reference price (Closing Price)                                                                                                |
| 4 | Mecon SA        | MECP          | Value based on the valuation report as at 30 June 2025 (applying the asset-based approach)                                     |
| 5 | Romaero SA      | RORX          | Value based on internal analysis performed considering current situation of the company (restructuring plan commenced)         |

**Unlisted shares**

|   | <b>Name</b>                                                 | <b>Symbol</b> | <b>Valuation method</b>                                                                                                                           |
|---|-------------------------------------------------------------|---------------|---------------------------------------------------------------------------------------------------------------------------------------------------|
| 1 | Aeroportul International Mihail Kogalniceanu - Constanta SA |               | Value based on the valuation report as at 31 October 2025 (applying the income approach using the discounted cash flow method)                    |
| 2 | Aeroportul International Timisoara - Traian Vuia SA         |               | Value based on the valuation report as at 31 August 2025 (applying the income approach using the discounted cash flow method)                     |
| 3 | CN Administratia Canalelor Navigabile SA                    |               | Value based on the valuation report as at 31 December 2025 (applying the income approach using the discounted cash flow method)                   |
| 4 | CN Administratia Porturilor Dunarii Fluviale SA             |               | Value based on the valuation report as at 31 October 2025 (applying the income approach using the discounted cash flow method)                    |
| 5 | CN Administratia Porturilor Dunarii Maritime SA             |               | Value based on the valuation report as at 31 October 2025 (applying the income approach using the discounted cash flow method)                    |
| 6 | CN Administratia Porturilor Maritime SA                     |               | Value based on the valuation report as at 31 May 2026 (applying the income approach using the discounted cash flow method)                        |
| 7 | CN Aeroporturi Bucuresti SA                                 |               | Value based on the valuation report as at 31 May 2026 (applying the market comparison technique using comparable trading multiples for EV/EBITDA) |
| 8 | Complexul Energetic Oltenia SA                              |               | Value based on the valuation report as at 31 October 2025 (applying the income approach using the discounted cash flow method)                    |
| 9 | Plafar SA                                                   |               | Fair value (Priced at zero) as per internal NAV policy, due to lack of information provided in the valuation process                              |

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|    | Name                            | Symbol | Valuation method                                                                                                                                                                      |
|----|---------------------------------|--------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| 10 | Posta Romana SA                 |        | Value based on the valuation report as at 31 October 2025 (applying the market comparison technique using comparable trading multiples for Price/Earnings)                            |
| 11 | Societatea Nationala a Sarii SA |        | Value based on the valuation report as at 31 May 2026 (applying the income approach using the discounted cash flow method)                                                            |
| 12 | World Trade Hotel SA            |        | Priced at zero (lack of annual financial statements; last available financial statements are those for the year-ended 31 December 2012)                                               |
| 13 | Zirom SA                        |        | Value based on the valuation report as at 31 October 2025 updated based on internal analysis at 31 December 2025 (applying the income approach using the discounted cash flow method) |

**Shares of companies in insolvency/ judicial reorganization/liquidation/dissolution/ bankruptcy**

|   | Name                                  | Symbol | Valuation method            |
|---|---------------------------------------|--------|-----------------------------|
| 1 | Romplumb SA                           |        | Valued at zero (bankruptcy) |
| 2 | Salubriserv SA                        |        | Valued at zero (bankruptcy) |
| 3 | Simtex SA                             |        | Valued at zero (bankruptcy) |
| 4 | World Trade Center Bucuresti SA       |        | Valued at zero (insolvency) |
| 5 | Societatea Electrocentrale Craiova SA |        | Valued at zero (insolvency) |

**Bank deposits**

| Name          | Symbol | Valuation method                                                                                                            |
|---------------|--------|-----------------------------------------------------------------------------------------------------------------------------|
| Bank deposits |        | Bank deposit amount cumulated with the accrued interest receivable calculated for the period elapsed from its starting date |

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**Annex – Changes in the valuation methods used for the computation of the NAV of Fondul Proprietatea as of 31 August 2026**

For one portfolio company: Romaero SA the valuation changed from valued at RON 0 based on company insolvency status to valued at RON 0 based on internal analysis performed considering current situation of the company (restructuring plan commenced).

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