

TAI SANG BANK LIMITED

INTERIM FINANCIAL DISCLOSURE STATEMENT  
FOR THE HALF YEAR ENDED 30 JUNE 2022  
(UNAUDITED)

**TAI SANG BANK LIMITED**  
**INTERIM FINANCIAL DISCLOSURE STATEMENT**  
**FOR THE HALF YEAR ENDED 30 JUNE 2022 (UNAUDITED)**

**I. CONDENSED CONSOLIDATED STATEMENT OF COMPREHENSIVE INCOME**

	Half Year Ended 30 Jun 2022 (Unaudited)	Half Year Ended 30 Jun 2021 (Unaudited)
	HK\$	HK\$
Interest Income	2,985,573	2,684,945
Interest Expenses	(551,170)	(23,422)
Net Interest Income	<u>2,434,403</u>	<u>2,661,523</u>
Other Operating Income	8,178,426	7,702,573
Operating Income	<u>10,612,829</u>	<u>10,364,096</u>
Operating Expenses	(14,676,809)	(12,727,230)
Operating Loss Before Impairment	<u>(4,063,980)</u>	<u>(2,363,134)</u>
Expected Credit Loss Allowances for Impaired Assets	-	-
Operating Loss	<u>(4,063,980)</u>	<u>(2,363,134)</u>
Revaluation Surplus of Investment Properties	-	4,558,930
Loss on Disposal of Property, Plant & Equipment	(1,773)	(15,081)
(Loss) / Profit Before Income Tax	<u>(4,065,753)</u>	<u>2,180,715</u>
Income Tax Credit	654,834	453,201
(Loss) / Profit Attributable to Equity Holders	<u>(3,410,919)</u>	<u>2,633,916</u>
Other Comprehensive Income :		
Items that will not be reclassified to Profit or Loss		
Equity Investments at Fair Value through		
Other Comprehensive Income (FVOCI):		
Increase in Fair Value during the Half Year	1,123,609	242,272
Deferred Tax	-	-
Total Comprehensive (Losses) / Income Attributable to Equity Holders for the Half Year Ended 30th June	<u><u>(2,287,310)</u></u>	<u><u>2,876,188</u></u>

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**I. CONDENSED CONSOLIDATED STATEMENT OF COMPREHENSIVE INCOME**  
**(CONTINUED)**

**Explanatory Statement**

**Local economy in the first half of 2022 .** The local economy was hard hit by the COVID-19 pandemic. Government put up more relief measures to stimulate local spending and to boost local economy. Inflationary pressure worldwide has caused increases in interest rates which might hit the local economy.

**Operating result as compared to the same period last year.** Compared to an operating loss of HK\$ 2.4 million for the first half of 2021, the Group recorded an operating loss of HK\$ 4.1 million in the first half of 2022. This was mostly caused by costs associated with the establishment of a new safe deposit box centre in 2022. The costs totalled HK\$ 2.9 million which included lease liabilities' interest expenses, payroll costs and other operating costs. The Group applied and received subsidies, of HK\$ 0.5 million in the first half of 2022, under the 2022 Employment Support Scheme launched by the Hong Kong Government. Operating expenses have been netted by such subsidies received.

On the other hand, with the growth of the Group's loan portfolio in 2022, interest income rose as compared to the equivalent period in 2021. Interbank placing activities have not resumed to the normal projected level.

During the first half of 2022, the Group has further increased its investment in blue-chip listed equity shares. There was a 2.5 times increase in dividend income received when compared to the first half of 2021. In addition, more fee income from safe deposit boxes was generated as a result of box rental fee increase in early 2022. This caused other operating income to increase from the same period last year.

**Value of Investment properties remained the same as December 2021.** The Group held investment properties in the Bank building in Central and certain office units in a Mongkok commercial building. The investment properties in Mongkok were acquired in March 2021, at the same time when the Bank's back-up site was acquired for self-used. During the first half of 2022, the Group's rental situation of its investment properties remained satisfactory and stable. As a whole, the fair values of the Group's investment properties remained the same as at the end of 2021, as confirmed and reported by the Group's professional external property valuer as at 30 June 2022. For comparison, the Group's investment properties recorded a revaluation surplus of HK\$4.6 million in the first half of 2021.

**Marked-to-market gain of listed equity investments.** The Group's equity investments measured at fair value through other comprehensive income, comprising mainly listed equity investments in Hong Kong, recorded about HK\$ 1.12 million cumulative unrealized gain as at 30 June 2022 as compared to an unrealized gain of around HK\$ 0.24 million for the same period last year.

**Economic outlook in the near future.** Despite the various uncertainties in the market, the Group remained healthy and the quality of the loan portfolio was little affected. The Group's liquidity and capital ratios continued to remain at high levels. The Group would open the first new safe deposit box centre in July 2022. It would also continue to look for safe investment opportunities to diversify its income sources and generate stable operating incomes for the shareholders.

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**II. CONDENSED CONSOLIDATED STATEMENT OF FINANCIAL POSITION**

	<b>As at</b> <b>30 Jun 2022</b> <b>(Unaudited)</b> <b>HK\$</b>	<b>As at</b> <b>31 Dec 2021</b> <b>(Audited)</b> <b>HK\$</b>
<b>ASSETS</b>		
Cash and Balances with Banks	332,077,640	387,419,473
Placements with Banks Maturing within One and Twelve Months	10,469,701	10,387,959
Loans and Advances to Customers & Other Accounts	244,811,237	220,092,374
Investment securities at Fair Value through Other Comprehensive Income (FVOCI)	20,279,358	17,665,750
Property, Plant & Equipment	104,696,549	104,758,564
Investment Properties	308,500,000	308,500,000
Right-of-use Assets	27,089,832	-
Tax Recoverable	7,101	38,184
<b>TOTAL ASSETS</b>	<u>1,047,931,418</u>	<u>1,048,862,304</u>
<b>LIABILITIES</b>		
Deposits from Customers	270,928,211	298,878,829
Other Liabilities & Provisions	24,704,523	23,239,039
Lease Liabilities	28,527,475	-
Current Tax Liabilities	25,916	11,158
Deferred Tax Liabilities	9,641,411	10,342,086
<b>TOTAL LIABILITIES</b>	<u>333,827,536</u>	<u>332,471,112</u>
<b>EQUITY</b>		
Share Capital	310,000,000	310,000,000
Reserves	404,103,882	406,391,192
<b>TOTAL EQUITY</b>	<u>714,103,882</u>	<u>716,391,192</u>
<b>TOTAL LIABILITIES AND EQUITY</b>	<u>1,047,931,418</u>	<u>1,048,862,304</u>

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**III. CONDENSED CONSOLIDATED STATEMENT OF CHANGES IN EQUITY**

	Attributable to equity holders of the Bank			<u>Total</u> HK\$
	<u>Share</u> <u>capital</u> HK\$	<u>Other</u> <u>reserves</u> HK\$	<u>Retained</u> <u>earnings</u> HK\$	
	Balance at 1 January 2022 (Audited)	310,000,000	2,337,651	
<b>Comprehensive income/ (loss)</b>				
Loss for the half year	-	-	(3,410,919)	(3,410,919)
<b>Other comprehensive income</b>				
Change in fair value of equity investments measured at FVOCI	-	1,123,609	-	1,123,609
<b>Total comprehensive income / (loss)</b>	-	1,123,609	(3,410,919)	(2,287,310)
<b>Total transfer and appropriation</b>	-	-	-	-
<b>Balance at 30 June 2022 (Unaudited)</b>	<u>310,000,000</u>	<u>3,461,260</u>	<u>400,642,622</u>	<u>714,103,882</u>
Balance at 1 January 2021 (Audited)	310,000,000	3,478,110	399,796,263	713,274,373
<b>Comprehensive income</b>				
Profit for the half year	-	-	2,633,916	2,633,916
<b>Other comprehensive income</b>				
Change in fair value of equity investments measured at FVOCI	-	242,272	-	242,272
<b>Total comprehensive income</b>	-	242,272	2,633,916	2,876,188
<b>Total transfer and appropriation</b>	-	-	-	-
<b>Balance at 30 June 2021 (Unaudited)</b>	<u>310,000,000</u>	<u>3,720,382</u>	<u>402,430,179</u>	<u>716,150,561</u>

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**IV. CONDENSED CONSOLIDATED STATEMENT OF CASH FLOWS**

	<b>Half Year Ended 30 Jun 2022 (Unaudited) HK\$</b>	<b>Half Year Ended 30 Jun 2021 (Unaudited) HK\$</b>
<b>Cash flows from operating activities</b>		
Operating loss	(4,063,980)	(2,363,134)
Depreciation - property, plant and equipment	516,031	665,109
Depreciation - right-of-use assets	1,425,781	94,070
Dividend income from equity investments at FVOCI	(526,297)	(150,989)
Cash flows from operating activities before changes in operating assets and liabilities	<u>(2,648,465)</u>	<u>(1,754,944)</u>
<b>Changes in operating assets and liabilities</b>		
- Net (increase) / decrease in interest receivable	(50,859)	95,004
- Net (increase) / decrease in other receivable accounts	(8,473,394)	1,195,205
- Net increase in interest payable	10,214	578
- Net increase / (decrease) in other payable accounts	1,455,270	(4,712,249)
- Net increase in advances to customers	(16,194,610)	(48,480,859)
- Net (decrease) / increase in customers' deposits	(27,950,618)	50,903,554
- Net decrease / (increase) in placements with banks repayable more than 3 months	6,363,278	(4,090,966)
Net cash outflow from operating activities	<u>(47,489,184)</u>	<u>(6,844,677)</u>
<b>Cash flows from investing activities</b>		
Dividends received on equity investments at FVOCI	526,297	150,989
Purchase of plant and equipment	(455,789)	(352,651)
Purchase of self-used bank premises	-	(4,567,537)
Purchase of investment properties	-	(11,941,070)
Purchase of equity investments at FVOCI	(1,490,000)	(6,782,301)
Sale Proceeds received on disposal of plant and equipment	-	2,500
Net cash outflow from investing activities	<u>(1,419,492)</u>	<u>(23,490,070)</u>
<b>Cash flows from financing activities</b>		
Principal elements of lease payments	11,863	(94,672)
Net cash inflow / (outflow) from financing activities	<u>11,863</u>	<u>(94,672)</u>
Decrease in cash and cash equivalents	<u>(48,896,813)</u>	<u>(30,429,419)</u>
<b>Cash and cash equivalents at 1 January</b>	<u>387,419,473</u>	<u>457,510,599</u>
<b>Cash and cash equivalents at 30 June (Note a)</b>	<u>338,522,660</u>	<u>427,081,180</u>
Cash flows from operating activities included:		
Interest received	2,934,714	2,779,949
Interest paid	540,957	22,844
Note a :		
Cash and cash equivalents comprise the following balances:		
Cash in hand	4,577,665	4,156,010
Balances with banks and central bank with original maturity within 3 months	213,475,294	322,925,170
Placements with banks with original maturity within 3 months	120,469,701	100,000,000
	<u>338,522,660</u>	<u>427,081,180</u>

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**V. SCOPE OF CONSOLIDATION**

This interim financial disclosure statement has been prepared based on the consolidated results and financial data of the Bank and its five subsidiaries made up to 30 June 2022. The five wholly owned subsidiaries of the Bank are TSB Property Management Limited, Success Land Enterprises Limited, Golden Wisdom Development Limited, Team Gold Investment Limited and Gold Harmony Enterprises Limited, the first two of which are engaged in property management and investment holding respectively, while the latter three are investment property holding companies. There were no subsidiaries which were not included in the consolidated Group.

Inter-company transactions, balances and unrealized gains on transactions between Group companies are eliminated on consolidation. Unrealised losses are also eliminated unless the transaction provides evidence of an impairment of the asset transferred. Accounting policies of subsidiaries have been changed where necessary to ensure consistency with the policies adopted by the Group.

The basis of consolidation for accounting purposes differs from the basis of consolidation for regulatory purposes, under which only Success Land Enterprises Limited, Golden Wisdom Development Limited, Team Gold Investment Limited and Gold Harmony Enterprises Limited are included as subsidiaries in the consolidated Group for regulatory purposes. The Bank is required to calculate and report its capital ratios on the consolidated position based on the regulatory scope of consolidated figures in addition to the Bank's solo position based on its unconsolidated level figures.

There are no shareholdings in any of the above subsidiaries that are deducted from the Bank's CET1 capital.

The total assets and total equity reported on the financial statement of each of the above mentioned subsidiaries as at 30 June 2022 are as follows:

	<b>Total Assets At 30 Jun 2022 (Unaudited) HK\$</b>	<b>Total Equity At 30 Jun 2022 (Unaudited) HK\$</b>
TSB Property Management Limited	<u>1,168,497</u>	<u>921,592</u>
Success Land Enterprises Limited	<u>2</u>	<u>2</u>
Golden Wisdom Development Limited	<u>35,736,483</u>	<u>35,388,343</u>
Team Gold Investment Limited	<u>31,744,514</u>	<u>31,455,648</u>
Gold Harmony Enterprises Limited	<u>18,060,764</u>	<u>216,067</u>

There are no restrictions on the transfer of funds or regulatory capital between the Group companies under any relevant regulatory, legal or taxation constraints.

**VI. NOTES AND SUPPLEMENTARY INFORMATION**

(1) General Information

The principal activities of Tai Sang Bank Limited (the "Bank") and its subsidiaries (collectively the "Group") are the provision of banking and related financial services, and property investment and management.

The Bank is an authorized institution incorporated in Hong Kong. The address of its registered office is 130 - 132 Des Voeux Road Central, Hong Kong.

This interim financial disclosure statement is presented in units of Hong Kong dollars (HK\$), unless otherwise stated.

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**VI. NOTES AND SUPPLEMENTARY INFORMATION (CONTINUED)**

(2) Accounting Policies

The accounting policies applied in the preparation of this interim financial disclosure statement for the half year ended 30 June 2022 are consistent with those used and described in the Group's audited annual financial statements for the year ended 31 December 2021.

(3) Net Interest Income

	<b>Half Year Ended 30 Jun 2022 (Unaudited) HK\$</b>	<b>Half Year 30 Jun 2021 (Unaudited) HK\$</b>
<b>Interest income</b>		
Cash and balances and placements with banks	39,884	198,315
Loans and advances	2,940,801	2,486,630
Others	4,888	-
Impaired assets	-	-
	<u>2,985,573</u>	<u>2,684,945</u>
<b>Interest expense</b>		
Deposits from customers	38,346	22,117
Lease liabilities	511,862	1,027
Others	962	278
	<u>551,170</u>	<u>23,422</u>

(4) Other Operating Income

	<b>Half Year Ended 30 Jun 2022 (Unaudited) HK\$</b>	<b>Half Year 30 Jun 2021 (Unaudited) HK\$</b>
Fees and commission income	86,294	72,764
Less : fees and commission expense	(27,277)	(39,335)
Net fees and commission income	<u>59,017</u>	<u>33,429</u>
Gross rental income - investment properties	4,488,206	4,444,615
Less : rental outgoings	(1,925,914)	(1,614,829)
	<u>2,562,292</u>	<u>2,829,786</u>
Air-conditioning and management fees	1,032,102	1,058,257
Dividend income from:		
Listed equity investments at FVOCI	526,297	150,989
Miscellaneous income		
(includes mainly safe deposit box rental income and others)	3,998,718	3,630,112
	<u>8,178,426</u>	<u>7,702,573</u>

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**VI. NOTES AND SUPPLEMENTARY INFORMATION (CONTINUED)**

(5) Operating Expenses

	<b>Half Year Ended 30 Jun 2022 (Unaudited) HK\$</b>	<b>Half Year Ended 30 Jun 2021 (Unaudited) HK\$</b>
Staff costs	7,344,549	7,741,601
Premises and equipment expenses	1,129,310	760,695
Depreciation - property, plant and equipment	516,031	665,109
Depreciation - rights-of-use assets	1,425,781	94,070
Miscellaneous expenses	4,261,138	3,465,755
	<u>14,676,809</u>	<u>12,727,230</u>

(6) Income Tax Credit

Hong Kong income tax has been provided at the rate of 16.5% (2021:16.5%) on the estimated assessable profits for the period.

	<b>Half Year Ended 30 Jun 2022 (Unaudited) HK\$</b>	<b>Half Year Ended 30 Jun 2021 (Unaudited) HK\$</b>
Current income – Hong Kong profits tax expense	45,841	38,010
Deferred income tax credit	(700,675)	(491,211)
Income tax credit	<u>(654,834)</u>	<u>(453,201)</u>

(7) Cash and Balances with Banks

	<b>As at 30 Jun 2022 (Unaudited) HK\$</b>	<b>As at 31 Dec 2021 (Audited) HK\$</b>
Cash in hand	4,577,665	4,086,196
Balances with banks and central bank	213,475,294	379,335,514
Placement with banks, maturing within 1 month	114,024,681	3,997,763
	<u>332,077,640</u>	<u>387,419,473</u>
Expected credit loss allowances for impaired assets - (cash and balances with banks)	<u>-</u>	<u>-</u>

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**VI. NOTES AND SUPPLEMENTARY INFORMATION (CONTINUED)**

(8) Placements with Banks

	<b>As at</b>	<b>As at</b>
	<b>30 Jun 2022</b>	<b>31 Dec 2021</b>
	<b>(Unaudited)</b>	<b>(Audited)</b>
	<b>HK\$</b>	<b>HK\$</b>
Placements with banks		
- maturing between 1 and 12 months	<u>10,469,701</u>	<u>10,387,959</u>
Expected credit loss allowances for impaired assets		
- (placements with banks)	<u>-</u>	<u>-</u>

(9) Loans and Advances to Customers & Other Accounts

	<b>As at</b>	<b>As at</b>
	<b>30 Jun 2022</b>	<b>31 Dec 2021</b>
	<b>(Unaudited)</b>	<b>(Audited)</b>
	<b>HK\$</b>	<b>HK\$</b>
Loans and advances to customers	<u>231,455,290</u>	<u>215,260,680</u>
Accrued interest and other accounts	<u>13,355,947</u>	<u>4,831,694</u>
Expected credit loss allowances for impaired assets		
- expected credit loss allowances		
(loans and advances to customers)	<u>-</u>	<u>-</u>
- expected credit loss allowances		
(accrued interest & other accounts)	<u>-</u>	<u>-</u>

(10) All advances disclosed in note (9) above as at 31 December 2021 and 30 June 2022 were made to customers located in Hong Kong and were fully secured.

(11) As at 31 December 2021 and 30 June 2022, there were no advances to customers or banks and other financial institutions which were impaired and for which individual impairment allowances were made.

(12) There were no advances to customers, advances to banks and other financial institutions and other assets which had been overdue for more than three months as at 31 December 2021 and 30 June 2022.

(13) There were no rescheduled advances to customers as at 31 December 2021 and 30 June 2022, except for loans of total book value of HK\$ 211,683,692 as at 30 June 2022 (HK\$195,398,903 as at 31 December 2021) granted under the Pre-approved Principal Payment Holiday Scheme for Corporate Customers (the "Scheme") as advocated by the Hong Kong Monetary Authority as part of the financial assistance scheme for combatting COVID-19 detrimental impact on the Hong Kong economy. The Scheme was only offered to the Group's eligible corporate borrowers in Hong Kong that had annual sales turnover of HK\$800Mn or less and that had no outstanding loan payments overdue for more than 30 days. All the rescheduled loans under the said Scheme are of performing credit grading under Stage 1 of the expected credit loss measurements. There were no rescheduled advances to banks and other financial institutions as at 31 December 2021 and 30 June 2022.

(14) The Group had no repossessed assets as at 31 December 2021 and 30 June 2022. In situations where assets are acquired by repossession of collateral for realization, they would continue to be reported as advances.

(15) There were no exposures to non-bank counterparties in Mainland China as at 31 December 2021 and 30 June 2022.

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**VI. NOTES AND SUPPLEMENTARY INFORMATION (CONTINUED)**

(16) Gross Advances to Customers by Industry Sectors

	<b>As at 30 Jun 2022 (Unaudited) HK\$</b>	<b>As at 31 Dec 2021 (Unaudited) HK\$</b>
Loans for use in Hong Kong		
Industrial, commercial and financial		
- property development	72,485,486	-
- property investment	59,988,000	116,201,635
- investment companies	86,121,713	86,214,627
Wholesale and retail trade	7,188,489	7,049,524
Individuals		
- others	5,671,602	5,794,894
	<u>231,455,290</u>	<u>215,260,680</u>

(17) Investment Securities Measured at Fair Value through Other Comprehensive Income

	<b>As at 30 Jun 2022 (Unaudited) HK\$</b>	<b>As at 31 Dec 2021 (Audited) HK\$</b>
Equity Securities		
Listed in Hong Kong, at market value	20,096,433	17,481,455
Listed outside Hong Kong, at market value	46,925	48,295
Unlisted, at estimated fair value	136,000	136,000
Total Equity Securities	<u>20,279,358</u>	<u>17,665,750</u>
Total Investment Securities Measured at Fair Value through Other Comprehensive Income	<u>20,279,358</u>	<u>17,665,750</u>
Type of issuer:		
Banks and other financial institutions	12,704,900	10,306,608
Corporates	6,460,458	6,183,142
Others	1,114,000	1,176,000
	<u>20,279,358</u>	<u>17,665,750</u>
Expected credit loss allowances for impaired assets (investment debt securities at fair value through other comprehensive income)	<u>-</u>	<u>-</u>

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**VI. NOTES AND SUPPLEMENTARY INFORMATION (CONTINUED)**

(18) Property, Plant and Equipment

	<b>Bank Premises HK\$</b>	<b>Furniture, Fixtures and Equipment HK\$</b>	<b>Total HK\$</b>
Cost or Deemed cost at valuation			
At 1 Jan 2022 (Audited)	150,285,740	18,116,740	168,402,480
Additions	-	455,789	455,789
Write off / disposal	-	(7,480)	(7,480)
At 30 Jun 2022 (Unaudited)	<u>150,285,740</u>	<u>18,565,049</u>	<u>168,850,789</u>
Accumulated depreciation and impairment			
At 1 Jan 2022 (Audited)	50,986,146	12,657,770	63,643,916
Charge for the period	179,361	336,670	516,031
Write off / disposal	-	(5,707)	(5,707)
At 30 Jun 2022 (Unaudited)	<u>51,165,507</u>	<u>12,988,733</u>	<u>64,154,240</u>
Net book value			
At 30 Jun 2022 (Unaudited)	<u>99,120,233</u>	<u>5,576,316</u>	<u>104,696,549</u>
At 31 Dec 2021 (Audited)	<u>99,299,594</u>	<u>5,458,970</u>	<u>104,758,564</u>

(19) Investment Properties

	<b>Total HK\$</b>
At 1 Jan 2021 (Audited)	288,000,000
Additions of investment properties	11,941,070
Fair value gain for the year	8,558,930
At 31 Dec 2021 (Audited)	<u>308,500,000</u>
Fair value gain/(loss) for the 6 months period	-
At 30 Jun 2022 (Unaudited)	<u>308,500,000</u>

(20) Deposits from Customers

Deposits from customers comprise of the following categories :

	<b>As at 30 Jun 2022 (Unaudited) HK\$</b>	<b>As at 31 Dec 2021 (Audited) HK\$</b>
Demand deposits and current accounts	80,957,564	88,320,180
Savings deposits	163,786,166	181,455,865
Time, call and notice deposits	26,184,481	29,102,784
	<u>270,928,211</u>	<u>298,878,829</u>

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(21) Reserves

	<b>Other properties revaluation reserve HK\$</b>	<b>Investments at FVOCI revaluation reserve HK\$</b>	<b>General reserve HK\$</b>	<b>Regulatory reserve HK\$</b>	<b>Retained earnings HK\$</b>	<b>Total HK\$</b>
At 1 Jan 2022 (Audited)	1,982,983	(2,055,589)	610,257	1,800,000	404,053,541	406,391,192
Surplus on revaluation of equity investments at FVOCI	-	1,123,609	-	-	-	1,123,609
Loss for the half year	-	-	-	-	(3,410,919)	(3,410,919)
At 30 Jun 2022 (Unaudited)	<u>1,982,983</u>	<u>(931,980)</u>	<u>610,257</u>	<u>1,800,000</u>	<u>400,642,622</u>	<u>404,103,882</u>
Representing :						
Bank and subsidiaries	<u>1,982,983</u>	<u>(931,980)</u>	<u>610,257</u>	<u>1,800,000</u>	<u>400,642,622</u>	<u>404,103,882</u>

(22) International Claims

The break-down of the international claims by types of counterparties on geographical segment which constitutes 10% or more of the aggregate international claims are reported as follows:

	<b>Banks and other Financial Institutions HK\$'000</b>	<b>Official Sector HK\$'000</b>	<b>Total HK\$'000</b>
As at 30 June 2022 (Unaudited)			
Asia Pacific excluding Hong Kong	<u>124,494</u>	<u>-</u>	<u>124,494</u>
As at 31 December 2021 (Unaudited)			
Asia Pacific excluding Hong Kong	<u>14,386</u>	<u>-</u>	<u>14,386</u>

The above international claims classification has taken into account the transfer of risk in the case of claims on overseas branches of a bank whose head office is located in another country.

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**VI. NOTES AND SUPPLEMENTARY INFORMATION (CONTINUED)**

(23) Currency Concentrations

The US dollar net position, the RMB net position and the EUR net position, which arise from non-trading positions and each constitutes more than 10% of the total net position in all foreign currencies, are reported as follows:

US Dollar Position:	As at 30 Jun 2022 (Unaudited) HK\$'000	As at 31 Dec 2021 (Unaudited) HK\$'000
Equivalent in Hong Kong dollars		
Spot assets	14,638	14,473
Spot liabilities	(14,126)	(14,134)
Net long position	<u>512</u>	<u>339</u>
RMB Position:	As at 30 Jun 2022 (Unaudited) HK\$'000	As at 31 Dec 2021 (Unaudited) HK\$'000
Equivalent in Hong Kong dollars		
Spot assets	382	397
Spot liabilities	(151)	(156)
Net long position	<u>231</u>	<u>241</u>
EUR Position:	As at 30 Jun 2022 (Unaudited) HK\$'000	As at 31 Dec 2021 (Unaudited) HK\$'000
Equivalent in Hong Kong dollars		
Spot assets	30	34
Spot liabilities	-	-
Net long position	<u>30</u>	<u>34</u>

(24) Off-Balance Sheet Exposures

(a) Contingent Liabilities and Commitments

	As at 30 Jun 2022 (Unaudited) HK\$	As at 31 Dec 2021 (Audited) HK\$
Contract amount		
Direct credit substitutes	-	-
Trade-related contingencies	-	-
Other commitments with an original maturity of under 1 year or which are unconditionally cancellable	1,228,403	1,146,110
	<u>1,228,403</u>	<u>1,146,110</u>
Credit Risk Weighted Amount	<u>-</u>	<u>-</u>

(b) Derivatives

	As at 30 Jun 2022 (Unaudited) HK\$	As at 31 Dec 2021 (Audited) HK\$
Exchange Rate Contracts		
Notional Contract Amount	<u>-</u>	<u>-</u>
Credit Risk Weighted Amount	<u>-</u>	<u>-</u>
Replacement Cost	<u>-</u>	<u>-</u>

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**VI. NOTES AND SUPPLEMENTARY INFORMATION (CONTINUED)**

(24) Off-Balance Sheet Exposures (Continued)

(b) Derivatives (Continued)

	<b>As at 30 Jun 2022 (Unaudited) HK\$</b>	<b>As at 31 Dec 2021 (Audited) HK\$</b>
Interest Rate Contracts		
Notional Contract Amount	-	-
Credit Risk Weighted Amount	-	-
Replacement Cost	-	-
Other Contracts		
Notional Contract Amount	-	-
Credit Risk Weighted Amount	-	-
Replacement Cost	-	-

The Group did not enter into any bilateral netting agreements during the period and accordingly the above amounts are shown on a gross basis.

(25) Capital Structure and Adequacy

The Bank is required by the HKMA to compute and report on capital ratios on both consolidated and solo basis. The Bank and the Group complied with all of the externally imposed capital requirements by the HKMA throughout the reporting period. The capital base after deductions used in the calculation of the above capital ratios and reported to the Hong Kong Monetary Authority is analysed as follows :

	<b>Consolidated Basis As at 30 Jun 2022 (Unaudited) HK\$'000</b>	<b>Consolidated Basis As at 31 Dec 2021 (Audited) HK\$'000</b>
Common equity tier 1 (CET1) capital :		
CET1 capital instruments	264,987	264,987
Retained earnings	399,731	403,249
Disclosed reserves	3,461	2,337
	<u>668,179</u>	<u>670,573</u>
Less: Cumulative fair value gains arising from revaluation of land and buildings	(275,047)	(275,047)
Regulatory reserve for general banking risk	(1,800)	(1,800)
Total CET1 capital after deductions	<u>391,332</u>	<u>393,726</u>
Additional Tier 1 capital	-	-
Total Tier 1 capital after deductions	<u>391,332</u>	<u>393,726</u>
Tier 2 capital		
Reserve attributable to fair value gains on revaluation of land and buildings	144,027	144,027
Regulatory reserve for general banking risk	1,800	1,800
	<u>145,827</u>	<u>145,827</u>
Less : Tier 2 capital deductions	-	-
Total Tier 2 capital after deductions	<u>145,827</u>	<u>145,827</u>
Total capital base	<u>537,159</u>	<u>539,553</u>

The total capital base for the current reporting period has slightly decreased from that as at 31 December 2021, mainly as a result of the operating loss booked for the current period.

**TAI SANG BANK LIMITED**  
**INTERIM FINANCIAL DISCLOSURE STATEMENT**  
**FOR THE HALF YEAR ENDED 30 JUNE 2022 (UNAUDITED)**

**VI. NOTES AND SUPPLEMENTARY INFORMATION (CONTINUED)**

(25) Capital Structure and Adequacy (Continued)

The capital ratios shown in Template KM1 represent the consolidated ratios of the Bank as computed in accordance with the Banking (Capital) Rules. In accordance with the Banking (Capital) Rules, the Bank has adopted the “basic approach” for the calculation of the risk weighted assets for credit risk and the “basic indicator approach” for the calculation of operational risk. The Bank has been exempted from the calculation of risk weighted assets for market risk.

(26) Regulatory Disclosure Templates

The following regulatory disclosure templates as at 30 June 2022 (unaudited) are attached to the annex of this interim financial disclosure statement:

- Key Prudential Ratios (Template KM1)
- Composition of Regulatory Capital (Template CC1)
- Reconciliation of Regulatory Capital to Statement of Financial Position (Template CC2)
- Main Features of Regulatory Capital Instruments ( Table CCA)
- Summary Comparison of Accounting Assets Against Leverage Ratio (Template LR1)
- Leverage Ratio (Template LR2)
- Geographical Distribution of Credit Exposures used in Countercyclical Capital Buffer (Template CCyB1)
- Overview of Risk Weighted Assets (Template OV1)
- Credit Quality of Exposures Template (Template CR1)
- Changes in Defaulted Loans and Debt Securities Template (Template CR2)
- Overview of Recognized Credit Risk Mitigation Template (Template CR3)
- Credit Risk Exposures and Effects of Recognized Credit Risk Mitigation Template (Template CR4)
- Credit Risk Exposures by Asset Classes and by Risk Weights Template (Template CR5)

The Bank does not engage in any derivative transactions, securities financing transactions or securitization transactions as at 31 December 2021 and 30 June 2022 nor has plan to engage in such transactions in the coming year, and has therefore not included any disclosure templates on counterparty credit risk in respect of derivative contracts and securities financing transactions and securitization exposures, which are considered not to be relevant and would carry nil balances on such templates if published.

The Bank has been exempted from the calculation of risk weighted assets for market risk and accordingly has been exempted from disclosing templates on market risk.

Full capital deductions under the Banking (Capital) Rules have already been applied in the Capital Disclosures Template.

Full terms and conditions of the Bank’s CET1 capital instruments are disclosed in the website of the Bank.

**TAI SANG BANK LIMITED**  
**INTERIM FINANCIAL DISCLOSURE STATEMENT**  
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**VI. NOTES AND SUPPLEMENTARY INFORMATION (CONTINUED)**

(27) Statement in Accordance with Section 436 of Hong Kong Companies Ordinance (Cap. 622)

The financial information relating to the year ended 31 December 2021 as included in this Interim Financial Disclosure Statement for the half year ended 30 June 2022 as comparative information, does not constitute the Company's statutory annual consolidated financial statements for that year but is derived from those financial statements. Further information relating to these statutory financial statements required to be disclosed in accordance with section 436 of the Companies Ordinance is as follows:

As the Company is a private company, the Company is not required to deliver its financial statements to the Registrar of Companies, and has not done so.

The Company's auditor has reported on those financial statements. The auditor's reports were unqualified, did not include a reference to any matters to which the auditor drew attention by way of emphasis without qualifying its report, and did not contain a statement under sections 406(2), 407(2) or (3) of the Companies Ordinance.

(28) Statement of Compliance

This interim financial disclosure statement for the half year ended 30 June 2022 is prepared in accordance with Hong Kong Accounting Standard ("HKAS") 34, "Interim Financial Reporting" and fully complies with the requirements set out in the Banking (Disclosure) Rules.

TAI SANG BANK LIMITED  
REGULATORY DISCLOSURE TEMPLATES  
AS AT 30 JUNE 2022  
(UNAUDITED)

**Tai Sang Bank Limited**

**Template KM1: Key Prudential Ratios (on Regulatory Consolidated Basis)**

		(a)	(b)	(c)	(d)	(e)
		30-Jun-22	31-Mar-22	31-Dec-21	30-Sep-21	30-Jun-21
<b>Regulatory capital (amount) (HK\$'000)</b>						
1	Common Equity Tier 1 (CET1)	391,332	393,031	393,726	395,212	397,463
2	Tier 1	391,332	393,031	393,726	395,212	397,463
3	Total capital	537,159	538,858	539,553	539,268	541,519
<b>RWA (amount) (HK\$'000)</b>						
4	Total RWA	607,265	567,846	534,662	528,857	558,692
<b>Risk-based regulatory capital ratios (as a percentage of RWA)</b>						
5	CET1 ratio (%)	64.44%	69.21%	73.64%	74.73%	71.14%
6	Tier 1 ratio (%)	64.44%	69.21%	73.64%	74.73%	71.14%
7	Total capital ratio (%)	88.46%	94.90%	100.91%	101.97%	96.93%
<b>Additional CET1 buffer requirements (as a percentage of RWA)</b>						
8	Capital conservation buffer requirement (%)	2.500%	2.500%	2.500%	2.500%	2.500%
9	Countercyclical capital buffer requirement (%)	1.000%	1.000%	1.000%	1.000%	1.000%
10	Higher loss absorbency requirements (%) (applicable only to G-SIBs or D-SIBs)	N/A	N/A	N/A	N/A	N/A
11	Total AI-specific CET1 buffer requirements (%)	3.50%	3.50%	3.50%	3.50%	3.50%
12	CET1 available after meeting the AI's minimum capital requirements (%)	56.44%	61.21%	65.64%	66.73%	63.14%
<b>Basel III leverage ratio</b>						
13	Total leverage ratio (LR) exposure measure (HK\$'000)	733,531	769,867	733,697	761,739	759,810
14	LR (%)	53.35%	51.05%	53.66%	51.88%	52.31%
<b>Liquidity Coverage Ratio (LCR) / Liquidity Maintenance Ratio (LMR)</b>						
	Applicable to category 1 institution only:					
15	Total high quality liquid assets (HQLA)	N/A	N/A	N/A	N/A	N/A
16	Total net cash outflows	N/A	N/A	N/A	N/A	N/A
17	LCR (%)	N/A	N/A	N/A	N/A	N/A
	Applicable to category 2 institution only:					
17a	LMR (%)	122.01%	127.58%	127.76%	107.92%	101.97%
<b>Net Stable Funding Ratio (NSFR) / Core Funding Ratio (CFR)</b>						
	Applicable to category 1 institution only:					
18	Total available stable funding	N/A	N/A	N/A	N/A	N/A
19	Total required stable funding	N/A	N/A	N/A	N/A	N/A
20	NSFR (%)	N/A	N/A	N/A	N/A	N/A
	Applicable to category 2A institution only:					
20a	CFR (%)	N/A	N/A	N/A	N/A	N/A

## Tai Sang Bank Limited

### Template KM1: Key Prudential Ratios (on Regulatory Consolidated Basis) Continued

Note:

(1) N/A: Not applicable

(2) **Risk-based regulatory capital ratios**

The table above summaries the capital ratios calculated as computed in accordance with the Banking (Capital) Rules under regulatory consolidated basis of the Bank as at the dates shown. The constituent elements of the Total capital as at 30 June 2022 and 31 December 2021 have been disclosed in note (25) of the Interim Financial Disclosure Statements. The common equity tier 1 capital, tier 1 capital and total capital of the Bank's regulatory group have slightly decreased from 31 March 2022, mainly as a result of the operating loss booked for the current quarter. On the other hand, the RWA of the Bank's regulatory consolidated group has increased by HK\$39.4Mn from the end of March 2022, thus resulting in noticeable decreases in the Bank's regulatory consolidated CET1 ratio, Tier 1 ratio and Total capital ratio as at 30 June 2022.

(3) The Bank uses the Basic Approach for calculating credit risk and the Basic Indicator Approach for calculating operational risk. The Bank was granted by the HKMA an exemption from the calculation of market risk under the exemption criteria under section 22(1) of the Banking (Capital) Rules on 22 March 2016 and has excluded market risk in the calculation of capital ratio since then and as at 30 June 2022.

(4) The capital conservation buffer ratio for the Bank for 2022 is 2.5% (2021: 2.5%) as stipulated by the Banking (Capital) Rules. While the Bank only operates and has private sector credit exposures in Hong Kong for the purpose of the calculation of its countercyclical capital buffer ratio, the applicable countercyclical capital buffer ratio for the Bank equals to that of Hong Kong as at 30 June 2022, which amounts to 1% (as at 31 December 2021: 1%).

(5) **Basel III leverage ratio**

The leverage ratio shown above represents the regulatory consolidated leverage ratio calculated in accordance with the Banking (Capital) Rules. The exposure measure for 30 June 2022 has decreased from that as at 31 March 2022 due mainly to the decrease in the size of the consolidated statement of financial position following a decrease in the level of customer's deposits during the current quarter. This factor together with the slight decrease in the regulatory Group's Tier 1 capital have resulted in an increase in the Group's consolidated level Leverage Ratio as at 30 June 2022.

(6) **Liquidity Coverage Ratio (LCR) / Liquidity Maintenance Ratio (LMR)**

The Bank, as a category 2 institution for the purpose of the Liquidity Rules, is only required to maintain and report LMR on a solo basis. As such, the Bank is not required to report LCR. The above LMRs are the quarterly average LMRs calculated as the simple average of each calendar month's average LMR of the Bank's solo position within the reporting quarters. The slight decrease in average LMR noted for the current quarter as compared to the last quarter was mainly due to the decreased average level of HKMA settlement account balances during the second quarter in 2022, resulting from funds used in interbank placements and repaying customers' deposits.

Liquidity risk arises from the mismatch in the cash flows emanating from on-balance sheet assets and liabilities, plus the settlement characteristic of off-balance sheet activities. The Group's funding activities are closely managed by the directors in accordance with policies and guidelines established by the Board. The usual conservative strategy and the availability of up-to-date reporting on liquidity position ensure that all obligations of the Group are met in a timely and cost efficient manner.

(7) **Net Stable Funding Ratio (NSFR) / Core Funding Ratio (CFR)**

The Bank is not required to report NSFR and CFR.

(8) **Higher Loss Absorbency (HLA)**

The Bank is not designated as a domestic systematically important authorised institution and as such is not subject to the HLA requirements under the Banking (Capital) Rules.

**Tai Sang Bank Limited**

**Template CC1: Composition of Regulatory Capital as at 30 June 2022**  
**(Unaudited - on Regulatory Consolidated Basis)**

		(a)	(b)
		Amount	Source based on reference numbers of the balance sheet under the regulatory scope of consolidation
<b>(Presented in HK\$' 000)</b>			
<b>CET1 capital: instruments and reserves</b>			
1	Directly issued qualifying CET1 capital instruments plus any related share premium	264,987	(1)
2	Retained earnings	399,731	(7)
3	Disclosed reserves	3,461	(3)+(4)+(5)+(6)
4	<i>Directly issued capital subject to phase-out arrangements from CET1 (only applicable to non-joint stock companies)</i>	Not applicable	Not applicable
5	Minority interests arising from CET1 capital instruments issued by consolidated bank subsidiaries and held by third parties (amount allowed in CET1 capital of the consolidation group)	0	
6	<b>CET1 capital before regulatory adjustments</b>	668,179	
<b>CET1 capital: regulatory deductions</b>			
7	Valuation adjustments	0	
8	Goodwill (net of associated deferred tax liabilities)	0	
9	Other intangible assets (net of associated deferred tax liabilities)	0	
10	Deferred tax assets (net of associated deferred tax liabilities)	0	
11	Cash flow hedge reserve	0	
12	Excess of total EL amount over total eligible provisions under the IRB approach	0	
13	Credit-enhancing interest-only strip, and any gain-on-sale and other increase in the CET1 capital arising from securitization transactions	0	
14	Gains and losses due to changes in own credit risk on fair valued liabilities	0	
15	Defined benefit pension fund net assets (net of associated deferred tax liabilities)	0	
16	Investments in own CET1 capital instruments (if not already netted off paid-in capital on reported balance sheet)	0	
17	Reciprocal cross-holdings in CET1 capital instruments	0	
18	Insignificant LAC investments in CET1 capital instruments issued by financial sector entities that are outside the scope of regulatory consolidation (amount above 10% threshold)	0	
19	Significant LAC investments in CET1 capital instruments issued by financial sector entities that are outside the scope of regulatory consolidation (amount above 10% threshold)	0	
20	Mortgage servicing rights (net of associated deferred tax liabilities)	Not applicable	Not applicable
21	Deferred tax assets arising from temporary differences (net of associated deferred tax liabilities)	Not applicable	Not applicable
22	Amount exceeding the 15% threshold	Not applicable	Not applicable
23	of which: significant investments in the ordinary share of financial sector entities	Not applicable	Not applicable
24	of which: mortgage servicing rights	Not applicable	Not applicable
25	of which: deferred tax assets arising from temporary differences	Not applicable	Not applicable
26	National specific regulatory adjustments applied to CET1 capital	276,847	
26a	Cumulative fair value gains arising from the revaluation of land and buildings (own-use and investment properties)	275,047	(3)+(8)
26b	Regulatory reserve for general banking risks	1,800	(6)
26c	Securitization exposures specified in a notice given by the MA	0	
26d	Cumulative losses below depreciated cost arising from the institution's holdings of land and buildings	0	
26e	Capital shortfall of regulated non-bank subsidiaries	0	
26f	Capital investment in a connected company which is a commercial entity (amount above 15% of the reporting institution's capital base)	0	

**Tai Sang Bank Limited**

**Template CC1: Composition of Regulatory Capital as at 30 June 2022**  
**(Unaudited - on Regulatory Consolidated Basis)**

		(a)	(b)
		Amount	Source based on reference numbers of the balance sheet under the regulatory scope of consolidation
<b>(Presented in HK\$' 000)</b>			
27	Regulatory deductions applied to CET1 capital due to insufficient AT1 capital and Tier 2 capital to cover deductions	0	
28	<b>Total regulatory deductions to CET1 capital</b>	276,847	
29	<b>CET1 capital</b>	391,332	
<b>AT1 capital: instruments</b>			
30	Qualifying AT1 capital instruments plus any related share premium	0	
31	of which: classified as equity under applicable accounting standards	0	
32	of which: classified as liabilities under applicable accounting standards	0	
33	<i>Capital instruments subject to phase-out arrangements from AT1 capital</i>	0	
34	AT1 capital instruments issued by consolidated bank subsidiaries and held by third parties (amount allowed in AT1 capital of the consolidation group)	0	
35	<i>of which: AT1 capital instruments issued by subsidiaries subject to phase-out arrangements</i>	0	
36	<b>AT1 capital before regulatory deductions</b>	0	
<b>AT1 capital: regulatory deductions</b>			
37	Investments in own AT1 capital instruments	0	
38	Reciprocal cross-holdings in AT1 capital instruments	0	
39	Insignificant LAC investments in AT1 capital instruments issued by financial sector entities that are outside the scope of regulatory consolidation (amount above 10% threshold)	0	
40	Significant LAC investments in AT1 capital instruments issued by financial sector entities that are outside the scope of regulatory consolidation	0	
41	National specific regulatory adjustments applied to AT1 capital	0	
42	Regulatory deductions applied to AT1 capital due to insufficient Tier 2 capital to cover deductions	0	
43	<b>Total regulatory deductions to AT1 capital</b>	0	
44	<b>AT1 capital</b>	0	
45	<b>Tier 1 capital (T1 = CET1 + AT1)</b>	391,332	
<b>Tier 2 capital: instruments and provisions</b>			
46	Qualifying Tier 2 capital instruments plus any related share premium	0	
47	<i>Capital instruments subject to phase-out arrangements from Tier 2 capital</i>	0	
48	Tier 2 capital instruments issued by consolidated bank subsidiaries and held by third parties (amount allowed in Tier 2 capital of the consolidation group)	0	
49	<i>of which: capital instruments issued by subsidiaries subject to phase-out arrangements</i>	0	
50	Collective provisions and regulatory reserve for general banking risks eligible for inclusion in Tier 2 capital	1,800	(6)
51	<b>Tier 2 capital before regulatory deductions</b>	1,800	
<b>Tier 2 capital: regulatory deductions</b>			
52	Investments in own Tier 2 capital instruments	0	
53	Reciprocal cross-holdings in Tier 2 capital instruments	0	
54	Insignificant LAC investments in Tier 2 capital instruments issued by financial sector entities that are outside the scope of regulatory consolidation (amount above 10% threshold and, where applicable, 5% threshold)	0	
54a	Insignificant LAC investments in non-capital LAC liabilities of financial sector entities that are outside the scope of regulatory consolidation (amount formerly designated for the 5% threshold but no longer meets the conditions) (for institutions defined as "section 2 institution" under §2(1) of Schedule 4F to BCR only)	0	

**Tai Sang Bank Limited**

**Template CC1: Composition of Regulatory Capital as at 30 June 2022**  
**(Unaudited - on Regulatory Consolidated Basis)**

		(a)	(b)
		Amount	Source based on reference numbers of the balance sheet under the regulatory scope of consolidation
<b>(Presented in HK\$' 000)</b>			
55	Significant LAC investments in Tier 2 capital instruments issued by financial sector entities that are outside the scope of regulatory consolidation (net of eligible short positions)	0	
55a	Significant LAC investments in non-capital LAC liabilities of financial sector entities that are outside the scope of regulatory consolidation (net of eligible short positions)	0	
56	National specific regulatory adjustments applied to Tier 2 capital	(144,027)	
56a	Add back of cumulative fair value gains arising from the revaluation of land and buildings (own-use and investment properties) eligible for inclusion in Tier 2 capital	(144,027)	[(2)+(3)+(8)] *45%
57	<b>Total regulatory adjustments to Tier 2 capital</b>	(144,027)	
58	<b>Tier 2 capital (T2)</b>	145,827	
59	<b>Total regulatory capital (TC = T1 + T2)</b>	537,159	
60	<b>Total RWA</b>	607,265	
<b>Capital ratios (as a percentage of RWA)</b>			
61	<b>CET1 capital ratio</b>	64.44%	
62	<b>Tier 1 capital ratio</b>	64.44%	
63	<b>Total capital ratio</b>	88.46%	
64	<b>Institution-specific buffer requirement (capital conservation buffer plus countercyclical capital buffer plus higher loss absorbency requirements)</b>	8.00%	
65	of which: capital conservation buffer requirement	2.50%	
66	of which: bank specific countercyclical capital buffer requirement	1.00%	
67	of which: higher loss absorbency requirement	0.00%	
68	CET1 (as a percentage of RWA) available after meeting minimum capital requirements	56.44%	
<b>National minima (if different from Basel 3 minimum)</b>			
69	National CET1 minimum ratio	Not applicable	Not applicable
70	National Tier 1 minimum ratio	Not applicable	Not applicable
71	National Total capital minimum ratio	Not applicable	Not applicable
<b>Amounts below the thresholds for deduction (before risk weighting)</b>			
72	Insignificant LAC investments in CET1, AT1 and Tier 2 capital instruments issued by financial sector entities that are outside the scope of regulatory consolidation	0	
73	Significant LAC investments in CET1 capital instruments issued by financial sector entities that are outside the scope of regulatory consolidation	0	
74	Mortgage servicing rights (net of associated deferred tax liabilities)	Not applicable	Not applicable
75	Deferred tax assets arising from temporary differences (net of associated deferred tax liabilities)	Not applicable	Not applicable
<b>Applicable caps on the inclusion of provisions in Tier 2 capital</b>			
76	Provisions eligible for inclusion in Tier 2 in respect of exposures subject to the BSC approach, or the STC approach and SEC-ERBA, SEC-SA and SEC-FBA (prior to application of cap)	1,800	
77	Cap on inclusion of provisions in Tier 2 under the BSC approach, or the STC approach, and SEC-ERBA, SEC-SA and SEC-FBA	9,226	
78	Provisions eligible for inclusion in Tier 2 in respect of exposures subject to the IRB approach and SEC-IRBA (prior to application of cap)	0	
79	Cap for inclusion of provisions in Tier 2 under the IRB approach and SEC-IRBA	0	

**Tai Sang Bank Limited**

**Template CC1: Composition of Regulatory Capital as at 30 June 2022**  
**(Unaudited - on Regulatory Consolidated Basis)**

		(a)	(b)
		Amount	Source based on reference numbers of the balance sheet under the regulatory scope of consolidation
<b>(Presented in HK\$' 000)</b>			
<b>Capital instruments subject to phase-out arrangements (only applicable between 1 Jan 2018 and 1 Jan 2022)</b>			
80	<i>Current cap on CET1 capital instruments subject to phase-out arrangements</i>	Not applicable	Not applicable
81	<i>Amount excluded from CET1 due to cap (excess over cap after redemptions and maturities)</i>	Not applicable	Not applicable
82	<i>Current cap on AT1 capital instruments subject to phase-out arrangements</i>	0	
83	<i>Amount excluded from AT1 capital due to cap (excess over cap after redemptions and maturities)</i>	0	
84	<i>Current cap on Tier 2 capital instruments subject to phase-out arrangements</i>	0	
85	<i>Amount excluded from Tier 2 capital due to cap (excess over cap after redemptions and maturities)</i>	0	

Notes to the Template

	Description	Hong Kong basis	Basel III basis
9	<b>Other intangible assets (net of associated deferred tax liabilities)</b>	0	0
	<b>Explanation</b> As set out in paragraph 87 of the Basel III text issued by the Basel Committee (December 2010), mortgage servicing rights ("MSRs") may be given limited recognition in CET1 capital (and hence be excluded from deduction from CET1 capital up to the specified threshold). In Hong Kong, an AI is required to follow the accounting treatment of including MSRs as part of intangible assets reported in the AI's financial statements and to deduct MSRs in full from CET1 capital. Therefore, the amount to be deducted as reported in row 9 may be greater than that required under Basel III. The amount reported under the column "Basel III basis" in this box represents the amount reported in row 9 (i.e. the amount reported under the "Hong Kong basis") adjusted by reducing the amount of MSRs to be deducted to the extent not in excess of the 10% threshold set for MSRs and the aggregate 15% threshold set for MSRs, DTAs arising from temporary differences and significant investments in CET1 capital instruments issued by financial sector entities (excluding those that are loans, facilities or other credit exposures to connected companies) under Basel III.		
10	<b>Deferred tax assets (net of associated deferred tax liabilities)</b>	0	0
	<b>Explanation</b> As set out in paragraphs 69 and 87 of the Basel III text issued by the Basel Committee (December 2010), DTAs of the bank to be realized are to be deducted, whereas DTAs which relate to temporary differences may be given limited recognition in CET1 capital (and hence be excluded from deduction from CET1 capital up to the specified threshold). In Hong Kong, an AI is required to deduct all DTAs in full, irrespective of their origin, from CET1 capital. Therefore, the amount to be deducted as reported in row 10 may be greater than that required under Basel III. The amount reported under the column "Basel III basis" in this box represents the amount reported in row 10 (i.e. the amount reported under the "Hong Kong basis") adjusted by reducing the amount of DTAs to be deducted which relate to temporary differences to the extent not in excess of the 10% threshold set for DTAs arising from temporary differences and the aggregate 15% threshold set for MSRs, DTAs arising from temporary differences and significant investments in CET1 capital instruments issued by financial sector entities (excluding those that are loans, facilities or other credit exposures to connected companies) under Basel III.		
18	<b>Insignificant LAC investments in CET1 capital instruments issued by financial sector entities that are outside the scope of regulatory consolidation (amount above 10% threshold)</b>	0	0
	<b>Explanation</b> For the purpose of determining the total amount of insignificant LAC investments in CET1 capital instruments issued by financial sector entities, an AI is required to aggregate any amount of loans, facilities or other credit exposures provided by it to any of its connected companies, where the connected company is a financial sector entity, as if such loans, facilities or other credit exposures were direct holdings, indirect holdings or synthetic holdings of the AI in the capital instruments of the financial sector entity, except where the AI demonstrates to the satisfaction of the MA that any such loan was made, any such facility was granted, or any such other credit exposure was incurred, in the ordinary course of the AI's business. Therefore, the amount to be deducted as reported in row 18 may be greater than that required under Basel III. The amount reported under the column "Basel III basis" in this box represents the amount reported in row 18 (i.e. the amount reported under the "Hong Kong basis") adjusted by excluding the aggregate amount of loans, facilities or other credit exposures to the AI's connected companies which were subject to deduction under the Hong Kong approach.		

**Tai Sang Bank Limited**

**Template CC1: Composition of Regulatory Capital as at 30 June 2022  
(Unaudited - on Regulatory Consolidated Basis)**

Notes to the Template

	Description	Hong Kong basis	Basel III basis
19	<b>Significant LAC investments in CET1 capital instruments issued by financial sector entities that are outside the scope of regulatory consolidation (amount above 10% threshold)</b>	0	0
	<p><b>Explanation</b></p> <p>For the purpose of determining the total amount of significant LAC investments in CET1 capital instruments issued by financial sector entities, an AI is required to aggregate any amount of loans, facilities or other credit exposures provided by it to any of its connected companies, where the connected company is a financial sector entity, as if such loans, facilities or other credit exposures were direct holdings, indirect holdings or synthetic holdings of the AI in the capital instruments of the financial sector entity, except where the AI demonstrates to the satisfaction of the MA that any such loan was made, any such facility was granted, or any such other credit exposure was incurred, in the ordinary course of the AI's business. Therefore, the amount to be deducted as reported in row 19 may be greater than that required under Basel III. The amount reported under the column "Basel III basis" in this box represents the amount reported in row 19 (i.e. the amount reported under the "Hong Kong basis") adjusted by excluding the aggregate amount of loans, facilities or other credit exposures to the AI's connected companies which were subject to deduction under the Hong Kong approach.</p>		
39	<b>Insignificant LAC investments in AT1 capital instruments issued by financial sector entities that are outside the scope of regulatory consolidation (amount above 10% threshold)</b>	0	0
	<p><b>Explanation</b></p> <p>The effect of treating loans, facilities or other credit exposures to connected companies which are financial sector entities as CET1 capital instruments for the purpose of considering deductions to be made in calculating the capital base (see note re row 18 to the template above) will mean the headroom within the threshold available for the exemption from capital deduction of other insignificant LAC investments in AT1 capital instruments may be smaller. Therefore, the amount to be deducted as reported in row 39 may be greater than that required under Basel III. The amount reported under the column "Basel III basis" in this box represents the amount reported in row 39 (i.e. the amount reported under the "Hong Kong basis") adjusted by excluding the aggregate amount of loans, facilities or other credit exposures to the AI's connected companies which were subject to deduction under the Hong Kong approach.</p>		
54	<b>Insignificant LAC investments in Tier 2 capital instruments issued by financial sector entities that are outside the scope of regulatory consolidation (amount above 10% threshold and, where applicable, 5% threshold)</b>	0	0
	<p><b>Explanation</b></p> <p>The effect of treating loans, facilities or other credit exposures to connected companies which are financial sector entities as CET1 capital instruments for the purpose of considering deductions to be made in calculating the capital base (see note re row 18 to the template above) will mean the headroom within the threshold available for the exemption from capital deduction of other insignificant LAC investments in Tier 2 capital instruments may be smaller. Therefore, the amount to be deducted as reported in row 54 may be greater than that required under Basel III. The amount reported under the column "Basel III basis" in this box represents the amount reported in row 54 (i.e. the amount reported under the "Hong Kong basis") adjusted by excluding the aggregate amount of loans, facilities or other credit exposures to the AI's connected companies which were subject to deduction under the Hong Kong approach.</p>		
<p>Remarks:</p> <p>The amount of the 10% threshold and 5% threshold mentioned above is calculated based on the amount of CET1 capital determined in accordance with the deduction methods set out in BCR Schedule 4F. The 15% threshold is referring to paragraph 88 of the Basel III text issued by the Basel Committee (December 2010) and has no effect to the Hong Kong regime.</p>			

Tai Sang Bank Limited

Template CC2: Reconciliation of Regulatory Capital to Statement of Financial Position  
as at 30 June 2022 (Unaudited - on Regulatory Consolidated Basis)

	Consolidated Statement of Financial Position as in published interim financial disclosure statement	Under regulatory scope of consolidation - Group's Statement of Financial Position	Cross- referenced to Template CC1
	As at 30 June 2022	As at 30 June 2022	
	HKS'000	HKS'000	
<b>Assets</b>			
Cash and balances with banks	332,078	332,078	
Placements with banks maturing between one and twelve months	10,470	10,470	
Loans and advances to customers and other accounts	244,811	244,808	
Investment securities at fair value through other comprehensive income	20,279	20,279	
Investment in subsidiary not consolidated for regulatory purposes	-	10	
Property, plant and equipment	104,696	104,696	
Investment properties	308,500	308,500	
Right-of-use assets	27,090	27,090	
Tax recoverable	7	7	
<b>Total assets</b>	<b>1,047,931</b>	<b>1,047,938</b>	
<b>Liabilities</b>			
Deposits from customers	270,928	272,101	
Other liabilities and provisions	24,705	24,477	
Lease liabilities	28,527	28,527	
Current tax liabilities	26	-	
Deferred tax liabilities	9,641	9,641	
<b>Total liabilities</b>	<b>333,827</b>	<b>334,746</b>	
<b>Shareholders' Equity</b>			
Paid-in share capital	310,000	310,000	
<i>of which: share capital paid up in cash and capitalized from realized revaluation gains of properties</i>		264,987	(1)
<i>share capital capitalized from unrealized revaluation gains of properties</i>		45,013	(2)
Other properties revaluation reserve	1,983	1,983	(3)
Investments at FVOCI revaluation reserve	(932)	(932)	(4)
General reserve	610	610	(5)
Regulatory reserve	1,800	1,800	(6)
Retained earnings	400,643	399,731	(7)
<i>of which: unrealized revaluation gains of investment properties</i>		273,064	(8)
<i>other retained earnings and profits</i>		126,667	
<b>Total shareholders' equity</b>	<b>714,104</b>	<b>713,192</b>	
<b>Total liabilities and shareholders' equity</b>	<b>1,047,931</b>	<b>1,047,938</b>	

Note:

There are no material changes in the reconciling items between the composition of the regulatory capital and the consolidated statement of financial position as at 30 June 2022 when compared to that of 31 December 2021.

**Tai Sang Bank Limited**

**Table CCA: Main Features of Regulatory Capital Instruments as at 30 June 2022**

1	Issuer	Tai Sang Bank Limited
2	Unique identifier (eg CUSIP, ISIN or Bloomberg identifier for private placement)	Not applicable
3	Governing law(s) of the instrument	Laws of Hong Kong
	<i>Regulatory treatment</i>	
4	Transitional Basel III rules <sup>#</sup>	Not applicable
5	Post-transitional Basel III rules <sup>+</sup>	Common Equity Tier 1
6	Eligible at solo*/group/group & solo	Solo and Group
7	Instrument type (types to be specified by each jurisdiction)	Ordinary shares
8	Amount recognised in regulatory capital (Currency in million, as of most recent reporting date)	HKD 265 (Mn)
9	Par value of instrument	HKD 1
10	Accounting classification	Shareholders' equity
11	Original date of issuance	1954, 1969, 1990, 2001, 2010
12	Perpetual or dated	Perpetual
13	Original maturity date	No maturity
14	Issuer call subject to prior supervisory approval	No
15	Optional call date, contingent call dates and redemption amount	Not applicable
16	Subsequent call dates, if applicable	Not applicable
	<i>Coupons / dividends</i>	
17	Fixed or floating dividend/coupon	Floating dividend
18	Coupon rate and any related index	Not applicable
19	Existence of a dividend stopper	No
20	Fully discretionary, partially discretionary or mandatory	Fully discretionary
21	Existence of step up or other incentive to redeem	No
22	Noncumulative or cumulative	Non-cumulative
23	Convertible or non-convertible	Non-convertible
24	If convertible, conversion trigger (s)	Not applicable
25	If convertible, fully or partially	Not applicable
26	If convertible, conversion rate	Not applicable
27	If convertible, mandatory or optional conversion	Not applicable
28	If convertible, specify instrument type convertible into	Not applicable
29	If convertible, specify issuer of instrument it converts into	Not applicable
30	Write-down feature	No
31	If write-down, write-down trigger(s)	Not applicable
32	If write-down, full or partial	Not applicable
33	If write-down, permanent or temporary	Not applicable
34	If temporary write-down, description of write-up mechanism	Not applicable
35	Position in subordination hierarchy in liquidation (specify instrument type immediately senior to instrument)	Not applicable
36	Non-compliant transitioned features	No
37	If yes, specify non-compliant features	Not applicable

**Footnote:**

<sup>#</sup> Regulatory treatment of capital instruments subject to transitional arrangements provided for in Schedule 4H of the Banking (Capital) Rules

<sup>+</sup> Regulatory treatment of capital instruments not subject to transitional arrangements provided for in Schedule 4H of the Banking (Capital) Rules

<sup>\*</sup> Include solo-consolidated

**Tai Sang Bank Limited**

**Template LR1 : Summary Comparison of Accounting Assets Against Leverage Ratio ("LR")  
as at 30 June 2022 (Unaudited - on Regulatory Consolidated Basis)**

		(a)
	<b>Item</b>	<b>Value under the LR framework HKS'000 equivalent</b>
1	Total consolidated assets as per published financial statements	1,047,931
2	Adjustment for investments in banking, financial, insurance or commercial entities that are consolidated for accounting purposes but outside the scope of regulatory consolidation	10
2a	Adjustment for securitised exposures that meet the operational requirements for the recognition of risk transference	0
3	Adjustment for fiduciary assets recognised on the balance sheet pursuant to the applicable accounting standard but excluded from the LR exposure measure	0
3a	Adjustments for eligible cash pooling transactions	0
4	Adjustments for derivative contracts	0
5	Adjustment for SFTs (i.e. repos and similar secured lending)	0
6	Adjustment for off-balance sheet ("OBS") items (i.e. conversion to credit equivalent amounts of OBS exposures)	0
6a	Adjustment for prudent valuation adjustments and specific and collective provisions that are allowed to be excluded from exposure measure	0
7	Other adjustments	7,328
8	<b>Leverage ratio exposure measure</b>	<b>1,055,269</b>

Note: There are no material changes in the summary comparison reconciling items of the Bank's balance sheet assets as stated in the statement of financial position with the exposure measure for the calculation of leverage ratio for the current semi-annual reporting period.

Tai Sang Bank Limited

Template LR2 : Leverage Ratio ("LR") as at 30 June 2022 (Unaudited - on Regulatory Consolidated Basis)

		(a)	(b)
	Item	Leverage ratio framework HK\$'000	Leverage ratio framework HK\$'000
		30-Jun-22	31-Mar-22
<b>On-balance sheet exposures</b>			
1	On-balance sheet exposures (excluding those arising from derivative contracts and SFTs, but including collateral)	1,055,269	1,091,682
2	Less: Asset amounts deducted in determining Tier 1 capital	(321,860)	(321,860)
3	Total on-balance sheet exposures (excluding derivative contracts and SFTs)	733,409	769,822
<b>Exposures arising from derivative contracts</b>			
4	Replacement cost associated with all derivatives contracts (where applicable net of eligible cash variation margin and/or bilateral netting)	-	-
5	Add-on amounts for PFE associated with all derivatives contracts	-	-
6	Gross-up for derivatives collateral provided where deducted from the balance sheet assets pursuant to the applicable accounting framework	-	-
7	Less: Deductions of receivables assets for cash variation margin provided under derivatives contracts	-	-
8	Less: Exempted CCP leg of client-cleared trade exposures	-	-
9	Adjusted effective notional amount of written credit-related derivative contracts	-	-
10	Less: Adjusted effective notional offsets and add-on deductions for written credit-related derivatives contracts	-	-
11	Total exposures arising from derivative contracts	-	-
<b>Exposures arising from SFTs</b>			
12	Gross SFT assets (with no recognition of netting), after adjusting for sales accounting transactions	-	-
13	Less: Netted amounts of cash payables and cash receivables of gross SFT assets	-	-
14	CCR exposure for SFT assets	-	-
15	Agent transaction exposures	-	-
16	Total exposures arising from SFTs	-	-
<b>Other off-balance sheet exposures</b>			
17	Off-balance sheet exposure at gross notional amount	1,228	451
18	Less: Adjustments for conversion to credit equivalent amounts	(1,105)	(406)
19	Off-balance sheet items	123	45
<b>Capital and total exposures</b>			
20	Tier 1 capital	391,332	393,031
20a	Total exposures before adjustments for specific and collective provisions	733,532	769,867
20b	Adjustments for specific and collective provisions	0	0
21	Total exposures after adjustments for specific and collective provisions	733,532	769,867
<b>Leverage ratio</b>			
22	<b>Leverage ratio</b>	<b>53.35%</b>	<b>51.05%</b>

Note: Material changes in the components of the exposure measure for the calculation of the leverage ratio for the current reporting quarter have been explained in Template KM1 " Key Prudential Ratios" as at 30 June 2022.

**Tai Sang Bank Limited**

**Template CCyB1: Geographical Distribution of Credit Exposures Used in  
Countercyclical Capital Buffer ("CCyB") as at 30 June 2022**

<b>As at 30/06/2022</b>		(a)	(c)	(d)	(e)
	Geographical breakdown by Jurisdiction (J)	Applicable JCCyB ratio in effect %	RWA used in computation of CCyB ratio HK\$ '000	AI-specific CCyB ratio %	CCyB amount HK\$ '000
1	Hong Kong	1.000%	231,455		
	Total		231,455	1.000%	2,315

<b>As at 31/12/2021</b>		(a)	(c)	(d)	(e)
	Geographical breakdown by Jurisdiction (J)	Applicable JCCyB ratio in effect %	RWA used in computation of CCyB ratio HK\$ '000	AI-specific CCyB ratio %	CCyB amount HK\$ '000
1	Hong Kong	1.000%	215,261		
	Total		215,261	1.000%	2,153

Note: The above templates show the CCyB ratios of the Bank computed on the consolidated basis as at 30 June 2022 and 31 Decemebr 2021. As the Bank only operates and has private sector credit exposures in Hong Kong, the overall countercyclical capital buffer ratio was the same as the jurisdiction countercyclical capital buffer ratio of Hong Kong, that is, 1%, as at 30 June 2022 (2021: 1%). The increase in RWA used in the computation of these CCyB ratios as at 30 June 2022 when compared to 31 December 2021 was mainly resulted from the larger loan portfolio at the end of June 2022.

**Tai Sang Bank Limited**

**Template OV1: Overview of RWA as at 30 June 2022 (Unaudited - on Regulatory Consolidated Basis)**

		(a)	(b)	(c)
		RWA		Minimum capital requirements
		30-Jun-22	31-Mar-22	30-Jun-22
		HK\$'000	HK\$'000	HK\$'000
1	Credit risk for non-securitization exposures	738,098	696,179	59,048
2	Of which STC approach	-	-	-
2a	Of which BSC approach	738,098	696,179	59,048
3	Of which foundation IRB approach	-	-	-
4	Of which supervisory slotting criteria approach	-	-	-
5	Of which advanced IRB approach	-	-	-
6	Counterparty default risk and default fund contributions	-	-	-
7	Of which SA-CCR approach	-	-	-
7a	Of which CEM	-	-	-
8	Of which IMM(CCR) approach	-	-	-
9	Of which others	-	-	-
10	CVA risk	-	-	-
11	Equity positions in banking book under the simple risk-weighted method and internal models method	-	-	-
12	Collective investment scheme ("CIS") exposures - LTA	-	-	-
13	CIS exposures – MBA	-	-	-
14	CIS exposures – FBA	-	-	-
14a	CIS exposures - combination of approaches	-	-	-
15	Settlement risk	-	-	-
16	Securitization exposures in banking book	-	-	-
17	Of which SEC-IRBA	-	-	-
18	Of which SEC-ERBA (including IAA)	-	-	-
19	Of which SEC-SA	-	-	-
19a	Of which SEC-FBA	-	-	-
20	Market risk	-	-	-
21	Of which STM approach	-	-	-
22	Of which IMM approach	-	-	-
23	Capital charge for switch between exposures in trading book and banking book (not applicable before the revised market risk framework takes effect)	N/A	N/A	N/A
24	Operational risk	45,200	47,700	3,616
24a	Sovereign concentration risk	-	-	-
25	Amounts below the thresholds for deduction (subject to 250% RW)	-	-	-
26	Capital floor adjustment	-	-	-
26a	Deduction to RWA	176,033	176,033	14,083
26b	Of which portion of regulatory reserve for general banking risks and collective provisions which is not included in Tier 2 Capital	-	-	-
26c	Of which portion of cumulative fair value gains arising from the revaluation of land and buildings which is not included in Tier 2 Capital	176,033	176,033	14,083
27	Total	607,265	567,846	48,581

Note:

- (1) N/A: Not applicable
- (2) The risk weighted amounts (RWA) for the credit risk for non-securitization exposures calculated on BSC approach have increased from 31 March 2022, mainly as a result of higher level of loans and bank placements as at 30 June 2022. RWA for operational risk also decreased slightly during the current quarter, mostly due to the fall in operating income as computed based on past 3 years' historical data. Deduction to RWA was not materially different for the above two period reported.

**Tai Sang Bank Limited**  
**Credit Risk Templates (Unaudited) as at 30 June 2022**

**Template CR1 : Credit Quality of Exposures**

		(a)	(b)	(c)	(d)	(e)	(f)	(g)
		Gross carrying amounts of		Allowances / impairments	Or which ECL accounting provisions for credit losses on STC approach exposures		Or which ECL accounting provisions for credit losses on IRB approach exposures	Net values HK\$ '000
		Defaulted exposures	Non-defaulted exposures		Allocated in regulatory category of specific provision	Allocated in regulatory category of collective provision		
<b>As at 30 June 2022</b>		HK\$ '000	HK\$ '000	HK\$ '000	HK\$ '000	HK\$ '000	HK\$ '000	HK\$ '000
1	Loans	0	231,455	0	0	0	0	231,455
2	Debt securities	0	0	0	0	0	0	0
3	Off-balance sheet exposures	0	1,228	0	0	0	0	1,228
4	<b>Total</b>	<b>0</b>	<b>232,683</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>232,683</b>

		(a)	(b)	(c)	(d)	(e)	(f)	(g)
		Gross carrying amounts of		Allowances / impairments	Or which ECL accounting provisions for credit losses on STC approach exposures		Or which ECL accounting provisions for credit losses on IRB approach exposures	Net values HK\$ '000
		Defaulted exposures	Non-defaulted exposures		Allocated in regulatory category of specific provision	Allocated in regulatory category of collective provision		
<b>As at 31 December 2021</b>		HK\$ '000	HK\$ '000	HK\$ '000	HK\$ '000	HK\$ '000	HK\$ '000	HK\$ '000
1	Loans	0	215,489	0	0	0	0	215,489
2	Debt securities	0	0	0	0	0	0	0
3	Off-balance sheet exposures	0	1,146	0	0	0	0	1,146
4	<b>Total</b>	<b>0</b>	<b>216,635</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>0</b>	<b>216,635</b>

Note: The Group's loan portfolio has grown during the first half of 2022 after the booking of new loans by the Group. Off-balance sheet exposures were not materially different between the two periods.

**Tai Sang Bank Limited**  
**Credit Risk Templates (Unaudited) as at 30 June 2022**

**Template CR2 : Changes in Defaulted Loans and Debt Securities**

		(a)
		Amount
		HK\$ '000
<b>As at 30 June 2022</b>		
1	<b>Defaulted loans and debt securities at end of the previous reporting period</b>	0
2	Loans and debt securities that have defaulted since the last reporting period	0
3	Returned to non-defaulted status	0
4	Amounts written off	0
5	Other changes	0
6	<b>Defaulted loans and debt securities at end of the current reporting period</b>	0

		(a)
		Amount
		HK\$ '000
<b>As at 31 December 2021</b>		
1	<b>Defaulted loans and debt securities at end of the previous reporting period</b>	0
2	Loans and debt securities that have defaulted since the last reporting period	0
3	Returned to non-defaulted status	0
4	Amounts written off	0
5	Other changes	0
6	<b>Defaulted loans and debt securities at end of the current reporting period</b>	0

Note: Our Bank does not have any defaulted loans and debt securities as at 30 June 2022 and 31 December 2021.

**Tai Sang Bank Limited**  
**Credit Risk Templates (Unaudited) as at 30 June 2022**

**Template CR3 : Overview of Recognized Credit Risk Mitigation (CRM)**

		(a)	(b1)	(b)	(d)	(f)
		Exposures unsecured: carrying amount HK\$ '000	Exposures to be secured HK\$ '000	Exposures secured by recognized collateral HK\$ '000	Exposures secured by recognized guarantees HK\$ '000	Exposures secured by recognized credit derivative contracts HK\$ '000
<b>As at 30 June 2022</b>						
1	Loans	231,455	0	0	0	0
2	Debt securities	0	0	0	0	0
3	<b>Total</b>	231,455	0	0	0	0
4	Of which defaulted	0	0	0	0	0

		(a)	(b1)	(b)	(d)	(f)
		Exposures unsecured: carrying amount HK\$ '000	Exposures to be secured HK\$ '000	Exposures secured by recognized collateral HK\$ '000	Exposures secured by recognized guarantees HK\$ '000	Exposures secured by recognized credit derivative contracts HK\$ '000
<b>As at 31 December 2021</b>						
1	Loans	215,489	0	0	0	0
2	Debt securities	0	0	0	0	0
3	<b>Total</b>	215,489	0	0	0	0
4	Of which defaulted	0	0	0	0	0

Note: All amounts reported in Column (a) in Template CR3 above as at 30 June 2022 and 31 December 2021 are fully secured by collaterals other than recognized Credit Risk Mitigation.

**Tai Sang Bank Limited**  
**Credit Risk Templates (Unaudited) as at 30 June 2022**

**Template CR4 : Credit Risk Exposures and Effects of Recognized Credit Risk Mitigation - for BSC Approach**

		(a)	(b)	(c)	(d)	(e)	(f)
		Exposures pre-CCF and pre-CRM		Exposures post-CCF and post-CRM		RWA and RWA density	
As at 30 June 2022		On-balance sheet amount	Off-balance sheet amount	On-balance sheet amount	Off-balance sheet amount	RWA	RWA density
Exposure classes		HK\$ '000					
1	Sovereign exposures	211,087	0	211,087	0	0	0.00%
2	PSE exposures	0	0	0	0	0	0.00%
3	Multilateral development bank exposures	0	0	0	0	0	0.00%
4	Bank exposures	126,883	0	126,883	0	25,377	20.00%
5	Cash items	4,578	0	4,578	0	0	0.00%
6	Exposures in respect of failed delivery on transactions entered into on a basis other than a delivery-versus-payment basis	0	0	0	0	0	0.00%
7	Residential mortgage loans	86,122	1,088	86,122	0	86,122	100.00%
8	Other exposures	626,599	140	626,599	0	626,599	100.00%
9	Significant exposures to commercial entities	0	0	0	0	0	0.00%
10	<b>Total</b>	<b>1,055,269</b>	<b>1,228</b>	<b>1,055,269</b>	<b>0</b>	<b>738,098</b>	<b>69.94%</b>

		(a)	(b)	(c)	(d)	(e)	(f)
		Exposures pre-CCF and pre-CRM		Exposures post-CCF and post-CRM		RWA and RWA density	
As at 31 Dec 2021		On-balance sheet amount	Off-balance sheet amount	On-balance sheet amount	Off-balance sheet amount	RWA	RWA density
Exposure classes		HK\$ '000					
1	Sovereign exposures	377,419	0	377,419	0	0	0.00%
2	PSE exposures	0	0	0	0	0	0.00%
3	Multilateral development bank exposures	0	0	0	0	0	0.00%
4	Bank exposures	16,303	0	16,303	0	3,261	20.00%
5	Cash items	4,086	0	4,086	0	0	0.00%
6	Exposures in respect of failed delivery on transactions entered into on a basis other than a delivery-versus-payment basis	0	0	0	0	0	0.00%
7	Residential mortgage loans	86,215	990	86,215	0	86,215	100.00%
8	Other exposures	571,419	156	571,419	0	571,419	100.00%
9	Significant exposures to commercial entities	0	0	0	0	0	0.00%
10	<b>Total</b>	<b>1,055,442</b>	<b>1,146</b>	<b>1,055,442</b>	<b>0</b>	<b>660,895</b>	<b>62.62%</b>

Note: The overall level of on-balance sheet and off-balance sheet exposures were not materially different between the two periods. Residential mortgage loans in the above templates include loans and overdrafts secured by residential property mortgages, as defined by the completion instruction of the Capital Adequacy Return. Decrease in sovereign exposures was matched by increases in bank exposures and other exposures, which also brought an increase in the RWA density as at 30 June 2022. Bank exposures as at 30 June 2022 were mostly bank placements. Other on-balance sheet exposures for the current period increased from those at the end of December 2021, mainly due to the higher level of loans of the Group other than those secured by residential property mortgages, additional investments made by the Group in listed equity shares and the booking of right-of-use assets on the lease entered into by the Group during 2022.

**Tai Sang Bank Limited**  
**Credit Risk Templates (Unaudited) as at 30 June 2022**

**Template CR5 : Credit Risk Exposures by Asset classes and by Risk Weights - for BSC Approach**

As at 30 June 2022		(a)	(b)	(c)	(d)	(e)	(f)	(g)	(h)	(i)
Exposure class	Risk Weight	0%	10%	20%	35%	50%	100%	250%	Others	Total credit risk exposures amount (post CCF and post CRM)
	HK\$ '000									
1	Sovereign exposures	211,087	0	0	0	0	0	0	0	211,087
2	PSE exposures	0	0	0	0	0	0	0	0	0
3	Multilateral development bank exposures	0	0	0	0	0	0	0	0	0
4	Bank exposures	0	0	126,883	0	0	0	0	0	126,883
5	Cash items	4,578	0	0	0	0	0	0	0	4,578
6	Exposures in respect of failed delivery on transactions entered into on a basis other than a delivery-versus-payment basis	0	0	0	0	0	0	0	0	0
7	Residential mortgage loans	0	0	0	0	0	86,122	0	0	86,122
8	Other exposures	0	0	0	0	0	626,599	0	0	626,599
9	Significant exposures to commercial entities	0	0	0	0	0	0	0	0	0
10	<b>Total</b>	<b>215,665</b>	<b>0</b>	<b>126,883</b>	<b>0</b>	<b>0</b>	<b>712,721</b>	<b>0</b>	<b>0</b>	<b>1,055,269</b>

As at 31 December 2021		(a)	(b)	(c)	(d)	(e)	(f)	(g)	(h)	(i)
Exposure class	Risk Weight	0%	10%	20%	35%	50%	100%	250%	Others	Total credit risk exposures amount (post CCF and post CRM)
	HK\$ '000									
1	Sovereign exposures	377,419	0	0	0	0	0	0	0	377,419
2	PSE exposures	0	0	0	0	0	0	0	0	0
3	Multilateral development bank exposures	0	0	0	0	0	0	0	0	0
4	Bank exposures	0	0	16,303	0	0	0	0	0	16,303
5	Cash items	4,086	0	0	0	0	0	0	0	4,086
6	Exposures in respect of failed delivery on transactions entered into on a basis other than a delivery-versus-payment basis	0	0	0	0	0	0	0	0	0
7	Residential mortgage loans	0	0	0	0	0	86,215	0	0	86,215
8	Other exposures	0	0	0	0	0	571,419	0	0	571,419
9	Significant exposures to commercial entities	0	0	0	0	0	0	0	0	0
10	<b>Total</b>	<b>381,505</b>	<b>0</b>	<b>16,303</b>	<b>0</b>	<b>0</b>	<b>657,634</b>	<b>0</b>	<b>0</b>	<b>1,055,442</b>

Note: The decrease in sovereign exposures for 30 June 2022 was mainly resulted from the decreased balance in HKMA settlement account, which was matched by increases in the level of Bank exposures and Other exposures as at end of June 2022. An increased level of interbank funds were placed out as at 30 June 2022. The increase of HK\$55.2 million in credit risk exposures for other exposures during the current half year period was due to higher loan book of the Group, increased investments in listed equity shares and the booking of right-of-use assets resulting from the lease entered into by the Group during 2022.