Chiv Hak

From:

Friday, September 15, 2017 4:58 PM monnpech@9-base.com Sent:

To:

Subject:

Sok Ratanak

Chiv Hak; Hang Monycheat; Tang Siew Hon; Voan Ratana; Ngan Chhayheang; Hok Kimsovichheka; Chung Lee Chek; Yong Ching

San; Kong Sombor; Song Jacky; Neang Chivorn

RE: Verbal Check - Phnom Penh Thmey

Dear Mr. Ratanak,

We refer to your instruction for our firm to provide indication of property as below:

Type of Property 1

Address

A parcel of land cum with 3-storey building office

Phum Rong Chak, Sangkat Phnom Penh Thmey, Khan Sen Sok, Phnom Penh. 11°34'44.09"N104°51'54.84"E Google Earth Point

Rectangle in shape

Shape

x 0.0 m (Depth) 0.0 m (Frontage) Land Dimension (Estimate)

Building Dimension

11 x 3.0-floor

= 587 sqm

1,145 sqm

Pro	Property 1			/asn	USD/sq.m	Amoun	Amount (USD)
(As Is = 100% Completion	npletion)		Area	Min	Max	Min	Max
Land			587.0 sqm	\$320 psm	\$340 psm	\$188,000	\$200,000
Building (Estimate)			1,145.0 sqm	\$300 psm	\$310 psm		
Depreciation	1.2%/yr 1-Year	1.2%	1,145.0 sqm	\$296 psm	\$306 psm	\$339,000	\$351,000
					Total:	\$527,000	\$551,000

Please note that the aforesaid indicated values are subject to our physical site inspection.

Audit Manager Monn Pech

Tel: Tel: +855.96.31.96.988 Email: monnpech@9-base.com | http://www.9-base.com Address: #5AEo, Russian Blvd, Srah Chork, Daun Penh, Phnom Penh, CAMBODIA

From: Sok Ratanak [mailto:ratanak.sok@rhbgroup.com]

Sent: Friday, September 15, 2017 11:50 AM

To: monnpech@9-base.com

Cc: Chiv Hak; Hang Monycheat; Tang Siew Hon; Voan Ratana; Ngan Chhayheang; Hok Kimsovichheka Subject: Verbal Check - Phnom Penh Thmey

Dear Mr. Monnpech,

Please kindly verbal check on the subject property as per attachment.

Best Regards,

Thanks,

Ratanak Sok, Mr.

Assistant Manager, Retail and Consumer

No. 18C, D & AE₀, Kim II Sung Blvd. (St. 289)

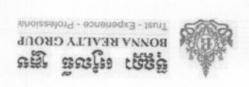
Sangkat Toul Kork, Phnom Penh, Cambodia Tel: (855) 92 700 005, (855) 23 989 600 Fax: (855) 23 989 606 Ext: 2023

Website: www.rhbgroup.com



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Thank You.



VERBAL CHECK SERVICE

CODE: 50175124

DATE: Aug 31, 2017

We refer to your instruction for our form to provide indication of property as below:

РВОРЕВТУ ІИГОВМАТІОИ

ADDRESS: Phnom Penh Thmei, Sen Sokh, Phnom Penh

BANK INFORMATION

TYPE: Building

BANK OFFICER: Mr. Sok Ratanak

NAME: Phnom Penh Commercial Bank (Tuol Kork Branch)

ESTIMATED VALUE OF THE VERBAL CHECK PROPERTY

BUJAV-XAM	ANJAV-NIM	uibs/20284-VVIII	mps/3UJAV-NIM	mps\A3AA	DESCRIPTION
00:01+'252 dSN	00.008,452 dzU	00.05 + d2U	00.004 d2U	mps 00.782	pue
USD 320,622.40	08.027,720.80	00.082 dzu	00.092 Q2U	mps 80.2+1,1	6uibliu8
•		IN AR			
- 197					
			A WAY OF		
		1. 3882	Male		
			Mark II		
04.250,572 dzu	USD 532,520.80	Property Value (Estimated)			

COMMENT:

Verbal Check Replied By

092 555 694 Keo Monyroth

Address: #126, Norodom Bvld., Sangkat Tonle Bassc, Khan Chamkarmorn, Phnom Penh, Cambodia Tel: (855-23) 861 999 | (855-23) 721 177 | (855-23) 216 556, Email: info@bonnarealty.com.kh, Website: www.bonnarealty.com.kh