**Borrower: Chhang Y Vou**

**Date 02-10-2016**

**1. Deviation**

-  NA

**2. Additional document to be obtained (with reason)**

-  Please furnish CBC report.

Kindly find the attached file

- Please furnish BIR sheet.

Kindly find the attached file

**3. Additional information**

1. Security  coverage is low at 1.07x only, pls get the purchase land charge to us if not we should charge higher interest instead of lowering interest.

Recently, they do not pledge the purchase land with RHBIBL but they will consider when the projection of hotel construction starts.

1. What is the property charged to Acleda Bank? I don’t see the rationale to further lower their rate since they are willing to pay up to 12% to Acleda Bank?

6 properties, vacant Land and house, are currently charged to ACLEDA, 2 in Phnom Penh, 1 in Ratanakiri, and 3 in Kampong Cham province. Borrower requests lower interest with us since they have been approached an interest rate by other banks. Rate 12% at ACLEDA due to the charged properties mostly located in provinces with soft TDs.

1. Please cross check with another valuer instead of one only for the reasonableness of the purchase land.

Yes

1. What is the business for Chean Zhe Import Export owned by Mdm Sek? Is the business wholly owned by her since the name is more to Chinese name?

It is owned by Mdm. Sek only, operating cosmetic business. (M and A of the company is provided)

1. Is the business on P1 & P2 owned by borrower? why the income not declared? If not owned, what is the rental income from it.

* Those are Mdm. Sek’s business, operated as Sofiya Salon & Cosmetic (Branch 1 & 2).
* They are not declared the business income since they think only income from Marble business is strongly supported for monthly installment. Otherwise, we do not want to complicate as they also have been proceeded loan with Canadia Bank as well.

1. Please exclude loan drawdown for Calculation of deposit for Acleda Bank account as it has bloated the deposit average which is not accurate.

Yes

1. Why all the sales invoice is named Chi Sing Marble?

Chin Sing is a borrower son’s name

1. Who will be managing the hotel business? any joint venture partners? Total investment cost? Please provide details of the hotel business as borrower’s current DSCR is only 2x, where is their source of fund to invest in hotel business which is a new business venture?

* The borrowers will own and manage by themselves without any joint venture partners.
* Total investment cost is about USD700K and source of fund is from both businesses (Marble and Cosmetic), verbally disclosed by Mr. Chhang. He further mentioned that he might request to add loan for hotel construction with new collateral in future.
* DSCR is only 2x due to Mr. Chhang’s income only. It should further improve if including Mdm. Sek’s income.

**4. Others**

-  Please amend CA with above addressed.

Yes

- Sector should be wholesale instead of retail

Yes