



**MINUTES OF THE ORDINARY GENERAL MEETING OF SHAREHOLDERS OF
ONE UNITED PROPERTIES S.A.**

Bucharest, 20 Maxim Gorki Street, District 1

J40/21705/2007, Sole Registration Code 22767862, EUID: ROONRC.J40/21705/2007,

subscribed and fully paid-in share capital:

RON 759,530,863

No. 67 dated 9 October 2023

Shareholders of **ONE UNITED PROPERTIES S.A.**, having its headquarters in Bucharest, 20 Maxim Gorki Street, District 1, registered with the Bucharest Trade Registry under no. J40/21705/2007, having Sole Registration Code 22767862, (EUID): ROONRC.J40/21705/2007, having subscribed and fully paid-up share capital of RON 759,530,863 ("**OUP**" or the '**Company**'), met today, 9 October 2023, at 10:00 A.M. (Romanian time) at address One Tower, 17th floor, 165 Calea Floreasca, District 1, Bucharest, Romania, in the Ordinary General Meeting of Shareholders (the "**OGMS**") first calling, in accordance with the convening notice published in the Official Gazette of Romania, Part IV, number 3939 of 5 September 2023 and Ziarul Bursa of 5 September 2023.

The OGMS was chaired by Mr. Claudio Cisullo, as president of the board of directors (the "**OGMS Chairman**").

The OGMS Chairman certifies that shareholders representing 94.63% of the share capital and 94.63% of the total voting rights are present or represented and informs the OGMS members that all the relevant conditions for holding the meeting have been fulfilled. The list of the present, represented shareholders or the ones that exercised their vote through correspondence is attached to the hereby minutes.

The OGMS Chairman presents the agenda as included in the convening notice published in the Official Gazette of Romania, Part IV, number 3939 of 5 September 2023 and Ziarul Bursa of 5 September 2023.

The OGMS proceeds to debating each item included on the agenda, including the relevant documents in relation to the items on the agenda.

DECISION NO. 1

In the presence of shareholders representing 94.63% (3,593,756,674 shares) of the share capital and 94.65% (3,593,756,674 voting rights) of the total voting rights, with the "for" vote of the shareholders representing 99.9998% (3,593,367,800 votes) of the votes of the shareholders present, represented or who voted by mail, with the votes "against" of the shareholders representing 0.0002% (5,830 votes) of the votes of the shareholders

present, represented or who voted by mail (there are 325.658 abstentions and 57.386 votes which were not expressed):

Approved:

The election of Mr. Victor-Savi Nims as secretary of the OGMS and Ms. Irena Pavel as technical secretary of the OGMS, both having the identification data available at the Company's headquarters.

DECISION NO. 2

In the presence of shareholders representing 94.63% (3,593,756,674 shares) of the share capital and 94.65% (3,593,756,674 voting rights) of the total voting rights, with the "for" vote of the shareholders representing 99.9999% (3,593,709,253 votes) of the votes of the shareholders present, represented or who voted by mail, with the votes "against" of the shareholders representing 0.0001% (1,985 votes) of the votes of the shareholders present, represented or who voted by mail (there are 6,401 abstentions and 39,035 votes which were not expressed):

Approved:

The half-year individual and consolidated financial statements prepared for the first six months of the financial year ending on 31 December 2023, together with the Board of Directors' report and the independent auditor's report. In the first six months of the financial year ending on 31 December 2023, the Company has registered a net consolidated profit in value of RON 286,943,120, registering a distributable net profit in the individual financial statements in value of RON 16,899,806.

DECISION NO. 3

In the presence of shareholders representing 94.63% (3,593,756,674 shares) of the share capital and 94.65% (3,593,756,674 voting rights) of the total voting rights, with the "for" vote of the shareholders representing 99.9987% (3,593,659,005 votes) of the votes of the shareholders present, represented or who voted by mail, with the votes "against" of the shareholders representing 0.0013% (46,633 votes) of the votes of the shareholders present, represented or who voted by mail (there are 12,001 abstentions and 39,035 votes which were not expressed):

Approved:

The distribution of interim dividends from the Company's profit corresponding to the first six months of the financial year ending on 31 December 2023 in value of RON 37,976,491.71 (gross amount) i.e., a dividend of RON 0.01/share (gross, by reference to the total number of shares issued by the Company as at the date of the OGMS convening) from the distributable net profit of RON 64,960,806 (of which RON 16,899,806 represents the distributable net profit for the first half of the financial year ending on 31 December 2023).

DECISION NO. 4

In the presence of shareholders representing 94.63% (3,593,756,674 shares) of the share capital and 94.65% (3,593,756,674 voting rights) of the total voting rights, with the "for" vote of the shareholders representing 100% (3,593,715,112 votes) of the votes of the shareholders present, represented or who voted by mail, with the votes

"against" of the shareholders representing 0% (1,200 votes) of the votes of the shareholders present, represented or who voted by mail (there are 1,327 abstentions and 39,035 votes which were not expressed):

Approved:

The setting the date of:

- 16 January 2024 as registration date, identifying the shareholders who will benefit from the effects of the resolutions adopted by the OGMS, in accordance with the provisions of art. 87 para. (1) of Law no. 24/2017; and
- 15 January 2024 as "ex-date", computed in accordance with the provisions of art. 2 (2) letter (I) of Regulation no. 5/2018; and
- 31 January 2024 as payment date, computed in accordance with the provisions of art. 178 (2) of Regulation no. 5/2018.

As they are not applicable to this OGMS, the shareholders do not decide on the other aspects set out in art. 176 paragraph (1) of Regulation no. 5/2018 such as date of the guaranteed participation.

DECISION NO. 5

In the presence of shareholders representing 94.63% (3,593,756,674 shares) of the share capital and 94.63% (3,593,756,674 voting rights) of the total voting rights, with the "for" vote of the shareholders representing 100% (3,593,709,034 votes) of the votes of the shareholders present, represented or who voted by mail, with the votes "against" of the shareholders representing 0% (0 votes) of the votes of the shareholders present, represented or who voted by mail (there are 8,605 abstentions and 39,035 votes which were not expressed):

Approved:

The authorisation of the executive members of the Board of Directors and/or the Company's Managers acting jointly or severally, with the right to sub-delegate, in the name and on behalf of the Company, with full power and authority, to execute any documents, including, but without limitation, the Resolutions of the OGMS of the Company, to file and to request the publication of the Resolutions in Part IV of the Official Gazette of Romania, to pick up any documents, as well as to fulfil any necessary formalities in front of the Trade Registry Office, as well as in front of any other authority, public institution, legal entities and individuals, as well as to carry out any acts for implementing and ensuring the opposability of the Resolutions which will be adopted by the OGMS.

These minutes were drafted and signed today, 9 October 2023, in two (2) original copies, by the chairman of the meeting, Mr. Claudio Cisullo, and the secretary of the meeting, Alexandru-Victor Savi-Nims.

[SIGNATURES PAGE FOLLOWS]