

For the month ended (dd/mm/yyyy):

Monthly Return of Equity Issuer on Movements in Securities

To: Hong Kong Exchanges and C	Clearing	Limited		
				y Limited
I. Movements in Authorised Share	e Capit	al		
1. Ordinary Shares				
(1) Stock code : <u>00145</u> I	Descrip	tion:	HK BLDG	& LOAN
		No. of ordinary shares	Par value (State currency)	Authorised share capital (State currency)
Balance at close of preceding mor	nth	5,000,000,000	HK\$0.10	HK\$500,000,000.00
Increase/(decrease)		0		0
Balance at close of the month		5,000,000,000	HK\$0.10	HK\$500,000,000.00
(2) Stock code : I	Descrip	tion :		
		No. of ordinary shares	Par value (State currency)	Authorised share capital (State currency)
Balance at close of preceding mor	nth			
Increase/(decrease)				
Balance at close of the month				

31/12/2010

Stock code : Descri	ription:		
	No. of preference shares	Par value (State currency)	Authorised share capital (State currency)
Balance at close of preceding month			
Increase/(decrease)			
Balance at close of the month			
3. Other Classes of Shares			
	iption :		
	No. of other classes of shares	Par value (State currency)	Authorised share capital (State currency)
	No. of other	(State	capital
Stock code : Descr	No. of other	(State	capital

II. Movements in Issued Share Capital

	No. of ordina	ary shares	No of preference	No. of other classes
	(1)	(2)	shares	of shares
Balance at close of preceding month	2,856,818,758			<u></u>
Increase/ (decrease) during the month	1,137,881,600			
Balance at close of the month	3,994,700,358			

III. Details of Movements in Issued Share Capital

hare Options (under articulars of share					No. of new shares of	No. of new shares o
option scheme					issuer issued during	issuer which may be
including EGM					the month pursuant	issued pursuant there
approval date		Movement duri	ng the month		thereto	as at close of the mor
dd/mm/yyyy) and —					•	
class of shares						
issuable	Granted	Exercised	Cancelled	Lapsed		
1.						
						
shares						
Note 1)						
2.						
·· <u>·</u>						
(/ /)						
shares						
Note 1)			$\overline{}$			
Note 1)						
•						
(/ /)						
(/ /)						
shares						
Note 1)						
		To	otal A. (Ordin	ary shares)		
				nce shares)		
			· ·	Other class)		
			((onici ciass)		

Warrants to Issue Shares of the Issuer which are to be Listed

						No. of new shares of issuer issued during the month pursuant	No. of new shares of issuer which may be issued pursuant thereto as at
Description of warrants (Date of expiry - dd/mm/yyyy)	Currency of nominal value	Nominal value close of preceding mon	du	xercised ring the month	Nominal value at close of the month	thereto	close of the month
1. Non-listed Warrants		1 5					
(See Remark (1))	_						
	HK\$	5,620,000.00)	0	5,620,000.00	0	562,000,000
(21/06/2012)							
Stock code (if listed)	N/A	A					
Class of shares issuable (<i>Note 1</i>)	Ordin	narv.					
	IK\$0.147 (subject)				
EGM approval date (if applicable) (dd/mm/yyyy)	(28/05/	,	<u>/</u>				
2. N/A	(26/03/	2010)	_				
2.17/1	_						
	_						
Stock code (if listed) Class of shares							
issuable (Note 1)							
Subscription price							
EGM approval date							
(if applicable)							
(dd/mm/yyyy)	(/ /)	_				
3.	_						
	_						
(/ /)							-
Stock code (if listed) Class of shares issuable (Note 1)							
Subscription price							
EGM approval date							
(if applicable)	, , ,						
(dd/mm/yyyy)	(/ /)	_				
4.	_						
	_						
(/ /)	_						-
Stock code (if listed)							
Class of shares							
issuable (Note 1)							
Subscription price							
EGM approval date (if applicable)							
(dd/mm/yyyy)	(/ /)					
		~	1.75	(0 1		0	
		Т	otal B.		nary shares) ence shares)	0 N/A	
					Other class)	N/A N/A	-
				(11/11	<u>-</u>

Convertibles (i.e. Convertible i		Amount at close of preceding month		Amount at close of the month	No. of new shares of issuer issued during the month pursuant thereto	No. of new shares of issuer which may be issued pursuant thereto as at close of the month
1. Convertible Bonds						
Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy)) 2. N/A	HK\$ N/A Ordinary HK\$0.10	278,126.00	288,160.00	59,326.00 (See Remark (2))	2,881,600	593,260
Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) 3.	(/ /)					
Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy) 4.	(/ /)					
Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable) (dd/mm/yyyy)	(/ /)			inary shares) rence shares) (Other class)	2,881,600 N/A N/A	- -

For Main Board and GEM listed issuers
Any other Agreements or Arrangements to Issue Shares of the Issuer which are to be Listed, including Options (other than under Share Option Schemes)

than under Share Option Schemes)		
Full particulars including EGM approval date (dd/mm/yyyy), if applicable, and class of shares issuable:	No. of new shares of issuer issued during the month pursuant thereto	No. of new shares of issuer which may be issued pursuant thereto as at close of the month
1. Open Offer of 562,500,000 Offer Shares at the		
Subscription Price on the basis of one Offer Share for every	-	
four Shares held on the Record Date, with a further Option to	-	
subscribe for the Convertible Bonds with a principal amount of	-	
equal or not more than 80% of the aggregate value of the Offer	-	
Shares allotted to the subscriber (i.e. the maximum number of the		
Conversion Shares is 449,999,997) (Details please refer to the		
Company's prospectus dated 15 April 2010 and announcement		
dated 5 May 2010)		
Ordinary shares (Note 1)	(See Remark (3))	402,799,639
2		
	-	
shares (Note 1)		
3	-	
	-	
	-	
1(N (1)	-	
shares (Note 1)		
Total D. (Ordinary shares)	0	
(Preference shares)	N/A	
(Other class)	N/A N/A	
(Other class)	11/71	

	Type of Issue	n Issued Share Capital			No. of new shares of issuer issued during the month pursuant thereto	No. of new shares of issuer which may be issued pursuant thereto as at close of the month
			Class of shares issuable (Note 1)			
1.	Rights issue	At price : State currency	Issue and allotment date: (dd/mm/yyyy)	(/ /)		
			EGM approval date: (dd/mm/yyyy)	(/ /)		
			Class of shares issuable (Note 1)			
2.	Open offer	At price : State currency	Issue and allotment date : (dd/mm/yyyy)	(/ /)		
			EGM approval date: (dd/mm/yyyy)			
			Class of shares issuable (Note 1)	Ordinary		
3.	Placing	At price : State currency HK\$0.11	Issue and allotment date : (dd/mm/yyyy)	(28/12/2010)		
			EGM approval date: (dd/mm/yyyy)	(24/09/2010)	1,135,000,0	000 NIL
			Class of shares issuable (Note 1)			
4.	Bonus issue		Issue and allotment date : (dd/mm/yyyy)	(/ /)		
			EGM approval date: (dd/mm/yyyy)	(/ /)		

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	Type of Issue			ror Main	Boar	No. of new shares of issuer issued during the month pursuant thereto	No. of new shares of issuer which may be issued pursuant thereto as at close of the month
			Class of shares issuable (Note 1)				
5.	Scrip dividend	At price : State currency ———	Issue and allotment date : (dd/mm/yyyy)	(/ /)		
			EGM approval date: (dd/mm/yyyy)	(/ /)		
							-
			Class of shares repurchased (Note 1)				
6.	Repurchase of shares		Cancellation date : (dd/mm/yyyy)	(/ /)		
			EGM approval date: (dd/mm/yyyy)	(/ /)		
			Class of shares redeemed (<i>Note 1</i>)				
7.	Redemption of shares		Redemption date : (dd/mm/yyyy)	(/ /)		
			EGM approval date: (dd/mm/yyyy)	(/ /)		
			Class of shares issuable (Note 1)		_		
8.	Consideration issue	e At price : State	Issue and allotment date: (dd/mm/yyyy)	(/ /)		
			EGM approval date: (dd/mm/yyyy)	(/ /)		
						-	

				For Main Board		
					No. of new	No. of new
					shares of	shares of
					issuer issued	issuer which
					during the	may be
					month	issued
					pursuant	pursuant
					thereto	thereto as at
						close of the
	Type of Issue					month
\	_			1		
			Class of shares issuab	ole		
			(Note 1)			
			T	(/ /)		
9.	Capital	_	Issue and allotment	(' ' '		
	reorganisation		date : (dd/mm/yyyy)			
			EGM approval date:	(/ /)		
			(dd/mm/yyyy)	,		
			(dd/mm/yyyy)			
			_		-	<u></u>
				ī		
			Class of shares issuab	le		
			(Note 1)			
10.	Other	At price : State currency				
	(Please specify)	currency currency	- Issue and allotment		_	
		-	date: (dd/mm/yyyy)			
			ECM annual data.	(/ /)		
			EGM approval date:	(' ' '		
			(dd/mm/yyyy)			
			Total E.	(Ordinary shares		000
			(Preference shares		
				(Other class	s)	

Total increase / (decrease) in ordinary shares during the month (i.e. Total of A to E):	(1)	1,137,881,600
Total increase / (decrease) in preference shares during the month (i.e. Total of A to E):	•	
Total increase / (decrease) in other classes of shares during the month (i.e. Total of A to E):	·	
(These figures should be the same as the relevant figures under II above ("Movements in Iss	ued Sho	are Capital").)

Remarks (if any):
(1) Pursuant to the Supplemental Warrant Placing Agreement entered into between the Company and the Placing Agent on
7 June 2010, 562,000,000 non-listed Warrants have been subscribed by the Placees at a warrant issue price of HK\$0.01
per Warrant. The Warrant entitling the holder thereof to subscribe for one ordinary share of the Company at an initial
warrant exercise price of HK\$0.147 per share (subject to adjustment) for a period of 24 months commencing from the
date of issue of the Warrants.
(2) A total of HK\$69,360.00 Convertible Bonds have been subscribed by the Option Holders during the month of
December 2010. (Details please refer to the Company's prospectus dated 15 April 2010 and announcement dated 5 May
2010).
(3) 2,881,600 shares have been issued under the conversion of a total of HK\$288,160.00 Convertible Bonds during the
month of December 2010 (as set out in the Section of Convertibles in this return).
Submitted by: Tricor Tengis Limited
Title: Share Registrar
(Director, Secretary or other duly authorised officer)

Notes:

- 1. State the class of shares (e.g. ordinary, preference or other).
- 2. If there is insufficient space, please append the prescribed continuation sheet