

## Monthly Return of Equity Issuer on Movements in Securities

For the month ended (dd/mm/yyyy): 31/12/2013					
To: Hong Kong Exchanges and Clearing Limited					
Name of Issuer Tai Sans	g Land Development	Limited			
Date Submitted 02/01/	2014				
I. Movements in Authorised Share Capi	tal				
1. Ordinary Shares					
(1) Stock code: 89 Descrip	ption: Ordinary	Shares			
	No. of ordinary shares	Par value (State currency)	Authorised share capital (State currency)		
Balance at close of preceding month	400,000,000	HK\$1.00	HK\$400,000,000.00		
Increase/(decrease)	N/A		N/A		
Balance at close of the month	400,000,000	HK\$1.00	HK\$400,000,000.00		
(2) Stock code : N/A Descrip	ption: N/A				
	No. of ordinary shares	Par value (State currency)	Authorised share capital (State currency)		
Balance at close of preceding month	N/A	N/A	<u>N/A</u>		
Increase/(decrease) N/A N/A					
Balance at close of the month	N/A	N/A	N/A		

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

currency):

## II. Movements in Issued Share Capital

	No. of ordinary shares		No of preference	No. of other classes		
	(1)	(2)	shares	of shares		
Balance at close of preceding month	287,669,676	N/A	N/A	N/A		
Increase/ (decrease) during the month		N/A	N/A	<u>N/A</u>		
Balance at close of the month	287,669,676	N/A	N/A	N/A		

## III. Details of Movements in Issued Share Capital

Share Options (under Share Option Schemes of the Issuer)

Particulars of share	Share Option	Schemes of the I	ssuei)		No. of new shares of	No. of new shares of
option scheme					issuer issued during	issuer which may be
including EGM					the month pursuant	issued pursuant thereto
approval date		3.6	.1 .1		thereto	as at close of the month
(dd/mm/yyyy) and		Movement durin	ig the month		·	as at close of the month
class of shares						
issuable	Granted	Exercised	Cancelled	Lapsed		
1.				1	N/A	N/A
( / / )						
(Note 1)						
2.					N/A	N/A
( / / )						
(Note 1)						
3.					N/A	N/A
( / / )						
(Note 1)		Tot	tal A. (Ordin	parv charac)	N/A	
		10		nce shares)	N/A N/A	
			·			
TD - 1 C 1				Other class)	N/A	
Total funds raised dur options (State currence		i trom exercise of	· 	N/A		

Description of warrants (Date of expiry - dd/mm/yyyy)	Currency of Nominal value at nominal close of value preceding month	during the		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.					
( / / )				N/A	N/A
Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date (if applicable)		- - -			
(dd/mm/yyyy)	( / / )	_			
2.					
( / / ) Stock code (if listed) Class of shares issuable (Note 1) Subscription price EGM approval date		- - -		N/A	N/A
(if applicable) (dd/mm/yyyy)  3.	( / / )	-			
				N/A	N/A
( / / ) Stock code (if listed) Class of shares issuable (Note 1)		- -			
Subscription price EGM approval date (if applicable) (dd/mm/yyyy)	( / / )	-			
4.		_			
				N/A	N/A
( / / ) Stock code (if listed) Class of shares issuable (Note 1)		-			
Subscription price EGM approval date (if applicable) (dd/mm/yyyy)	( / / )	-			
	Tota		linary shares)	N/A	<del>-</del>
			rence shares) (Other class)	N/A N/A	-
					=

Convertibles (i.e. Convertible into Shares of the Issuer which are to be Listed)

Convertibles (i.e. Convertible in	nto snares of the 1	ssuer which are to	) be Listed)			
Class and description	Currency of amount outstanding	Amount at close of preceding month	Converted during the 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.					N/A	N/A
Stock code (if listed) Class of shares issuable (Note 1) Subscription price						
EGM approval date (if applicable) (dd/mm/yyyy))  2.	( / / )				N/A	N/A
Stock code (if listed) Class of shares issuable (Note 1) Subscription price						
EGM approval date (if applicable) (dd/mm/yyyy)  3.	( / / )				N/A	N/A
Stock code (if listed) Class of shares issuable (Note 1) Subscription price						
EGM approval date (if applicable) (dd/mm/yyyy)	( / / )				N/A	NI/A
4.	_ _ _				N/A	N/A
Stock code (if listed) Class of shares issuable (Note 1) Subscription price						
EGM approval date (if applicable)	( / / )		Total C. (Ordin	nary shares)	N/A	
			(Prefere	ence shares) Other class)	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)

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	N/A	N/A
2	N/A	N/A
3	N/A	N/A
Total D. (Ordinary shares) (Preference shares) (Other class)	N/A N/A N/A	

Other Movements in Issued Share Capital 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 month Type of Issue Class of shares issuable -(*Note 1*) ( / / ) At price : State currency Issue and allotment 1. Rights issue N/A N/A date: (dd/mm/yyyy) ( / / ) EGM approval date: (dd/mm/yyyy) Class of shares issuable \_\_ (*Note 1*) At price : State currency ( / / ) Issue and allotment 2. Open offer N/A N/A date: (dd/mm/yyyy) ( / / ) EGM approval date: (dd/mm/yyyy) Class of shares issuable \_ (*Note 1*) ( / / ) At price : State currency Issue and allotment N/A 3. Placing N/A date: (dd/mm/yyyy) ( / / ) EGM approval date: (dd/mm/yyyy) Class of shares issuable \_\_\_\_\_ (Note 1) ( / / ) Issue and allotment N/A 4. Bonus issue N/A date: (dd/mm/yyyy) ( / / ) EGM approval date: (dd/mm/yyyy)

For Main Board and GEM listed issuers

	Type of Issue		1	Of War	II Doa	No. of new shares of issuer issued during the month pursuant thereto	No. of new shares of
			Class of shares issuable (Note 1)				
5.	Scrip dividend	At price : State currency —	Issue and allotment date: (dd/mm/yyyy)	( / /	)	N/A	N/A
			EGM approval date: (dd/mm/yyyy)	( / /	)		
			Class of shares repurchased (Note 1)				
6.	Repurchase of shares		Cancellation date: (dd/mm/yyyy)	( / /	)	N/A	N/A
			EGM approval date: (dd/mm/yyyy)	( / /	)		
			Class of shares redeemed (Note 1)				
7.	Redemption of shares		Redemption date : (dd/mm/yyyy)	( / /	)	N/A	N/A
			EGM approval date: (dd/mm/yyyy)	( / /	)		
			Class of shares issuable (Note 1)				
8.	Consideration issue	At price : State currency	Issue and allotment date: (dd/mm/yyyy)	( / /	)	N/A	N/A
			EGM approval date: (dd/mm/yyyy)	( / /	)		

			For Main	Board	and GEM lis	
	Type of Issue			j	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 issual (Note 1)	ole			
9.	Capital reorganisation	Issue and allotment date : (dd/mm/yyyy)	( / /	)	N/A	N/A
		EGM approval date: (dd/mm/yyyy)	( / /	)		
		Class of shares issual	ole			
10.	Other (Please specify) At price : State currency	(Note 1)  Issue and allotment date: (dd/mm/yyyy)	( / /	)	N/A	N/A
		EGM approval date: (dd/mm/yyyy)	( / /	)		
		Total E.	(Ordinary s (Preference s (Other	shares	) N/A	- - -
То	otal increase / (decrease) in ordinary shares during th	ne month (i.e. Total of A	to E):	(1	<i></i>	N/A
T	otal increase / (decrease) in preference shares during	the month (i.e. Total of	Λ to E):	(2	·/	N/A N/A
	otal increase / (decrease) in other classes of shares du				-	N/A
- (	, and increase, (decrease, in outer classes of situres de	(1.0. 1011	o			

(These figures should be the same as the relevant figures under II above ("Movements in Issued Share Capital").)

Remarks (if any):	Remarks (if any):				
Submitted by:	Katy Ma Ching Man				
Title:	Company Secretary				
	(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.