(Incorporated in Hong Kong with limited liability)
(於香港註冊成立之有限公司)
(Stock Code 股份代號: 89)

NOTIFICATION LETTER 通知信函

Dear registered shareholder(s),

19 April 2024

Tai Sang Land Development Limited (the "Company") - Notice of Publication of Annual Report 2023, Circular, Notice of Annual General Meeting and Proxy Form (the "Current Corporate Communications")

The Current Corporate Communications of the Company have been published in English and Chinese languages and are available on the website of the Company at www.hkexnews.hk. For new registered shareholder (i.e. if you previously have not received Company's letter in relation to seeking your preference on means of receipt of Corporate Communications), enclosed is the Current Corporate Communications of the Company in both English and Chinese versions. If you have any difficulty in receiving or gaining access to the Current Corporate Communications posted on the Company's website for any reason, please send your request (specifying your name, address and request) by email at wiscom.hk or by notice in writing to the Company's Hong Kong share registrar (the "Share Registrar"), Computershare Hong Kong Investor Services Limited, at 17M Floor, Hopewell Centre, 183 Queen's Road East, Wan Chai, Hong Kong. The Company will promptly upon receipt of your request send the Current Corporate Communications to you in printed form free of charge.

Arrangement of Electronic Dissemination of Corporate Communications and Solicitation of Electronic Contact Details

Pursuant to Rules 2.07A and 2.07B of the Rules Governing The Listing of Securities on The Stock Exchange of Hong Kong Limited under the expansion of paperless listing regime and electronic dissemination of corporate communications that came into effect on 31 December 2023, the Articles of Association of the Company and the Companies Ordinance (Chapter 622 of the Laws of Hong Kong), the Company is writing to inform you that the Company has adopted electronic dissemination of corporate communications (the "Corporate Communications"), which mean any documents issued or to be issued by the Company for the information or action of holders of any of its securities, including but not limited to (a) the directors' report, its annual accounts together with a copy of the auditors' report and, where applicable, its summary financial report; (b) the interim report and, where applicable, its summary interim report; (c) a notice of meeting; (d) a listing document; (e) a circular and (f) a proxy form.

Please note that both the English and Chinese versions of all future Corporate Communications will be available electronically on the website of the Company at www.tsld.com and the HKEXnews website at www.tsld.com and Actionable Corporate Communications website at www.tsld.com and Actionable Corporate Communications*, the Company recommends you provide your email address by scanning your personalized QR code printed on the reply form (the "**Reply Form**") on the reverse side or by completing, signing and returning the Reply Form to the Share Registrar.

If the Company does not receive the duly completed and signed Reply Form or any response in writing indicating any objection from you by 17 May 2024, and until you inform the Share Registrar, you are deemed to have consented to read all future Corporate Communications published on the website of the Company at www.tsld.com (the "Website Version"), and a notification of the publication of the Corporate Communications on the Company's website will be sent to you in the future.

If you elect to receive the Website Version of future Corporate Communications, you are requested to provide an email address in the Reply Form for the purpose of receiving (i) email notifications for the publication of the relevant Corporate Communications on the website of the Company as and when Corporate Communications are published on the website of the Company and (ii) all future Actionable Corporate Communications* in electronic form from the Company. If no valid and functional email address is provided by you in the Reply Form or if you are otherwise deemed to have consented to receive the Website Version of future Corporate Communications, the Company will send to you by post at your address as appearing in the Company's register of members maintained by the Share Registrar, (i) a notification letter for the publication of Corporate Communications on the website of the Company and (ii) all future Actionable Corporate Communications in printed form, until such time when you have provided a valid and a functional email address to the Share Registrar for receiving the same.

If you want to receive future Corporate Communications in printed form, please complete the Reply Form on the reverse side and send it to the Share Registrar or send an email to taisangland.ecom@computershare.com.hk specifying your name, address and request to receive the Corporate Communications in printed form. Please note that such instruction shall be valid for one year starting from the receipt date of your instruction and will expire thereafter. Should you have any queries relating to this letter, please contact the Share Registrar at (852) 2862 8688 during business hours from 9:00 a.m. to 6:00 p.m. (Hong Kong time), Mondays to Fridays, excluding Hong Kong public holidays.

Yours faithfully, For and on behalf of Tai Sang Land Development Limited Katy Ma Ching Man Company Secretary

* Actionable Corporate Communication is any corporate communication that seeks instructions from issuer's securities holders on how they wish to exercise their rights or make an election as the issuer's securities holder.

各位登記股東:

大生地產發展有限公司 (「公司」) -二零二三年度年報、通函、股東週年常會通告及代表委任表格 (「本次公司通訊文件」) 之發布通知

本次公司通訊文件備有中、英文版本,並已上載於公司網站 www.tsld.com 和披露易網站 www.hkexnews.hk,歡迎瀏覽。若 閣下是新登記股東(即若 閣下之前沒有收到公司關於向 閣下徵求選擇公司通訊方式的信函,現奉上英文及中文版本之本次公司通訊文件。 閣下若因任何理由以致在收取或閱覽載於公司網站上的本次公司通訊文件出現困難, 閣下可將要求(註明 閣下的姓名、地址及要求)以電郵方式發送至 taisangland.ecom@computershare.com.hk 或以書面方式郵寄至公司的香港股份過戶登記處(「**股份過戶處**」)香港中央證券登記有限公司,地址為香港灣仔皇后大道東 183 號合和中心 17M 樓。公司將於收悉 閣下通知後,盡快向 閣下免費發送本次公司通訊文件的印刷本。

以電子方式發布公司通訊之安排及徵集電子聯絡資料

根據香港聯合交易所有限公司證券上市規則第 2.07A 條及第 2.07B 條於 2023 年 12 月 31 日起生效的擴大無紙化制度及以電子方式發布公司通訊規定下,公司的組織章程細則以及公司條例(香港法例第 622 章),公司謹此通知 閣下,公司已採用以電子方式發布公司通訊(「**公司通訊**」)之安排,該公司通訊是指公司發出或將予發出以供其任何證券的持有人參照或採取行動的任何文件,包括但不限於(a)董事會報告、年度帳目連同核數師報告副本以及(如適用)財務摘要報告; (b)中期報告及(如適用)中期報告摘要; (c)會議通告; (d)上市文件; (e)通函和 (f)代表委任表格。

請注意,所有未來公司通訊的英文版和中文版將在公司網站 www.tsld.com 和披露易網站 www.hkexnews.hk 上提供,以代替印刷本。為確保及時收到最新的公司通訊及可供採取行動的公司通訊*,公司建議 閣下透過掃描本函背頁之回條(「回條」)上列印的 閣下專屬二維碼,或填妥、簽署回條並交回股份過戶處,以提供 閣下的電子郵件地址。

倘若公司於 2024 年 5 月 17 日之前尚未收到 閣下已填妥並簽署之回條或表示反對之任何書面回覆,及直至 閣下通知股份過戶處前, 閣下將被視為已同意瀏覽於公司網站 www.tsld.com(「網上版本」)上的所有公司通訊,而公司日後將向 閣下發送已在公司網站登載的公司通訊之通知。

如 閣下選擇接收日後公司通訊的網上版本,閣下需要在回條中提供電郵地址,以便接收(i)當公司通訊登載於公司網站時有關公司網站發布相關公司通訊的電郵通知,以及(ii)公司日後以電子形式發布的所有可供採取行動的公司通訊*。若 閣下在回條中沒有提供有效且可用的電郵地址,或 閣下被視為已同意接收日後公司通訊的網上版本,公司將根據股份過戶處所存置的公司股東名冊上所示的地址透過郵寄方式向 閣下發送(i)在公司網站上發布公司通訊的通知函及(ii)所有日後可供採取行動的公司通訊的印刷版本,直至 閣下向股份過戶處提供有效且可用的電郵地址以接收該等公司通訊。

若 閣下希望收取未來公司通訊之印刷版,請填妥本函背頁之回條或發送電子郵件至 taisangland.ecom@computershare.com.hk, 並註明 閣下的姓名、地址以及收取公司通訊印刷版的要求。 請注意,收取未來公司通訊印刷版之指示由收悉 閣下指示當日起計一年內有效,此後將過期。如 閣下對本函件有任何疑問,請於辦公時間星期一至五(香港公眾假期除外)上午9時正至下午6時正(香港時間)期間致電股份過戶處(852) 2862 8688 查詢。

代表 **大生地產發展有限公司** 公司秘書 **馬清雯** 謹的 Registered shareholder's Name and Address: 登記股東姓名及地址:

REPLY FORM 回條

Computershare Hong Kong Investor Services Limited

(The "Share Registrar") 17M Floor, Hopewell Centre

183 Queen's Road East, Wanchai, Hong Kong

香港中央證券登記有限公司 (「股份過戶處」) 香港灣仔皇后大道東 183 號 合和中心 17M 樓

(Please choose ONLY ONE of the options below)

(請<u>從以下選項中**只選擇其中一項**)</u>

Personalized		Code
重屋 一	維碼	

Option 1: Provide your email address for receipt of future Corporate Communications* of the Company via electronic dissemination by scanning your personalized QR code

選項1:

掃瞄 閣下專屬二維碼提供 閣下之電子郵件地址,以接收公司通過電子方式 發布的未來公司通訊*

You are **NOT required** to return this Reply Form if you choose Option 1. 如選擇了選項1 帮下無須交回本回條。

Option 2: I/we hereby provide my/our email address in writing for receipt of future Corporate Communications* of the following listed company (the "Company") via electronic dissemination 選項 2: 本人/吾等現以書面提供本人/吾等之電子郵件地址・以確保收到以下上市公司(「公司」)通過電子方式發布的未來公司通訊*					
Name of Securities holder(s) 證券持有人姓名:	Name of the listed comp	any 上市公司名稱:			
	Tai Sang Land 大生地產發展	Development Limited 有限公司			
Email address 電郵地址: (Notes 3 / 附註 3)					
Option 3: I/we hereby request for receipt of future Corporate Communications* in printed form and noted that this instruction is valid only for one year starting from the receipt date of instruction. (Notes 5) (Please mark "✓" in one of the below boxes if applicable) 選項 3: 本人/吾等現要求收取日後公司通訊*印刷版,並已知悉本指示由收取指示日期起計一年內有效。(常註5) (如適用:請在以下一個方格內劃上「✓」號)					
English Version 英文版本	Chinese Version 中文版本	English and Chinese Version 英文及中文版本			
Signature(s): ^(Notes 1) 簽名: ^(附註 1)	Contact number: 聯絡電話號碼:	Date: 日期:			

Notes Mit:

- Please complete all your details clearly. If your shares are held in joint names, all of the joint shareholders should jointly sign this Reply Form in order to be valid. 請满楚填安 閻下之所有資料。如屬聯名股東・則本回條須由所有聯名股東聯合簽署・方為有效。

- 講演整填受 間下之所有資料。如臘總名般東、則本回條須由所有聯名般東線合簽署、方為有效。

 2. Any Reply Form with no signature or otherwise incorrectly completed will be void.
 任何回條若未有養養或在其他方面填寫不正確、別本回條須中野。

 3. If the Company does not receive a functional email address in your reply, you will be unable to receive notifications regarding the publication of Corporate Communications*.
 如公司沒有收到 圖下的有效電子郵件地址、圖下納無法收到身關發充公司連訊。的類如。

 4. If you provide more than one email address by QR code, email, reply form and/or other means, only the latest one email address provided will be registered.
 如 圖下越過二種語。臺灣 一個旅及兩貨柜方式提供多於一個的電子影件地址、只着 圖下最後提供的電子影件地址跨會被用於營定。

 5. If you mark "\" in the box in Option 3, no email address will be registered and only Corporate Communications* in printed form will be received.
 如 圖下在護頭 才方桥內數上 (\"\") 完善 將不會看電子郵件地址被登記、只會吸取公司通訊*的知例版。

 6. For the avoidance of doubt, the Company does not accept any other instructions given on this Reply Form.
 高克存技、在本回線上的任何競外指示、公司將不予衛星。

 1. Unless otherwise specified. Corporate Communications refer to any documents issued or to be issued by the Company for the information or action of holders of any of its se

- Unless otherwise specified, Corporate Communications refer to any documents issued or to be issued by the Company for the information or action of holders of any of its securities, including but not limited to the annual report, interim report, notice of meeting, circular and proxy form. 除养另有证明。公司通讯分离公司已经也添取的工程,以下的工程,但是不是一个企业的工程,但是是一个企业的工程,但是一个企业的工程,但是一个企业的工程,但是一个企业的工程,但是一个企业的工程,但是一个企业的工程,但是一个企业的工程,但是一个企业的工程,但是一个企业的工程,但是一个企业,但是一个企业的工程,但是一个企业的工程,但是一个企业的工程,但是一个企业的工程,但是一个企业的工程,但是一个企业的工程,但是一个企业的工程,但是一个企业的工程,但是一个企业的工程,但是一个企业的工程,但是一个企业的工程,但是一个企业,但是一个是一个企业,但是一个是一个企业,但是一个企业,但是一个企业,但是一个是一个企业,但是一个是一个企业,但是一个企业,但是一个是一个是一个企业,但是一个企业,但是一个是一个企业,但是一个是一个是一个是一个是一个是

PERSONAL INFORMATION COLLECTION STATEMENT 收集個人資料聲明

- 個人資料聲明

 "Personal Data" in this statement has the same meaning as "personal data" in the Personal Data (Privacy) Ordinance, Chapter 486 of the Laws of Hong Kong ("PDPO").
 本聲明中所指的"個人資料,與香港法例第 486章 【個人資料(私膳)條例》(" 私膳傳》條例》(" 我能傳例》),中"個人資料,的遊養相同。"

 Your Personal Data provided in this Reply Form will be used in connection with, including but not limited to, the Company's electronic dissemination of Corporate Communications" and to liaise with you on other matters relating to your holdings in the Company, Your supply of Personal Data to the Company is on a voluntary basis. In case of a failure to provide sufficient information, the Company may not be able to process your instruction and/or request as stated in this Reply Form.

 國下於本回條所提供的個人資料解用於包括但不限於分割聯公司以電子方式發布公司通訊。及款 關下持有的公司證券有關的其他事宜上與 關下聯絡。 閻下是自顧向本公司提供個人資料。若 閻下未能提供足夠資料。本公司可能無法認實 图下在中国体上所述的指示及或要求。
 Your Personal Data may be disclosed or transferred by the Company to its subsidiaries, the Share Registrar, and/or other companies or bodies for any of the stated purposes, or when it is required to do so by law and will be retained for such period as may be necessary for our verification and record purposes.
 公司可就任何所說則的用達或在法例規定的情况下,將 閻下的個人資料接戴或轉移給公司的附屬公司或所屬。及/或其他公司或屬體。並將在適當期間保留該等個人資料作核實及紀錄用途。
 You have the right to request access to and/or correction of your Personal Data in accordance with the provisions of the PDPO. Any such request for access to and/or correction of your Personal Data should be in writing, by mail to the Hong Kong privacy Officer of the Share Registrar at 17M Floor, Hopewell Centre, 183 Queen's Road East, Wanchai, Hong Kong or by email at Privacy Officer commutershate, community. PrivacyOfficer@computershare.com.hk. 簡片有權根據(私雕條例)的條文查閱及或修改 閱下的個人資料。任何該等查閱及,或修改與 任提出,或發送電郵至 <u>PrivacyOfficer@computershare.com.hk</u>。

Mailing Label 郵寄標籤

Computershare Hong Kong Investor Services Limited 香港中央證券登記有限公司 Freepost No. 簡便回郵號碼:37

Hong Kong 香港

Please cut the mailing label and stick it on an envelope to return this form to us.

No postage is necessary if posted in Hong Kong.

閣下寄回此回條時·請將郵寄標籤剪貼於信封 如在本港投寄· 閣下無需支付郵費或貼上郵票。