

06th November 2017

The General Manager
Pakistan Stock Exchange Limited
Stock Exchange Building
Stock Exchange Road
Karachi

Subject: **FINANCIAL RESULTS FOR THE YEAR ENDED 30TH JUNE 2017**

Dear Sir

We have to inform you that the Board of Directors of our company in their meeting held on 4th November 2017 at 11:00 a.m. at Naya Nazimabad, Karachi has recommended the following:

i. CASH DIVIDEND : 25% i.e. Rs. 2.50 per ordinary share

Further, payment of preference dividend to respective entitled preference shareholders accrued upto the period ended 30th June 2017 shall be made before payment of dividend to ordinary shares. However, preference share deposited by book closure date for conversion into ordinary shares shall be eligible for this dividend.

ii. BONUS SHARES : NIL

iii. RIGHT SHARES : 50% Right Shares i.e. 1 ordinary shares of face value of Rs.10/- each, against holding of 2 ordinary shares.

(78,525,514) ordinary shares in case Preference Shares (JVDCPS) as on 4th November 2017 are not converted till the date of book closure OR (upto 90,050,103) ordinary shares of face value of Rs.10/- each, in case and to the extent Preference Shares (JVDCPS) as on 4th November 2017 are converted till the date of book closure) at a premium of Rs.25.00 per share in proportion of 50 ordinary shares for every 100 ordinary (JVDC) shares of Javedan Corporation Limited. Owing to the convertible nature of Preference Shares of Javedan Corporation



Javedan Corporation Limited

Limited (JVDCPS) into Ordinary Shares of Javedan Corporation Limited (JVDC), the number of Right shares to be issued may be subject to adjustment by the time of book closure of the company.

In this respect, we are enclosing herewith following documents as required for the purpose of Right Shares.

1. The Statement regarding purpose of right issue, benefit to the Company, use of funds, the financial plan and financial projections for three years duly signed by all the directors who were present in the meeting - Annexure - I
2. Board of Directors' resolution for the issue of Right Shares - Annexure-II

The above entitlement of Right Shares will be offered to the ordinary shareholders (JVDC) of Javedan Corporation Limited whose names will appear in the Register of Members on 20th November 2017 and to those ordinary shares which will be issued against preference shares submitted for conversion into ordinary shares before the book closure date.

AND/OR

(iv) ANY OTHER ENTITLEMENT/CORPORATE ACTION

The Board of Directors has recommended to amend the Memorandum of Association of the Company to reallocate the Authorized Capital. Proposed amendment(s) shall be included in the agenda of the forthcoming Annual General Meeting.

AND/OR

(v) ANY OTHER PRICE-SENSITIVE INFORMATION

NIL

The financial results of the company are attached herewith.

The Annual General Meeting of the Company will be held on **Monday, 27th November 2017** at **04.30 p.m.** at Stock Exchange Building, Stock Exchange Road, **Karachi.**

The Share Transfer Books of the Company will be closed from **21st November 2017** to **27th November 2017** (both days inclusive). Transfers received in order at the office of our Share Registrar M/s. Central Depository Company Pakistan Limited, CDC House, 99-B, Block-B, S.M.C.H.S, Main Shahrah-e-Faisal, Karachi at the close of the business on **Monday, 20th**



November, 2017 will be considered in time for the determination of entitlement of shareholders to right issue, cash dividend to ordinary shareholders, cash dividend to preference shareholders and to attend and vote at the meeting.

We will be sending you prescribed number of copies of printed accounts for distribution amongst the members of the Exchange 21 days before the date of AGM.

Yours Sincerely,



Syed Muhammad Talha
Company Secretary
Encl: as above

JAVEDAN

CORPORATION LIMITED

Ref No. JCL/KSE/16-17/04

The General Manager,
Pakistan Stock Exchange Limited,
Stock Exchange Building,
Stock Exchange Road,
Karachi.

Date: November 06, 2017

UNDER SEALED COVER

Subject: FINANCIAL RESULTS FOR THE YEAR ENDED JUNE 30, 2017

Dear Sir,

The Financial results of the company are as follows:

| Particulars | Rupees in (000) | |
|----------------------------------|------------------|--------------|
| | Restated | |
| | June 30,2017 | June 30,2016 |
| Sales of plots and bungalows | 2,467,969 | 1,227,915 |
| Cost of Sales | (595,735) | (292,961) |
| Development Cost | - | - |
| Gross Profit | 1,872,234 | 934,954 |
| Marketing & Selling Expenses | (122,161) | (34,877) |
| Administrative Expenses | (214,648) | (166,912) |
| Other Income | 30,147 | 48,446 |
| Profit from operation | 1,565,572 | 781,611 |
| Finance Cost | (72,585) | (181,229) |
| Profit before taxation | 1,492,987 | 600,382 |
| Taxation | | |
| Current | (25,193) | (12,279) |
| Deferred | (372,421) | 107,513 |
| | (397,614) | 95,234 |
| Profit after taxation | 1,095,373 | 695,616 |
| Earnings per share-Rupees | | Restated |
| Basic | 7.60 | 4.57 |
| Diluted | 5.75 | 3.64 |

We will send You 200 copies of printed accounts for distribution amongst the members of the Exchange in due course of time

Thanks and with best regards,



Syed Muhammad Talha
 Chief Financial Officer

Javedan Corporation Limited

**STATEMENT OF PURPOSE OF RIGHT ISSUE,
BENEFITS, USE OF FUNDS, FINANCIAL PLAN AND FINANCIAL PROJECTIONS
AS REQUIRED UNDER THE COMPANIES (ISSUE OF CAPITAL) RULES, 1996**

| Purpose of the Right Issue | The purpose of the issuance of Right Shares is to raise the equity for part payment for acquisition and development of commercial land into state of the art residential apartments, retail markets, shopping malls and entertainment facilities. The projected financial numbers suggest impressive returns for the shareholders. It will also result in enhancing the value of the unsold balance inventory of 600 acres available with the company. The project is estimated to be of 20,532,490 sq.ft and is proposed to be financed through issue of right shares, long term and short term banking loans and advances from the customers. The project is expected to be spread over the period of 11 years. | | | | | | | | | | | | | | | | |
|-----------------------------------|---|--------------------|-------------|--|--|-------------|-------------|-------------|-------------|-------|-----------|-----------|-----------|------------|-----------|---------|---------|
| Benefits to the Company | The proposed project of commercial development will contribute to the increased revenues for the company and enhance the value of the balance unsold inventory of 600 acres available with the company. After the successful completion of the Project, it will become the largest listed real estate company of Pakistan. | | | | | | | | | | | | | | | | |
| Use of funds | Funds generated through the Right Shares shall be used to partly finance the purchase of aforementioned acquisition of land. | | | | | | | | | | | | | | | | |
| Financial Plan | Naya Nazimabad Commercial area development is a significant undertaking spread over an area of 60 acres of land. Therefore it is important that development of this project is undertaken in phases considering the market demand of the project components. The project comprises of apartments, Shops, Markets, shopping malls and entertainment areas. The project is estimated to be of 20,532,490 sq.ft and is proposed to be financed through issue of right shares, long term and short term banking loans and advances from the customers. The project is expected to be started in a year's time subject to regulatory approvals. Revenues of the project is expected to be started recording in the financial statements from 4 th year of the commencement of the project. | | | | | | | | | | | | | | | | |
| Financial Projections | <table border="1" style="width: 100%; text-align: center;"> <thead> <tr> <th colspan="4">Rupees in Thousand</th> </tr> <tr> <th>Particulars</th> <th>June - 2018</th> <th>June - 2019</th> <th>June - 2020</th> </tr> </thead> <tbody> <tr> <td>Sales</td> <td>2,166,811</td> <td>2,967,765</td> <td>3,224,320</td> </tr> <tr> <td>Net Profit</td> <td>1,002,187</td> <td>831,649</td> <td>916,137</td> </tr> </tbody> </table> | Rupees in Thousand | | | | Particulars | June - 2018 | June - 2019 | June - 2020 | Sales | 2,166,811 | 2,967,765 | 3,224,320 | Net Profit | 1,002,187 | 831,649 | 916,137 |
| Rupees in Thousand | | | | | | | | | | | | | | | | | |
| Particulars | June - 2018 | June - 2019 | June - 2020 | | | | | | | | | | | | | | |
| Sales | 2,166,811 | 2,967,765 | 3,224,320 | | | | | | | | | | | | | | |
| Net Profit | 1,002,187 | 831,649 | 916,137 | | | | | | | | | | | | | | |

| | |
|---------------------|--|
| <p>Note:</p> | <p>These projections are of existing business and does not include the revenues of the commercial project for which equity is being raised as IAS would allow recording of revenues from 4th year of the project. The expected IRR of commercial project is projected to be 19%.</p> <p>Financial projections mentioned hereinabove are the outcome of how the Board assesses the underlying business environment and macro-economic conditions of the country. However, the Company or its directors cannot accept any liability for any investment decisions by any person on the basis of the above projections.</p> |
|---------------------|--|

SIGNED BY THE DIRECTORS WHO ATTENDED BOARD MEETING:



Arif Habib



Abdus Samad Habib



Muhammad Ejaz



Kashif A. Habib



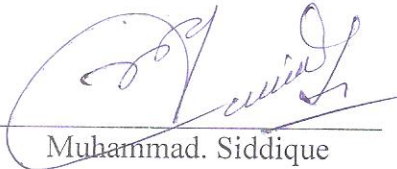
Abdul Qadir



Faisal Bilwani



Alamgir A. Shaikh



Muhammad. Siddique

Khokhar

Approved Through Audio Visual

Hasan Ayub

**RESOLUTION PASSED BY THE BOARD OF DIRECTORS OF JAVEDAN
CORPORATION LIMITED IN THEIR MEETING HELD ON NOV 04, 2017
AT NAYA NAZIMABAD, KARACHI.**

Resolved that:

The paid up share capital of Javedan Corporation Limited (the "Company") be and is hereby approved to be increased by:

- i- Rs. 785,255,140/- by issue of further 78,525,514 ordinary shares in case Preference Shares (JVDCPS) as on 4th November 2017 are not converted till the date of book closure;

OR

- ii- Upto Rs. 900,501,030/- by issue of further 90,050,103 ordinary shares in case and to the extent Preference Shares (JVDCPS) as on 4th November 2017 are converted till the date of book closure

as Right Shares at Rs.35.00/- per share (inclusive of Rs.25.00/- as premium per share) and these Right Shares be and are hereby offered to the Company's existing ordinary shareholders (JVDC) against payment of value of shares to the Company up to the closing date of Right's subscription as per Right Allotment letters to be issued and these shares shall rank pari-passu in all respect with the existing ordinary shares of the Company.

Further resolved that:

The following is the purpose of the Right issue, use of the proceeds of the Right Issue and its benefits to the Company and the risk factors associated with the Right issue:

Purpose of the Right Issue:

The purpose of the issuance of Right Shares is to raise the equity for part payment for acquisition and development of commercial land into state of the art residential apartments, retail markets, shopping malls and entertainment facilities. The projected financial numbers suggest impressive returns for the shareholders. It will also result in enhancing the value of the unsold balance inventory of 600 acres available with the company. The project is estimated to be of 20,532,490 sq.ft and is proposed to be financed through issue of right shares, long term and short term banking loans and advances from the customers. The project is expected to be spread over the period of 11 years.

Use of funds:

Funds generated through the Right Shares shall be used to partly finance the purchase of aforementioned acquisition of land.

Benefits to the Company:

The proposed project of commercial development will contribute to the increased revenues for the company and enhance the value of the balance unsold inventory of 600 acres available with the company. After the successful completion of the Project, it will become the largest listed real estate company of Pakistan.

Risk Factors associated with the Right issue:

Any disruption in the development of the project can adversely affect the returns of the investors. In order to cover the risks associated with Right Issue the Sponsors have undertaken to subscribe their portion of right issue and for the balance portion underwriting contracts has been procured.

Further resolved that :

The aforesaid offer shall be valid for payment up to such date as agreed with the Pakistan Stock Exchange.

Further resolved that :

The fractional entitlements will be consolidated in the name of the Chief Executive and sold on the Pakistan Stock Exchange. The proceeds of such sale will be distributed to the members in accordance with their entitlements.

Further resolved that :

The Chairman or Chief Executive or CFO (Jointly – Any Two) be and are hereby authorized to appoint the Bankers to the Right Issue to collect the amount of subscription towards right shares.


Further resolved that :

The Chairman or Chief Executive or CFO (Jointly – Any Two) be and are hereby authorized to appoint consultant / advisor for Right Issue, announce book closure dates or any change therein and to prepare the schedule for issue of right shares and to make any amendment in the said schedule and to take all necessary actions required by Securities and Exchange Commission of Pakistan/ Pakistan Stock Exchange Limited/ Central Depository Company of Pakistan Limited or any other authority and to take all necessary action as may be required in this regard.


Further resolved that :

Bank Accounts for the purpose of right subscription be opened and operated by the Chairman or Chief Executive or CFO (Jointly – Any Two) and to transfer the proceeds from said accounts to the other bank account operated by the Company.”


SIGNED BY THE DIRECTORS WHO ATTENDED BOARD MEETING:




Arif Habib



Abdus Samad Habib



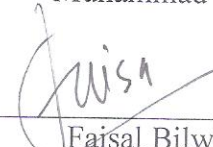
Muhammad Ejaz



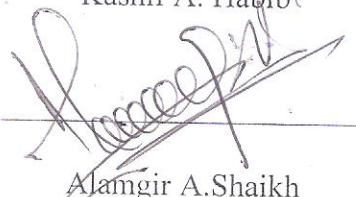
Kashif A. Habib



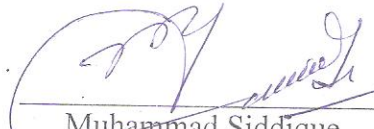
Abdul Qadir



Faisal Bilwani



Alamgir A. Shaikh



Muhammad Siddique
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