

Business Assets

HARN's core business assets consist of investment properties, land, buildings and structures, tools and equipment, furniture and office equipment, vehicle, assets for rent and demonstration, assets under construction, improvement to buildings and structures. The net book values as of December 31, 2021, were as follows:

Unit: THB million

Investment properties	Net book values as of December 31, 2021	Proprietary nature	Obligation
1. Land	135.29	Owner	None
2. Buildings and structures	17.86	Owner	None
3. Buildings and structures improvements	0.66	Owner	None
4. Tools and equipment	0.13	Owner	None
Total	153.94		

Unit: THB million

Fixed assets	Net book values as of December 31, 2021	Proprietary nature	Obligation
1. Land	37.36	Owner	None
2. Buildings and structures	33.54	Owner	None
3. Tools and equipment	4.40	Owner	None
4. Furniture and office equipment	26.14	Owner	None
5. Vehicle	8.55	Owner	None
6. Assets for rent and demonstration	25.17	Owner	None
7. Assets under construction	0.62	Owner	None
Less Impairment allowance	-		
Total	135.78		

Long-Term Leases

HARN entered into a lease agreement for building and warehouse space to be used as a headquarter location and to store goods, including renting out buildings and warehouse buildings by entering into a lease agreement with the third-party companies and persons related to HARN with details as follows:

Counterparties	Place			Rental period			Area (sq.m.)
	No.	Floor	Road / Sub-District / District / Province	Term of lease	Contract start	Contract end	
Building							
1. Lessor: Jainnopsiri Co., Ltd. Renter: HARN	559 ^{1/}	1 - 6	Rama 9 soi 13, Bangkapi, Huaykwang, Bangkok	3 year ^{1/}	January 1, 2021	December 31, 2023	6,594
Warehouse buildings and racks							
2. Lessor: Phraboriban Co., Ltd. Renter: HARN	509		Soi Soonviai 4 Bangkapi, Huaykwang, Bangkok	36 month	November 1, 2020	October 31, 2023	356.38
Warehouse							
3. Lessor: Phattararit 1997 Co., Ltd. Renter: HARN	38/43		Moo 4, Lamlukka Road, Lamlukka, Pathumtani	60 month	March 2, 2020	March 2, 2025	80

Note : ^{1/} On January 1, 2021, HARN entered into a new office building lease agreement with Gennopsiri Co., Ltd. and has moved in since January 4, 2021.



Property Insurance Policy Contract

HARN has insured 2 policies of all risk insurance and Southeast Insurance Public Company Limited has been chosen as the insurer for both policies. Details are as follows:

Type insurance	Company Insured	Property Insured	Capital (MB.)	Period assured	Assured
<u>insured no.1</u>					
All Risk Insurance (In process of transferring to Indara Insurance PLC.)	Southeast Insurance PLC.	<ul style="list-style-type: none"> 559 Soi Soonvial 4 Bangkapi, Huaykwang, Bangkok <p><u>The insured property, includes:</u></p> <p>1.1) Stock, consists; all kinds, various raw materials including all packaging, and including all assets belonging to the insured and/or under the care of the Insured as a keeper.</p> <p>1.2) property consists; renovations, additions, furniture, fixtures, office equipment, computer systems, tools, appliances, demonstrations, all kinds of related machinery and equipment, raw materials, packaging, including all kinds of assets, belonging to the insured and/or under the care of HARN and third party liability insurance.</p> <p>Limit of liability: For flood disaster, not more than Baht 70 million per time and throughout the insurance period.</p> <p><u>Extending protection:</u></p> <ul style="list-style-type: none"> Theft <ul style="list-style-type: none"> (Chor Ror.3) limit: not more than Baht 30 millio (Chor Ror.2) limit: full sum insure Insurance for electrical appliances limit: not more than Baht 30 million per time and throughout the insured period Glass insurance limit: not more than Baht 30 million per time and throughout the insured period Machine insurance limit: not more than Baht 30 million per time and throughout the insured period Money insurance (Por Ngor.2) limit: not more than Baht 2 million per time and throughout the insured period Cover damage to real estate limit: not more than Baht 10 million per time and throughout the insurance period Protection of electronic equipment, computers and processing equipment limit: not more than Baht 20 million per accident and throughout the insurance period Loss or damage to documents such as plans, cheques, bills, credit limit: not more than Baht 20 million accident and throughout the insurance period 	44.27	October 30, 2021 to September 18, 2022	HARN
<u>insured no. 2</u>					
Property All Risk Insurance (In process of transferring to Indara Insurance PLC.)	Southeast Insurance PLC.	<ul style="list-style-type: none"> According to location of branch offices namely; 2.1) Office and Warehouse, 888/14-16 (branch no. 11) <p><u>The insured property</u>, includes: buildings, furniture, fixtures, affixed and stock</p> <ul style="list-style-type: none"> Building No. 888/14 - 16 Moo 21, Bang Phli Yai Sub-District, Bang Phli District, Samut Prakan (excluding foundation), including renovations, additions, fences, gates, utilities such as air-conditioning systems, water systems, electrical systems and other systems. Decorations, renovations, additions, furniture, fixtures, office equipment, computer systems, computers, tools, appliances, demonstrations, all kinds of related machinery and equipment, forklifts, and all kinds of assets belonging to the insured and/or under the care of the insured as a keeper and all kinds of products various raw materials including all kinds of products, goods, raw materials including all kinds of packaging. 	323.60	September 18, 2021 to September 18, 2022	HARN

Type insurance	Company Insured	Property Insured	Capital (MB.)	Period assured	Assured
		<ul style="list-style-type: none"> All kinds' products, raw materials, including all packaging and including all property belonging to the insured and/or under the care of the Insured as a keeper. <p>***Exceptions for prohibited dangerous goods, according to attached.</p> <p>2.2) 100 Years Building, 1st Floor Faculty of Engineering Chulalongkorn University (branch no. 10)</p> <p><u>The insured property</u>, includes: furniture, fixtures and products stock.</p> <p>2.3) Warehouse, 38/43 Moo 4, Lam Luk Ka Road, Lam Luk Ka Sub-district, Lam Luk Ka District, Pathum Thani.</p> <p><u>The insured property</u>, includes: products stock</p> <p>2.4) Warehouse, 509 Soi Soonvijai (branch no.8)</p> <p><u>The insured property</u>, includes: furniture, fixtures and products stock</p> <p>Limit of liability: Flood disaster, not more than Baht 70 million per time and throughout the insurance period</p> <p>Extending protection against theft:</p> <ul style="list-style-type: none"> (Chor Ror.3) limit: not more than Baht 30 million and throughout the insured period (not cover all types of inventory and stock) (Chor Ror.2) limit: full sum insured Insurance for electrical appliances limit: not more than Baht 30 million per time and throughout the insured period Glass insurance limit: not more than Baht 30 million per time and throughout the insured period Machine insurance limit: not more than Baht 30 million per time and throughout the insured period Money insurance (Por Ngor.2) limit: not more than Baht 2 million per time and throughout the insured period Cover damage to real estate limit: not more than Baht 10 million per time and throughout the insurance period Protection of electronic equipment, equipment limit: not more than Baht 20 million per accident and throughout the insurance period Loss or damage to documents such as plans, cheques, bills, credit limit: no more than Baht 10 million per accident and throughout the insurance period 			

Intangible Asset

HARN's intangible assets include computer software, goodwill, customer relationships, and trademarks. The details as of December 31, 2021 are as follows:

- Computer software which has a net book value of Baht 15.99 million, with amortization by the straight-line method over the asset's useful life of 5-10 years
- Goodwills with a total value of Baht 334.67 million, unamortized and impairment testing in complying of TAS36 "Impairment of Asset"
- Relationship with net customers with a total value of Baht 26.48 million by amortization using the straight-line method over the useful life of the assets of 7 years
- Trademarks/service marks which have developed their own brand of 7 brands, namely HARN, VALTEC, Spark, GuardiaN, BLUEICE, KOPPAR, YUKI. Details are as follows:

No.	trademark	Owner	Registration	For Products / Services	Period
1.		HARN	201120438	For the administration of sales, design, installation and service of firefighting system equipment, air-conditioning system and sanitary, administration of sales and the assemble of industrial cooling system equipment, administration of sales, installation and service of machines, equipment, spare parts, consumables of digital printing system on the package, packet, labels including workpiece creation from digital file.	March 28, 2018 to March 27, 2028
2. ^{1/}		HARN	Kor162287	For the metal water pipe valve products	October 18, 2021 to October 18, 2031
3. ^{1/}		HARN	Kor381341	For the fire hose set, fire hose, fire hose connector products	October 30, 2012 to October 29, 2022
4. ^{1/}		HARN	Kor62121	For the fire extinguisher products	June 20, 2016 to June 19, 2026
5. ^{1/}		HARN	171127993 171127974	For the compressor lubricant products For the <ul style="list-style-type: none"> oil separators as part of the compressor pressure regulators as part of the compressor an emergency device of the compressor to stop the operation of the compressor when the lubricant is lower than the limit Anti-vibration devices of the compressor 	April 4, 2016 to April 3, 2026
6. ^{1/}		HARN	171127981 171127990	For the copper pipes, copper joints, copper welding wires For the insulations	April 4, 2016 to April 3, 2026
7. ^{1/}		HARN	181101901	For the refrigerant products	April 4, 2016 to April 3, 2026

Note : ^{1/} Products under the trademark of HARN (No. 2 - 7) are contracted products with domestic or foreign manufacturers.