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**GLORY 国瑞**

**GUORUI PROPERTIES LIMITED**

**國瑞置業有限公司**

*(Incorporated in the Cayman Islands with limited liability  
under the name of “Glory Land Company Limited (國瑞置業有限公司)”  
and carrying on business in Hong Kong as “Guorui Properties Limited”)  
(Stock Code: 2329)*

## **NOTICE OF THE EXTRAORDINARY GENERAL MEETING**

**NOTICE IS HEREBY GIVEN** that the extraordinary general meeting (the “**Meeting**”) of Guorui Properties Limited (the “**Company**”) will be held at 10:30 a.m. on Friday, July 30, 2021 at Conference Room, 5 Floor, Zonghe Building, Wanji Industrial Park, Nanshan District, Shenzhen, PRC to consider, if thought fit, transact the following ordinary resolution:

1. To appoint Moore Stephens CPA Limited as the auditors of the Company and to hold office until the conclusion of the next annual general meeting of the Company, and to authorize the board of directors of the Company to fix their remuneration.

By order of the Board  
**Guorui Properties Limited**  
**Zhang Zhangsun**  
*Chairman*

Beijing, July 14, 2021

*Registered office:*  
Cricket Square, Hutchins Drive  
P.O. Box 2681  
Grand Cayman KY1-1111  
Cayman Islands

*Head office and principal place of  
business in Hong Kong:*  
RM2802, 28/F, Harbour Centre  
25 Harbour Road, Wan Chai  
Hong Kong

*Notes:*

1. References are made to announcements of the Company dated June 17, 2021 and July 13, 2021 in relation to the delay in proposed appointment of auditors and the proposed appointment of auditors.

The term of office of Deloitte Touche Tohmatsu (“**Deloitte**”) as the auditors of the Company expired at the conclusion of the annual general meeting of the Company held on June 30, 2021 (the “**AGM**”) and it was not re-appointed as the auditors of the Company as Deloitte and the Company could not reach an agreement on the audit fee for the year 2021. Deloitte has confirmed that there are no matters connected with its retirement that need to be brought to the attention of the shareholders of the Company (the “**Shareholders**”). The board of directors (the “**Board**”) and the audit committee of the Company also confirm that there are no disagreements between Deloitte and the Company and there are no matters in respect of the retirement of Deloitte that need to be brought to the attention of the Shareholders.

After due consideration and with the recommendation from the audit committee of the Company, the Board proposed to appoint Moore Stephens CPA Limited as the auditors of the Company to fill the vacancy following the retirement of Deloitte and to hold office until the conclusion of the next annual general meeting of the Company (the “**Proposed Appointment**”). In accordance with the articles of association of the Company, the Proposed Appointment is subject to the approval by the shareholders of the Company at the Meeting.

2. A member of the Company entitled to attend and vote at the Meeting is entitled to appoint another person as his proxy to attend and vote in his stead. A member who is the holder of two or more shares (the “**Shares**”) in the Company may appoint more than one proxy to represent him and vote on his behalf at the Meeting. A proxy needs not be a member of the Company.
3. In the case of joint holders of Shares, any one of such joint holders may vote, either in person or by proxy, in respect of such Share as if he were solely entitled thereto, but if more than one of such joint holders are present at the Meeting, personally or by proxy, that one of the said persons so present whose name stands first in the register in respect of such Shares shall alone be entitled to vote in respect thereof.
4. In order to be valid, the form of proxy must be in writing under the hand of the appointor or of his attorney duly authorized in writing, or if the appointor is a corporation, either under seal, or under the hand of an officer or attorney duly authorized, and must be deposited with the Hong Kong branch share registrar of the Company, Computershare Hong Kong Investor Services Limited, at 17M Floor, Hopewell Centre, 183 Queen’s Road East, Wanchai, Hong Kong (together with the power of attorney or other authority, if any, under which it is signed or a notarially certified copy thereof) before 10:30 a.m. on Wednesday, July 28, 2021.
5. The register of members of the Company will be closed from Thursday, July 29, 2021 to Friday, July 30, 2021 (both days inclusive), during which period no transfer of the Shares will be effected. In order to qualify for attending the Meeting or any adjournment thereof, all transfers of Shares accompanied by the relevant share certificate(s) must be lodged with the Branch Share Registrar at Shops 1712-1716, 17th Floor, Hopewell Centre, 183 Queen’s Road East, Wanchai, Hong Kong by no later than 4:30 p.m. on Wednesday, July 28, 2021.
6. Delivery of an instrument appointing a proxy should not preclude a member from attending and voting in person at the Meeting or any adjournment thereof and in such event, the instrument appointing a proxy shall be deemed to be revoked.

As at the date of this notice, the Directors are:

**Executive Directors**

Mr. Zhang Zhongsun (Chairman), Ms. Ruan Wenjuan, Ms. Zhang Jin, Mr. Lin Yaoquan, and Ms. Dong Xueer

**Independent non-executive Directors**

Mr. Luo Zhenbang, Mr. Lai Siming and Ms. Chen Jingru

This notice is prepared in both English and Chinese. In the event of inconsistency, the English text of the notice shall prevail over the Chinese text.