

-English translation-

No. M06/004/24

May 15, 2024

Subject: Clarification of Q1/2024 Company Performance

To: The President of the Stock Exchange of Thailand

Reference MDX Public Company Limited and its Subsidiaries' Financial Statement as of
March 31, 2024

MDX Public Company Limited ("MDX") would like to explain the major factors that affect Q1/2024 consolidating results as follows:

- In Q1/2024, MDX records Baht 24.56 million of land-sale revenue from the 6.46-rai-of-land title deed transfer while there was Baht 40.40 million of land-selling revenue from the 9.85-rai-of-land title deed transfer in Q1/2023
- An increase in interest revenues comes from the increase in interest rates.
- The increasing share of the profit of associates in Q1/2024 usually comes from the higher amount of electricity produced by the Hydro-power project, in addition, there is some revenue from selling the scrap of machines and equipment of Bang Bo Project.

Please be informed accordingly.

Yours faithfully,

(Mr. Pijayaphong Na Bangxang)

President