

**RAMM Landbrug K/S**  
**Annual report for 2018**

**CVR no. 38 29 67 36**

**01.01.2018 - 31.12.2018**

**Jens Terp-Nielsens Vej 13, 6200 Aabenraa**

Adopted at the annual general meeting on 29 May 2019

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Heiko Wagner

## Table of contents

	<b>Page</b>
<b>Statements</b>	
Statement by management on the annual report	1
Independent auditor's report on extended review	2
<b>Management's review</b>	
Company details	4
Management's review	5
<b>Financial statements</b>	
Accounting policies	6
Income Statement	10
Balance Sheet	11
Notes to the annual report	13

## **Statement by management on the annual report**

The executive board has today discussed and approved the annual report of RAMM Landbrug K/S for the financial year 1 January - 31 December 2018.

The annual report is prepared in accordance with the Danish Financial Statements Act.

In my opinion, the financial statements give a true and fair view of the company's financial position at 31 December 2018 and of the results of the company's operations for the financial year 1 January - 31 December 2018.

In my opinion, management's review includes a fair review of the matters dealt with in the management's review.

Management recommends that the annual report should be approved by the company in general meeting.

Aabenraa, 29 May 2019

### **Executive board**

Heiko Wagner  
director

## **Independent auditor's report on extended review**

### ***To the shareholder of RAMM Landbrug K/S***

#### **Opinion**

We have performed extended review of the financial statements of RAMM Landbrug K/S for the financial year 1 January - 31 December 2018, which comprise a summary of significant accounting policies, income statement, balance sheet and notes. The financial statements are prepared under the Danish Financial Statements Act.

Based on the performed work it is our opinion, that the financial statements give a true and fair view of the company's financial position at 31 December 2018 and of the results of the company's operations for the financial year 1 January - 31 December 2018 in accordance with the Danish Financial Statements Act.

#### **Basis for Opinion**

We conducted our extended review in accordance with the Danish Business Authority's standard on auditor's report for small enterprises and FSR - danish auditors' standard on extended review of financial statements in accordance with the Danish Financial Statements Act. Our responsibilities under those standards and requirements are further described in the "Auditor's responsibilities for the extended review of the financial statements" section of our report. We are independent of the company in accordance with the International Ethics Standards Board for Accountants' Code of Ethics for Professional Accountants (IESBA Code) and the additional requirements applicable in Denmark, and we have fulfilled our other ethical responsibilities in accordance with these requirements. We believe that the evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.

#### **Management's responsibilities for the financial statements**

Management is responsible for the preparation of financial statements, that give a true and fair view in accordance with the Danish Financial Statements Act and for such internal control as management determines is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is responsible for assessing the company's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting in preparing the financial statements unless management either intends to liquidate the company or to cease operations, or has no realistic alternative but to do so.

#### **Auditor's responsibility for the extended review of the financial statements**

Our responsibility is to express a conclusion on the accompanying financial statements. This requires us to perform procedures in order to obtain limited assurance for our conclusion on these financial statements, and in addition perform specifically required supplementary procedures in order to obtain additional assurance for our conclusion.

## **Independent auditor's report on extended review**

An extended review of financial statements includes procedures primarily consisting of making inquiries of management and others within the entity, as appropriate, applying analytical procedures and the specifically required supplementary procedures, and evaluating the evidence obtained.

The procedures performed in an extended review are less than those performed in an audit and accordingly we do not express an audit opinion on these financial statements.

### **Statement on management's review**

Management is responsible for management's review.

Our opinion on the financial statements does not cover management's review, and we do not express any form of assurance conclusion thereon.

In connection with our extended review of the financial statements, our responsibility is to read management's review and, in doing so, consider whether management's review is materially inconsistent with the financial statements or our knowledge obtained during the extended review, or otherwise appears to be materially misstated.

Moreover, it is our responsibility to consider whether management's review provides the information required under the Danish Financial Statements Act.

Based on the work we have performed, we conclude that management's review is in accordance with the financial statements and has been prepared in accordance with the requirements of the Danish Financial Statements Act. We did not identify any material misstatement of management's review.

Aarhus N, 29 May 2019

Landbosyd Revision  
Godkendt revisionsanpartsselskab  
CVR no. 32 45 11 95

Jens Faurholt  
Registreret revisor  
MNE no. mne33755

## Company details

### The company

RAMM Landbrug K/S  
Jens Terp-Nielsens Vej 13  
6200 Aabenraa

CVR no.: 38 29 67 36

Reporting period: 1 January - 31 December 2018

Incorporated: 21. December 2016

Domicile: Aabenraa

### Executive board

Heiko Wagner, director

### Auditors

Landbosyd Revision  
Godkendt revisionsanpartsselskab  
Agro Food Park 13  
8200 Aarhus N

### Bankers

Danske Bank  
Østergade 1  
6500 Vojens

## **Management's review**

### **Business activities**

The company's purpose is acquisition and leasing of agricultural real estate and related services. The company is entitled to extend its purpose so that there can be created departments, concluded agreements of any kind beyond the purpose and to expand the company's activities.

### **Recognition and measurement uncertainties**

The recognition and measurement of items in the financial statements is not subject to any uncertainty.

### **Unusual matters**

The company's financial position at 31 December 2018 and the results of its operations for the financial year ended 31 December 2018 are not affected by any unusual matters.

### **Business review**

The company's income statement for the year ended 31 December shows a profit of DKK 812.350, and the balance sheet at 31 December 2018 shows equity of DKK 33.600.000.

### **Significant events occurring after end of reporting period**

No events have occurred after the balance sheet date which could significantly affect the company's financial position.

## **Accounting policies**

The annual report of RAMM Landbrug K/S for 2018 has been prepared in accordance with the provisions of the Danish Financial Statements Act concerning reporting class B entities and the recommendations in the Danish accounting pertaining to reporting class B and C entities.

The accounting policies applied are consistent with those of last year.

The annual report for 2018 is presented in DKK

### **Basis of recognition and measurement**

Income is recognised in the income statement as earned, including value adjustments of financial assets and liabilities. All expenses, including amortisation, depreciation and impairment losses, are also recognised in the income statement.

Assets are recognised in the balance sheet when it is probable that future economic benefits will flow to the company and the value of the asset can be measured reliably.

Liabilities are recognised in the balance sheet when it is probable that future economic benefits will flow from the company and the value of the liability can be measured reliably.

On initial recognition, assets and liabilities are measured at cost. On subsequent recognition, assets and liabilities are measured as described below for each individual accounting item.

Certain financial assets and liabilities are measured at amortised cost using the effective interest method. Amortised cost is calculated as the historic cost less any instalments and plus/less the accumulated amortisation of the difference between the cost and the nominal amount.

On recognition and measurement, allowance is made for predictable losses and risks which occur before the annual report is presented and which confirm or invalidate matters existing at the balance sheet date.

### **Income statement**

#### **Gross profit**

In pursuance of section 32 of the Danish Financial Statements Act, the company does not disclose its revenue.

Gross profit reflects an aggregation of revenue, changes in inventories of finished goods and work in progress and other operating income less costs of raw materials and consumables and other external expenses.



## **Accounting policies**

### **Revenue**

Income from the sale of goods for resale and finished goods is recognised in the income statement, provided that the transfer of risk, usually on delivery to the buyer, has taken place and that the income can be measured reliably and is expected to be received.

### **Raw materials and consumables**

Costs of raw materials and consumables include the raw materials and consumables used in generating the year's revenue.

### **Other operating income**

Other operating income comprises items of a secondary nature relative to the company's activities, including gains on the sale of intangible assets and property, plant and equipment.

### **Other external expenses**

Other external expenses include expenses related to distribution, sale, advertising, administration, premises, bad debts, payments under operating leases, etc.

### **Financial income and expenses**

Financial income and expenses are recognised in the income statement at the amounts relating to the financial year. Net financials include interest income and expenses, financial expenses relating to finance leases, realised and unrealised capital/exchange gains and losses on securities and foreign currency transactions, amortisation of mortgage loans and surcharges and allowances under the advance-payment-of-tax scheme, etc.

## **Balance sheet**

### **Intangible assets**

#### ***Development projects, patents and licences***

Payment entitlements are recognised at cost and subsequently measured at cost minus accumulated depreciation. Rights are amortised over the estimated economic useful lives of the assets. The depreciation period is 6 years.

Profit or loss on disposal of intangible fixed assets are recognised in the income statement under other operating income or other operating costs.

### **Tangible assets**

Soil, land and buildings, plant and machinery as well as other fixtures and fittings are measured at cost less accumulated amortisation and impairment losses.

There is not amortised on land plots.

The depreciable amount is cost less the expected residual value at the end of the useful life. Land is not depreciated.

## Accounting policies

Cost comprises the purchase price and any costs directly attributable to the acquisition until the date when the asset is available for use. The cost of self-constructed assets comprises direct and indirect costs of materials, components, sub-suppliers and wages.

Where individual parts of an item of property, plant and equipment have different useful lives, the cost is divided into separate parts, which are depreciated separately.

Straight-line depreciation is provided on the basis of the following estimated useful lives of the assets:

	Useful life	Residual value
Buildings for housing	50 years	50 %

Gains or losses from the disposal of property, plant and equipment are recognised in the income statement as other operating income or other operating expenses, respectively.

### Receivables

Receivables are measured at amortised cost.

### Equity

#### Reserve for entrepreneurs

Net profit and balance sheet items are distributed among the limited partners in proportion to their share of the kommanditkapitalen.

### Income tax and deferred tax

The financial statements do not include tax, since the limited partnership is not independently taxable. The individual limited partners include the result from limited partnership in their respective income statements.

### Liabilities

Liabilities, which include trade payables, payables to group entities and other payables, are measured at amortised cost, which is usually equivalent to nominal value.

### Foreign currency translation

On initial recognition, foreign currency transactions are translated applying the exchange rate at the transaction date. Foreign exchange differences arising between the exchange rates at the transaction date and at the date of payment are recognised in the income statement as financial income or financial expenses. If foreign currency transactions are considered cash flow hedges, the value adjustments are taken directly to equity.

## **Accounting policies**

Receivables and payables and other monetary items denominated in foreign currencies are translated at the exchange rates at the balance sheet date. The difference between the exchange rates at the balance sheet date and the date at which the receivable or payable arose or was recognised in the latest financial statements is recognised in the income statement as financial income or financial expenses.

Fixed assets acquired in foreign currencies are measured at the exchange rate at the transaction date.

## Income statement 1 January 2018 - 31 December 2018

	<u>Note</u>	<u>2018</u> DKK	<u>2017</u> DKK
<b>Gross profit</b>		<b>860.232</b>	<b>926.406</b>
<b>Profit/loss before amortisation/depreciation and impairment losses</b>		<b>860.232</b>	<b>926.406</b>
Depreciation, amortisation and impairment of intangible assets and property, plant and equipment		<u>-47.882</u>	<u>-47.882</u>
<b>Profit/loss before net financials</b>		<b>812.350</b>	<b>878.524</b>
Financial costs		<u>0</u>	<u>-397</u>
<b>Profit/loss for the year</b>		<b><u>812.350</u></b>	<b><u>878.127</u></b>
Transferred to RAMM Beteiligungs GmbH		<u>812.350</u>	<u>878.127</u>
		<b><u>812.350</u></b>	<b><u>878.127</u></b>

## Balance sheet at 31 December 2018

	<u>Note</u>	<u>2018</u> DKK	<u>2017</u> DKK
<b>Assets</b>			
Acquired patents		<u>170.929</u>	<u>213.662</u>
<b>Intangible assets</b>	<b>1</b>	<b><u>170.929</u></b>	<b><u>213.662</u></b>
Land and buildings		<u>35.105.586</u>	<u>34.095.449</u>
<b>Tangible assets</b>	<b>2</b>	<b><u>35.105.586</u></b>	<b><u>34.095.449</u></b>
<b>Total non-current assets</b>		<b><u>35.276.515</u></b>	<b><u>34.309.111</u></b>
Trade receivables		<u>0</u>	<u>101.563</u>
<b>Receivables</b>		<b><u>0</u></b>	<b><u>101.563</u></b>
<b>Cash at bank and in hand</b>		<b><u>77.537</u></b>	<b><u>622.676</u></b>
<b>Total current assets</b>		<b><u>77.537</u></b>	<b><u>724.239</u></b>
<b>Total assets</b>		<b><u><u>35.354.052</u></u></b>	<b><u><u>35.033.350</u></u></b>

## Balance sheet at 31 December 2018

	<u>Note</u>	<u>2018</u> DKK	<u>2017</u> DKK
<b>Equity and liabilities</b>			
Share capital		33.600.000	33.600.000
<b>Equity</b>	3	<b><u>33.600.000</u></b>	<b><u>33.600.000</u></b>
Trade payables		25.732	51.863
Payables to subsidiaries		22.495	11.413
Payables to associates		1.293.641	878.127
Payables to shareholders and management		353.875	353.875
Other payables		58.309	56.822
Deferred income		<u>0</u>	<u>81.250</u>
<b>Total current liabilities</b>		<b><u>1.754.052</u></b>	<b><u>1.433.350</u></b>
<b>Total liabilities</b>		<b><u>1.754.052</u></b>	<b><u>1.433.350</u></b>
<b>Total equity and liabilities</b>		<b><u><u>35.354.052</u></u></b>	<b><u><u>35.033.350</u></u></b>
Contingencies, etc.	4		
Mortgages and collateral	5		

## Notes

### 1 Intangible assets

	<u>Acquired patents</u>
Cost at 1 January 2018	<u>256.395</u>
Cost at 31 December 2018	<u>256.395</u>
Revaluations at 31 December 2018	<u>0</u>
Impairment losses and amortisation at 1 January 2018	42.733
Amortisation for the year	<u>42.733</u>
Impairment losses and amortisation at 31 December 2018	<u>85.466</u>
<b>Carrying amount at 31 December 2018</b>	<b><u><u>170.929</u></u></b>

### 2 Tangible assets

	<u>Land and buildings</u>
Cost at 1 January 2018	34.100.598
Additions for the year	1.627.873
Disposals for the year	<u>-612.587</u>
Cost at 31 December 2018	<u>35.115.884</u>
Revaluations at 1 January 2018	<u>0</u>
Revaluations at 31 December 2018	<u>0</u>
Impairment losses and depreciation at 1 January 2018	5.149
Depreciation for the year	<u>5.149</u>
Impairment losses and depreciation at 31 December 2018	<u>10.298</u>
<b>Carrying amount at 31 December 2018</b>	<b><u><u>35.105.586</u></u></b>

## Notes

### 3 Equity

	<u>Share capital</u>	<u>Retained earnings</u>	<u>Total</u>
Equity at 1 January 2018	33.600.000	0	33.600.000
Net profit/loss for the year	0	812.350	812.350
Transferred to RAMM Beteiligungs GmbH	0	-812.350	-812.350
<b>Equity at 31 December 2018</b>	<b><u>33.600.000</u></b>	<b><u>0</u></b>	<b><u>33.600.000</u></b>

### 4 Contingencies, etc.

The company has no contingent liabilities.

### 5 Mortgages and collateral

The company has no mortgages and collateral.