

**Cliffs of Denmark ApS**  
**Tingskiftevej 5, 1, 2900 Hellerup**  
**Annual report for 2020/21**

**CVR no. 41 41 62 89**

Adopted at the annual general meeting on 31 March 2022

chairman: John Bengt Møller

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## Statement by management on the annual report

The executive board has today discussed and approved the annual report of Cliffs of Denmark ApS for the financial year 8. juni 2020 - 30. september 2021.

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 30. september 2021 and of the results of the company's operations for the financial year 8. juni 2020 - 30. september 2021.

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

The financial statements have not been audited. Management considers the criteria for not auditing the financial statements to be met.

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

Copenhagen, 30 March 2022

### Executive board

John Bengt Møller  
Director

## Auditor's report on compilation of the financial statements

### *To the shareholder of Cliffs of Denmark ApS*

We have compiled the financial statements of Cliffs of Denmark ApS for the financial year 8. juni 2020 - 30. september 2021 based on the company's bookkeeping records and other information made available by enterprise.

The financial statements comprises income statement, balance sheet, statement of changes in equity, notes and a summary of significant accounting policies,

We performed the engagement in accordance with ISRS 4410, Compilation Engagements.

We have applied our professional expertise to assist the enterprise in the preparation and presentation of the financial statements in accordance with the Danish Financial Statements Act. We complied with the relevant provisions of the Danish Act on Approved Auditors and with the International Ethics Standards Board for Accountants' Code of Ethics for Professional Accountants (IESBA Code), including principles relating to integrity, objectivity, professional competence and due care.

The financial statements and the accuracy and completeness of the information used to compile the financial statements are the enterprise's responsibility.

As a compilation engagement is not an assurance engagement, we are not required to verify the accuracy or completeness of the information provided by enterprise for our compilation of the financial statements. Accordingly, we do not express an audit or a review conclusion on whether the financial statements have been prepared in accordance with the Danish Financial Statements Act.

Copenhagen, 30 March 2022

Ecovis Danmark  
statsautoriseret revisionsinteressentskab  
CVR no. 28 93 95 23

Kurt Bülow  
Statsautoriseret revisor  
MNE no. mne3112

## Company details

### The company

Cliffs of Denmark ApS  
Tingskiftevej 5, 1  
2900 Hellerup

CVR no.: 41 41 62 89

Reporting period: 8. june 2020 - 30. september 2021

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### Executive board

John Bengt Møller, director

### Auditors

Ecovis Danmark  
statsautoriseret revisionsinteressentskab  
Vendersgade 28 st. th  
1363 København K

## **Management's review**

### **Business review**

The company's main activity is investment in subsidiaries, active in real estate and development projects. It is decided that Annual Report 2020/2021 will be presented in English.

## Income statement

### 8 June - 30 September

	<u>Note</u>	<u>2020/2021</u> DKK
Other external expenses		-34.691
<b>Gross profit</b>		<b>-34.691</b>
Financial costs		-1.495
<b>Profit/loss for the year</b>		<b>-36.186</b>
Retained earnings		-36.186
		<b>-36.186</b>

## Balance sheet 30 September

	<u>Note</u>	<u>2020/21</u> DKK
<b>Assets</b>		
Group Companies		13.726.226
Other receivables		<u>1.787</u>
<b>Receivables</b>		<b><u>13.728.013</u></b>
Investments in subsidiaries		<u>40.000</u>
<b>Securities</b>		<b><u>40.000</u></b>
<b>Cash at bank and in hand</b>		<b><u>1.143</u></b>
<b>Total current assets</b>		<b><u>13.769.156</u></b>
<b>Total assets</b>		<b><u>13.769.156</u></b>



## Balance sheet 30 September

	<u>Note</u>	<u>2020/21</u> DKK
<b>Equity and liabilities</b>		
Share capital		40.000
Retained earnings		<u>-36.186</u>
<b>Equity</b>		<u><b>3.814</b></u>
Cash Contributions		<u>12.030.502</u>
<b>Total non-current liabilities</b>		<u><b>12.030.502</b></u>
Other payables		1.206.840
Shareholders and management, JBM		<u>528.000</u>
<b>Total current liabilities</b>		<u><b>1.734.840</b></u>
<b>Total liabilities</b>		<u><b>13.765.342</b></u>
<b>Total equity and liabilities</b>		<u><b>13.769.156</b></u>

## Statement of changes in equity

	Share capital	Retained earnings	Total
Equity at 8 June 2020	40.000	0	40.000
Net profit/loss for the year	0	-36.186	-36.186
<b>Equity at 30 September 2021</b>	<b>40.000</b>	<b>-36.186</b>	<b>3.814</b>

## Accounting policies

The annual report of Cliffs of Denmark ApS for 2020/21 has been prepared in accordance with the provisions of the Danish Financial Statements Act applying to enterprises of reporting class B, as well as provisions applying to reporting class C entities.

The annual report for 2020/21 is presented in DKK

As 2020/21 is the company's first reporting period, no comparatives have been presented.

Pursuant to sections §110 subsection 1, of the Danish Financial Statements Act, the company has not prepared consolidated financial statements.

### 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 installments 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.

### Other external expenses

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

### Tax on profit/loss for the year

The company is subject to the Danish rules on compulsory joint taxation of the Group's Danish subsidiaries. Subsidiaries participate in the joint taxation arrangement from the time when they are included in the consolidated financial statements and until the time when they withdraw from the consolidation.

## Accounting policies

The company is subject to the Danish rules on compulsory joint taxation.

The company acts as management company for all jointly taxed entities and, in its capacity as such, pays all income taxes to the Danish tax authorities.

On payment of joint taxation contributions, the current Danish income tax is allocated between the jointly taxed entities in proportion to their taxable income. Entities with tax losses receive joint taxation contributions from entities that have been able to use tax losses to reduce their own taxable profits.

Tax for the year, which comprises the current tax charge for the year and changes in the deferred tax charge, is recognised in the income statement as regards the portion that relates to the profit/loss for the year and directly in equity as regards the portion that relates to entries directly in equity.

### Investments in subsidiaries, associates and participating interests

Investment in subsidiaries, associates and participating interests are measured at cost. If cost exceeds the recoverable amount, a write-down is made to this lower value.

### Receivables

Receivables are measured at amortised cost.

### Income tax and deferred tax

As management company, Cliffs of Denmark ApS is liable for payment of the subsidiaries' corporate income taxes to the tax authorities.

Current tax liabilities and current tax receivables are recognised in the balance sheet as the estimated tax on the taxable income for the year, adjusted for tax on the taxable income for previous years and tax paid on account.

The company and all its Danish group entities are taxed on a joint basis. The current income tax charge is allocated between the jointly taxed entities relative to their taxable income. Tax losses are allocated based on the full absorption method. The jointly taxed entities are eligible for the Danish Tax Prepayment Scheme.

Joint taxation contributions payable and receivable are recognised in the balance sheet as 'Joint taxation contributions receivable' or 'Joint taxation contributions payable'.

Deferred tax is measured according to the liability method in respect of temporary differences between the carrying amount of assets and liabilities and their tax base, calculated on the basis of the planned use of the asset and settlement of the liability, respectively. Deferred tax is measured at net realisable value.

## **Accounting policies**

Deferred tax assets, including the tax base of tax losses allowed for carry forward, are measured at the value to which the asset is expected to be realised, either as a set-off against tax on future income or as a set-off against deferred tax liabilities within the same legal tax entity. Any deferred net tax assets are measured at net realisable value.

### **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.