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**REPORT ON REVIEW OF INTERIM FINANCIAL INFORMATION
PERFORMED BY THE INDEPENDENT AUDITOR**

To the Board of Directors of Unique Engineering and Construction Public Company Limited

I have reviewed the accompanying consolidated and separate statements of financial position of Unique Engineering and Construction Public Company Limited and its subsidiaries, and of Unique Engineering and Construction Public Company Limited as at September 30, 2019, the consolidated and separate statements of comprehensive income for the three-month and nine-month periods ended September 30, 2019, and the consolidated and separate statements of changes in shareholders' equity and cash flows for the nine-month period ended September 30, 2019, and condensed explanatory notes ("interim financial information"). Management is responsible for the preparation and fair presentation of this interim financial information in accordance with Thai Accounting Standard No. 34 "Interim Financial Reporting". My responsibility is to express a conclusion on this interim financial information based on my reviews.

Scope of Review

I conducted my reviews in accordance with Thai Standard on Review Engagements 2410 "Review of Interim Financial Information Performed by the Independent Auditor of the Entity". A review of interim financial information consists of making inquiries, primarily of persons responsible for financial and accounting matters, and applying analytical and other review procedures. A review is substantially less in scope than an audit conducted in accordance with Thai Standards on Auditing and consequently does not enable me to obtain assurance that I would become aware of all significant matters that might be identified in an audit. Accordingly, I do not express an audit opinion on the reviewed interim financial information.

Conclusion

Based on my reviews, nothing has come to my attention that causes me to believe that the accompanying interim financial information does not present fairly, in all material respects, in accordance with Thai Accounting Standard No. 34 "Interim Financial Reporting".



(Ms. Waleerat Akkarasrisawad)
Certified Public Accountant, Registration No. 4411
Baker Tilly Audit and Advisory Services (Thailand) Ltd.
Bangkok
November 14, 2019

UNIQUE ENGINEERING AND CONSTRUCTION PUBLIC COMPANY LIMITED
AND ITS SUBSIDIARIES
STATEMENT OF FINANCIAL POSITION
AS AT SEPTEMBER 30, 2019

ASSETS

	Notes	In Thousand Baht			
		Consolidated Financial Statements		Separate Financial Statements	
		September 30,	December 31,	September 30,	December 31,
		2019	2018	2019	2018
		"Unaudited" "Reviewed"	"Audited"	"Unaudited" "Reviewed"	"Audited"
CURRENT ASSETS					
Cash and cash equivalents		350,845	455,498	258,221	392,430
Short-term investments	5	214	212	213	211
Trade and other current receivables - net	4, 6, 13, 16	2,314,827	1,618,067	4,685,534	2,449,735
Unbilled trade receivables	13, 16	13,222,422	15,280,895	12,728,795	14,754,290
Advance payments to subsidiaries	4	-	-	10,625,735	10,232,441
Advance payments to joint operator		52,283	52,638	52,283	52,638
Inventories - net	7, 13	5,977,575	4,538,596	5,708,323	4,241,340
Current portion of receivable under finance lease contract	8	3,023	2,620	-	-
Advance payments to contractors - net	6	60,294	119,480	58,280	113,203
Retention receivables		478,927	346,877	478,896	346,846
Current tax assets		144,557	174,535	111,469	138,825
Other current assets					
- Prepaid expenses		112,244	114,554	77,600	85,047
- Others		16,625	26,838	7,961	17,800
Total Current Assets		22,733,836	22,730,810	34,793,310	32,824,806
NON-CURRENT ASSETS					
Investments in restricted deposits at financial institutions	9, 13	465,608	561,807	465,250	561,451
Receivable under finance lease contract - net	8	-	1,603	-	-
Investments in subsidiaries - net	10, 13, 16	-	-	972,596	972,596
Property, plant and equipment - net	4, 7, 11, 13, 16, 18	7,242,092	4,824,211	2,864,049	1,646,809
Other intangible assets - net	12	16,980	19,030	16,946	18,934
Deferred tax assets	21	166,659	147,322	106,176	91,411
Other non-current assets					
- Withholding income tax deducted at sources		289,387	114,192	215,553	77,128
- Value added tax receivable		1,105,781	927,827	752,317	542,259
- Others		12,525	13,250	12,172	12,897
Total Non-Current Assets		9,299,032	6,609,242	5,405,059	3,923,485
TOTAL ASSETS		32,032,868	29,340,052	40,198,369	36,748,291

UNIQUE ENGINEERING AND CONSTRUCTION PUBLIC COMPANY LIMITED

AND ITS SUBSIDIARIES

STATEMENT OF FINANCIAL POSITION

AS AT SEPTEMBER 30, 2019

LIABILITIES AND SHAREHOLDERS' EQUITY

	Notes	In Thousand Baht			
		Consolidated Financial Statements		Separate Financial Statements	
		September 30,	December 31,	September 30,	December 31,
		2019	2018	2019	2018
		"Unaudited"	"Audited"	"Unaudited"	"Audited"
CURRENT LIABILITIES					
Bank overdrafts and short-term borrowings from financial institutions	6, 7, 9, 10, 11, 13, 16	6,843,601	5,993,231	6,814,925	5,940,661
Trade and other current account and note payables - net	4, 6	8,478,162	8,262,157	19,668,741	18,611,052
Advances received from subsidiaries	4	-	-	103,302	113,313
Advances received from joint operators		636	-	636	-
Current portion of long-term borrowings from financial institutions	6, 10, 11, 13, 16	373,353	298,100	99,400	97,200
Current portion of debentures	17	438,962	435,589	438,962	435,589
Current portion of liabilities under finance lease contracts	11, 18	481,394	511,892	241,063	227,824
Current portion of retention payables to contractors		160,073	85,635	126,534	62,361
Advances received from customers - net	6	2,493,348	2,916,678	2,493,347	2,916,677
Current provision for other employee benefit	14	7,759	7,818	-	-
Current income tax payable		32,585	8,638	11,850	972
Accrued dividend	20	4,350	4,951	4,350	4,951
Other current liabilities	4	428,922	445,174	313,753	310,528
Total Current Liabilities		19,743,145	18,969,863	30,316,863	28,721,128
NON-CURRENT LIABILITIES					
Long-term borrowings from financial institutions - net	6, 10, 11, 13, 16	310,267	397,475	134,217	207,075
Debentures - net	17	2,479,646	495,083	2,479,646	495,083
Liabilities under finance lease contracts - net	11, 18	813,103	1,096,330	421,677	519,274
Retention payables to contractors - net	4, 6	612,816	509,678	534,546	416,727
Non-current provision for employee retirement benefit	15	95,750	99,261	52,318	53,805
Other non-current liabilities		30,676	32,287	1,691	2,190
Total Non-Current Liabilities		4,342,258	2,630,114	3,624,095	1,694,154
Total Liabilities		24,085,403	21,599,977	33,940,958	30,415,282
SHAREHOLDERS' EQUITY					
Share capital					
- Authorized share capital, ordinary share 1,081,016,253 shares, at Baht 1 par value		1,081,016	1,081,016	1,081,016	1,081,016
- Issued and paid share capital, ordinary share 1,081,016,253 shares, at Baht 1 per share		1,081,016	1,081,016	1,081,016	1,081,016
Share premium on ordinary shares		2,462,874	2,462,874	2,462,874	2,462,874
Retained earnings					
- Appropriated for legal reserve	19	108,151	108,151	108,151	108,151
- Unappropriated		4,295,308	4,087,930	2,605,370	2,680,968
Equity Attributable to Owners of the Parent		7,947,349	7,739,971	6,257,411	6,333,009
Non-controlling interests		116	104	-	-
Total Shareholders' Equity		7,947,465	7,740,075	6,257,411	6,333,009
TOTAL LIABILITIES AND SHAREHOLDERS' EQUITY		32,032,868	29,340,052	40,198,369	36,748,291

The accompanying notes to interim financial statements are an integral part of these interim financial statements.

STATEMENT OF COMPREHENSIVE INCOME

FOR THE THREE-MONTH PERIOD ENDED SEPTEMBER 30, 2019

In Thousand Baht

	Notes	Consolidated Financial Statements		Separate Financial Statements	
		2019	2018	2019	2018
REVENUES					
Contract revenue		2,851,036	3,019,378	2,839,648	2,997,693
Other income	4	8,538	14,704	16,617	24,601
Total Revenues		2,859,574	3,034,082	2,856,265	3,022,294
EXPENSES					
Contract costs	4	2,238,726	2,430,342	2,462,284	2,560,132
Administrative expenses	4	198,954	220,865	184,181	201,447
Management benefit expenses	4	15,158	8,399	15,158	8,399
Finance costs		187,843	143,084	166,044	116,800
Total Expenses		2,640,681	2,802,690	2,827,667	2,886,778
Profit before Tax		218,893	231,392	28,598	135,516
Tax expense	21	44,925	46,358	6,862	26,446
PROFIT FOR THE PERIOD		173,968	185,034	21,736	109,070
TOTAL COMPREHENSIVE INCOME FOR THE PERIOD		173,968	185,034	21,736	109,070
Profit for the period attributable to:					
Owners of the parent		173,957	185,031	21,736	109,070
Non-controlling interests		11	3	-	-
Profit for the Period		173,968	185,034	21,736	109,070
Total comprehensive income for the period attributable to:					
Owners of the parent		173,957	185,031	21,736	109,070
Non-controlling interests		11	3	-	-
Total Comprehensive Income for the Period		173,968	185,034	21,736	109,070
Basic Earnings per Share Attributable					
to Owners of the Parent (Baht)	22	0.161	0.171	0.020	0.101

UNIQUE ENGINEERING AND CONSTRUCTION PUBLIC COMPANY LIMITED
AND ITS SUBSIDIARIES

"UNAUDITED"

"REVIEWED"

STATEMENT OF COMPREHENSIVE INCOME

FOR THE NINE-MONTH PERIOD ENDED SEPTEMBER 30, 2019

In Thousand Baht

	Notes	Consolidated Financial Statements		Separate Financial Statements	
		2019	2018	2019	2018
REVENUES					
Contract revenue		8,767,751	8,883,515	8,688,968	8,812,403
Sales of real estate	4	-	47,000	-	47,000
Other income	4	44,244	39,844	53,748	66,897
Total Revenues		8,811,995	8,970,359	8,742,716	8,926,300
EXPENSES					
Contract costs	4	6,931,237	7,086,891	7,325,833	7,404,238
Cost of sales of real estate	4	-	35,579	-	35,579
Administrative expenses	4	641,593	694,149	597,749	632,523
Management benefit expenses	4	35,718	25,992	35,718	25,992
Finance costs		529,532	438,811	462,980	352,061
Total Expenses		8,138,080	8,281,422	8,422,280	8,450,393
Profit before Tax		673,915	688,937	320,436	475,907
Tax expense	21	142,220	144,300	71,729	100,489
PROFIT FOR THE PERIOD		531,695	544,637	248,707	375,418
TOTAL COMPREHENSIVE INCOME FOR THE PERIOD		531,695	544,637	248,707	375,418
Profit for the period attributable to:					
Owners of the parent		531,683	544,669	248,707	375,418
Non-controlling interests		12	(32)	-	-
Profit for the Period		531,695	544,637	248,707	375,418
Total comprehensive income for the period attributable to:					
Owners of the parent		531,683	544,669	248,707	375,418
Non-controlling interests		12	(32)	-	-
Total Comprehensive Income for the Period		531,695	544,637	248,707	375,418
Basic Earnings per Share Attributable					
to Owners of the Parent (Baht)	22	0.492	0.504	0.230	0.347

UNIQUE ENGINEERING AND CONSTRUCTION PUBLIC COMPANY LIMITED
AND ITS SUBSIDIARIES

"UNAUDITED"
"REVIEWED"

STATEMENT OF CHANGES IN SHAREHOLDERS' EQUITY
FOR THE NINE-MONTH PERIOD ENDED SEPTEMBER 30, 2019

	Consolidated Financial Statements (In Thousand Baht)							Total shareholders' equity
	Note	Issued and paid share capital	Share premium on ordinary shares	Retained earnings Appropriated for legal reserve	Unappropriated	Equity attributable to owners of the parent	Non-controlling interests	
BALANCE AS AT JANUARY 1, 2018		1,081,016	2,462,874	108,151	3,644,580	7,296,621	135	7,296,756
Total comprehensive income for the period		-	-	-	544,669	544,669	(32)	544,637
Dividend payments	20	-	-	-	(356,735)	(356,735)	-	(356,735)
BALANCE AS AT SEPTEMBER 30, 2018		<u>1,081,016</u>	<u>2,462,874</u>	<u>108,151</u>	<u>3,832,514</u>	<u>7,484,555</u>	<u>103</u>	<u>7,484,658</u>
BALANCE AS AT JANUARY 1, 2019		1,081,016	2,462,874	108,151	4,087,930	7,739,971	104	7,740,075
Total comprehensive income for the period		-	-	-	531,683	531,683	12	531,695
Dividend payments	20	-	-	-	(324,305)	(324,305)	-	(324,305)
BALANCE AS AT SEPTEMBER 30, 2019		<u>1,081,016</u>	<u>2,462,874</u>	<u>108,151</u>	<u>4,295,308</u>	<u>7,947,349</u>	<u>116</u>	<u>7,947,465</u>

The accompanying notes to interim financial statements are an integral part of these interim financial statements.

UNIQUE ENGINEERING AND CONSTRUCTION PUBLIC COMPANY LIMITED
AND ITS SUBSIDIARIES

STATEMENT OF CHANGES IN SHAREHOLDERS' EQUITY (Continued)
FOR THE NINE-MONTH PERIOD ENDED SEPTEMBER 30, 2019

"UNAUDITED"
"REVIEWED"

	Separate Financial Statements (In Thousand Baht)					Total shareholders' equity
	Issued and paid share capital	Share premium on ordinary shares	Appropriated for legal reserve	Retained earnings	Unappropriated	
BALANCE AS AT JANUARY 1, 2018	1,081,016	2,462,874	108,151	2,488,388	2,488,388	6,140,429
Total comprehensive income for the period	-	-	-	375,418	375,418	375,418
Dividend payments	-	-	-	(356,735)	(356,735)	(356,735)
BALANCE AS AT SEPTEMBER 30, 2018	<u>1,081,016</u>	<u>2,462,874</u>	<u>108,151</u>	<u>2,507,071</u>	<u>2,507,071</u>	<u>6,159,112</u>
BALANCE AS AT JANUARY 1, 2019	1,081,016	2,462,874	108,151	2,680,968	2,680,968	6,333,009
Total comprehensive income for the period	-	-	-	248,707	248,707	248,707
Dividend payments	-	-	-	(324,305)	(324,305)	(324,305)
BALANCE AS AT SEPTEMBER 30, 2019	<u>1,081,016</u>	<u>2,462,874</u>	<u>108,151</u>	<u>2,605,370</u>	<u>2,605,370</u>	<u>6,257,411</u>

The accompanying notes to interim financial statements are an integral part of these interim financial statements.

UNIQUE ENGINEERING AND CONSTRUCTION PUBLIC COMPANY LIMITED
AND ITS SUBSIDIARIES
STATEMENT OF CASH FLOWS
FOR THE NINE-MONTH PERIOD ENDED SEPTEMBER 30, 2019

"UNAUDITED"
"REVIEWED"

	In Thousand Baht			
	Consolidated Financial Statements		Separate Financial Statements	
	2019	2018	2019	2018
CASH FLOWS FROM OPERATING ACTIVITIES:				
Profit for the period	531,695	544,637	248,707	375,418
Adjustments to reconcile profit for the period to net cash provided by (used in) operating activities:				
Depreciation, depletion and amortization	692,122	935,413	278,056	291,464
Write-off fixed assets	524	422	507	422
Gain on disposals of fixed assets	(10,353)	(2,458)	(1,955)	(896)
Unrealized loss (gain) on foreign exchange	(1,437)	36	(1,437)	49
Write-off withholding tax deducted at sources	-	1,530	-	252
Allowance for impairment of investments	-	-	-	16,300
Allowance for impairment of fixed assets	-	16,868	-	-
Provision for (reversal of) employee retirement benefit	(3,461)	13,892	(1,487)	5,575
Reversal of provision for other employee benefit	(9)	-	-	-
Amortization for deferred debenture underwriting fee	9,407	167	9,407	167
Interest income	(5,936)	(5,643)	(5,642)	(5,224)
Finance costs	529,532	438,811	462,980	352,061
Tax expense	142,220	144,300	71,729	100,489
Decrease (increase) in operating assets :				
Trade and other current receivables	(696,760)	(1,186,818)	(2,235,799)	(1,214,681)
Unbilled trade receivables	2,058,473	1,988,412	2,025,495	1,981,238
Advance payments to subsidiaries	-	-	(393,294)	(2,445,194)
Advance payments to joint operator	355	(505)	355	(505)
Inventories	(2,757,960)	(2,095,632)	(2,785,964)	(2,182,280)
Advance payments to contractors	59,186	46,686	54,923	41,574
Retention receivables	(132,050)	(118,096)	(132,050)	(118,065)
Value added tax receivable	(197,125)	57,529	(229,229)	84,871
Refunded value added tax receivable	19,171	52,785	19,171	52,785
Other current assets	11,274	20,347	16,266	22,697
Other non-current assets	725	(22,325)	725	(22,363)
Increase (decrease) in operating liabilities :				
Trade and other current and note payables	217,442	77,535	1,059,127	2,799,708
Advances received from subsidiaries	-	-	(10,011)	(45)
Advances received from joint operators	636	(613)	636	(613)
Advances received from customers	(423,330)	124,568	(423,330)	124,567
Other current liabilities	(30,701)	24,370	(10,535)	45,297
Other non-current liabilities	(1,611)	3,884	(499)	(366)
Retention payable to contractors	177,576	133,910	181,992	114,556
Payment of employee retirement benefit	(50)	-	-	-
Payment of other employee benefit	(50)	(62)	-	-
Refunded withholding tax deducted at sources	400	62,124	400	15,330
Tax paid	(282,999)	(389,187)	(187,087)	(290,634)
Net Cash Provided by (Used in) Operating Activities	(93,094)	866,887	(1,987,843)	143,954

The accompanying notes to interim financial statements are an integral part of these interim financial statements.

UNIQUE ENGINEERING AND CONSTRUCTION PUBLIC COMPANY LIMITED
AND ITS SUBSIDIARIES

"UNAUDITED"
"REVIEWED"

STATEMENT OF CASH FLOWS (Continued)

FOR THE NINE-MONTH PERIOD ENDED SEPTEMBER 30, 2019

In Thousand Baht

	Consolidated Financial Statements		Separate Financial Statements	
	2019	2018	2019	2018
CASH FLOWS FROM INVESTING ACTIVITIES:				
Decrease (increase) in investments in restricted deposits at financial institutions	96,199	(77,932)	96,201	(77,930)
Increase in short-term investments	(2)	(2)	(2)	(2)
Proceeds from receivable under finance lease contract	1,200	1,836	-	-
Proceeds from disposals of fixed assets	71,852	6,376	4,871	22,139
Purchases of fixed assets	(1,721,939)	(363,157)	(79,503)	(260,183)
Purchases of other intangible assets	(715)	(4,583)	(715)	(4,556)
Interest received	6,957	6,236	6,664	5,817
Net Cash Provided by (Used in) Investing Activities	(1,546,448)	(431,226)	27,516	(314,715)
CASH FLOWS FROM FINANCING ACTIVITIES:				
Increase in bank overdrafts and short-term borrowings from financial institutions	850,370	1,517,618	874,264	1,518,579
Repayments of short-term borrowings	-	(350,000)	-	(350,000)
Payments of liabilities under finance lease contracts	(441,477)	(384,918)	(181,890)	(148,868)
Repayments of long-term borrowings from financial institutions	(275,955)	(264,738)	(70,658)	(19,938)
Proceeds from long-term borrowings from financial institutions	264,000	-	-	-
Proceeds from issuance of debentures	2,000,000	500,000	2,000,000	500,000
Payment of debenture underwriting fee	(21,471)	(5,159)	(21,471)	(5,159)
Dividend paid	(324,906)	(356,200)	(324,906)	(356,200)
Finance costs paid	(515,672)	(424,129)	(449,221)	(338,805)
Net Cash Provided by Financing Activities	1,534,889	232,474	1,826,118	799,609
NET INCREASE (DECREASE) IN CASH AND CASH EQUIVALENTS	(104,653)	668,135	(134,209)	628,848
CASH AND CASH EQUIVALENTS, AT BEGINNING OF PERIOD	455,498	268,542	392,430	183,551
CASH AND CASH EQUIVALENTS, AT END OF PERIOD	350,845	936,677	258,221	812,399

SUPPLEMENTAL DISCLOSURES OF CASH FLOW INFORMATION:

1. Cash and cash equivalents consisted of:

- Cash on hand	3,377	3,375	2,145	2,086
- Cash at financial institutions - current accounts	10,350	8,101	10,340	8,085
- Cash at financial institutions - savings accounts	332,517	920,784	241,140	797,817
- Short-term investments in fixed deposits	4,601	4,417	4,596	4,411
Total	<u>350,845</u>	<u>936,677</u>	<u>258,221</u>	<u>812,399</u>

2. Fixed assets increased from:

- Finance lease contracts	127,752	264,191	97,532	66,551
- Transfer from inventory	1,318,981	-	1,318,981	-
- Cash payment	1,721,939	363,157	79,503	260,183
Total	<u>3,168,672</u>	<u>627,348</u>	<u>1,496,016</u>	<u>326,734</u>

3. Interest charge from borrowings capitalized as a part of fixed assets

	<u>589</u>	<u>1,667</u>	<u>-</u>	<u>-</u>
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4. In February 2018, the Company entered into various sale and purchase agreements with a local leasing company for payment of payable for purchase of machinery totalling Baht 346.5 million.

5. In June 2018, the Company drewdown the long-term borrowings from a financial institution totalling Baht 132.2 million in order to repay notes payable.

**UNIQUE ENGINEERING AND CONSTRUCTION PUBLIC COMPANY LIMITED
AND ITS SUBSIDIARIES**
Notes to Interim Financial Statements
September 30, 2019 (Unaudited/Reviewed)

**1. BASIS OF INTERIM FINANCIAL STATEMENT PREPARATION
AND PRINCIPLES OF CONSOLIDATION**

The Company, its subsidiaries and joint operations (together referred to as “the Unique Group”) maintain their official accounting records in Thai Baht and in the Thai language in conformity with Thai Financial Reporting Standards. Accordingly, the interim financial statements are intended solely to present the financial positions, financial performance and cash flows in accordance with Thai Financial Reporting Standards.

The interim financial statements have been prepared for providing an update on the financial statements for the year ended December 31, 2018. They focus on new activities, events and circumstances to avoid repetition of information previously reported. Accordingly, these interim financial statements should be read in conjunction with the financial statements for the year ended December 31, 2018.

For the convenience of the readers, an English version of the interim financial statements has been translated from the Thai version of the interim financial statements. Such financial statements have been prepared solely for domestic reporting purpose.

The consolidated interim financial statements for each of the three-month and nine-month periods ended September 30, 2019 and 2018 and the consolidated financial statements for the year ended December 31, 2018 include the financial statements of the Unique Group as follows:

	Nature of Business	Proportionate of Share (%)		
		September 30, 2019	December 31, 2018	September 30, 2018
Subsidiaries				
Unique Real Estate and Development Co., Ltd.	Construction, land development and construction of real estate for sales	99.99	99.99	99.99
UQ-SRC Joint Venture Co., Ltd.	Bidding certain projects in the future. Up to the present, this company has not yet started any commercial operations.	89.99	89.99	89.99
Unique Machinery Company Limited	Leasing service of machinery	99.99	99.99	99.99
Unique Foundation Company Limited	Manufacture of materials to be used in the construction.	99.99	99.99	99.99
Unique Tunnelling Company Limited	Construction	99.99	99.99	99.99
Unique Built Co., Ltd.	Building construction	99.99	99.99	99.99
Golden Estate Plus Co., Ltd.	Selling of sand	99.99	99.99	99.99
Unique System Co., Ltd.	Service of infrastructure and system	99.99	99.99	99.99
Unique Innovation Co., Ltd.	Produce concrete readymix and precast concrete	99.99	99.99	99.99
Unique Metal Company Limited	Steel fabrication service	99.97	99.97	99.97
Unique Practiga Company Limited	Assembly service	99.97	99.97	99.97

**UNIQUE ENGINEERING AND CONSTRUCTION PUBLIC COMPANY LIMITED
AND ITS SUBSIDIARIES**
Notes to Interim Financial Statements (Continued)
September 30, 2019 (Unaudited/Reviewed)

	Nature of Business	Proportionate of Share (%)		
		September 30, 2019	December 31, 2018	September 30, 2018
Unique Exploration Company Limited	Survey service	99.97	99.97	99.97
Unique Equipment Service Company Limited	Repairing and maintenance of machinery and equipment service	99.97	99.97	99.97
Sun Technology and Construction Co., Ltd.	Bidding certain projects in the future. Up to the present, this company has not yet started any commercial operations.	99.99	99.99	99.99
Joint Operations				
Chun Wo Construction & Engineering Co., Ltd. and Unique Engineering and Construction Public Company Limited (the registered name is "Unique-Chun Wo Joint Venture")	Construction for State Railway of Thailand Commuter Train Project (Red Line) Bang Sue - Taling Chan Section with the State Railway of Thailand	85.00	85.00	85.00
Summit Grade Ltd., Part. and Unique Engineering and Construction Public Company Limited (the registered name is "UN-SG Joint Venture")	Construction of veer water from the east Chaopraya-Bangpra reservoir, Chonburi province with the Royal Irrigation Department. This joint venture registered the dissolution with the Revenue Department on May 31, 2019.	-	50.00	50.00
Sinohydro Corporation Limited and Unique Engineering and Construction Public Company Limited (the registered name is "SH-UN Joint Venture")	Construction for Contract 3: Elevated Civil Works: Tao Pun - Tha Phra Section of the MRT Blue Line Extension Project: Hua Lamphong - Bang Khac and Bang Sue - Tha Phra Sections with Mass Rapid Transit Authority of Thailand	50.00	50.00	50.00
Italian - Thai Development Public Company Limited and Unique Engineering and Construction Public Company Limited (the registered name is "ITD-UNIQUE Joint Venture")	Construction for Klong - Yai Port in Trad Province with the Marine Department. This joint venture registered the dissolution with the Revenue Department on July 31, 2019.	-	40.00	40.00

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As at September 30, 2019 and December 31, 2018, balances of joint operations, which were included in the separate statements of financial position, were as follows:

	In Thousand Baht	
	September 30, 2019	December 31, 2018
Current assets	10,568,654	8,717,521
Property, plant and equipment - net	4,943	4,401
Other non-current assets	304,396	308,187
Current liabilities	3,603,329	3,469,428
Non-current liabilities	11,485	36,928

Transactions of joint operations, which were included in the separate statements of comprehensive income for each of the three-month and nine-month periods ended September 30, 2019 and 2018, were as follows:

	In Thousand Baht			
	For the three-month periods ended September 30,		For the nine-month periods ended September 30,	
	2019	2018	2019	2018
Revenues	796,890	1,090,635	2,537,487	3,878,842
Expenses	43,212	253,232	190,497	806,839

2. SIGNIFICANT ACCOUNTING POLICIES

2.1 The accounting policies and methods of computation applied in these interim financial statements are consistent with those applied in the financial statements for the year ended December 31, 2018, except that the Unique Group has adopted all the new and/or revised Thai Financial Reporting Standards that are effective for annual periods beginning on or after January 1, 2019.

2.2 Accounting standards that became effective in the current accounting period.

The Unique Group disclosed the accounting standards, financial reporting standards, accounting standard interpretations and financial reporting standard interpretations that are effective for fiscal years beginning on or after January 1, 2019, in the Notes to financial statements for the year ended December 31, 2018.

The Unique Group's management has assessed the effects of the above accounting standards, financial reporting standards, accounting standard interpretations and financial reporting standard interpretations, and believes that they do not have a significant impact to the interim financial information for the three-month and nine-month periods ended September 30, 2019.

The major change is that the Unique Group has initially adopted Thai Financial Reporting Standard No. 15 "Revenue from Contracts with Customers", which replaced Thai Accounting Standard No. 11 "Construction Contracts", Thai Accounting Standard No. 18 "Revenue" and related interpretations.

Thai Financial Reporting Standard No. 15 "Revenue from Contracts with Customers" requires the Unique Group recognize revenue when a customer obtains control of the goods or services in an amount that reflects the consideration to which the Unique Group expects to be entitled to. In addition, judgement is required in determining the timing of the transfer of control for revenue recognition - at a point in time or over time. Whereas, under Thai Accounting Standard No. 11 "Construction Contracts", the Unique Group recognized revenue from construction contracts by the percentage of completion method, and under Thai Accounting Standard No. 18 "Revenue", the Unique Group recognized revenue from sale of goods when the significant risks and rewards of ownership of the goods have been transferred to the buyer, and recognized revenue from rendering of services by reference to the stage of completion of the transaction at the end of the reporting period. No revenue was recognized if there was continuing management involvement with the goods or there were significant uncertainties regarding recovery of the consideration due. Such change in accounting policy has no material impacts on the financial statements.

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3. USES OF ESTIMATES AND JUDGEMENTS

The preparation of interim financial statements requires management to make judgements, estimates and assumptions that affect the application of accounting policies and the reported amounts of assets, liabilities, revenues and expenses. Actual results may differ from these estimates.

In preparing these interim financial statements, the significant judgements made by management in applying the Unique Group's accounting policies and the key sources of estimation uncertainty were the same as those that applied to the financial statements for the year ended December 31, 2018.

4. TRANSACTIONS WITH RELATED PARTIES

A portion of the Company's assets, liabilities, revenues and expenses arose from transactions with related parties. These parties are related through common shareholdings and/or directorships. The accompanying financial statements reflect the effects of these transactions.

The pricing policies for transactions with related parties are explained further below:

<u>Transactions</u>	<u>Pricing policies</u>
Sales of fixed assets	Approximate market prices
Sales of real estate	Contractually agreed prices
Sales of construction materials and supplies	Cost plus margin
Purchases of construction materials and supplies	Cost plus margin and contractually agreed prices
Subcontractor	Cost plus margin and contractually agreed prices
Rental and service expenses	Contractually agreed prices
Oil and service expenses	Cost plus margin and approximate prices charged by third parties
Management benefit expenses	As defined by the nomination and remuneration committee

Significant transactions with the related parties for each of the three-month periods ended September 30, 2019 and 2018 are as follows:

		<u>In Thousand Baht</u>			
		<u>Consolidated Financial Statements</u>		<u>Separate Financial Statements</u>	
	<u>Relationship</u>	<u>2019</u>	<u>2018</u>	<u>2019</u>	<u>2018</u>
Other income					
Unique Foundation Company Limited	Subsidiary	-	-	1,223	734
Unique Tunnelling Company Limited	Subsidiary	-	-	411	815
Unique Innovation Co., Ltd.	Subsidiary	-	-	2,558	3,472
Golden Estate Plus Co., Ltd.	Subsidiary	-	-	3	2
Unique Machinery Company Limited	Subsidiary	-	-	306	275
Unique Practiga Company Limited	Subsidiary	-	-	2,333	5,163
Unique Metal Company Limited	Subsidiary	-	-	3,827	3,071
Unique Equipment Service Company Limited	Subsidiary	-	-	191	238

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		In Thousand Baht			
		Consolidated Financial Statements		Separate Financial Statements	
	Relationship	2019	2018	2019	2018
Unique Built Co., Ltd.	Subsidiary	-	-	3,340	6,881
Unique System Co., Ltd.	Subsidiary	-	-	403	75
Unique Exploration Company Limited	Subsidiary	-	-	80	96
Contract costs					
Unique Foundation Company Limited	Subsidiary	-	-	71,194	87,125
Unique Tunnelling Company Limited	Subsidiary	-	-	48,899	50,401
Golden Estate Plus Co., Ltd.	Subsidiary	-	-	132,549	91,156
Unique Machinery Company Limited	Subsidiary	-	-	196,439	264,477
Unique Innovation Co., Ltd.	Subsidiary	-	-	372,196	339,132
Unique System Co., Ltd.	Subsidiary	-	-	12,245	19,335
Unique Built Co., Ltd.	Subsidiary	-	-	97,694	152,728
Unique Exploration Company Limited	Subsidiary	-	-	27,807	32,042
Unique Practiga Company Limited	Subsidiary	-	-	181,019	319,722
Unique Metal Company Limited	Subsidiary	-	-	152,225	137,752
Unique Equipment Service Company Limited	Subsidiary	-	-	28,955	28,987
Rental and other expenses					
Unique Real Estate and Development Co., Ltd.	Subsidiary	-	-	3,992	3,951
Asitakij Co., Ltd.	Related Company	14	-	14	-
Insurance expense					
ThaiSri Insurance Public Company Limited	Related company (Common director but resigned in 2 nd quarter of 2019)	-	7,779	-	4,694

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The monetary management benefit expenses for each of the three-month periods ended September 30, 2019 and 2018 are as follows:

Description	In Thousand Baht			
	Consolidated Financial Statements		Separate Financial Statements	
	2019	2018	2019	2018
Salaries	6,231	5,924	6,231	5,924
Bonus	7,353	778	7,353	778
Employee retirement benefits	248	201	248	201
Meeting allowances	300	375	300	375
Contribution to the Company's provident fund	110	118	110	118
Others	916	1,003	916	1,003
Total	15,158	8,399	15,158	8,399

Significant transactions with the related parties for each of the nine-month periods ended September 30, 2019 and 2018 are as follows:

Relationship	In Thousand Baht				
	Consolidated Financial Statements		Separate Financial Statements		
	2019	2018	2019	2018	
Sales of real estate					
Supankeeree Co., Ltd	Related Company	-	47,000	-	47,000
Gain on disposal fixed assets					
Asitakij Co., Ltd.	Related Company	8,247	-	387	-
Other income					
Unique Foundation Company Limited	Subsidiary	-	-	3,001	1,906
Unique Tunnelling Company Limited	Subsidiary	-	-	995	2,026
Unique Innovation Co., Ltd.	Subsidiary	-	-	8,397	9,931
Golden Estate Plus Co., Ltd.	Subsidiary	-	-	13	5
Unique Machinery Company Limited	Subsidiary	-	-	1,086	1,103
Unique Practiga Company Limited	Subsidiary	-	-	8,050	15,027
Unique Metal Company Limited	Subsidiary	-	-	8,778	11,224
Unique Equipment Service Company Limited	Subsidiary	-	-	622	735
Unique Built Co., Ltd.	Subsidiary	-	-	12,123	21,159
Unique System Co., Ltd.	Subsidiary	-	-	719	186
Unique Exploration Company Limited	Subsidiary	-	-	405	335

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		In Thousand Baht			
		Consolidated Financial Statements		Separate Financial Statements	
Relationship		2019	2018	2019	2018
Contract costs					
Unique Foundation Company Limited	Subsidiary	-	-	208,300	245,124
Unique Tunnelling Company Limited	Subsidiary	-	-	120,153	137,663
Golden Estate Plus Co., Ltd.	Subsidiary	-	-	483,124	315,404
Unique Machinery Company Limited	Subsidiary	-	-	606,563	804,892
Unique Innovation Co., Ltd.	Subsidiary	-	-	944,022	1,107,787
Unique System Co., Ltd.	Subsidiary	-	-	37,462	63,770
Unique Built Co., Ltd.	Subsidiary	-	-	330,919	480,073
Unique Exploration Company Limited	Subsidiary	-	-	85,053	92,655
Unique Practiga Company Limited	Subsidiary	-	-	549,833	971,287
Unique Metal Company Limited	Subsidiary	-	-	476,972	544,407
Unique Equipment Service Company Limited	Subsidiary	-	-	80,336	85,591
Asitakij Co., Ltd.	Related Company	12,289	-	12,289	-
Rental and other expenses					
Unique Real Estate and Development Co., Ltd.	Subsidiary	-	-	11,594	11,838
Asitakij Co., Ltd.	Related Company	134	-	134	-
Insurance expense					
ThaiSri Insurance Public Company Limited	Related company (Common director but resigned in 2 nd quarter of 2019)	5,807	22,976	3,044	13,635

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The monetary management benefit expenses for each of the nine-month periods ended September 30, 2019 and 2018 are as follows:

Description	In Thousand Baht			
	Consolidated Financial Statements		Separate Financial Statements	
	2019	2018	2019	2018
Salaries	18,694	18,391	18,694	18,391
Bonus	12,255	2,332	12,255	2,332
Employee retirement benefits	692	612	692	612
Meeting allowances	1,000	1,125	1,000	1,125
Contribution to the Company's provident fund	329	368	329	368
Others	2,748	3,164	2,748	3,164
Total	35,718	25,992	35,718	25,992

Balances with related parties as at September 30, 2019 and December 31, 2018 are as follows:

	Consolidated Financial Statements (In Thousand Baht)			
	Balance as at December 31, 2018	Increase	Decrease	Balance as at September 30, 2019
	Other current receivable			
Asitakij Co., Ltd.	-	70,560	66,680	3,880
Trade payables				
Asitakij Co., Ltd.	-	13,149	13,149	-
Retention payables				
Asitakij Co., Ltd.	237	1,257	1,494	-
Accrued expense (included in other current liabilities)				
Asitakij Co., Ltd.	24	134	158	-

	Separate Financial Statements (In Thousand Baht)			
	Balance as at December 31, 2018	Increase	Decrease	Balance as at September 30, 2019
	Trade receivables			
Unique Foundation Company Limited	617,763	-	-	617,763
Unique Tunnelling Company Limited	49,088	-	-	49,088
Total trade receivables	666,851	-	-	666,851
Other current receivables				
Unique Tunnelling Company Limited	11,323	1,065	673	11,715
Unique Built Co., Ltd.	44,352	12,972	17,089	40,235
Unique Metal Company Limited	40,770	9,392	24,492	25,670
Unique Innovation Co., Ltd.	27,149	550,375	11,565	565,959
Unique Foundation Company Limited	8,513	24,755	1,946	31,322
Golden Estate Plus Co., Ltd.	91	45,450	3	45,538
Unique Machinery Company Limited	20,853	1,162	17,708	4,307
Unique Practiga Company Limited	29,113	974,362	11,005	992,470
Unique Equipment Service Company Limited	1,622	12,136	985	12,773
Unique Exploration Company Limited	771	433	46	1,158
Unique System Co., Ltd.	273	769	51	991
Total other current receivables	184,830	1,632,871	85,563	1,732,138
Total	851,681	1,632,871	85,563	2,398,989

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	Separate Financial Statements (In Thousand Baht)			Balance as at September 30, 2019
	Balance as at December 31, 2018	Increase	Decrease	
Advance payments to				
Unique Machinery Company Limited	1,731,211	163,123	192,231	1,702,103
Unique Foundation Company Limited	699,199	75,602	568	774,233
Golden Estate Plus Co., Ltd.	1,559,272	549,151	560,299	1,548,124
Unique Metal Company Limited	1,820,984	328,701	42,641	2,107,044
Unique Practiga Company Limited	668,926	40,151	-	709,077
Unique Tunnelling Company Limited	247,240	43,966	-	291,206
Unique Built Co., Ltd.	675,179	103,268	30,847	747,600
Unique Exploration Company Limited	150,114	30,274	-	180,388
Unique System Co., Ltd.	252,207	5,653	-	257,860
Unique Equipment Service Company Limited	52,373	7,168	-	59,541
Unique Innovation Co., Ltd.	2,272,589	506,444	630,983	2,148,050
Unique Real Estate and Development Co., Ltd.	103,147	6,005	8,643	100,509
Total	10,232,441	1,859,506	1,466,212	10,625,735
Trade payables				
Unique Foundation Company Limited	999,683	208,295	59,719	1,148,259
Unique Tunnelling Company Limited	374,800	120,153	41,828	453,125
Unique Machinery Company Limited	1,207,738	606,453	416,603	1,397,588
Unique Innovation Co., Ltd.	2,658,217	942,535	967,479	2,633,273
Golden Estate Plus Co., Ltd.	1,014,755	516,943	579,135	952,563
Unique Built Co., Ltd.	1,115,962	330,919	183,305	1,263,576
Unique System Co., Ltd.	285,542	37,462	29,819	293,185
Unique Metal Company Limited	2,134,241	476,972	206,831	2,404,382
Unique Exploration Company Limited	155,526	85,053	51,760	188,819
Unique Practiga Company Limited	974,287	549,833	489,435	1,034,685
Unique Equipment Service Company Limited	64,846	80,336	83,216	61,966
Asitakij Co., Ltd.	-	13,149	13,149	-
Total trade payables	10,985,597	3,968,103	3,122,279	11,831,421
Other current payables				
Unique Real Estate and Development Co., Ltd.	4,999	11,789	9,390	7,398
Unique Machinery Company Limited	70	118	-	188
Unique Innovation Co., Ltd.	3,643	1,591	856	4,378
Unique Foundation Company Limited	232	5	-	237
Unique Tunnelling Company Limited	664	-	-	664
Total other current payables	9,608	13,503	10,246	12,865
Total	10,995,205	3,981,606	3,132,525	11,844,286
Advances received from				
Sun Technology and Construction Co., Ltd.	24,496	-	11	24,485
Unique Built Co., Ltd.	88,483	-	10,000	78,483
Unique Tunnelling Company Limited	334	-	-	334
Total	113,313	-	10,011	103,302
Retention payables				
Asitakij Co., Ltd.	237	1,257	1,494	-
Accrued expense (included in other current liabilities)				
Asitakij Co., Ltd.	24	134	158	-

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The Company has a rental agreement covering a subsidiary's real estate project and a warehouse for keeping the Unique Group's construction parts and materials for the construction projects of the Unique Group for a period of 3 years expiring on December 31, 2019, whereby, the Company has an option to renew the rental agreement automatically upon the expiry date. Total rental charges under this agreement amounted to Baht 11.7 million per year.

5. SHORT-TERM INVESTMENTS

	In Thousand Baht					
	Interest Rates (% p.a.)		Consolidated Financial Statements		Separate Financial Statements	
	September 30, 2019	December 31, 2018	September 30, 2019	December 31, 2018	September 30, 2019	December 31, 2018
Investments in fixed deposits	1.00 - 1.05	1.00 - 1.05	214	212	213	211

6. TRADE AND OTHER CURRENT RECEIVABLES, TRADE AND OTHER CURRENT PAYABLES AND NOTE PAYABLES - Net

As at September 30, 2019 and December 31, 2018, trade and other current receivables were detailed as follows:

	In Thousand Baht			
	Consolidated Financial Statements		Separate Financial Statements	
	September 30, 2019	December 31, 2018	September 30, 2019	December 31, 2018
Trade receivables				
- Related parties	-	-	666,851	666,851
- Other companies	2,299,354	1,670,987	2,299,354	1,670,987
Total trade receivables	2,299,354	1,670,987	2,966,205	2,337,838
Less: Advances received from customers	(46,753)	(107,333)	(46,753)	(107,333)
Trade receivables - net	2,252,601	1,563,654	2,919,452	2,230,505
Other current receivables				
- Related parties	3,880	-	1,732,138	184,830
- Other companies	70,296	66,363	45,894	46,350
Total other current receivables	74,176	66,363	1,778,032	231,180
Less: Allowance for doubtful accounts	(11,950)	(11,950)	(11,950)	(11,950)
Other current receivables - net	62,226	54,413	1,766,082	219,230
Trade and other current receivables - net	2,314,827	1,618,067	4,685,534	2,449,735
Doubtful debts expenses during the period/year	-	2,500	-	2,500

As at September 30, 2019 and December 31, 2018, the aging analysis of trade and other current receivables were detailed as follows:

	In Thousand Baht			
	Consolidated Financial Statements		Separate Financial Statements	
	September 30, 2019	December 31, 2018	September 30, 2019	December 31, 2018
• Within credit-term	1,491,661	971,569	1,555,203	990,089
• Periods over credit-term				
- Not over 3 months	801,154	720,233	2,353,569	736,349
- Over 3 months to 6 months	26,201	2,988	35,841	20,660
- Over 6 months to 12 months	10,390	1,413	41,348	43,739
- Over 12 months	44,124	41,147	758,276	778,181
Total	2,373,530	1,737,350	4,744,237	2,569,018
Less: Advances received from customers	(46,753)	(107,333)	(46,753)	(107,333)
Less: Allowance for doubtful accounts	(11,950)	(11,950)	(11,950)	(11,950)
Net	2,314,827	1,618,067	4,685,534	2,449,735

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Except account receivables which were set up allowance for doubtful accounts of Baht 12.0 million, the management believes that these receivables will be collectible in full since most receivables are government agencies which are virtually certain that they are collectible without significant loss.

The Unique Group presented trade receivables net of advances received from customers according to the condition of cash receipt from construction specified in the agreements.

The Company and the Unique Group transferred the right on cash collection from the installment payments of the construction projects of the Company and the Unique Group for guarantee credit facilities from various local financial institutions as discussed in Notes 13 and 16.

As at September 30, 2019 and December 31, 2018, trade and other current payables and note payables were detailed as follows:

	In Thousand Baht			
	Consolidated Financial Statements		Separate Financial Statements	
	September 30, 2019	December 31, 2018	September 30, 2019	December 31, 2018
Trade payables				
- Related parties	-	-	11,831,421	10,985,597
- Other companies	3,411,954	2,660,535	2,813,599	2,070,935
Other current payables - related parties	-	-	12,865	9,608
Note payables - other companies	5,222,219	5,730,062	5,151,881	5,662,737
Total	8,634,173	8,390,597	19,809,766	18,728,877
Less: Advances payment to contractors	(156,011)	(128,440)	(141,025)	(117,825)
Net	8,478,162	8,262,157	19,668,741	18,611,052

The Unique Group presented trade and other current and note payables net of advances payment to contractors according to the condition of cash payment for construction specified in the agreements. According to the term of the above agreements, the Unique Group withholds retention deposits from the contractors for their compliance with the conditions in the agreements at the certain percentages of the each invoice billed by the contractors. The Unique Group will release such retention deposits to the contractors when the construction projects complete and the contractors do not breach any conditions specified in the agreements.

7. INVENTORIES - Net

	In Thousand Baht			
	Consolidated Financial Statements		Separate Financial Statements	
	September 30, 2019	December 31, 2018	September 30, 2019	December 31, 2018
Construction-in-progress - real estate project	149,443	149,443	149,443	149,443
Construction-in-progress - construction projects	4,810,882	3,458,200	4,951,206	3,579,013
Construction materials	671,596	602,881	595,431	497,743
Supplies	346,504	328,922	13,093	15,991
Total	5,978,425	4,539,446	5,709,173	4,242,190
Less: Allowance for impairment loss	(850)	(850)	(850)	(850)
Net	5,977,575	4,538,596	5,708,323	4,241,340

As at September 30, 2019 and December 31, 2018, the construction-in-progress for real estate projects (included land) of the Company, which had carrying value in the consolidated financial statements and separate financial statements totalling Baht 149.4 million, the certain land title deeds of the Company are mortgaged as guarantee for short-term borrowings from financial institutions as discussed in Note 13.

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As at September 30, 2019 and December 31, 2018, cost of land in this real estate project of the Company is Baht 149.4 million, whereby, the appraised value (fair market value) based on the report of an independent appraiser firm (Accurate Advisory Co., Ltd.) dated December 28, 2018 amounted to Baht 176.3 million. However, the Company provided an allowance for impairment loss of a land for construction-in-progress - real estate project, which appraisal value was lower than cost of Baht 0.85 million.

At the Board of Directors' meeting held on August 20, 2019, the Board approved to use construction material record in this construction-in-progress for construction projects totalling Baht 1,319.0 million to use for construction of the machinery and equipment of the Company, Hence, the Company transferred construction-in-progress - construction projects totalling Baht 1,319.0 million to be a part of property, plant and equipment as at September 30, 2019.

8. RECEIVABLE UNDER FINANCE LEASE CONTRACT - Net

As at September 30, 2019 and December 31, 2018, receivable under finance lease contract has a term of 58 months and is receivable in equal monthly installments. The balance of receivable under finance lease contract is classified by due date per the contract, as follows:

	Consolidated Financial Statements (In Thousand Baht)	
	September 30, 2019	December 31, 2018
Minimum lease payments receivable	3,086	4,439
Less: Unearned finance income	(63)	(216)
Present value of net minimum lease payments receivable	3,023	4,223
Less: current portion due within one year - net of unearned finance income	(3,023)	(2,620)
Net	-	1,603

9. INVESTMENTS IN RESTRICTED DEPOSITS AT FINANCIAL INSTITUTIONS

These represented investments in deposits at financial institutions of the Company and the Unique Group with certain local financial institutions, which bear interest at the rates of 0.375% per annum to 1.05% per annum as at September 30, 2019 and December 31, 2018.

As at September 30, 2019 and December 31, 2018, the Company's deposits at financial institutions amounting to approximately Baht 465.2 million and Baht 561.4 million, respectively, were pledged as collateral for credit facilities of various local financial institutions as discussed in Note 13.

As at September 30, 2019 and December 31, 2018, subsidiaries' deposits at financial institutions totalling approximately Baht 0.4 million, were pledged as collateral for credit facilities of a local financial institution as discussed in Note 13.

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10. INVESTMENTS IN SUBSIDIARIES - Net

As at September 30, 2019 and December 31, 2018, the investments in subsidiaries were as follows:

	Paid-up Share Capital		Percentage of		In Thousand Baht	
	(In Million Baht)		Ownership		Cost Value	
	September 30, 2019	December 31, 2018	September 30, 2019	December 31, 2018	September 30, 2019	December 31, 2018
• Unique Innovation Co., Ltd.	400	400	99.99	99.99	400,000	400,000
• Unique Real Estate and Development Co., Ltd.	550	550	99.99	99.99	338,000	338,000
• Golden Estate Plus Co., Ltd.	200	200	99.99	99.99	200,000	200,000
• Sun Technology and Construction Co., Ltd.	25	25	99.99	99.99	24,999	24,999
• Unique Foundation Company Limited	20	20	99.99	99.99	20,000	20,000
• Unique Tunnelling Company Limited	20	20	99.99	99.99	20,000	20,000
• Unique Machinery Company Limited	5	5	99.99	99.99	5,000	5,000
• Unique System Co., Ltd.	5	5	99.99	99.99	5,000	5,000
• Unique Built Co., Ltd.	5	5	99.99	99.99	5,000	5,000
• UQ-SRC Joint Venture Co., Ltd.	2	2	89.99	89.99	1,799	1,799
• Unique Metal Company Limited	1	1	99.97	99.97	1,000	1,000
• Unique Practiga Company Limited	1	1	99.97	99.97	1,000	1,000
• Unique Exploration Company Limited	1	1	99.97	99.97	999	999
• Unique Equipment Service Company Limited	1	1	99.97	99.97	999	999
Total					1,023,796	1,023,796
Less: Allowance for impairment of investment					(51,200)	(51,200)
Net					972,596	972,596

The Company is a guarantor for credit facility lines from a local financial institution of subsidiaries as discussed in Notes 13 and 16.

A subsidiary is a guarantor for credit facility lines from a local financial institution of the Company as discussed in Notes 13 and 16.

11. PROPERTY, PLANT AND EQUIPMENT - Net

	In Thousand Baht	
	Consolidated Financial Statements	Separate Financial Statements
Opening net book value as at January 1, 2019	4,824,211	1,646,809
Additions	1,849,691	177,035
Capitalized interest as a cost of assets	589	-
Transfers from inventory (Note 7)	1,318,981	1,318,981
Deductions	(62,023)	(3,423)
Depreciation and depletion for the period	(689,357)	(275,353)
Closing net book value as at September 30, 2019	7,242,092	2,864,049

The Company and the Unique Group have various finance lease contracts with several leasing companies covering various machinery and vehicles as discussed in Note 18.

During the nine-month periods ended September 30, 2019 and 2018, a subsidiary capitalized interest charge from borrowings as a part of cost of such subsidiary's yard project of Baht 0.6 million and Baht 1.7 million, respectively.

Land, building and machinery of the Company with the net carrying value totalling Baht 608.5 million and Baht 357.8 million (and of the Unique Group with the net carrying value of Baht 3,138.6 million and Baht 2,373.8 million) as at September 30, 2019 and December 31, 2018, respectively, have been mortgaged/pledged as collateral for credit facilities obtained from various financial institutions as discussed in Notes 13 and 16. In addition, the benefits of the insurance coverage for machinery and building have been assigned to the lenders.

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12. OTHER INTANGIBLE ASSETS - Net

	In Thousand Baht	
	Consolidated Financial Statements	Separate Financial Statements
Opening net book value as at January 1, 2019	19,030	18,934
Additions	715	715
Amortization for the period	(2,765)	(2,703)
Closing net book value as at September 30, 2019	16,980	16,946

13. BANK OVERDRAFTS AND SHORT-TERM BORROWINGS FROM FINANCIAL INSTITUTIONS

	In Thousand Baht					
	Interest Rates (% p.a.)		Consolidated Financial Statements		Separate Financial Statements	
	September 30, 2019	December 31, 2018	September 30, 2019	December 31, 2018	September 30, 2019	December 31, 2018
Bank overdrafts	6.870	6.120 - 7.125	22	48,714	3	21,758
Liabilities under trust receipts	5.025	5.025 - 6.620	44,066	239,955	44,066	239,955
Notes payable	4.150 - 6.870	4.200 - 7.120	6,799,513	5,704,562	6,770,856	5,678,948
Total			6,843,601	5,993,231	6,814,925	5,940,661

As at September 30, 2019, the Company and the Unique Group obtained overdraft credit lines from various local financial institutions totalling Baht 65.0 million and Baht 110.0 million, respectively. The Company and the Unique Group obtained other credit facility lines from various local financial institutions totalling Baht 64,719.8 million and Baht 66,903.0 million, respectively. These credit facilities are collateralized by deposits at financial institutions of the Company and the Unique Group totalling Baht 465.2 million and Baht 465.6 million, respectively, as discussed in Note 9 and by transferring the right on cash collection from the installment payments of the construction projects of the Company and the Unique Group as discussed in Note 6, the Company's construction in progress - real estate projects amounting to Baht 149.4 million as discussed in Note 7 and certain fixed assets of the Company and the Unique Group as discussed in Note 11 including additionally guaranteed by a subsidiary as discussed in Note 10.

As at December 31, 2018, the Company and the Unique Group obtained overdraft credit lines from various local financial institutions totalling Baht 74.7 million and Baht 119.7 million, respectively. The Company and the Unique Group obtained other credit facility lines from various local financial institutions totalling Baht 74,376.2 million and Baht 76,460.5 million, respectively. These credit facilities are collateralized by deposits at financial institutions of the Company and the Unique Group totalling Baht 561.4 million and Baht 561.8 million, respectively, as discussed in Note 9 and by transferring the right on cash collection from the installment payments of the construction projects of the Company and the Unique Group as discussed in Note 6, the Company's construction in progress - real estate projects amounting to Baht 149.4 million as discussed in Note 7 and certain fixed assets of the Company and the Unique Group as discussed in Note 11 including additionally guaranteed by a subsidiary as discussed in Note 10.

Under the terms of the trust receipt agreements, certain imported raw materials and assets have been released to the Unique Group in trust for the financial institution. The Unique Group is accountable to the financial institution for the trusted raw materials and assets or their sales proceeds.

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14. CURRENT PROVISION FOR OTHER EMPLOYEE BENEFIT

Current provision for other employee benefit as at September 30, 2019 and December 31, 2018, was as follows:

	Consolidated Financial Statements (Thousand Baht)
Current provision for other employee benefit as at December 31, 2018	7,818
Benefit paid during the period	(50)
Reversal of unused employee benefit	(9)
Current provision for other employee benefit as at September 30, 2019	<u>7,759</u>

15. NON-CURRENT PROVISION FOR EMPLOYEE RETIREMENT BENEFIT

Non-current provision for employee retirement benefit as at September 30, 2019 and December 31, 2018 was as follows:

	In Thousand Baht	
	Consolidated Financial Statements	Separate Financial Statements
Employee retirement benefit obligation as at December 31, 2018	99,261	53,805
Current service cost	12,236	5,326
Interest cost	1,509	861
Past service cost from change in defined benefit plan	9,266	7,700
Benefit paid during the period	(50)	-
Reversal of unused employee benefit	(26,472)	(15,374)
Employee retirement benefit obligation as at September 30, 2019	<u>95,750</u>	<u>52,318</u>

Expenses recognized in the statements of comprehensive income for each of the three-month periods ended September 30, 2019 and 2018 were as follows:

	In Thousand Baht			
	Consolidated Financial Statements		Separate Financial Statements	
	2019	2018	2019	2018
Current service cost	4,079	4,234	1,776	1,640
Interest cost	503	368	287	201
Reversal of unused employee benefit	(8,841)	-	(5,125)	-
Total	<u>(4,259)</u>	<u>4,602</u>	<u>(3,062)</u>	<u>1,841</u>

Expenses recognized in the statements of comprehensive income for each of the nine-month periods ended September 30, 2019 and 2018 were as follows:

	In Thousand Baht			
	Consolidated Financial Statements		Separate Financial Statements	
	2019	2018	2019	2018
Current service cost	12,236	12,780	5,326	4,968
Interest cost	1,509	1,112	861	607
Past service cost from change in defined benefit plan	9,266	-	7,700	-
Reversal of unused employee benefit	(26,472)	-	(15,374)	-
Total	<u>(3,461)</u>	<u>13,892</u>	<u>(1,487)</u>	<u>5,575</u>

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Actuarial assumptions

	Consolidated/Separate Financial Statements	
	2019	2018
Discount rate	2.50%	2.50%
Inflation rate	2.75%	2.75%
Future salary increase	5.00%	5.00%
Employee turnover	7.00% - 30.00%	7.00% - 30.00%
Mortality rate	105% of TMO17	105% of TMO17

On April 5, 2019, the Labor Protection Act (No. 7) B.E. 2562 (dated April 4, 2019) was announced in the Government Gazette and it will become effective 30 days after its publication, to include a requirement that an employee who is terminated after having been employed by the same employer for an uninterrupted period of 20 years or more, receives severance payment of 400 days of wages at the most recent rate, which is increased from the former maximum rate of 300 days. The Unique Group recorded past service cost from change in such defined benefit plan when the labor law has come into force in the statement of comprehensive income for the nine-month period ended September 30, 2019.

16. LONG-TERM BORROWINGS FROM FINANCIAL INSTITUTIONS - Net

	Interest Rates (% p.a.)		In Thousand Baht			
	September 30,	December 31,	Consolidated Financial Statements		Separate Financial Statements	
	2019	2018	September 30,	December 31,	September 30,	December 31,
			2019	2018	2019	2018
The Company						
- The third borrowing	5.025	5.025	35,450	52,100	35,450	52,100
- The fourth borrowing	5.525	5.525	92,460	128,910	92,460	128,910
- The fifth borrowing	5.000	5.000	105,800	123,400	105,800	123,400
The first subsidiary	5.525	5.525	438,053	348,300	-	-
The second subsidiary	6.025	6.025	11,950	43,000	-	-
Total			683,713	695,710	233,710	304,410
Less: Deferred borrowing arrangement fee			(93)	(135)	(93)	(135)
			683,620	695,575	233,617	304,275
Less: Current portion			(373,353)	(298,100)	(99,400)	(97,200)
Net			310,267	397,475	134,217	207,075

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The Company

On October 18, 2016, the Company obtained credit facilities from a local financial institution totalling Baht 192.7 million, which consisted of:

<u>Type of Credit Facilities</u>	<u>Credit Line (Million Baht)</u>	<u>Interest Rate</u>	<u>Repayment Term</u>
a) - Term loan (for land)	175.2	- Minimum Loan Rate minus 0.75% per annum	The Company can drawdown the short-term borrowing, by issuing promissory notes - amounting to Baht 43 million with the final maturity date within 6 months, and - amounting to Baht 132.2 million with the final maturity date within 24 months and when the due date, the Company can drawdown the term loan (for land) to fully repay promissory note. The repayment term will be at 36 monthly installments not less than Baht 3.68 million per month, commencing from October 2018.
- Credit facility for Acceptance/Aval note (for land)		- Fee 1.00% per annum	
b) Term loan (for land development)	17.5	Minimum Loan Rate per annum	At 60 monthly installments not less than Baht 0.37 million per month, commencing from October 2017
Total	<u>192.7</u>		

This borrowing is secured by the mortgage of land of a subsidiary as discussed in Note 11 including additionally guaranteed by a subsidiary as discussed in Note 10. In addition, the Company should not change the core business, merge and acquire with other party, decrease the Company's authorized share capital or dissolution and liquidation of the Company.

On November 1, 2017, the Company obtained credit facility from a local financial institution totalling Baht 78.0 million, which consisted of:

<u>Type of Credit Facilities</u>	<u>Credit Line (Million Baht)</u>	<u>Interest Rate</u>	<u>Repayment Term</u>
Term loan (for land)	78.0	Minimum Loan Rate minus 1.25% per annum	At 43 monthly installments not less than Baht 1.85 million per month, commencing from November 2017

This borrowing is secured by the mortgage of land of the Company as discussed in Note 11. In addition, the Company transferred the right on cash collection from the installment payments of Elevated Civil Works: Khlong Ban Ma - Suwinthawong Section of the MRT Orange Line (East Section) Project : Thailand Cultural Centre – Min Buri (Suwinthawong) (Contract 4) and Trackwork of the MRT Orange Line (East Section) Project: Thailand Cultural Centre – Min Buri (Suwinthawong) (Contract 6) of the Company regarding to the transferred right of claim agreement as discussed in Note 6 and the business security agreement dated May 4, 2017, according to the Business Security Act B.E. 2558 as collateral for credit facility obtained from such financial institution.

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On October 1, 2018, the Company obtained credit facility from another local financial institution totalling Baht 130.0 million, which consisted of:

<u>Type of Credit Facilities</u>	<u>Credit Line (Million Baht)</u>	<u>Interest Rate</u>	<u>Repayment Term</u>
Term loan (for land)	130.0	Minimum Loan Rate minus 1.25% per annum	At 60 monthly installments at Baht 2.2 million per month in periods 1 - 59 and Baht 0.2 million in period 60, commencing from November 2018

This borrowing is secured by the mortgage of land and construction thereon of the Company as discussed in Note 11.

Subsidiaries

On January 28, 2014, a subsidiary obtained credit facilities from a local financial institution totalling Baht 1,898 million for the subsidiary's operation to sell ready-mixed concrete and cast concrete. Subsequently on September 15, 2015, such subsidiary entered into the amendment agreement with such financial institution. The credit facilities are as follows:

<u>Type of Credit Facilities</u>	<u>Credit Line (Million Baht)</u>	<u>Interest Rate</u>	<u>Repayment Term</u>
a) Term loan (for land) (to drawdown at 75% of value based on sale and purchase land agreement not exceeding the amount of term loan)	211	Minimum Loan Rate minus 0.75% per annum	At 96 monthly installments not less than Baht 2.25 million per month in periods 1 - 19 and not less than Baht 2.35 million in periods 20 - 96
b) Term loan (for land development and infrastructure) (to drawdown at 60% of the actual value based on report of an outside appraisal firm registered with the financial institution not exceeding the amount of term loan)	413	Minimum Loan Rate minus 0.75% per annum	At 96 monthly installments not less than Baht 4.5 million per month in periods 1 - 19 and not less than Baht 5.4 million in periods 20 - 96
c) Term loan (for construct thereon and system) (to drawdown at 75% of the actual value based on report of an outside appraisal firm registered with the financial institution not exceeding the amount of term loan)	137	Minimum Loan Rate minus 0.75% per annum	At 84 monthly installments not less than Baht 2.2 million per month
d) Term loan (for purchases of machinery/equipment/component) (to drawdown at 75% of the actual value based on report of an outside appraisal firm registered with the financial institution)	957	Minimum Loan Rate minus 0.75% per annum	At 84 monthly installments not less than Baht 12.2 million per month in periods 1 - 19 and not less than Baht 13.8 million in periods 20 - 84. Subsequently, on July 12, 2019, the subsidiary additionally drewdown long-term borrowing amounting to Baht 264 million.
e) Overdraft	30	Minimum Overdraft Rate	Review credit line every 12 months

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<u>Type of Credit Facilities</u>	<u>Credit Line (Million Baht)</u>	<u>Interest Rate</u>	<u>Repayment Term</u>
f) Letter of guarantee	100	- 1% per annum for letter of guarantee - 1.8% per annum for letter of credit - MOR for promissory note and trust receipt	Review credit line every 12 months
g) Credit facility for forward contract	50	Determined by financial institution	Review credit line every 12 months
Total	<u>1,898</u>		

On January 29, 2014, another subsidiary obtained credit facilities from a local financial institution totalling Baht 324.2 million for the subsidiary's operation dredge and sale sand, which consisted of:

<u>Type of Credit Facilities</u>	<u>Credit Line (Million Baht)</u>	<u>Interest Rate</u>	<u>Repayment Term</u>
a) Term loan (for port) (to drawdown at 75% of value based on sale and purchase land agreement as at transfer of ownership date)	236.2	- Minimum Loan Rate minus 0.75% per annum in the first year - Minimum Loan Rate minus 0.25% per annum in the following years	At 72 monthly installments not less than Baht 3.45 million per month
b) Term loan (for sand pit's land) (to drawdown at 50% of value based on sale and purchase land agreement as at transfer of ownership date)	50.0	- Minimum Loan Rate minus 0.75% per annum in the first year - Minimum Loan Rate minus 0.25% per annum in the following years	At 48 monthly installments not less than Baht 1.15 million per month
c) Credit facility for purchases of machinery and equipment (to drawdown at 50% of the actual value of construction of bucket sand washing machine and/or sand mining dredging boat completed 100% based on report of an outside appraisal firm registered with the financial institution)	18.0	- Minimum Loan Rate minus 0.75% per annum in the first year - Minimum Loan Rate minus 0.25% per annum in the following years	At 36 monthly installments not less than Baht 0.58 million per month
d) Overdraft	15.0	Minimum Overdraft Rate	Review credit line every 12 months
e) Letter of guarantee	5.0	1% per annum	Review credit line every 12 months
Total	<u>324.2</u>		

The subsidiaries' borrowings are secured by the mortgage of land and construction thereon and machinery of such subsidiaries to be constructed thereon as discussed in Note 11 and additionally guaranteed by the Company as discussed in Note 10. In addition, the subsidiaries have to maintain the condition in accordance with the loan agreements.

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17. DEBENTURES - Net

	Consolidated/Separate Financial Statements (In Thousand Baht)	
	September 30, 2019	December 31, 2018
	Debentures	2,940,000
Less: Deferred debenture underwriting fee	(21,392)	(9,328)
	2,918,608	930,672
Less: Portion due within one year	(438,962)	(435,589)
Net	2,479,646	495,083

Such debentures represented unsubordinated and unsecured debentures in registered name. The details are as follows:

Issuance and offering date	Amount (In Thousand Baht)		Term of debenture	Maturity date	Fixed interest rate (% per annum)
	September 30, 2019	December 31, 2018			
August 29, 2018	500,000	500,000	3 years	August 29, 2021	3.70
December 21, 2018	440,000	440,000	1 year	December 21, 2019	3.40
February 15, 2019	2,000,000	-	3 years	February 15, 2022	4.20
Total	2,940,000	940,000			

The Company is committed to comply with certain conditions as indicated in the prospectus such as maintaining financial ratio and others.

18. LIABILITIES UNDER FINANCE LEASE CONTRACTS - Net

The Company and the Unique Group have various finance lease contracts with several leasing companies covering certain fixed assets as discussed in Note 11. The contracts have the term for certain periods expiring up to 2024, the ownership of the assets under finance lease contracts will be transferred to the Company and the Unique Group when all payments are made to the leasing companies, which are summarized as follows:

	In Thousand Baht			
	Consolidated Financial Statements		Separate Financial Statements	
	September 30, 2019	December 31, 2018	September 30, 2019	December 31, 2018
Minimum lease payments	1,369,517	1,717,951	702,824	800,955
Less: Deferred interest	(75,020)	(109,729)	(40,084)	(53,857)
Present value of net minimum lease payments	1,294,497	1,608,222	662,740	747,098
Less: current portion due within one year - net deferred interest	(481,394)	(511,892)	(241,063)	(227,824)
Net	813,103	1,096,330	421,677	519,274

19. LEGAL RESERVE

Under the provision of the Public Company Limited Act B.E. 2535, the Company is required to set aside as reserve fund at least 5% of its annual net profit after deduction of the deficit brought forward (if any) until the reserve reaches 10% of authorized share capital. The reserve is not available for dividend distribution.

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20. DIVIDEND PAYMENTS

Payments of dividends during the nine-month periods ended September 30, 2019 and 2018 are as follows:

	Approved by	Dividend per Share (In Baht)	Number of Common Shares (In Shares)	Total Dividends (In Thousand Baht)	Payment Date
2019					
Dividends on 2018 earnings	2019 Annual General Shareholders' Meeting held on April 12, 2019	0.30	1,081,016,253	<u>324,305</u>	May 10, 2019
2018					
Dividends on 2017 earnings	2018 Annual General Shareholders' Meeting held on April 12, 2018	0.33	1,081,016,253	<u>356,735</u>	May 11, 2018

21. DEFERRED TAX ASSETS

Tax expense for each of the three-month periods ended September 30, 2019 and 2018 consisted of:

	In Thousand Baht			
	Consolidated Financial Statements		Separate Financial Statements	
	2019	2018	2019	2018
Tax expense (income) - current tax	20,404	50,338	(2,013)	27,257
Add (Less) : Tax effect from deferred tax of temporary differences				
- Tax benefit on loss carry-forwards	8,534	(71)	8,534	(70)
- Liabilities under finance lease contracts	(222)	(404)	(304)	(382)
- Provision for employee retirement benefit	852	(920)	612	(368)
- Inventories	14,928	(2,718)	-	-
- Depreciation	212	(60)	-	-
- Other non-current liability	217	193	33	9
Tax expense	<u>44,925</u>	<u>46,358</u>	<u>6,862</u>	<u>26,446</u>

Tax expense for each of the nine-month periods ended September 30, 2019 and 2018 consisted of:

	In Thousand Baht			
	Consolidated Financial Statements		Separate Financial Statements	
	2019	2018	2019	2018
Tax expense - current tax	161,557	174,353	86,494	106,214
Add (Less) : Tax effect from deferred tax of temporary differences				
- Tax benefit on loss carry-forwards	(14,005)	22	(14,005)	(161)
- Allowance for impairment of fixed asset	-	(3,374)	-	-
- Allowance for impairment of investment	-	-	-	(3,260)
- Liabilities under finance lease contracts	(2,224)	(1,999)	(1,158)	(1,262)
- Provision for employee retirement benefit	702	(2,778)	298	(1,115)
- Provision for other employee benefit	12	12	-	-
- Inventories	(4,966)	(22,249)	-	-
- Depreciation	493	(311)	-	-
- Other non-current liability	651	624	100	73
Tax expense	<u>142,220</u>	<u>144,300</u>	<u>71,729</u>	<u>100,489</u>

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Reconciliations between tax expense and accounting income multiplied by the applicable tax rate for each of the three-month periods ended September 30, 2019 and 2018 are as follows:

	In Thousand Baht			
	Consolidated Financial Statements		Separate Financial Statements	
	2019	2018	2019	2018
Accounting profit before tax	218,893	231,392	28,598	135,516
Income tax rate at 20%	43,779	46,278	5,720	27,103
Add (Less) : Tax effect on				
- non-utilized tax benefit on loss carry-forwards	76	(3,969)	72	(3,973)
- non-deductible expenses	1,070	4,049	1,070	3,316
Tax expense	44,925	46,358	6,862	26,446

Reconciliations between tax expense and accounting income multiplied by the applicable tax rate for each of the nine-month periods ended September 30, 2019 and 2018 are as follows:

	In Thousand Baht			
	Consolidated Financial Statements		Separate Financial Statements	
	2019	2018	2019	2018
Accounting profit before tax	673,915	688,937	320,436	475,907
Income tax rate at 20%	134,783	137,787	64,087	95,182
Add (Less) : Tax effect on				
- non-utilized tax benefit on loss carry-forwards	4,546	(314)	4,535	(513)
- non-deductible expenses	2,891	6,827	3,107	5,820
Tax expense	142,220	144,300	71,729	100,489

The details of deferred tax assets as at September 30, 2019 and December 31, 2018 are as follows:

	Consolidated Financial Statements (In Thousand Baht)			September 30, 2019
	December 31, 2018	(Charged) / Credited to		
		Profit for the period	Other comprehensive income for the period	
Loss carry-forwards	59,815	14,005	-	73,820
Allowance for impairment of fixed asset	11,554	-	-	11,554
Allowance for impairment of inventories	170	-	-	170
Allowance for doubtful account	2,390	-	-	2,390
Write-off investment in subsidiary	367	-	-	367
Liabilities under finance lease contracts	24,896	2,224	-	27,120
Provision for employee retirement benefit	19,852	(702)	-	19,150
Provision for other employee benefit	1,563	(12)	-	1,551
Inventories	23,516	4,966	-	28,482
Depreciation	372	(493)	-	(121)
Other non-current liability	2,827	(651)	-	2,176
Total	147,322	19,337	-	166,659

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	Separate Financial Statements (In Thousand Baht)			September 30, 2019
	December 31, 2018	(Charged) / Credited to		
		Profit for the period	Other comprehensive income for the period	
Loss carry-forwards	59,815	14,005	-	73,820
Allowance for impairment of fixed asset	3,000	-	-	3,000
Allowance for impairment of inventories	170	-	-	170
Allowance for doubtful account	2,390	-	-	2,390
Allowance for impairment of investment in subsidiary	10,240	-	-	10,240
Write-off investment in subsidiary	367	-	-	367
Liabilities under finance lease contracts	4,230	1,158	-	5,388
Provision for employee retirement benefit	10,761	(298)	-	10,463
Other non-current liability	438	(100)	-	338
Total	91,411	14,765	-	106,176

Unrecognised Deferred Tax Asset

As at September 30, 2019 and December 31, 2018, the Unique Group did not recognize deferred tax asset from loss carry forward totalling Baht 4.7 million and Baht 1.6 million, respectively, since it is not probable that future taxable profit will be available against which certain subsidiaries and joint operations can utilize the benefit therefore.

22. EARNINGS PER SHARE ATTRIBUTABLE TO OWNERS OF THE PARENT

Basic earnings per share attributable of the owner of the parent are determined by dividing the profit for each of the periods attributable to owners of the parent by the weighted average number of shares outstanding during the periods.

Weighted average number of shares (basic) for each of the three-month and nine-month periods ended September 30, 2019 and 2018 are as follows:

	In Million Shares	
	2019	2018
Number of shares outstanding as at beginning of period	1,081.0	1,081.0
Effect of shares issued during the period	-	-
Weighted average number of shares (basic)	1,081.0	1,081.0

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23. OPERATING SEGMENT

The operations of the Unique Group principally involve construction contracting and real estate development, and are mostly carried on in the single geographic area of Thailand.

The segment financial information of the Unique Group in the consolidated interim financial statements for each of the three-month periods ended September 30, 2019 and 2018, was as follows:

For the three-month period ended September 30, 2019 (In Million Baht)					
	Revenue from construction services	Revenue from sales of real estate	Total	Eliminated transactions	Net
Revenue from sales and services	4,008.7	-	4,008.7	(1,157.7)	2,851.0
Costs of sales and services	(3,831.0)	-	(3,831.0)	1,592.3	(2,238.7)
Gross margin	<u>177.7</u>	<u>-</u>	<u>177.7</u>	<u>434.6</u>	612.3
Other income					8.5
Administrative expenses					(198.9)
Management benefit expenses					(15.2)
Finance costs					(187.8)
Tax expense					<u>(44.9)</u>
Profit for the period					<u>174.0</u>

For the three-month period ended September 30, 2018 (In Million Baht)					
	Revenue from construction services	Revenue from sales of real estate	Total	Eliminated transactions	Net
Revenue from sales and services	4,329.8	-	4,329.8	(1,310.4)	3,019.4
Costs of sales and services	(4,289.6)	-	(4,289.6)	1,859.3	(2,430.3)
Gross margin	<u>40.2</u>	<u>-</u>	<u>40.2</u>	<u>548.9</u>	589.1
Other income					14.7
Administrative expenses					(220.9)
Management benefit expenses					(8.4)
Finance costs					(143.1)
Tax expense					<u>(46.4)</u>
Profit for the period					<u>185.0</u>

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The segment financial information of the Unique Group in the consolidated interim financial statements for each of the nine-month periods ended September 30, 2019 and 2018, was as follows:

For the nine-month period ended September 30, 2019 (In Million Baht)					
	Revenue from construction services	Revenue from sales of real estate	Total	Eliminated transactions	Net
Revenue from sales and services	12,173.9	-	12,173.9	(3,406.2)	8,767.7
Costs of sales and services	(11,430.2)	-	(11,430.2)	4,499.0	(6,931.2)
Gross margin	<u>743.7</u>	<u>-</u>	<u>743.7</u>	<u>1,092.8</u>	<u>1,836.5</u>
Other income					44.2
Administrative expenses					(641.6)
Management benefit expenses					(35.7)
Finance costs					(529.5)
Tax expense					(142.2)
Profit for the period					<u>531.7</u>

For the nine-month period ended September 30, 2018 (In Million Baht)					
	Revenue from construction services	Revenue from sales of real estate	Total	Eliminated transactions	Net
Revenue from sales and services	13,096.5	47.0	13,143.5	(4,213.0)	8,930.5
Costs of sales and services	(12,853.4)	(35.6)	(12,889.0)	5,766.5	(7,122.5)
Gross margin	<u>243.1</u>	<u>11.4</u>	<u>254.5</u>	<u>1,553.5</u>	<u>1,808.0</u>
Other income					39.8
Administrative expenses					(694.1)
Management benefit expenses					(26.0)
Finance costs					(438.8)
Tax expense					(144.3)
Profit for the period					<u>544.6</u>

24. LONG-TERM LEASE AGREEMENTS

As at September 30, 2019 and December 31, 2018, the Company and the Unique Group have various lease agreements covering its land and offices, which will expire during 2019 to 2021. The totals of future minimum lease payments under non-cancellable operating leases for each period are as follows:

	In Thousand Baht			
	Consolidated Financial Statements		Separate Financial Statements	
	September 30, 2019	December 31, 2018	September 30, 2019	December 31, 2018
Not later than 1 year	15,735	27,823	15,552	27,639
Later than 1 year and not later than 5 years	3,335	6,220	3,174	5,915
Total	<u>19,070</u>	<u>34,043</u>	<u>18,726</u>	<u>33,554</u>

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25. OTHERS

a) As at September 30, 2019 and December 31, 2018, the Company and the Unique Group had:

	In Million			
	Consolidated Financial Statements		Separate Financial Statements	
	September 30, 2019	December 31, 2018	September 30, 2019	December 31, 2018
1) Commitments under the agreement to purchase machinery and equipment and consultation under construction projects and service agreements and purchase orders of construction materials are as follows:				
a) Baht	13,821.0	13,560.2	15,750.8	15,212.8
b) U.S. Dollars	0.8	-	0.3	-
c) Euro	0.3	-	0.3	-
d) Chinese Yuan (CNY)	0.4	-	-	-
e) JPY	50.0	-	50.0	-
2) Letters of guarantee and other credit facilities issued by local financial institutions to various government agencies and local companies (Baht)	23,346.3	21,799.1	23,345.0	21,796.1
3) Unused letters of credit (Baht)	227.9	743.1	227.9	742.1

b) As at September 30, 2019 and December 31, 2018, the Company had forward exchange contracts totalling U.S. Dollars 3,973,853 with a local financial institution covering its foreign currency import payables for purchases of inventories and assets.

c) As at September 30, 2019 and December 31, 2018, the Company may be seized BID bond of Baht 61.3 million by Public Works Department, Bangkok Metropolitan Administration because the Company did not participate in the E-Auction project Hatairaj road (Suwintawong-Saimai) on February 26, 2008 according to the E-Auction's regulation since the representative of the Company who was assigned to participate in this auction being injured in a car accident. Subsequently on December 25, 2017, the Company paid to the Department of Public Works amounting to Baht 2 million, which was determined by the Administrative Court. Currently, the case is being considered by the Supreme Administrative Court. The ultimate outcome of this case cannot presently be determined.

d) As at September 30, 2019 and December 31, 2018, the Company had a legal case sued for the advance payment according to the agreement of Baht 217.2 million. The Court of Appeals determined that the Company had to pay to the plaintiff amounting to Baht 205.4 million and the plaintiff had to provide a bank guarantee with no expiry date to the Company on the date receiving money. This case is being determined by the Supreme Court. The ultimate outcome of this case cannot presently be determined. However, the Company has not recorded a provision for loss on this case based on the opinion of an independent legal advisor that no loss would incur from the determination of the Court of Appeals since the amount to be paid by the Company determined by the Court of Appeals is not considered as a damage but it represents advance payment to subcontractor according to the agreement, whereby, the subcontractor has to provide a bank guarantee to the Company which is in line with normal contract.

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e) As at September 30, 2019, the Unique Group had 3 litigation cases. The details are as follows:

	Amount (Million Baht)	Status of the Cases	Remark
Case 1	0.7	This case is being determined by the Court of Appeals.	A subsidiary company was sued for the damages. The Court of First Instance dismissed the case. This case is being determined by the Court of Appeals. The ultimate outcome of this case cannot presently be determined. Hence, the subsidiary company has not recorded any provision for loss for this case.
Case 2	90.6	This case is being determined by the Court of First Instance.	The Company opposed the sue for the service fee and opportunity loss from a subcontractor. This case is being determined by the Court of First Instance. The ultimate outcome of this case cannot presently be determined. Hence, the Company has not recorded any provision for loss for this case.
Case 3	0.9	This case is being determined by the Court of First Instance.	The Company was sued for wrongful case. This case is being determined by the Court of First Instance. The ultimate outcome of this case cannot presently be determined. Hence, the Company has not recorded any provision for loss for this case.

26. APPROVAL OF FINANCIAL STATEMENTS

The Company's directors have authorized these interim financial statements for issue on November 14, 2019.