

**ANNOUNCEMENT
EXTRAORDINARY GENERAL MEETING OF SHAREHOLDERS
PT KOTA SATU PROPERTI Tbk**

The Board of Directors of PT Kota Satu Properti Tbk (the "Company") are pleased to inform the Shareholders that the Company will hold an Extraordinary General Meeting of Shareholders ("Meeting") on Monday, December 14th, 2020.

Based on the Financial Services Authority Letter No. S-124 / D.04 / 2020 April 24, 2020, the Meeting can be held electronically by referring to POJK No. 16 / POJK.04 / 2020 concerning the Implementation of the General Meeting of Shareholders of Electronically and in accordance with the provisions of POJK No.15 / POJK.04 / 2020 concerning the Plans and Organizing of a General Meeting of Shareholders, and Article 21 paragraph 3 letter a of the Budget On the basis of the Company, Invitation for the Meeting will be delivered through the Company's website, the PT Bursa Efek Indonesia website and the KSEI website on November 20th, 2020

The Shareholders who have right to attend the Meeting are :

1. The Company's shareholders whose names are registered in the Register of Shareholders of the Company on November 19th, 2020 at 16:00 WIB (recording date)
2. Shareholders or the power of attorney of the Company's shareholders whose shares are included in collective custody at PT Kustodian Sentral Efek Indonesia (KSEI) or at custodian banks or at securities companies, namely those whose names are registered in the List of Account Holders at KSEI or custodian banks or companies effect on November 19th, 2020 at 4:00 p.m.WIB

Referring to the Financial Services Authority Regulation No.14 / POJK.04 / 2019 article 8A paragraph (2), the attendance quorum and the resolution of the GMS to increase capital are carried out with the following provisions :

- a. The GMS can be held if the GMS is attended by more than 1/2 (one half) of the total number of shares with valid voting rights owned by independent shareholders and shareholders who are not affiliated with a Public Company, members of the Board of Directors, members of the Board of Commissioners, major shareholder, or Controller.
- b. The resolution of the GMS as referred to in letter a is valid if it is approved by more than 1/2 (one half) of the total shares with valid voting rights owned by independent shareholders and shareholders who are not affiliated with the Public Company. members of the Board of Directors, members of the Board of Commissioners, major shareholders, or controllers.
- c. In the event that the quorum as referred to in letter a is not achieved, a second GMS may be held if the GMS is attended by more than 1/2 (one half) of the total shares with valid voting rights owned by independent shareholders and shareholders who are not parties. affiliated with a Public Company, members of the Board of Directors, members of the Board of Commissioners, major shareholders, or controllers.

- d. The decision of the second GMS is valid if it is approved by more than 1/2 (one half) of the total shares with valid voting rights owned by independent shareholders and shareholders who are not affiliated with the Public Company, members of the Board of Directors, members of the Board. Commissioners, major shareholders, or controllers who attend the GMS.
- e. In the event that the quorum of attendance at the second GMS as referred to in letter c is not achieved, the third GMS can be held provided that the third GMS is valid and has the right to make decisions if it is attended by independent shareholders and shareholders who are not affiliated with the Public Company, members of the Board of Directors, members The Board of Commissioners, major shareholder, or controller of shares with valid voting rights, in the attendance quorum determined by the Financial Services Authority at the request of the Public Company.
- f. The decision of the third GMS is valid if it is approved by independent shareholders and shareholders who are not affiliated with the Public Company, members of the Board of Directors, members of the Board of Commissioners, major shareholders, or controllers who represent more than 50% (fifty percent) of the shares owned. by independent shareholders and shareholders who are not affiliated with the Public Company, members of the Board of Directors, members of the Board of Commissioners, holders.

Any proposal raised by Shareholders will be accommodated in Meeting's Agenda if it meets the requirements set out in the Financial Services Authority Regulation No.15 / POJK.04 / 2020 and must submit a written meeting agenda proposal to the Company's Directors no later than 7 (seven) days before the date of the Meeting's Invitation.

Semarang, November 5th, 2020
PT Kota Satu Properti Tbk
The Directors