

APPENDIX VII DOCUMENTS DELIVERED TO THE REGISTRAR OF COMPANIES AND DOCUMENTS ON DISPLAY

A. DOCUMENTS DELIVERED TO THE REGISTRAR OF COMPANIES OF HONG KONG

The documents attached to the copy of this document and delivered to the Registrar of Companies in Hong Kong for registration were, among other documents:

- (a) a copy of the [REDACTED];
- (b) the written consents referred to in paragraph headed “Appendix VI — Statutory and General Information — D. Other Information — 10. Consent of Experts” in this document; and
- (c) copies of each of the material contracts referred to in paragraph headed “Appendix VI — Statutory and General Information — B. Further Information about Our Business — 1. Summary of material contracts” in this document.

B. DOCUMENTS ON DISPLAY

Copies of the following documents will be available on display on the website of the Stock Exchange at www.hkexnews.hk and our website at www.yxxxny.cn for a period of 14 days from the date of this document:

- (a) the Memorandum of Association and the Articles of Association;
- (b) the Accountant’s Report for each of the three years ended December 31, 2021 from PricewaterhouseCoopers, the text of which is set out in “Appendix I — Accountant’s Report” to this document;
- (c) the audited financial statements of the Group for the three years ended December 31, 2021;
- (d) the report on unaudited [REDACTED] financial information from PricewaterhouseCoopers, the text of which is set out in “Appendix II — Unaudited [REDACTED] Financial Information” to this document;
- (e) the letter of advice prepared by Appleby summarizing certain aspects of the Cayman Islands company law as referred to in “Appendix V — Summary of the Constitution of our Company and Cayman Islands Company Law” in this document;
- (f) the Companies Act;
- (g) the Independent Technical Report, the text of which is set out in Appendix III to this document;
- (h) the material contracts referred to in the paragraph headed “Appendix VI — Statutory and General Information — B. Further Information About Our Business — 1. Summary of the material contracts” in this document;

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- (i) the service contracts and letters of appointment with Directors, referred to in the paragraph headed “Appendix VI — Statutory and General Information — C. Further Information about Our Directors and Substantial Shareholders — 2. Particulars of Service Contracts” in this document;
- (j) the Share Option Scheme;
- (k) the written consents referred to in the paragraph headed “Appendix VI — Statutory and General Information — D. Other Information — 10. Consent of experts” in this document;
- (l) the legal opinion prepared by Tian Yuan Law Firm, our PRC Legal Advisers, in respect of certain aspects of our Group and our property interests in the PRC;
- (m) the industry report prepared by Frost & Sullivan referred to in the section headed “Industry Overview” of this document; and
- (n) the property valuation report prepared by Roma Appraisals Limited, our independent property valuer, the text of which is set out in Appendix IV to this document.