TEN REN TEA CO., LTD.
PARENT COMPANY ONLY
FINANCIAL STATEMENTS
WITH INDEPENDENT AUDITORS' REPORT
FOR THE YEARS ENDED
DECEMBER 31, 2021 AND 2020

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The reader is advised that these parent company only financial statements have been prepared originally in Chinese. In the event of a conflict between these financial statements and the original Chinese version or difference in interpretation between the two versions, the Chinese language financial statements shall prevail.

Independent Auditors' Report Translated from Chinese

To Ten Ren Tea Co., Ltd.

Opinion

We have audited the accompanying parent company only balance sheets of Ten Ren Tea Co., Ltd. (the "Company") as of December 31, 2021 and 2020, and the related parent company only statements of comprehensive income, changes in equity and cash flows for the years ended December 31, 2021 and 2020, and notes to the parent company only financial statements including the summary of significant accounting policies (together "the parent company only financial statements").

In our opinion, the parent company only financial statements referred to above present fairly, in all material respects, the financial position of the Company as of December 31, 2021 and 2020, and its financial performance and cash flows for the years ended December 31, 2021 and 2020, in conformity with the requirements of the Regulations Governing the Preparation of Financial Reports by Securities Issuers.

Basis for Opinion

We conducted our audits in accordance with the Regulations Governing Auditing and Attestation of Financial Statements by Certified Public Accountants and auditing standards generally accepted in the Republic of China. Our responsibilities under those standards are further described in the Auditors' Responsibilities for the Audit of the Parent Company Only Financial Statements section of our report. We are independent of the Company in accordance with the Norm of Professional Ethics for Certified Public Accountant of the Republic of China (the "Norm"), and we have fulfilled our other ethical responsibilities in accordance with the Norm. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.

Key Audit Matters

Key audit matters are those matters that, in our professional judgment, were of most significance in our audit of 2021 parent company only financial statements. These matters were addressed in the context of our audit of the parent company only financial statements as a whole, and in forming our opinion thereon, and we do not provide a separate opinion on these matters.

<u>Inventory management</u>

As of December 31, 2021, the Company's net inventories amounted to NT$253,888 thousand, accounting for 11% of total assets, which are significant to the parent company only financial statements. As products are sold through multiple stores and numerous inventory items are distributed across multiple warehouses and stores, we consider the management and control over inventory quantities as a key audit matter.

The audit procedures we performed included but not limited to: understanding the internal control over the management of inventory quantities; reviewing the inventory counting plan, including the control for cut-off for receiving and shipping of goods and the control for the inventory movement during physical inventory count period; selecting major storage locations to perform on-site observation of physical inventory counts to verify the quantities and status of inventories; comparing quantities counted with quantities booked to ensure the accuracy and completeness of inventory quantities.

We also evaluated the adequacy of disclosure of inventories. Please refer to Note 6 of the parent company only financial statements.

Revenue recognition – accuracy and completeness of retail sales revenue

For the year ended December 31, 2021, the Company recognized revenue in the amount of NT$1,765,510 thousand. As products are sold through multiple retail stores, their daily sales records are collected and summarized through the point-of-sale (POS) system, and transaction details are generated simultaneously and transferred to the accounting system to make relevant accounting entries. As retail sales are made directly to customers comprising of voluminous number of transactions, we consider the accuracy and completeness of retail sales revenue as a key audit matter.

The audit procedures we performed included but are not limited to: understanding and testing the effectiveness of general computer control environment related to the POS system; selecting samples to check whether the merchandise master file data in the POS system is properly maintained and approved by authorized personnel; examining scheduling of uploading data and transferring data between systems; selecting samples to check whether detail of daily cash receipt report of each retail stores is consistent with sales revenue ledger to ensure sales revenue generated from retail stores are accurate and complete.

We also evaluated the adequacy of disclosure of revenue. Please refer to Note 6 of the parent company only financial statements.

Responsibilities of Management and Those Charged with Governance for the Parent Company Only Financial Statements

Management is responsible for the preparation and fair presentation of the parent company only financial statements in accordance with the requirements of the Regulations Governing the Preparation of Financial Reports by Securities Issuers and for such internal control as management determines is necessary to enable the preparation of parent company only financial statements that are free from material misstatement, whether due to fraud or error.

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

Those charged with governance, including supervisors, are responsible for overseeing the financial reporting process of the Company.

Auditor's Responsibilities for the Audit of the Parent Company Only Financial Statements

Our objectives are to obtain reasonable assurance about whether the parent company only financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance but is not a guarantee that an audit conducted in accordance with auditing standards generally accepted in the Republic of China will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these parent company only financial statements.

As part of an audit in accordance with auditing standards generally accepted in the Republic of China, we exercise professional judgment and maintain professional skepticism throughout the audit. We also:

1. Identify and assess the risks of material misstatement of the parent company only financial statements, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.

2. Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the internal control of the Company.

3. Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by management.

4. Conclude on the appropriateness of management's use of the going concern basis of accounting and, based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that may cast significant doubt on the ability to continue as a going concern of the Company. If we conclude that a material uncertainty exists, we are required to draw attention in our auditor's report to the related disclosures in the parent company only financial statements or, if such disclosures are inadequate, to modify our opinion. Our conclusions are based on the audit evidence obtained up to the date of our auditor's report. However, future events or conditions may cause the Company to cease to continue as a going concern.

5. Evaluate the overall presentation, structure, and content of the parent company only financial statements, including the accompanying notes, and whether the parent company only financial statements represent the underlying transactions and events in a manner that achieves fair presentation.

6. Obtain sufficient appropriate audit evidence regarding the financial information of the entities or business activities within the Company to express an opinion on the parent company only financial statements. We are responsible for the direction, supervision, and performance of the group audit. We remain solely responsible for our audit opinion.

We communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that we identify during our audit.

We also provide those charged with governance with a statement that we have complied with relevant ethical requirements regarding independence, and to communicate with them all relationships and other matters that may reasonably be thought to bear on our independence, and where applicable, related safeguards.

From the matters communicated with those charged with governance, we determine those matters that were of most significance in the audit of 2021 parent company only financial statements and are therefore the key audit matters. We describe these matters in our auditor's report unless law or regulation precludes public disclosure about the matter or when, in extremely rare circumstances, we determine that a matter should not be communicated in our report because the adverse consequences of doing so would reasonably be expected to outweigh the public interest benefits of such communication.

Lu, Chian Uen

Liu, Hui Yuan

Ernst & Young, Taiwan

March 15, 2022

Notice to Readers

The accompanying parent company only financial statements are intended only to present the financial positions, results of operations and cash flows in accordance with accounting principles and practices generally accepted in the Republic of China and not those of any other jurisdictions. The standards, procedures, and practices to audit such parent company only financial statements are those generally accepted and applied in the Republic of China.

Accordingly, the accompanying parent company only financial statements and report of independent auditors are not intended for use by those who are not informed about the accounting principles or auditing standards generally accepted in the Republic of China, and their application in practice. As the financial statements are the responsibility of the management, Ernst & Young cannot accept any liability for the use of, or reliance on, the English translation or for any errors or misunderstandings that may derive from the translation.

English Translation of Parent Company Only Financial Statements Originally Issued in Chinese

TEN REN TEA CO., LTD
PARENT COMPANY ONLY BALANCE SHEETS
As of December 31, 2021 and December 31, 2020
(Expressed in Thousands of New Taiwan Dollars)

Assets		December 31, 2021		December 31, 2020	
Contents	Notes	Amount	%	Amount	%
Current assets					
Cash and cash equivalents	4 and 6.(1)	$152,678	7	$292,271	12
Financial assets measured at amortized cost – current	4, 6.(2) and 8	70,075	3	1,350	-
Notes receivable, net	4, 6.(5) and 7	6,455	-	5,937	-
Accounts receivable, net	4 and 6.(6)	202,394	9	162,298	7
Accounts receivable–related parties, net	4, 6.(6) and 7	33,685	2	33,490	1
Other receivables	7	61	-	424	-
Inventories	4 and 6.(7)	253,888	11	256,165	11
Prepayments		2,940	-	2,709	-
Other current assets		3,510	-	723	-
Total current assets		725,686	32	755,367	31
Non-current assets					
Financial assets at fair value through profit or loss – non-current	4 and 6.(3)	-	-	-	-
Financial assets at fair value through other comprehensive income – non-current	4 and 6.(4)	80,133	4	93,746	4
Investments accounted for using the equity method	4 and 6.(8)	305,830	13	343,082	14
Property, plant and equipment	4, 6.(9) and 8	851,373	37	891,622	38
Right-of-use assets	4 and 6.(18)	286,029	13	294,821	12
Intangible assets	4 and 6.(10)	3,689	-	5,627	-
Deferred tax assets	4 and 6.(22)	4,800	-	4,193	-
Other non-current assets		9,509	-	2,638	-
Refundable deposits		26,309	1	27,470	1
Total non-current assets		1,567,672	68	1,663,199	69
Total assets		$2,293,358	100	$2,418,566	100

The accompanying notes are an integral part of the parent company only financial statements.

TEN REN TEA CO., LTD
PARENT COMPANY ONLY BALANCE SHEETS
As of December 31, 2021 and December 31, 2020
(Expressed in Thousands of New Taiwan Dollars)

Liabilities and Equity		December 31, 2021		December 31, 2020	
Contents	Notes	Amount	%	Amount	%
Current liabilities					
Short-term loans	6.(11)	$190,000	8	$220,000	9
Contract liabilities – current	4 and 6.(16)	21,017	1	18,847	1
Notes payable	7	83,143	4	91,484	4
Accounts payable	7	32,624	1	27,682	1
Other payables	6.(12)	130,995	6	129,706	5
Current tax liabilities	4 and 6.(22)	12,209	-	14,115	1
Lease liabilities – current	4 and 6.(18)	92,246	4	94,334	4
Other current liabilities	7	8,658	-	7,730	-
Total current liabilities		570,892	24	603,898	25
Non-current liabilities					
Long-term loans	6.(13)	-	-	25,000	1
Deferred tax liabilities	4 and 6.(22)	52,392	2	48,633	2
Lease liabilities – non-current	4 and 6.(18)	200,896	9	202,923	8
Net defined benefit liabilities – non-current	4 and 6.(14)	386	-	25,488	1
Guarantee deposits	7	12,211	1	12,251	1
Total non-current liabilities		265,885	12	314,295	13
Total liabilities		836,777	36	918,193	38
Equity attributable to shareholders of the parent					
Capital stock	6.(15)				
Common stock		905,919	40	905,919	37
Capital surplus	6.(15)				
Treasury stock transactions		26,977	1	45,095	2
Others		1,173	-	958	-
		28,150	1	46,053	2
Retained earnings	6.(15)				
Legal reserve		380,987	17	375,590	16
Special reserve		3,547	-	3,547	-
Unappropriated earnings		69,449	3	59,967	2
		453,983	20	439,104	18
Other components of equity					
Exchange differences resulting from translating the financial statements of foreign operations		(2,906)	-	(2,254)	-
Unrealized gains or losses on financial assets measured at fair value through other comprehensive income		73,409	3	113,525	5
		70,503	3	111,271	5
Treasury stock	4 and 6.(15)	(1,974)	-	(1,974)	-
Total equity		1,456,581	64	1,500,373	62
Total liabilities and equity		$2,293,358	100	$2,418,566	100

The accompanying notes are an integral part of the parent company only financial statements.

English Translation of Parent Company Only Financial Statements Originally Issued in Chinese

TEN REN TEA CO., LTD

PARENT COMPANY ONLY STATEMENTS OF COMPREHENSIVE INCOME

For the Years Ended December 31, 2021 and 2020

(Expressed in Thousands of New Taiwan Dollars, Except for Earnings Per Share)

Contents	Notes	For the years ended December 31			
		2021		2020	
		Amount	%	Amount	%
Operating revenues	4, 6.(16) and 7	$1,765,510	100	$1,900,257	100
Operating costs	4, 6.(7), 6.(19) and 7	(781,014)	(44)	(809,451)	(43)
Gross profit		984,496	56	1,090,806	57
Unrealized gross profit		(85)	-	(84)	-
Realized gross profit		517	-	162	-
		984,928	56	1,090,884	57
Operating expenses	6.(10), 6.(14), 6.(18), 6.(19) and 7				
Selling expenses		(813,599)	(46)	(867,370)	(46)
Administrative expenses		(147,263)	(9)	(153,119)	(8)
Research and development expenses		(5,638)	-	(4,997)	-
Expected credit (losses) gains	6.(17)	(2,950)	-	2,421	-
Subtotal		(969,450)	(55)	(1,023,065)	(54)
Operating income		15,478	1	67,819	3
Non-operating income and expenses	4, 6.(20) and 7				
Interest income		196	-	324	-
Other income		13,095	1	13,765	1
Other gains and losses		18,003	1	(12,178)	(1)
Finance costs		(6,051)	-	(6,607)	-
Share of profit or loss of associates and joint ventures accounted for using the equity method	4 and 6.(8)	11,108	-	6,093	-
Subtotal		36,351	2	1,397	-
Income before tax		51,829	3	69,216	3
Income tax expense	4 and 6.(22)	(8,701)	-	(12,163)	(1)
Net Income		43,128	3	57,053	2
Other comprehensive income (loss)	4 and 6.(21)				
Items that will not be reclassified subsequently to profit or loss					
Remeasurements of defined benefit plans	4 and 6.(14)	20,232	1	(3,853)	-
Unrealized gains or losses from equity instruments investments measured at fair value through other comprehensive income		8,076	-	(10,548)	(1)
Share of other comprehensive income (loss) of associates and joint ventures accounted for using the equity method, which will not be reclassified subsequently to profit or loss		(35,791)	(2)	(11,384)	(1)
Income tax related to items that will not be reclassified subsequently	4, 6.(21) and 6.(22)	(4,046)	-	771	-
Items that may be reclassified subsequently to profit or loss					
Share of other comprehensive income (loss) of associates and joint ventures accounted for using the equity method, which may be reclassified subsequently to profit or loss	4 and 6.(8)	(652)	-	(5)	-
Total other comprehensive income (loss), net of tax		(12,181)	(1)	(25,019)	(2)
Total comprehensive income		$30,947	2	$32,034	-
Earnings per share (NTD)					
Earnings per share-basic	6.(23)	$0.48		$0.63	
Earnings per share-diluted	6.(23)	$0.48		$0.63	

The accompanying notes are an integral part of the parent company only financial statements.

TEN REN TEA CO., LTD

PARENT COMPANY ONLY STATEMENTS OF CHANGES IN EQUITY

For the Years Ended December 31, 2021 and 2020

(Expressed in Thousands of New Taiwan Dollars)

			Retained Earnings			Other Components of Equity			
Contents	Common Stock	Capital Surplus	Legal Reserve	Special Reserve	Unappropriated Earnings	Exchange Differences Resulting From Translating the Financial Statements of Foreign Operations	Unrealized Gains or Losses on Financial Assets Measured at Fair Value Through Other Comprehensive Income	Treasury Stock	Total
Balance as of January 1, 2020	$905,919	$46,130	$359,931	$3,547	$166,602	$(2,249)	$135,457	$(2,524)	$1,612,813
Appropriation and distribution of 2019 retained earnings									
Legal reserve	-	-	15,659	-	(15,659)	-	-	-	-
Cash dividends	-	-	-	-	(144,947)	-	-	-	(144,947)
Net income in 2020	-	-	-	-	57,053	-	-	-	57,053
Other comprehensive income (loss) in 2020	-	-	-	-	(3,082)	(5)	(21,932)	-	(25,019)
Total comprehensive income (loss)	-	-	-	-	53,971	(5)	(21,932)	-	32,034
Disposal of parent company stocks by subsidiaries deemed as treasury stock transactions	-	(77)	-	-	-	-	-	550	473
Balance as of December 31, 2020	$905,919	$46,053	$375,590	$3,547	$59,967	$(2,254)	$113,525	$(1,974)	$1,500,373
Balance as of January 1, 2021	$905,919	$46,053	$375,590	$3,547	$59,967	$(2,254)	$113,525	$(1,974)	$1,500,373
Appropriation and distribution of 2020 retained earnings									
Legal reserve	-	-	5,397	-	(5,397)	-	-	-	-
Cash dividends	-	-	-	-	(54,355)	-	-	-	(54,355)
Cash dividends distributed through capital surplus	-	(18,118)	-	-	-	-	-	-	(18,118)
Other changes in capital surplus									
Dividends unclaimed by shareholders	-	215	-	-	-	-	-	-	215
Net income in 2021	-	-	-	-	43,128	-	-	-	43,128
Other comprehensive income (loss) in 2021	-	-	-	-	16,186	(652)	(27,715)	-	(12,181)
Total comprehensive income (loss)	-	-	-	-	59,314	(652)	(27,715)	-	30,947
Disposal of equity instruments investments measured at fair value through other comprehensive income	-	-	-	-	9,920	-	(12,401)	-	(2,481)
Balance as of December 31, 2021	$905,919	$28,150	$380,987	$3,547	$69,449	$(2,906)	$73,409	$(1,974)	$1,456,581

The accompanying notes are an integral part of the parent company only financial statements.

English Translation of Parent Company Only Financial Statements Originally Issued in Chinese

TEN REN TEA CO., LTD

PARENT COMPANY ONLY STATEMENTS OF CASH FLOWS

For the Years Ended December 31, 2021 and 2020

(Expressed in Thousands of New Taiwan Dollars)

Contents	For the years ended December 31	
	2021	2020
	Amount	Amount
Cash flows from operating activities:		
Income before income tax	$51,829	$69,216
Adjustments:		
Adjustments to reconcile profit (loss):		
Depreciation expense	159,620	162,277
Amortization expense	2,910	2,934
Expected credit (gains) losses	2,950	(2,421)
Interest expense	6,051	6,607
Interest income	(196)	(324)
Dividend income	(3,481)	(3,076)
Share of profit or loss of associates and joint ventures accounted for using the equity method	(11,108)	(6,093)
Gains (losses) on disposal of property, plant, and equipment	(26,238)	1,570
Unrealized gross profit	85	84
Realized gross profit	(517)	(162)
Gain on rent concession	(5,533)	(6,192)
Gain from lease modification	(65)	(73)
Changes in operating assets and liabilities:		
Notes receivable	(518)	(502)
Accounts receivable	(43,046)	62,583
Accounts receivable-related parties	(195)	(6,567)
Other receivables	363	11,328
Inventories	2,277	37,168
Prepayments	(231)	531
Other current assets	(2,787)	1,168
Contract liabilities	2,170	(372)
Notes payable	(8,341)	(8,479)
Accounts payable	4,942	(8,325)
Other payables	1,289	(33,337)
Other current liabilities	928	(879)
Net defined benefit liabilities	(4,870)	(5,233)
Cash generated from operations	128,288	273,431
Interest received	196	324
Interest paid	(6,051)	(6,607)
Income taxes paid	(13,982)	(16,609)
Net cash generated by operating activities	108,451	250,539

Contents	For the years ended December 31	
	2021	2020
	Amount	Amount
Cash flows from investing activities:		
Acquisition of financial assets at fair value through other comprehensive income or loss	(15,861)	(8,164)
Proceeds from disposal of financial assets at fair value through other comprehensive income or loss	37,549	-
Acquisition of financial assets measured at amortized cost	(69,075)	-
Proceeds from disposal of financial assets measured at amortized cost	350	-
Acquisition of property, plant and equipment	(21,785)	(31,514)
Proceeds from disposal of property, plant and equipment	38,486	631
Refundable deposits received	(732)	(3,338)
Refundable deposits refunded	1,893	3,155
Acquisition of intangible assets	(972)	(1,416)
Increase in other non-current assets	(12,307)	(13,517)
Decrease in other non-current assets	434	563
Dividends received	15,830	14,320
Net cash used in investing activities	(26,190)	(39,280)
Cash flows from financing activities:		
Increase in short-term loans	190,000	555,000
Decrease in short-term loans	(220,000)	(430,000)
Increase in long-term loans	-	25,000
Decrease in long-term loans	(25,000)	-
Guarantee deposits received	-	392
Guarantee deposits paid	(40)	(914)
Cash payments for the principal portion of the lease liabilities	(94,556)	(96,664)
Cash dividends	(72,473)	(144,947)
Dividends unclaimed by shareholders	215	-
Net cash used in financing activities	(221,854)	(92,133)
Net (decrease) increase in cash and cash equivalents	(139,593)	119,126
Cash and cash equivalents, beginning of year	292,271	173,145
Cash and cash equivalents, end of year	$152,678	$292,271

The accompanying notes are an integral part of the parent company only financial statements.

English Translation of Parent Company Only Financial Statements Originally Issued in Chinese

TEN REN TEA CO., LTD.

NOTES TO PARENT COMPANY ONLY FINANCIAL STATEMENTS

FOR THE YEARS ENDED DECEMBER 31, 2021 and 2020

(Expressed in Thousands of New Taiwan Dollars unless Otherwise Specified)

1. History and organization

Ten Ren Tea Co., Ltd. ("the Company") was incorporated in December 1975. The main activities of the Company are manufacturing and sale of tea, tea sets and beverages. In March 2000, in order to actively promote the new tea culture, the fusion tea house of "CHA for TEA" was established to develop a diversified tea culture. The Company's common shares were publicly listed on the Taiwan Stock Exchange (TWSE) in January 1999 and the address of its registered office and principal place of business is 6F, No.107, Sec. 4, Zhongxiao E. Rd, Taipei City, Taiwan.

2. Date and procedures of authorization of financial statements for issue

The parent company only financial statements of the Company for the years ended December 31, 2021 and 2020 were authorized for issue by the Board of Directors on March 15, 2022.

3. Newly issued or revised standards and interpretations

(1) Changes in accounting policies resulting from applying for the first-time certain standards and amendments

The Company applied for the first time International Financial Reporting Standards, International Accounting Standards, and Interpretations issued, revised, or amended which are recognized by Financial Supervisory Commission ("FSC") and become effective for annual periods beginning on or after January 1, 2021. The adoption of these new standards and amendments had no material impact on the Group.

(2) Standards or interpretations issued, revised, or amended, by International Accounting Standards Board ("IASB") which are endorsed by FSC, but not yet adopted by the Company as at the end of the reporting period are listed below:

Item	New, Revised or Amended Standards and Interpretations	Effective Date issued by IASB
a	Narrow-scope amendments of IFRS, including Amendments to IFRS 3, Amendments to IAS 16, Amendments to IAS 37, and the Annual Improvements	January 1, 2022

A. Narrow-scope amendments of IFRS, including Amendments to IFRS 3, Amendments to IAS 16, Amendments to IAS 37 and the Annual Improvements

(a) Updating a Reference to the Conceptual Framework (Amendments to IFRS 3)
The amendments updated IFRS 3 by replacing a reference to an old version of the Conceptual Framework for Financial Reporting with a reference to the latest version, which was issued in March 2018. The amendments also added an exception to the recognition principle of IFRS 3 to avoid the issue of potential "day 2" gains or losses arising for liabilities and contingent liabilities. Additionally, the amendments clarify existing guidance in IFRS 3 for contingent assets that would not be affected by replacing the reference to the Conceptual Framework.

(b) Property, Plant and Equipment: Proceeds before Intended Use (Amendments to IAS 16)
The amendments prohibit a company from deducting from the cost of property, plant and equipment amounts received from selling items produced while the company is preparing the asset for its intended use. Instead, a company will recognise such sales proceeds and related cost in profit or loss.

(c) Onerous Contracts - Cost of Fulfilling a Contract (Amendments to IAS 37)
The amendments clarify what costs a company should include as the cost of fulfilling a contract when assessing whether a contract is onerous.

(d) Annual Improvements to IFRS Standards 2018 – 2020

Amendment to IFRS 1
The amendment simplifies the application of IFRS 1 by a subsidiary that becomes a first-time adopter after its parent in relation to the measurement of cumulative translation differences.

Amendment to IFRS 9 Financial Instruments
The amendment clarifies the fees a company includes when assessing whether the terms of a new or modified financial liability are substantially different from the terms of the original financial liability.

Amendment to Illustrative Examples Accompanying IFRS 16 Leases
The amendment to Illustrative Example 13 accompanying IFRS 16 modifies the treatment of lease incentives relating to lessee's leasehold improvements.

Amendment to IAS 41

The amendment removes a requirement to exclude cash flows from taxation when measuring fair value thereby aligning the fair value measurement requirements in IAS 41 with those in other IFRS Standards.

The abovementioned standards and interpretations were issued by IASB and endorsed by FSC so that they are applicable for annual periods beginning on or after January 1, 2022. The Company is still currently evaluating the potential impact of the aforementioned standards and interpretations listed under (A), it is not practicable to estimate their impact on the Company at this point in time.

(3) Standards or interpretations issued, revised or amended by IASB, which are not yet endorsed by FSC, and not yet adopted by the Company as at the end of the reporting period are listed below:

Items	New, Revised or Amended Standards and Interpretations	Effective Date issued by IASB
a	IFRS 10 "Consolidated Financial Statements" and IAS 28 "Investments in Associates and Joint Ventures" – Sale or Contribution of Assets between an Investor and its Associate or Joint Ventures	To be determined by IASB
b	IFRS 17 "Insurance Contracts"	January 1, 2023
c	Amendments to IAS 1 "Presentation of Financial Statements" – Classification of Liabilities as Current or Non-current	January 1, 2023
d	Amendments to IAS 1 "Presentation of Financial Statements" – Disclosure Initiative - Accounting Policies	January 1, 2023
e	Amendments to IAS 8 "Accounting Policies, Changes in Accounting Estimates and Errors" – Definition of Accounting Estimates	January 1, 2023
f	Amendments to IAS 12 "Deferred Tax related to Assets and Liabilities arising from a Single Transaction"	January 1, 2023

A. IFRS 10 "Consolidated Financial Statements" ("IFRS 10") and IAS 28 "Investments in Associates and Joint Ventures" – Sale or Contribution of Assets between an Investor and its Associate or Joint Ventures ("IAS 28")

The amendments address the inconsistency between the requirements in IFRS 10 and IAS 28, in dealing with the loss of control of a subsidiary that is contributed to an associate or a joint venture. IAS 28 restricts gains and losses arising from contributions of non-monetary assets to an associate or a joint venture to the extent of the interest attributable to the other equity holders in the associate or joint ventures. IFRS 10 requires full profit or loss recognition on the loss of control of the subsidiary. IAS 28 was amended so that the gain or loss resulting from the sale of contribution of assets that constitute a business as defined in IFRS 3 "*Business Combinations*" (IFRS 3) between an investor and its associate or joint venture is recognized in full.

IFRS 10 was also amended so that the gains or losses resulting from the sale or contribution of a subsidiary that does not constitute a business as defined in IFRS 3 between an investor and its associate or joint venture is recognized only to the extent of the unrelated investors' interests in the associate or joint venture.

B. IFRS 17 Insurance Contracts

IFRS 17 provides a comprehensive model for insurance contracts, covering all relevant accounting aspects (including recognition, measurement, presentation, and disclosure requirements). The core of IFRS 17 is the General (building block) Model, under this model, on initial recognition, an entity shall measure a group of insurance contracts at the total of the fulfilment cash flows and the contractual service margin. The carrying amount of a group of insurance contracts at the end of each reporting period shall be the sum of the liability for remaining coverage and the liability for incurred claims.

Other than the General Model, the standard also provides a specific adaptation for contracts with direct participation features (the Variable Fee Approach) and a simplified approach (Premium Allocation Approach) mainly for short-duration contracts.

IFRS 17 was issued in May 2017 and it was amended in 2020 and 2021. The amendments include deferral of the date of initial application of IFRS 17 by two years to annual beginning on or after January 1, 2023 (from the original effective date of January 1, 2021); provide additional transition reliefs; simplify some requirements to reduce the costs of applying IFRS 17 and revise some requirements to make the results easier to explain. IFRS 17 replaces an interim Standard – IFRS 4 *"Insurance Contracts"* – from annual reporting periods beginning on or after January 1, 2023.

C. Classification of Liabilities as Current or Non-current – Amendments to IAS 1

These are the amendments to paragraphs 69-76 of IAS 1 "*Presentation of Financial Statements*" and the amended paragraphs related to the classification of liabilities as current or non-current.

D. Disclosure Initiative - Accounting Policies – Amendments to IAS 1

The amendments improve accounting policy disclosures that to provide more useful information to investors and other primary users of the financial statements.

E. Definition of Accounting Estimates – Amendments to IAS 8

The amendments introduce the definition of accounting estimates and included other amendments to IAS 8 "*Accounting Policies, Changes in Accounting Estimates and Errors*" to help companies distinguish changes in accounting estimates from changes in accounting policies.

F. Deferred Tax related to Assets and Liabilities arising from a Single Transaction – Amendments to IAS 12

The amendments narrow the scope of the recognition exemption in paragraphs 15 and 24 of IAS 12 so that it no longer applies to transactions that, on initial recognition, give rise to equal taxable and deductible temporary differences.

The abovementioned standards and interpretations issued by IASB have not yet endorsed by FSC at the date when the Company's financial statements were authorized for issue, the local effective dates are to be determined by FSC. As the Company is still currently determining the potential impact of the standards and interpretations listed under (A), (D), (E) and (F), it is not practicable to estimate their impact on the Company at this point in time. The remaining new or amended standards and interpretations have no material impact on the Company.

4. Summary of significant accounting policies

(1) Statement of compliance

The parent company only financial statements of the Company for the years ended December 31, 2021 and 2020 have been prepared in accordance with the Regulations Governing the Preparation of Financial Reports by Securities Issuers ("the Regulations").

(2) Basis of preparation

The Company prepared parent company only financial statements in accordance with Article 21 of the Regulations, which provided that the profit or loss and other comprehensive income for the period presented in the parent company only financial statements shall be the same as the profit or loss and other comprehensive income attributable to shareholders of the parent presented in the consolidated financial statements for the period, and the total equity presented in the parent company only financial statements shall be the same as the equity attributable to the parent company presented in the consolidated financial statements. Therefore, the Company accounted for its investments in subsidiaries using equity method and, accordingly, made necessary adjustments.

The parent company only financial statements have been prepared on a historical cost basis, except for financial instruments that have been measured at fair value. The parent company only financial statements are expressed in thousands of New Taiwan Dollars ("NT$") unless otherwise stated.

(3) Foreign currency transactions

The Company's parent company only financial statements are presented in NT$, which is also the Company's functional currency.

Transactions in foreign currencies are initially recorded by the Company at their respective functional currency rates prevailing at the date of the transaction. Monetary assets and liabilities denominated in foreign currencies are retranslated at the functional currency closing rate of exchange ruling at the reporting date. Non-monetary items measured at fair value in a foreign currency are translated using the exchange rates at the date when the fair value is determined. Non-monetary items that are measured at historical cost in a foreign currency are translated using the exchange rates as at the dates of the initial transactions.

All exchange differences arising on the settlement of monetary items or on translating monetary items are taken to profit or loss in the period in which they arise except for the following:

A. Exchange differences arising from foreign currency borrowings for an acquisition of a qualifying asset to the extent that they are regarded as an adjustment to interest costs are included in the borrowing costs that are eligible for capitalization.
B. Foreign currency items within the scope of IFRS 9 "*Financial Instruments*" are accounted for based on the accounting policy for financial instruments.
C. Exchange differences arising on a monetary item that forms part of a reporting entity's net investment in a foreign operation is recognized initially in other comprehensive income and reclassified from equity to profit or loss on disposal of the net investment.

When a gain or loss on a non-monetary item is recognized in other comprehensive income, any exchange component of that gain or loss is recognized in other comprehensive income. When a gain or loss on a non-monetary item is recognized in profit or loss, any exchange component of that gain or loss is recognized in profit or loss.

(4) Translation of financial statements in foreign currency

The Company's each foreign operation determines its own functional currency and items included in the financial statements of each entity are measured using that functional currency. The assets and liabilities of foreign operations are translated into NT$ at the closing rate of exchange prevailing at the reporting date and their income and expenses are translated at an average rate for the period. The exchange differences arising on the translation are recognized in other comprehensive income. On the disposal of a foreign operation, the cumulative amount of the exchange differences relating to that foreign operation, recognized in other comprehensive income and accumulated in the separate component of equity, is reclassified from equity to profit or loss when the gain or loss on disposal is recognized. The following partial disposals are accounted for as disposals:

A. when the partial disposal involves the loss of control of a subsidiary that includes a foreign operation; and
B. when the retained interest after the partial disposal of an interest in a joint arrangement or a partial disposal of an interest in an associate that includes a foreign operation is a financial asset that includes a foreign operation.

On the partial disposal of a subsidiary that includes a foreign operation that does not result in a loss of control, the proportionate share of the cumulative amount of the exchange differences recognized in other comprehensive income is re-attributed to the non-controlling interests in that foreign operation. In partial disposal of an associate or joint arrangement that includes a foreign operation that does not result in a loss of significant influence or joint control, only the proportionate share of the cumulative amount of the exchange differences recognized in other comprehensive income is reclassified to profit or loss.

Any goodwill and any fair value adjustments to the carrying amounts of assets and liabilities arising on the acquisition of a foreign operation are treated as assets and liabilities of the foreign operation and expressed in its functional currency.

(5) Current and non-current distinction

An asset is classified as current when:

A. The Company expects to realize the asset, or intends to sell or consume it, in its normal operating cycle.
B. The Company holds the asset primarily for the purpose of trading.
C. The Company expects to realize the asset within twelve months after the reporting period.
D. The asset is cash or cash equivalent unless the asset is restricted from being exchanged or used to settle a liability for at least twelve months after the reporting period.

All other assets are classified as non-current.

A liability is classified as current when:

A. The Company expects to settle the liability in its normal operating cycle.
B. The Company holds the liability primarily for the purpose of trading.
C. The liability is due to be settled within twelve months after the reporting period.
D. The Company does not have an unconditional right to defer settlement of the liability for at least twelve months after the reporting period. Terms of a liability that could, at the option of the counterparty, result in its settlement by the issue of equity instruments do not affect its classification.

All other liabilities are classified as non-current.

(6) Cash and cash equivalents

Cash and cash equivalents comprise cash on hand, demand deposits and short-term, highly liquid time deposits (including ones that have maturity within 3 months) or investments that are readily convertible to known amounts of cash and which are subject to an insignificant risk of changes in value.

(8) Financial instruments

Financial assets and financial liabilities are recognized when the Company becomes a party to the contractual provisions of the instrument.

Financial assets and financial liabilities within the scope of IFRS 9 "*Financial Instruments*" are recognized initially at fair value plus or minus, in the case of investments not at fair value through profit or loss, directly attributable transaction costs.

A. Financial instruments: Recognition and Measurement

The Company accounts for regular way purchase or sales of financial assets on the trade date.

The Company classified financial assets as subsequently measured at amortized cost, fair value through other comprehensive income or fair value through profit or loss considering both factors below:

A. the Company's business model for managing the financial assets and
B. the contractual cash flow characteristics of the financial asset

Financial assets measured at amortized cost

A financial asset is measured at amortized cost if both of the following conditions are met and presented as note receivables, accounts receivables, financial assets measured at amortized cost and other receivables etc., on balance sheet as at the reporting date:

(a) the financial asset is held within a business model whose objective is to hold financial assets in order to collect contractual cash flows and
(b) the contractual terms of the financial asset give rise on specified dates to cash flows that are solely payments of principal and interest on the principal amount outstanding.

Such financial assets are subsequently measured at amortized cost (the amount at which the financial asset is measured at initial recognition minus the principal repayments, plus or minus the cumulative amortization using the effective interest method of any difference between the initial amount and the maturity amount and adjusted for any loss allowance) and is not part of a hedging relationship. A gain or loss is recognized in profit or loss when the financial asset is derecognized, through the amortization process or in order to recognize the impairment gains or losses.

Interest revenue is calculated by using the effective interest method. This is calculated by applying the effective interest rate to the gross carrying amount of a financial asset except for:

(a) purchased or originated credit-impaired financial assets. For those financial assets, the Company applies the credit-adjusted effective interest rate to the amortized cost of the financial asset from initial recognition.
(b) financial assets that are not purchased or originated credit-impaired financial assets but subsequently have become credit-impaired financial assets. For those financial assets, the Company applies the effective interest rate to the amortized cost of the financial asset in subsequent reporting periods.

Financial asset measured at fair value through other comprehensive income

A financial asset is measured at fair value through other comprehensive income if both of the following conditions are met:

(a) the financial asset is held within a business model whose objective is achieved by both collecting contractual cash flows and selling financial assets and
(b) the contractual terms of the financial asset give rise on specified dates to cash flows that are solely payments of principal and interest on the principal amount outstanding.

Recognition of gain or loss on a financial asset measured at fair value through other comprehensive income are described as below:

(a) A gain or loss on a financial asset measured at fair value through other comprehensive income recognized in other comprehensive income, except for impairment gains or losses and foreign exchange gains and losses, until the financial asset is derecognized or reclassified.
(b) When the financial asset is derecognized the cumulative gain or loss previously recognized in other comprehensive income is reclassified from equity to profit or loss as a reclassification adjustment.
(c) Interest revenue is calculated by using the effective interest method. This is calculated by applying the effective interest rate to the gross carrying amount of a financial asset except for:
    (i) Purchased or originated credit-impaired financial assets. For those financial assets, the Company applies the credit-adjusted effective interest rate to the amortized cost of the financial asset from initial recognition.
    (ii) Financial assets that are not purchased or originated credit-impaired financial assets but subsequently have become credit-impaired financial assets. For those financial assets, the Company applies the effective interest rate to the amortized cost of the financial asset in subsequent reporting periods.

In addition, for certain equity investments within the scope of IFRS 9 that is neither held for trading nor contingent consideration recognized by an acquirer in a business combination to which IFRS 3 applies, the Company made an irrevocable election to present the changes of the fair value in other comprehensive income at initial recognition. Amounts presented in other comprehensive income shall not be subsequently transferred to profit or loss (when disposal of such equity instrument, its cumulated amount included in other components of equity is transferred directly to the retained earnings) and these investments should be presented as financial assets measured at fair value through other comprehensive income on the balance sheet. Dividends on such investment are recognized in profit or loss unless the dividends clearly represent a recovery of part of the cost of investment.

Financial asset measured at fair value through profit or loss

Financial assets were classified as measured at amortized cost or measured at fair value through other comprehensive income based on aforementioned criteria. All other financial assets were measured at fair value through profit or loss and presented on the balance sheet as financial assets measured at fair value through profit or loss.

Such financial assets are measured at fair value, the gains or losses resulting from remeasurement is recognized in profit or loss which includes any dividend or interest received on such financial assets.

B. Impairment of financial assets

The Company recognizes a loss allowance for expected credit losses on financial asset measured at amortized cost.

The Company measures expected credit losses of a financial instrument in a way that reflects:

(a) an unbiased and probability-weighted amount that is determined by evaluating a range of possible outcomes
(b) the time value of money; and
(c) reasonable and supportable information that is available without undue cost or effort at the reporting date about past events, current conditions, and forecasts of future economic conditions

The loss allowance is measures as follows:

(a) At an amount equal to 12-month expected credit losses: the credit risk on a financial asset has not increased significantly since initial recognition or the financial asset is determined to have low credit risk at the reporting date. In addition, the Company measures the loss allowance at an amount equal to lifetime expected credit losses in the previous reporting period but determines at the current reporting date that the credit risk on a financial asset has increased significantly since initial recognition is no longer met.
(b) At an amount equal to the lifetime expected credit losses: the credit risk on a financial asset has increased significantly since initial recognition or financial asset that is purchased or originated credit-impaired financial asset.
(c) For accounts receivables or contract assets arising from transactions within the scope of IFRS 15, the Company measures the loss allowance at an amount equal to lifetime expected credit losses.
(d) For lease receivables arising from transactions within the scope of IFRS 16, the Company measures the loss allowance at an amount equal to lifetime expected credit losses.

At each reporting date, the Company needs to assess whether the credit risk on a financial asset has increased significantly since initial recognition by comparing the risk of a default occurring at the reporting date and the risk of default occurring at initial recognition. Please refer to Note 12 for further details on credit risk.

C. <u>Derecognition of financial assets</u>

A financial asset is derecognized when:

(a) The rights to receive cash flows from the asset have expired.
(b) The Company has transferred the asset and substantially all the risks and rewards of the asset have been transferred.
(c) The Company has neither transferred nor retained substantially all the risks and rewards of the asset but has transferred control of the asset.

On derecognition of a financial asset in its entirety, the difference between the carrying amount and the consideration received or receivable including any cumulative gain or loss that had been recognized in other comprehensive income, is recognized in profit or loss.

D. <u>Financial liabilities and equity</u>

<u>Classification between liabilities or equity</u>

The Company classifies the instrument issued as a financial liability or an equity instrument in accordance with the substance of the contractual arrangement and the definitions of a financial liability, and an equity instrument.

Equity instruments

An equity instrument is any contract that evidences a residual interest in the assets of an entity after deducting all its liabilities. The transaction costs of an equity transaction are accounted for as a deduction from equity (net of any related income tax benefit) to the extent they are incremental costs directly attributable to the equity transaction that otherwise would have been avoided.

Financial liabilities

Financial liabilities within the scope of IFRS 9 *"Financial Instruments"* are classified as financial liabilities at fair value through profit or loss or financial liabilities measured at amortized cost upon initial recognition.

Financial liabilities at amortized cost

Financial liabilities measured at amortized cost include interest bearing loans and borrowings that are subsequently measured using the effective interest rate method after initial recognition. Gains and losses are recognized in profit or loss when the liabilities are derecognized as well as through the effective interest rate method amortization process.

Amortized cost is calculated by taking into account any discount or premium on acquisition and fees or transaction costs.

Derecognition of financial liabilities

A financial liability is derecognized when the obligation under the liability is discharged or cancelled or expires.

When an existing financial liability is replaced by another from the same lender on substantially different terms, or the terms of an existing liability are substantially modified (whether or not attributable to the financial difficulty of the debtor), such an exchange or modification is treated as a derecognition of the original liability and the recognition of a new liability, and the difference in the respective carrying amounts and the consideration paid, including any non-cash assets transferred or liabilities assumed, is recognized in profit or loss.

E. Offsetting of financial instruments

Financial assets and financial liabilities are offset and the net amount reported in the balance sheet if, and only if, there is a currently enforceable legal right to offset the recognized amounts and there is an intention to settle on a net basis, or to realize the assets and settle the liabilities simultaneously.

(8) Fair value measurement

Fair value is the price that would be received to sell an asset or paid to transfer a liability in an orderly transaction between market participants at the measurement date. The fair value measurement is based on the presumption that the transaction to sell the asset or transfer the liability takes place either:

A. In the principal market for the asset or liability, or
B. In the absence of a principal market, in the most advantageous market for the asset or liability

The principal or the most advantageous market must be accessible to by the Company.

The fair value of an asset or a liability is measured using the assumptions that market participants would use when pricing the asset or liability, assuming that market participants in their economic best interest.

A fair value measurement of a non-financial asset takes into account a market participant's ability to generate economic benefits by using the asset in its highest and best use or by selling it to another market participant that would use the asset in its highest and best use.

The Company uses valuation techniques that are appropriate in the circumstances and for which sufficient data are available to measure fair value, maximizing the use of relevant observable inputs and minimizing the use of unobservable inputs.

(9) Inventories

Inventories are valued at lower of cost and net realizable value item by item.

Costs incurred in bringing each inventory to its present location and condition are accounted for as follows:

Raw materials and merchandise	－ Purchase costs on a weighted-average basis
Finished goods and work in progress	－ Cost of direct materials and labor and a proportion of manufacturing overheads based on normal operating capacity but excluding borrowing costs.

Rendering of services is accounted in accordance with IFRS 15 and not within the scope of inventories.

(10) Investments accounted for using the equity method

The Company accounted for its investments in subsidiaries using the equity method and made necessary adjustments in accordance with Article 21 of the Regulations. The current period net income or loss and other comprehensive income or loss in the parent company only financial statements are the same as the net income or loss and other comprehensive income or loss attributable to shareholders of the parent in the consolidated financial statements. Additionally, the equity in the parent company only financial statements is the same as the equity attributable to shareholders of the parent in the consolidated financial statements. Such adjustments were made in consideration of accounting treatments to account for its investments in subsidiaries in the consolidated financial statements under IFRS 10 "*Consolidated Financial Statements*"" and differences in application of the IFRSs from different reporting entity's perspectives, and the Company recorded such adjustments by crediting or debiting to investments accounted for using the equity method, share of profit or loss of subsidiaries, associates and joint ventures and share of other comprehensive income of subsidiaries, associates and joint ventures.

Under the equity method, the investment in the associate is carried in the balance sheet at cost and adjusted thereafter for the post-acquisition change in the Company's share of net assets of the associate. After the interest in the associate is reduced to zero, additional losses are provided for, and a liability is recognized, only to the extent that the Company has incurred legal or constructive obligations or made payments on behalf of the associate. Unrealized gains and losses resulting from transactions between the Company and the associate are eliminated to the extent of the Company's related interest in the associate.

When changes in the net assets of an associate occur and not those that are recognized in profit or loss or other comprehensive income and do not affects the Company's percentage of ownership interests in the associate, the Company recognizes such changes in equity based on its percentage of ownership interests. The resulting capital surplus recognized will be reclassified to profit or loss at the time of disposing the associate on a pro rata basis.

When the associate issues new stock, and the Company's interest in an associate is reduced or increased as the Company fails to acquire shares newly issued in the associate proportionately to its original ownership interest, the increase or decrease in the interest in the associate is recognized in Additional Paid in Capital and Investment accounted for using the equity method. When the interest in the associate is reduced, the cumulative amounts previously recognized in other comprehensive income are reclassified to profit or loss or other appropriate items. The aforementioned capital surplus recognized is reclassified to profit or loss on a pro rata basis when the Company disposes the associate.

The financial statements of the associate are prepared for the same reporting period as the Company. Where necessary, adjustments are made to bring the accounting policies in line with those of the Company.

The Company determines at each reporting date whether there is any objective evidence that the investment in the associate is impaired in accordance with IAS 28 "*Investments in Associates and Joint Ventures*". If this is the case the Company calculates the amount of impairment as the difference between the recoverable amount of the associate and its carrying value and recognizes the amount in the 'share of profit or loss of an associate' in the statement of comprehensive income in accordance with IAS 36 "*Impairment of Assets*". In determining the value in use of the investment, the Company estimates:

A. Its share of the present value of the estimated future cash flows expected to be generated by the associate, including the cash flows from the operations of the associate and the proceeds on the ultimate disposal of the investment; or
B. The present value of the estimated future cash flows expected to arise from dividends to be received from the investment and from its ultimate disposal.

Because goodwill that forms part of the carrying amount of an investment in an associate is not separately recognized, it is not tested for impairment separately by applying the requirements for impairment testing goodwill in IAS 36 *"Impairment of Assets"*.

Upon loss of significant influence over the associate, the Company measures and recognizes any retaining investment at its fair value. Any difference between the carrying amount of the associate upon loss of significant influence and the fair value of the retaining investment and proceeds from disposal is recognized in profit or loss.

(11) Property, plant and equipment

Property, plant, and equipment is stated at cost, net of accumulated depreciation and accumulated impairment losses, if any. Such cost includes the cost of dismantling and removing the item and restoring the site on which it is located and borrowing costs for construction in progress if the recognition criteria are met. Each part of an item of property, plant and equipment with a cost that is significant in relation to the total cost of the item is depreciated separately. When significant parts of property, plant and equipment are required to be replaced in intervals, the Company recognized such parts as individual assets with specific useful lives and depreciation, respectively. The carrying amount of those parts that are replaced is derecognized in accordance with the derecognition provisions of IAS 16 "*Property, Plant, and Equipment*". When a major inspection is performed, its cost is recognized in the carrying amount of the plant and equipment as a replacement if the recognition criteria are satisfied. All other repair and maintenance costs are recognized in profit or loss as incurred.

Depreciation is calculated on a straight-line basis over the estimated economic lives of the following assets:

Items	The Company
Buildings	40 ~ 55
Machinery and equipment	5 ~ 8
Transportation equipment	3 ~ 6
Office equipment	5 ~ 10
Furnitures and fixtures	3 ~ 10
Other equipment	4 ~ 10

An item of property, plant and equipment and any significant part initially recognized is derecognized upon disposal or when no future economic benefits are expected from its use or disposal. Any gain or loss arising on derecognition of the asset is recognized in profit or loss.

The assets’ residual values, useful lives and methods of depreciation are reviewed at each financial year end and adjusted prospectively, if appropriate.

(12) Leases

The Company assesses whether the contract is, or contains, a lease. A contract is, or contains, a lease if the contract conveys the right to control the use of an identified asset for a period of time in exchange for consideration. To assess whether a contract conveys the right to control the use of an identified asset for a period of time, the Company assesses whether, throughout the period of use, has both of the following:

A. the right to obtain substantially all of the economic benefits from use of the identified asset; and
B. the right to direct the use of the identified asset

For a contract that is, or contains, a lease, the Company accounts for each lease component within the contract as a lease separately from non-lease components of the contract. For a contract that contains a lease component and one or more additional lease or non-lease components, the Company allocates the consideration in the contract to each lease component on the basis of the relative stand-alone price of the lease component and the aggregate stand-alone price of the non-lease components. The relative stand-alone price of lease and non-lease components shall be determined on the basis of the price the lessor, or a similar supplier, would charge the Company for that component, or a similar component, separately. If an observable stand-alone price is not readily available, the Company estimates the stand-alone price, maximising the use of observable information.

Company as a lessee

Except for leases that meet and elect short-term leases or leases of low-value assets, the Company recognizes right-of-use asset and lease liability for all leases which the Company is the lessee of those lease contracts.

At the commencement date, the Company measures the lease liability at the present value of the lease payments that are not paid at that date. The lease payments are discounted using the interest rate implicit in the lease, if that rate can be readily determined. If that rate cannot be readily determined, the Company uses its incremental borrowing rate. At the commencement date, the lease payments included in the measurement of the lease liability comprise the following payments for the right to use the underlying asset during the lease term that are not paid at the commencement date:

A. fixed payments (including in-substance fixed payments), less any lease incentives receivable;
B. variable lease payments that depend on an index or a rate, initially measured using the index or rate as at the commencement date
C. amounts expected to be payable by the lessee under residual value guarantees
D. the exercise price of a purchase option if the Company is reasonably certain to exercise that option; and
E. payments of penalties for terminating the lease, if the lease term reflects the lessee exercising an option to terminate the lease

After the commencement date, the Company measures the lease liability on an amortised cost basis, which increases the carrying amount to reflect interest on the lease liability by using an effective interest method; and reduces the carrying amount to reflect the lease payments made.

At the commencement date, the Company measures the right-of-use asset at cost. The cost of the right-of-use asset comprises:

A. the amount of the initial measurement of the lease liability
B. any lease payments made at or before the commencement date, less any lease incentives received
C. any initial direct costs incurred by the lessee; and
D. an estimate of costs to be incurred by the lessee in dismantling and removing the underlying asset, restoring the site on which it is located or restoring the underlying asset to the condition required by the terms and conditions of the lease

For subsequent measurement of the right-of-use asset, the Company measures the right-of-use asset at cost less any accumulated depreciation and any accumulated impairment losses. That is, the Company measures the right-of-use applying a cost model.

If the lease transfers ownership of the underlying asset to the Company by the end of the lease term or if the cost of the right-of-use asset reflects that the Company will exercise a purchase option, the Company depreciates the right-of-use asset from the commencement date to the end of the useful life of the underlying asset. Otherwise, the Company depreciates the right-of-use asset from the commencement date to the earlier of the end of the useful life of the right-of-use asset or the end of the lease term.

The Company applies IAS 36 “Impairment of Assets” to determine whether the right-of-use asset is impaired and to account for any impairment loss identified.

Except for those leases that the Company accounted for as short-term leases or leases of low-value assets, the Company presents right-of-use assets and lease liabilities in the balance sheet and separately presents lease-related interest expense and depreciation charge in the statements of comprehensive income.

For short-term leases or leases of low-value assets, the Company elects to recognize the lease payments associated with those leases as an expense on either a straight-line basis over the lease term or another systematic basis.

For the rent concession arising as a direct consequence of the Covid-19 pandemic, the Company elected not to assess whether it is a lease modification but accounted it as a variable lease payment and the practical expedient has been applied to such rent concessions.

Company as a lessor

At inception of a contract, the Company classifies each of its leases as either an operating lease or a finance lease. A lease is classified as a finance lease if it transfers substantially all the risks and rewards incidental to ownership of an underlying asset. A lease is classified as an operating lease if it does not transfer substantially all the risks and rewards incidental to ownership of an underlying asset. At the commencement date, the Company recognizes assets held under a finance lease in its balance sheet and present them as receivables at an amount equal to the net investment in the lease.

For a contract that contains lease components and non-lease components, the Company allocates the consideration in the contract applying IFRS 15.

The Company recognizes lease payments from operating leases as rental income on either a straight-line basis or another systematic basis. Variable lease payments for operating leases that do not depend on an index or a rate are recognized as rental income when incurred.

(13) Intangible assets

Intangible assets acquired separately are measured on initial recognition at cost. Following initial recognition, intangible assets are carried at cost less any accumulated amortization and accumulated impairment losses, if any. Internally generated intangible assets, excluding capitalized development costs, are not capitalized and expenditure is reflected in profit or loss for the year in which the expenditure is incurred.

Intangible assets with finite lives are amortized over the useful economic life and assessed for impairment whenever there is an indication that the intangible asset may be impaired. The amortization period and the amortization method for an intangible asset with a finite useful life is reviewed at least at the end of each financial year. Changes in the expected useful life or the expected pattern of consumption of future economic benefits embodied in the asset is accounted for by changing the amortization period or method, as appropriate, and are treated as changes in accounting estimates.

Gains or losses arising from derecognition of an intangible asset are measured as the difference between the net disposal proceeds and the carrying amount of the asset and are recognized in profit or loss when the asset is derecognized.

A summary of the policies applied to the Company's intangible assets is as follows:

	Computer Software
Useful lives	3-5years
Amortization method used	Amortized on a straight- line basis over the estimated useful life
Internally generated or acquired	Acquired

(14) Impairment of non-financial assets

The Company assesses at the end of each reporting period whether there is any indication that an asset in the scope of IAS 36 *Impairment of Assets* may be impaired. If any such indication exists, or when annual impairment testing for an asset is required, the Company estimates the asset's recoverable amount. An asset's recoverable amount is the higher of an asset's or cash-generating unit's ("CGU") fair value less costs to sell and its value in use and is determined for an individual asset, unless the asset does not generate cash inflows that are largely independent of those from other assets or group of assets. Where the carrying amount of an asset or CGU exceeds its recoverable amount, the asset is considered impaired and is written down to its recoverable amount.

For assets excluding goodwill, an assessment is made at each reporting date as to whether there is any indication that previously recognized impairment losses may no longer exist or may have decreased. If such indication exists, the Company estimates the asset's or cash-generating unit's recoverable amount. A previously recognized impairment loss is reversed only if there has been an increase in the estimated service potential of an asset which in turn increases the recoverable amount. However, the reversal is limited so that the carrying amount of the asset does not exceed its recoverable amount, nor exceed the carrying amount that would have been determined, net of depreciation, had no impairment loss been recognized for the asset in prior years.

An impairment loss of continuing operations or a reversal of such impairment loss is recognized in profit or loss.

(15) Treasury shares

Own equity instruments which are reacquired (treasury shares) are recognized at cost and deducted from equity. Any difference between the carrying amount and the consideration is recognized in equity.

(16) Revenue recognition

The Company's revenue arising from contracts with customers are primarily related to sale of goods. The accounting policies are explained as follows:

Sale of goods

The Company manufactures and sells goods. Sales are recognized when control of the goods is transferred to the customer and the goods are delivered to the customers (the customer has the control of an asset refers to the ability to direct the use of, and obtain substantially all of the remaining benefits from, the asset.), and revenue is recognized based on the consideration stated in the contract.

The credit period of the Company's sale of goods is from 100 to 120 days. For most of the contracts, when the Company transfers the goods to customers and has a right to an amount of consideration that is unconditional, these contracts are recognized as accounts receivables. The Company usually collects the payments shortly after transfer of goods to customers; therefore, there is no significant financing component to the contract. For some of the contracts, as part of the consideration is collected from customers at the time of contract signing, the Company undertakes the obligation to transfer the goods later on and therefore it is recognized as a contract liability.

For some of Company's sale of goods transactions, when the ownership of goods is transferred to customers, points of the customer loyalty program are given to the Company's customers according to the transaction price. These points will provide customers with discounts when purchasing goods before the end of the following year. The Company allocates the transaction price to the sales of goods and points given based on the relative stand-alone selling price of the goods sold and points given. The transaction price allocated to the goods sold is recognized as revenue when the ownership of goods is transferred to customers and the remaining amount received is recognized as a contract liability.

The Company's retail customers are entitled to future purchase discounts from the points earned. When the customer uses points or the points are overdue at the end of the following year, these points given are recognized as revenue and related contract liabilities are adjusted.

The period between the transfers of contract liabilities to revenue is usually within one year, thus, no significant financing component arises.

(17) Post-employment benefits

All regular employees of the Company are entitled to a pension plan that is managed by an independently administered pension fund committee. Fund assets are deposited under the committee's name in the specific bank account and hence, not associated with the Company. Therefore, fund assets are not included in the Company's parent company only financial statements.

For the defined contribution plan, the Company will make a monthly contribution of no less than 6% of the monthly wages of the employees subject to the plan. The Company recognizes expenses for the defined contribution plan in the period in which the contribution becomes due.

Post-employment benefit plan that is classified as a defined benefit plan uses the Projected Unit Credit Method to measure its obligations and costs based on actuarial assumptions. Re-measurements, comprising of the effect of the actuarial gains and losses, the effect of the asset ceiling (excluding net interest) and the return on plan assets, excluding net interest, are recognized as other comprehensive income with a corresponding debit or credit to retained earnings in the period in which they occur. Past service costs are recognized in profit or loss on the earlier of:

A. the date of the plan amendment or curtailment, and
B. the date that the Company recognizes restructuring-related costs

Net interest is calculated by applying the discount rate to the net defined benefit liability or asset, both as determined at the start of the annual reporting period, taking account of any changes in the net defined benefit liability (asset) during the period as a result of contribution and benefit payment.

(19) Income taxes

Income tax expense (income) is the aggregate amount included in the determination of profit or loss for the period in respect of current tax and deferred tax.

Current income tax

Current income tax assets and liabilities for the current and prior periods are measured at the amount expected to be recovered from or paid to the taxation authorities, using the tax rates and tax laws that have been enacted or substantively enacted by the end of the reporting period. Current income tax relating to items recognized in other comprehensive income or directly in equity is recognized in other comprehensive income or equity and not in profit or loss.

The income tax for undistributed earnings is recognized as income tax expense in the subsequent year when the distribution proposal is approved by the Shareholders' meeting.

Deferred tax

Deferred tax is provided on temporary differences at the reporting date between the tax bases of assets and liabilities and their carrying amounts for financial reporting purposes.

Deferred tax liabilities are recognized for all taxable temporary differences, except:

A. Where the deferred tax liability arises from the initial recognition of goodwill or of an asset or liability in a transaction that is not a business combination and, at the time of the transaction, affects neither the accounting profit nor taxable profit or loss
B. In respect of taxable temporary differences associated with investments in subsidiaries, associates, and interests in joint arrangements, where the timing of the reversal of the temporary differences can be controlled and it is probable that the temporary differences will not reverse in the foreseeable future.

Deferred tax assets are recognized for all deductible temporary differences, carry forward of unused tax credits and unused tax losses, to the extent that it is probable that taxable profit will be available against which the deductible temporary differences, and the carry forward of unused tax credits and unused tax losses can be utilized, except:

A. Where the deferred tax asset relating to the deductible temporary difference arises from the initial recognition of an asset or liability in a transaction that is not a business combination and, at the time of the transaction, affects neither the accounting profit nor taxable profit or loss
B. In respect of deductible temporary differences associated with investments in subsidiaries, associates and interests in joint arrangements, deferred tax assets are recognized only to the extent that it is probable that the temporary differences will reverse in the foreseeable future and taxable profit will be available against which the temporary differences can be utilized.

Deferred tax assets and liabilities are measured at the tax rates that are expected to apply in the year when the asset is realized or the liability is settled, based on tax rates and tax laws that have been enacted or substantively enacted at the reporting date. The measurement of deferred tax assets and deferred tax liabilities reflects the tax consequences that would follow from the manner in which the Company expects, at the end of the reporting period, to recover or settle the carrying amount of its assets and liabilities. Deferred tax relating to items recognized outside profit or loss is recognized outside profit or loss. Deferred tax items are recognized in correlation to the underlying transaction either in other comprehensive income or directly in equity. Deferred tax assets are reassessed at each reporting date and are recognized accordingly.

Deferred tax assets and deferred tax liabilities are offset, if a legally enforceable right exists to set off current income tax assets against current income tax liabilities and the deferred taxes relate to the same taxable entity and the same taxation authority.

5. Significant accounting judgements, estimates and assumptions

The preparation of the Company's parent company only financial statements require management to make judgements, estimates and assumptions that affect the reported amounts of revenues, expenses, assets and liabilities, and the disclosure of contingent liabilities, at the end of the reporting period. However, uncertainty about these assumption and estimate could result in outcomes that require a material adjustment to the carrying amount of the asset or liability affected in future periods.

Estimates and assumptions

The key assumptions concerning the future and other key sources of estimation uncertainty at the reporting date, that have a significant risk of causing a material adjustment to the carrying amounts of assets and liabilities within the next financial year are discussed below.

Revenue recognition – Customer loyalty program

The Company utilizes statistical techniques to estimate the fair value of points awarded under the customer loyalty program. The parameters used in the estimation include assumptions for expected redemption rates, product mix available for redemption in the future and customer preferences. When points issued by this program have not expired, this estimate is subject to significant uncertainty; please refer to Note 6. (16) for details.

6. Contents of significant accounts

(1) Cash and cash equivalents

	As of December 31,	
	2021	2020
Cash on hand and petty cash	$3,490	$4,167
Demand deposits	132,192	228,005
Checking accounts	16,996	31,669
Time deposits	-	28,430
Total	$152,678	$292,271

(2) Financial assets measured at amortized cost – current

	As of December 31,	
	2021	2020
Time deposits	$69,075	$-
Pledged time deposits	1,000	1,350
Subtotal (total carrying amount)	70,075	1,350
Less: loss allowance	-	-
Total	$70,075	$1,350

The Company classified certain financial assets as financial assets measured at amortized cost. Please refer to Note 6. (17) for more details on loss allowance and Note 8 for more details on financial assets measured at amortized cost under pledge. Please refer to Note 12 for more details on credit risk.

(3) Financial assets at fair value through profit or loss – non-current

	As of December 31,	
	2021	2020
Financial assets mandatorily measured at fair value:		
ASIA PACIFIC FEDERATION OF INDUSTRY AND COMMERCE CO., LTD.	$-	$-

None of the aforementioned assets measured at fair value through profit or loss were pledged.

(4) Financial assets at fair value through other comprehensive income, non-current

	As of December 31,	
	2021	2020
Equity instrument investments measured at fair value through other comprehensive income – non-current:		
Listed company stocks	$80,133	$93,746

The Company classifies certain financial assets as financial assets at fair value through other comprehensive income and none of the aforementioned assets were pledged.

In consideration of the Company's investment strategy, the Company disposed of and derecognized partial equity instrument investments measured at fair value through other comprehensive income. Details on derecognition of such investments for the years ended December 31, 2021 and 2020 were as follows:

	For the years ended December 31,	
	2021	2020
Fair value on the date of disposal	$37,549	$-
Cumulative gains(losses) reclassified to retained earnings due to derecognition	12,401	-

(5) Notes receivable

	As of December 31,	
	2021	2020
Notes receivable (total carrying amount)	$6,455	$5,937
Less: loss allowance	-	-
Total	$6,455	$5,937

Notes receivables were not pledged.

The Company follows the requirement of IFRS 9 to assess the impairment. Please refer to Note 6. (17) for more details on loss allowance and Note 12 for details on credit risk.

(6) Accounts receivable and accounts receivable-related parties

	As of December 31,	
	2021	2020
Accounts receivable	$205,310	$162,926
Less: loss allowance	(2,916)	(628)
Subtotal	202,394	162,298
Accounts receivable – related parties	34,349	33,492
Less: loss allowance	(664)	(2)
Subtotal	33,685	33,490
Total	$236,079	$195,788

Accounts receivables were not pledged.

The payment term of accounts receivable is generally within 100-120 days. The total carrying amount as of December 31, 2021 and 2020 were NT$239,659 thousand and NT$196,418 thousand, respectively. Please refer to Note 6. (17) for more details on loss allowance of accounts receivables for the years ended December 31, 2021 and 2020. Please refer to Note 12 for more details on credit risk management.

(7) Inventories

	As of December 31,	
	2021	2020
By-products	$264	$146
Raw materials	97,630	100,467
Work in process	51,292	47,811
Finished goods	70,138	69,957
Merchandise	34,564	37,784
Total	$253,888	$256,165

(a) The cost of inventories recognized as expense is as follows:

	For the years ended December 31,	
	2021	2020
Cost of inventories sold	$780,016	$807,192
Gains on reversal of and loss on write-down of inventories	(154)	454
Loss on inventory scrap	1,139	1,014
Inventory shortage on physical count	13	791
Operating costs	$781,014	$809,451

Due to the obsolescence inventories sold in 2021, the Company had recognized gain from price recovery of inventory in the amount of NT$154 thousand for the year ended December 31, 2021.

(b) None of the aforementioned inventories were pledged.

(8) Investments accounted for using the equity method

	As of December 31,			
	2021		2020	
Investees	Carrying amount	Percentage of ownership (%)	Carrying amount	Percentage of ownership (%)
Investments in subsidiaries:				
TEN REN ENTERPRISE CO., LTD.	$79,676	100.00%	$85,756	100.00%
TEN REN TRADING SDN.BHD	3,829	51.00%	4,060	51.00%
TEN REN TEA CO. (S) PTE LTD.	-	99.80%	-	99.80%
TEN REN TEA (HONG KONG) LIMITED	221,556	83.00%	250,237	83.00%
TEN REN (JAPAN) CO., LTD.	769	100.00%	3,029	100.00%
Total	$305,830		$343,082	

Investments in subsidiaries are presented as “investments accounted for using the equity method” and necessary evaluation adjustments are made accordingly.

The Company’s investments in TEN REN TRADING SDN.BHD, TEN REN TEA CO. (S) PTE LTD. AND TEN REN (JAPAN) CO., LTD are not materially significant to the Company. Therefore, for the years ended December 31, 2021 and 2020, the share of profit or loss of subsidiaries accounted for using the equity method was recognized by NT$(2,066) thousand and NT$(3,410) thousand, respectively, and the exchange differences on translation of foreign operations was recognized by NT$(582) thousand NT$(147) thousand, respectively, based on these subsidiaries’ unaudited financial statements for the same periods.

In addition to above, for the years ended December 31, 2021 and 2020, the Company recognized the share of profit or loss of subsidiaries accounted for using the equity method by NT$13,174 thousand and NT$9,503 thousand, respectively, and recognized the exchange differences on translation of foreign operations by NT$(70) thousand NT$142 thousand, respectively, based on financial statements of these investees that have been audited for the same periods.

(9) Property, plant, and equipment

	Land	Buildings	Machinery and equipment	Office equipment	Transportation equipment	Furnitures and fixtures equipment	Other equipment	Total
Cost:								
As of Jan. 1, 2021	$655,003	$247,872	$163,694	$258,270	$62,400	$308,494	$11,722	$1,707,455
Additions	-	-	850	17,012	3,226	5,553	146	26,786
Disposals	(8,400)	(5,685)	(90)	(12,340)	(5,092)	(14,970)	(56)	(46,634)
As of Dec. 31, 2021	$646,603	$242,187	$164,454	$262,942	$60,534	$299,077	$11,812	$1,687,609
As of Jan. 1, 2020	$655,003	$247,872	$163,400	$256,229	$60,768	$299,187	$11,429	$1,693,888
Additions	-	-	294	18,719	6,162	23,516	293	48,984
Disposals	-	-	-	(16,678)	(4,530)	(14,209)	-	(35,417)
As of Dec. 31, 2020	$655,003	$247,872	$163,694	$258,270	$62,400	$308,494	$11,722	$1,707,455
Accumulated depreciation and impairment								
As of Jan. 1, 2021	$-	$147,231	$126,937	$209,483	$45,054	$277,553	$9,575	$815,833
Depreciation	-	5,327	13,189	17,870	4,675	13,075	654	54,790
Disposals	-	(2,183)	(72)	(12,248)	(4,914)	(14,914)	(56)	(34,387)
As of Dec. 31, 2021	$-	$150,375	$140,054	$215,105	$44,815	$275,714	$10,173	$836,236
As of Jan. 1, 2020	$-	$141,848	$113,349	$207,514	$44,469	$275,788	$8,828	$791,796
Depreciation	-	5,383	13,588	17,834	4,990	14,711	747	57,253
Disposals	-	-	-	(15,865)	(4,405)	(12,946)	-	(33,216)
As of Dec. 31, 2020	$-	$147,231	$126,937	$209,483	$45,054	$277,553	$9,575	$815,833
Net carrying amount：								
As of Dec. 31, 2021	$646,603	$91,812	$24,400	$47,837	$15,719	$23,363	$1,639	$851,373
As of Dec. 31, 2020	$655,003	$100,641	$36,756	$48,787	$17,346	$30,942	$2,147	$891,622

(1) The Company's property, plant and equipment had no capitalization of interest as of December 31, 2021 and 2020.

(2) The Company sold land and buildings on the 5th Subsection of Jilin Section to a related party and the consideration for disposal was NT$37,515 thousand. The Company recognized the difference between the disposal consideration and the remaining book value of the property sold in the amount of NT$25,613 thousand under gains on disposal of property, plant, and equipment. The sales price was based on general market condition. Please refer to Note 7 for the disclosure of related party transactions.

(3) Please refer to Note 8 for more details on property, plant and equipment pledged as collateral.

(10) Intangible assets

	Computer software
Cost:	
As of January 1, 2021	$22,849
Additions	972
Disposals	-
As of December 31, 2021	$23,821
As of January 1, 2020	$21,433
Additions	1,416
Disposals	-
As of December 31, 2021	$22,849
Amortization and impairment:	
As of January 1, 2021	$17,222
Amortization	2,910
Disposals	-
As of December 31, 2021	$20,132
As of January 1, 2020	$14,288
Amortization	2,934
Disposals	-
As of December 31, 2021	$17,222
Net carrying amount:	
As of December 31, 2021	$3,689
As of December 31, 2020	$5,627

Amortization expense of intangible assets is as follows:

	For the years ended December 31,	
	2021	2020
Administrative expenses	$2,910	$2,934

(11) Short-term loans

	As of December 31,	
	2021	2020
Secured bank loans	$190,000	$220,000
Interest rates (%)	0.98~1.00	0.98~1.00

A. The Company's unused short-term lines of credit amounted to NT$182,000 thousand and NT$132,000 thousand as of December 31, 2021 and 2020, respectively.

B. Certain land and buildings are pledged as collateral for secured bank loans. Please refer to Note 8 for more details on collateral.

(12) Other payables

	As of December 31,	
	2021	2020
Expense payable	$117,679	$117,334
Dividend payable	17	14
Other payable – others	13,299	12,358
Total	$130,995	$129,706

(13) Long-term loans

Details of long-term loans as of December 31, 2021 were as follows:

Lenders	As of December 31, 2020	Interest rate (%)	Maturity date and terms of repayment
Secured long-term loan from Taiwan Cooperative Bank	$25,000	1.10	Effective from August 10, 2020 to August 10, 2022. Principal is repaid at maturity with monthly interest payments. Total credit limits amounted to NTD$ 290,000 thousand.
Subtotal	25,000		
Less: current portion	-		
Total	$25,000		

A. The Company repaid long-term borrowings in advance in the fourth quarter of 2021. There were no long-term loans as of December 31, 2021.
B. Certain land and buildings are pledged as collateral for long-term borrowings. Please refer to Note 8 for more details.

(14) Post-employment benefits

<u>Defined contribution plan</u>

The Company adopts a defined contribution plan in accordance with the Labor Pension Act of the R.O.C. Under the Labor Pension Act, the Company will make monthly contributions of no less than 6% of the employees' monthly wages to the employees' individual pension accounts. The Company has made monthly contributions of 6% of each individual employee's salaries or wages to employees' pension accounts.

Expenses under the defined contribution plan for the years ended December 31, 2021 and 2020 were NT$26,581 thousand and NT$27,756 thousand, respectively.

Defined benefits plan

The Company adopts a defined benefit plan in accordance with the Labor Standards Act of the R.O.C. The pension benefits are disbursed based on the units of service years and the average salaries in the last month of the service year. Two units per year are awarded for the first 15 years of services while one unit per year is awarded after the completion of the 15th year. The total units shall not exceed 45 units. Under the Labor Standards Act, the Company and its domestic subsidiaries contribute an amount equivalent to 15% of the employees' total salaries and wages on a monthly basis to the pension fund deposited at the Bank of Taiwan in the name of the administered pension fund committee. Before the end of each year, the Company assesses the balance in the designated labor pension fund. If the amount is inadequate to pay pensions calculated for workers retiring in the same year, the Company will make up the difference in one appropriation before the end of March the following year.

The Ministry of Labor oversees establishing and implementing the fund utilization plan in accordance with the Regulations for Revenues, Expenditures, Safeguard and Utilization of the Labor Retirement Fund. The pension fund is invested in-house or under mandate, based on a passive-aggressive investment strategy for long-term profitability. The Ministry of Labor establishes checks and risk management mechanism based on the assessment of risk factors including market risk, credit risk and liquidity risk, in order to maintain adequate manager flexibility to achieve targeted return without over-exposure of risk. Regarding to utilization of the pension fund, the minimum earnings in the annual distributions on the final financial statement shall not be less than the earnings attainable from the amounts accrued from two-year time deposits with the interest rates offered by local banks. Treasury Funds can be used to cover the deficits after the approval of the competent authority. As the Company does not participate in the operation and management of the pension fund, no disclosure on the fair value of the plan assets categorized in different classes could be made in accordance with paragraph 142 of IAS 19. The Company expects to contribute NT$7,175 thousand to its defined benefits plan during the 12 months beginning after December 31, 2021.

As of December 31, 2021 and 2020, the Company's defined benefits plan is expected to mature in 2028.

Pension costs recognized in profit or loss for the years ended December 31, 2021 and 2020:

	For the years ended December 31,	
	2021	2020
Current period service costs	$2,206	$2,384
Net interest expense	65	161
Total	$2,271	$2,545

Changes in the defined benefit obligation and fair value of plan assets are as follows:

	As of		
	December 31, 2021	December 31, 2020	January 1, 2020
Defined benefit obligation	$352,749	$384,131	$393,660
Plan assets at fair value	(352,363)	(358,643)	(366,792)
Net defined benefit liabilities	$386	$25,488	$26,868

Reconciliation of liability (asset) of the defined benefit plan is as follows:

	Defined benefit obligation	Fair value of plan assets	Benefit liability (asset)
As of January 1, 2020	$393,660	$(366,792)	$26,868
Current period service costs	2,384	-	2,384
Net interest expense (income)	2,636	(2,475)	161
Subtotal	5,020	(2,475)	2,545
Remeasurements of the net defined benefit liability (asset):			
Actuarial gains and losses arising from changes in demographic assumptions	28	-	28
Actuarial gains and losses arising from changes in financial assumptions	12,515	-	12,515
Experience adjustments	3,768	-	3,768
Remeasurements of the defined benefit assets	-	(12,458)	(12,458)
Subtotal	16,311	(12,458)	3,853
Payments from the plan	(30,860)	30,860	-
Contributions by employer	-	(7,778)	(7,778)
Effect of changes in foreign exchange rates	-	-	-
As of December 31, 2020	384,131	(358,643)	25,488
Current period service costs	2,206	-	2,206
Net interest expense (income)	1,119	(1,054)	65
Subtotal	3,325	(1,054)	2,271
Remeasurements of the net defined benefit liability (asset):			
Actuarial gains and losses arising from changes in demographic assumption	185	-	185
Actuarial gains and losses arising from changes in financial assumptions	(9,686)	-	(9,686)
Experience adjustments	(5,252)	-	(5,252)
Remeasurement of the net defined benefit assets	-	(5,479)	(5,479)
Subtotal	(14,753)	(5,479)	(20,232)
Payments from the plan	(19,954)	19,954	-
Contributions by employer	-	(7,141)	(7,141)
Effect of changes in foreign exchange rates	-	-	-
As of December 31, 2021	$352,749	$(352,363)	$386

The following significant actuarial assumptions are used to determine the present value of the defined benefit obligation:

	As of December 31,	
	2021	2020
Discount rate	0.65%	0.30%
Expected rate of salary increases	1.00%	1.00%

Sensitivity analysis for significant assumption is shown below:

	2021		2020	
	Increase defined benefit obligation	Decrease defined benefit obligation	Increase defined benefit obligation	Decrease defined benefit obligation
Discount rate increases by 0.5%	$-	$13,239	$-	$15,545
Discount rate decreases by 0.5%	14,098	-	16,607	-
Future salary rate increases by 0.5%	13,977	-	16,405	-
Future salary rate decreases by 0.5%	-	13,258	-	15,515

The sensitivity analyses above are based on a change in a significant assumption (for example: change in discount rate or future salary), keeping all other assumptions constant. The sensitivity analyses may not be representative of an actual change in the defined benefit obligation as it is unlikely that changes in assumptions would occur in isolation of one another.

There was no change in the methods and assumptions used in preparing the sensitivity analyses compared to the previous period.

(15) Equity

A. Common stock

As of December 31, 2021 and 2020, the Company's authorized capital and issued capital were both NT$1,680,000 thousand and NT$905,919 thousand, with a par value of NT$10, and authorized shares and issued shares were both 168,000 thousand shares and 90,592 thousand shares. Each share is entitled to one voting right and the right to receive dividends.

B. Capital surplus

	As of December 31,	
	2021	2020
Treasury stock transactions	$26,977	$45,095
Unclaimed dividends from shareholders	1,173	958
Total	$28,150	$46,053

According to the Company Act, the capital surplus shall not be used except for offset the deficit of the company. When a company incurs no loss, it may distribute the capital surplus related to the income derived from the issuance of new shares at a premium or income from endowments received by the Company. The distribution could be made in cash or in the form of dividend shares to its shareholders in proportion to the number of shares being held by each of them.

C. Treasury stock:

As of December 31, 2021, and 2020, the treasury stock held by HWA JO PRODUCTS CO., LTD., a sub-subsidiary of the Company, both amounted to NT$1,974 thousand and the number of treasury stock held were both 43 thousand shares. This sub-subsidiary company was acquired by a subsidiary of the Company in December 2002.

For the year ended December 31, 2020, the sub-subsidiary resold 12 thousand shares of the Company, which offset the cost of treasury stock by NT$550 thousand. The difference between the sale price and purchase price debited the additional paid-in capital by NT$77 thousand.

D. Retained earnings and dividend policies:

According to the Company's Articles of Incorporation, current year's earnings, if any, shall be distributed in the following order:

According to the Company's Articles of Incorporation, current year's net profits if any, shall be distributed in the following order: offset prior years' operation losses (including adjustments to the retained earnings); set aside 10% of the remaining amount as legal reserve, unless where such legal reserve amounts to the total paid-in capital; then set aside or reverse special reserve in accordance with law and regulations. The remaining net profits, if any, together with the retained earnings at the beginning of year (including adjustments to the retained earnings), are considered accumulated distributable earnings to the shareholders where the Board of Directors will prepare a distribution proposal to be resolved in the shareholders' meeting.

The policy of dividend distribution is based on the earnings of current year, considering factors such as the overall environment, relevant laws and regulations, the Company's long-term development plan, and the premise of a stable financial structure, which adopts the share bonus equilibrium strategy. If any dividends are distributed, at least 50% of the dividends must be paid in the form of cash.

According to the Company Act, the Company needs to set aside amount to legal reserve unless where such legal reserve amounts to the total paid-in capital. The legal reserve can be used to make good the deficit of the Company. When the Company incurs no loss, it may distribute the portion of legal serve which exceeds 25% of the paid-in capital by issuing new shares or by cash in proportion to the number of shares being held by each of the shareholders.

When the Company distributing distributable earnings, it shall set aside to special reserve, an amount equal to “other net deductions from shareholders” equity for the current fiscal year, provided that if the company has already set aside special reserve according to the requirements for the adoption of IFRS, it shall set aside supplemental special reserve based on the difference between the amount already set aside and other net deductions from shareholders’ equity. For any subsequent reversal of other net deductions from shareholders’ equity, the amount reversed may be distributed from the special reserve.

The FSC on 31 March 2021 issued Order No. Financial-Supervisory-Securities-Corporate-1090150022, which sets out the following provisions for compliance:

On a public company's first-time adoption of the IFRS, for any unrealized revaluation gains and cumulative translation adjustments (gains) recorded to shareholders’ equity that the company elects to transfer to retained earnings by application of the exemption under IFRS 1, the company shall set aside special reserve. For any subsequent use, disposal or reclassification of related assets, the Company can reverse the special reserve by the proportion of the special reserve first appropriated and distribute it.

For the years ended December 31, 2021 and 2020, the Company has not reversed any special reserve provided on the Company’s first-time adoption of the IFRS to retained earnings as results of the use, disposal or reclassification of related assets. As of December 31, 2021 and 2020, the amount of special reserve provided on the Company’s first-time adoption of the IFRS was both NT$3,547 thousand.

Details of the 2021 and 2020 earnings distribution and dividends per share as approved and resolved by the Board of Directors’ meeting and Shareholders’ meeting on March 15, 2022 and August 4, 2021, respectively, are as follows:

	Appropriation of earnings (in thousand NT dollars)		Cash dividends per share (NT dollars)	
	2021	2020	2021	2020
Legal reserve	$6,923	$5,397	$-	$-
Cash dividends	62,508	54,355	0.69	0.6

In addition, the Board of Directors’ meeting on March 15, 2022, proposed to distribute cash from additional paid-in capital of NT$9,965 thousand, at approximately NT$0.11 per share, and Shareholders’ meeting on August 4, 2021 resolved to distribute cash from additional paid-in capital of NT$18,118 thousand, at approximately NT$0.2 per share.

Please refer to Note 6. (19) for details on employees’ compensation and remuneration to directors and supervisors.

(16) Operating revenues

	For the years ended December 31,	
	2021	2020
Revenue from contracts with customers		
Sale of goods	$1,765,510	$1,900,257

Analysis of revenue from contracts with customers during the years ended December 31, 2021 and 2020 are as follows:

A. Disaggregation of revenue

For the year ended December 31, 2021.

	Tea	Food and Beverage	Others	Total
Sale of goods	$857,341	$832,254	$75,915	$1,765,510
Timing of revenue recognition:				
At a point in time	$857,341	$832,254	$75,915	$1,765,510

For the year ended December 31, 2020.

	Tea	Food Beverage	Other	Total
Sale of goods	$859,775	$957,404	$83,078	$1,900,257
The timing of revenue recognition:				
At a point in time	$859,775	$957,404	$83,078	$1,900,257

B. Contract balances

(a) Contract liabilities – current

	As of		
	December 31, 2021	December 31, 2020	January 1, 2020
Sale of goods	$17,850	$15,458	$15,855
Customer loyalty program	3,167	3,389	3,364
Total	$21,017	$18,847	$19,219

The significant changes in the Company's balances of contract liabilities for the years ended December 31, 2021 and 2020 are as follows:

	For the years ended December 31,	
	2021	2020
The opening balance transferred to revenue	$18,847	$19,219
Increase in receipts in advance during the period (excluding the amount incurred and transferred to revenue during the period)	21,017	18,847

C. Transaction price allocated to unsatisfied performance obligations

As of December 31, 2021, and 2020, the Company is not required to provide information on unsatisfied performance obligations as the expected duration of the Company's customer loyalty programs is shorter than one year.

D. Assets recognized from costs to fulfil a contract

None.

(17) Expected credit losses/ (gains)

	For the years ended December 31,	
	2021	2020
Operating expenses-expected credit (losses) gains		
Receivables	$(2,950)	$2,421

Please refer to Note 12 for more details on credit risk.

As of December 31, 2021 and 2020, the credit risk for the Company's financial assets measured at amortized cost was assessed low (the same as the assessment result at the beginning of the period. Therefore, the loss allowance is measured at an amount of NT$0 thousand equal to 12-month expected credit losses (loss rate of 0 %).

The Company measures the loss allowance of its receivables (including notes receivable, accounts receivable and accounts receivable-related parties) at an amount equal to lifetime expected credit losses. The assessment of the Company's loss allowance as of December 31, 2021 and 2020 is as follows:

The Company considers the grouping of receivables based on counterparties' credit ratings, geographical region and industry sectors and adopts a provision matrix to measure its loss allowance. Details are as follows:

As of December 31, 2021

Group 1 - Domestic	Not overdue (Note)	Overdue Within 30 days	31-60 days	61-90 days	91-100 days	Over 101 days	Total
Gross carrying amount	$152,542	$328	$678	$7	$-	$552	$154,107
Loss rate	0%	1%	2%	9%	33%	100%	
Lifetime expected credit losses	-	(1)	(14)	(1)	-	(552)	(568)
Subtotal	152,542	327	664	6	-	-	153,539

Group 2 - Others	Not overdue (Note)	Overdue Within 30 days	31-60 days	61-90 days	91-120 days	Over 121 days	Total
Gross carrying amount	$82,062	$9,664	$-	$128	$-	$153	$92,007
Loss rate	1%	17%	20%	29%	67%	100%	
Lifetime expected credit losses	(1,132)	(1,685)	-	(42)	-	(153)	(3,012)
Subtotal	80,930	7,979	-	86	-	-	88,995
Carrying amount							$ 242,534

As of December 31, 2020

Group 1 – Domestic	Not overdue (Note)	Overdue Within 30 days	31-60 days	61-90 days	91-100 days	Over 101 days	Total
Gross carrying amount	$136,865	$6	$2	$3	$-	$45	$136,921
Loss rate	0%	28%	37%	37%	64%	100%	
Lifetime expected credit losses	(5)	(2)	(1)	(1)	-	(45)	(54)
Subtotal	136,860	4	1	2	-	-	136,867

Group 2 - Other	Not overdue (Note)	Overdue Within 30 days	31-60 days	61-90 days	91-120 days	Over 121 days	Total
Gross carrying amount	$65,196	$20	$4	$-	$26	$188	$65,434
Loss rate	1%	4%	37%	77%	100%	100%	
Lifetime expected credit losses	(360)	(1)	(1)	-	(26)	(188)	(576)
Subtotal	64,836	19	3	-	-	-	64,858
Carrying amount							$201,725

Note: The Company’s notes receivables are not overdue.

The movement in the provision for impairment of notes receivable and accounts receivables for the years ended December 31, 2021 and 2020 is as follows:

	Notes Receivable	Accounts Receivable
Balance as of January 1, 2021	$-	$630
Addition for the current period	-	2,950
Balance as of December 31, 2021	$-	$3,580
Balance as of January 1, 2020	$54	$2,997
Reversal for the current period	(54)	(2,367)
Balance as of December 31, 2020	$-	$630

(18) Leases

A. Company as a lessee

The Company leases various properties, including real estate such as buildings, transportation equipment, and other equipment. The lease terms range from 2 to 8 years.

The Company's leases effect on the financial position, financial performance and cash flows are as follows:

(a) Amounts recognized in the balance sheet

i. Right-of-use assets

The carrying amount of right-of-use assets

	As of December 31,	
	2021	2020
Buildings	$285,661	$294,208
Transportation equipment	88	613
Other equipment	280	-
Total	$286,029	$294,821

For the years ended December 31, 2021 and 2020, the Company's additions to right-of-use assets amounted to NT$100,523 thousand and NT$71,865 thousand, respectively.

ii. Lease liabilities

	As of December 31,	
	2021	2020
Lease liabilities	$293,142	$297,257
Current	$92,246	$94,334
Non-current	$200,896	$202,923

Please refer to Note 6. (20) D for the Company's interest on lease liabilities recognized for the years ended December 31, 2021 and 2020 and refer to Note 12. (5) Liquidity Risk Management for the maturity analysis for lease liabilities.

(b) Amounts recognized in the statement of comprehensive income

Depreciation charge for right-of-use assets

	For the years ended December 31,	
	2021	2020
Buildings	$104,289	$104,498
Transportation equipment	525	526
Other equipment	16	-
Total	$104,830	$105,024

(c) Income and costs relating to leasing activities

	For the years ended December 31,	
	2021	2020
Expenses relating to variable lease payments not included in the measurement of lease liabilities	$81,905	$95,196
Expenses relating to short-term leases	8,857	11,135

For the years ended December 31, 2021 and 2020, the rent concessions arising as a direct consequence of the Covid-19 pandemic amounted to NT$5,533 thousand and NT$6,192 thousand, respectively, which were recognized as a reduction in the lease payments to reflect the variable lease payment arising from the application of the practical expedient.

(d) Cash outflow relating to leasing activities

For the years ended December 31, 2021 and 2020, the Company's total cash outflows for leases amounted to NT$189,506 thousand and NT$213,723 thousand, respectively.

(e) Other information relating to leasing activities

i. Variable lease payments

Some of the Company's property rental agreements contracts include variable payment terms that are linked to certain percentages of sales generated from the leased stores, which is common within the industry of the Company. As such variable lease payments do not meet the definition of lease payments, those payments are not included in the measurement of the assets and liabilities. The Company expects that, for every sales increase by 1%, the rent payments will increase by NT$819 thousand.

ii. Extension and termination options

Some of the Company's property rental agreements contain extension and termination options. In determining the lease terms, the non-cancellable period for which the Company has the right to use an underlying asset, together with both periods covered by an option to extend the lease if the Company is reasonably certain to exercise that option and periods covered by an option to terminate the lease if the Company is reasonably certain not to exercise that option. These options are used to maximize operational flexibility in terms of managing contracts. The majority of the extension and termination options held are exercisable only by the Company.

After the commencement date, the Company reassesses the lease term upon the occurrence of a significant event or a significant change in circumstances that is within the control of the lessee and affects whether the Company is reasonably certain to exercise an option not previously included in its determination of the lease term, or not to exercise an option previously included in its determination of the lease term.

(19) Employee benefits, depreciation and amortization expenses are summarized by function as follows:

By Function / By Nature	For the year ended December 31, 2021			For the year ended December 31, 2020		
	Operating costs	Operating expenses	Total amount	Operating costs	Operating expenses	Total amount
Employee benefits expense						
Salaries	$95,605	$448,915	$544,520	$98,994	$486,267	$585,261
Labor and health insurance	11,334	51,971	63,305	11,051	51,516	62,567
Pension	5,287	23,565	28,852	5,489	24,812	30,301
Directors' remuneration	-	1,723	1,723	-	1,909	1,909
Other employee benefits expense	5,293	21,985	27,278	5,650	23,701	29,351
Depreciation	31,378	128,242	159,620	31,954	130,323	162,277
Amortization	-	2,910	2,910	-	2,934	2,934

The number of the Company's employees were 1,386 and 1,481, including 4 non-employee directors, as of December 31, 2021 and 2020, respectively.

The Company's average employee benefit expenses for the years ended December 31, 2021 and 2020 were NT$480 thousand and NT$479 thousand, respectively.

The Company's average salary expense for the years ended December 31, 2021 and 2020 were NT$394 thousand and NT$396 thousand, respectively. The average salary expense adjustment for the year ended year ended December 31, 2021 decreased by 0.57%.

The Company's renumeration to supervisors for the years ended December 31, 2021 and 2020 were NT$429 thousand and NT$537 thousand, respectively.

Compensations of directors, supervisors and managers are determined by reference to those of the same level in the same industry and make provisions according to regulations based on their execution of businesses, risk exposures, and contribution levels. Employee salaries are determined based on academic background, professional knowledge, expertise years of experiences and personal performance. In addition, according to operating conditions, variable salary payment is made to motivate morale and retain outstanding employees in a timely manner. For annual salary adjustments, the salary adjustment items, and amount shall be formulated according to employees' rank and performance appraisal.

The Company's Articles of Incorporation states that if there is a profit in the current year, the Company should set aside employees' compensation at 2% of the profit and no more than 2% as remuneration to directors and supervisors. When the Company suffers an accumulated deficit, the profit should be retained to recover the deficit. The aforementioned employees' compensation can be paid out either in the form of shares or in cash and shall be resolved in the Board of Directors' meeting, with two-thirds of the Board of Directors' members present and over half of the present members' approval, which shall be reported to the Shareholders' meeting. Information of the Board of Directors' resolution regarding the employees' compensation and remuneration to directors and supervisors can be obtained from the "Market Observation Post System" on the website of the TWSE.

Based on the profit for the year ended December 31, 2021, the Company estimated the amounts of the employees' compensation and remuneration to directors and supervisors at 2% and 1.59% of profit of the current year and recognized NT$1,070 thousand and NT$856 thousand, respectively, as employee benefits expenses. Based on the profit for the year ended December 31, 2020, the Company estimated the amounts of the employees' compensation and remuneration to directors and supervisors at 2% and 1.6% of profit of the current year and recognized NT$1,431 thousand and NT$1,145 thousand, respectively, as employee benefits expenses.

The distributions of employees and directors' compensation for 2021 were reported to the Board of Directors meeting held on March 15, 2022 to distribute NT$1,075 thousand and NT$968 thousand in cash as employees' compensation and remuneration to directors and supervisors of 2021, respectively. The differences between the estimated amount and the actual amount determined by the Board of Directors were NT$5 thousand and NT$112 thousand, respectively were recognized in profit or loss of the subsequent year.

A resolution was passed at the Board of Directors meeting held on March 19, 2021 to distribute NT$1,436 thousand and NT$1,149 thousand in cash as employees' compensation and remuneration to directors and supervisors of 2020, respectively, whereas the estimated amount accrued in the financial statements for the year ended December 31, 2020 as expense were NT$1,431 thousand and NT$1,145 thousand, respectively. The differences between the estimated amount and the actual distribution of the employees' compensation and remuneration to directors and supervisors for the year ended 31 December 2020 were NT$5 thousand and NT$4 thousand, respectively, which were mainly due to changes in estimates and were recognized in profit or loss of the subsequent year in 2021.

(20) Non-operating income and expenses

A. Interest income

	For the years ended December 31,	
	2021	2020
Financial assets measured at amortized cost	$196	$324

B. Other income

	For the years ended December 31,	
	2021	2020
Rent income	$2,490	$2,550
Dividend income	3,481	3,076
Other income – others	7,124	8,139
Total	$13,095	$13,765

C. Other gains and losses

	For the years ended December 31,	
	2021	2020
Gains (losses) on disposal of property, plant and equipment	$26,238	$(1,570)
Gains on lease modification	65	73
Foreign exchange losses	(6,425)	(10,619)
Others	(1,875)	(62)
Total	$18,003	$(12,178)

D. Finance costs

	For the years ended December 31,	
	2021	2020
Interest on borrowings from bank	$1,863	$2,071
Interest on lease liabilities	4,188	4,536
Total	$6,051	$6,607

(21) Components of other comprehensive income

For the year ended December 31, 2021:

	For the year ended December 31, 2021				
	Arising during the period	Reclassification adjustments during the period	Other comprehensive income (loss), before tax	Income tax relating to components of other comprehensive income (loss)	Other comprehensive income (loss), net of tax
Items that will not be reclassified subsequently to profit or loss					
Remeasurements of defined benefit pension plans	$20,232	$-	$20,232	$(4,046)	$16,186
Unrealized gains or (losses) from equity instruments investments measured at fair value through other comprehensive income	8,076	-	8,076	-	8,076
Share of other comprehensive income (loss) of associates and join ventures accounted for using the equity method	(35,791)	-	(35,791)	-	(35,791)
Items that may be reclassified subsequently to profit or loss:					
Share of other comprehensive income (loss) of associates and join ventures accounted for using the equity method	(652)	-	(652)	-	(652)
Total other comprehensive income (loss)	$(8,135)	$-	$(8,135)	$(4,046)	$(12,181)

For the year ended December 31, 2020:

	For the year ended December 31, 2020				
	Arising during the period	Reclassification adjustments during the period	Other comprehensive income (loss), before tax	Income tax relating to components of other comprehensive income (loss)	Other comprehensive income (loss), net of tax
Items that will not be reclassified subsequently to profit or loss					
Remeasurements of defined benefit pension plans	$(3,853)	$-	$(3,853)	$771	$(3,082)
Unrealized gains or (losses) from equity instruments investments measured at fair value through other comprehensive income	(10,548)	-	(10,548)	-	(10,548)
Share of other comprehensive income (loss) of associates and join ventures accounted for using the equity method	(11,384)	-	(11,384)	-	(11,384)
Items that may be reclassified subsequently to profit or loss:					
Share of other comprehensive income (loss) of associates and join ventures accounted for using the equity method	(5)	-	(5)	-	(5)
Total other comprehensive income (loss)	$(25,790)	$-	$(25,790)	$771	$(25,019)

(22) Income tax

A. The major components of income tax expense for the years ended December 31, 2021 and 2020 are as follows:

Income tax expense (income) recognized in profit or loss

	For the years ended December 31,	
	2021	2020
Current income tax expense		
Current income tax charge	$9,729	$14,129
Adjustments in respect of current income tax of prior periods	(134)	(256)
Deferred tax expense (income)		
Deferred tax income related to origination and reversal of temporary differences	(894)	(1,710)
Total income tax expense	$8,701	$12,163

Income tax relating to components of other comprehensive income

	For the years ended December 31,	
	2021	2020
Deferred tax expense (income):		
Remeasurements of defined benefits plan	$4,046	$(771)

B. Reconciliation between tax expense and the product of accounting profit multiplied by applicable tax rates is as follows:

	For the years ended December 31,	
	2021	2020
Accounting income before tax from continuing operations	$51,829	$69,216
Tax at the domestic rates applicable to profits in the country concerned	$10,366	$13,843
Tax effect of revenues exempt from taxation	(556)	(378)
Tax effect of deferred tax assets/liabilities	(975)	(1,046)
Adjustments in respect of current income tax of prior periods	(134)	(256)
Total income tax expense recognized in profit or loss	$8,701	$12,163

C. Deferred tax assets and liabilities related to the following:

	For the year ended December 31, 2021			
	Beginning balance as of January 1	Recognized in profit or loss	Recognized in other comprehensive income	Ending balance as of December 31
Temporary differences				
Unrealized exchange losses (gains)	$1,635	$223	$-	$1,858
Inventory write-downs	495	(31)	-	464
Provision (reversal) of bad debt expense	(279)	503	-	224
Income from investments accounted for using the equity method	(835)	8	-	(827)
Losses from investments accounted for using the equity method	1,054	390	-	1,444
Unused vacation leave	330	(155)	-	175
Customer loyalty program	679	(44)	-	635
Reserve for land value increment tax	(47,401)	-	-	(47,401)
Net defined benefit liabilities – non-current	(118)	-	(4,046)	(4,164)
Deferred tax income (expense)		$894	$(4,046)	
Net deferred tax assets (liabilities)	$(44,440)			$(47,592)
Reflected in balance sheet as follows:				
Deferred tax assets	$4,193			$4,800
Deferred tax liabilities	$(48,633)			$(52,392)

	For the year ended December 31, 2020			
	Beginning balance as of January 1	Recognized in profit or loss	Recognized in other comprehensive income	Ending balance as of December 31
Temporary differences				
Unrealized exchange losses (gains)	$316	$1,319	$-	$1,635
Inventory write-downs	404	91	-	495
Provision (reversal) of bad debt expense	94	(373)	-	(279)
Income from investments accounted for using the equity method	(999)	164	-	(835)
Losses from investments accounted for using the equity method	319	735	-	1,054
Unused vacation leave	561	(231)	-	330
Customer loyalty program	674	5	-	679
Reserve for land value increment tax	(47,401)	-	-	(47,401)
Net defined benefit liabilities – non-current	(889)	-	771	(118)
Deferred tax income (expense)		$1,710	$771	
Net deferred tax assets (liabilities)	$(46,921)			$(44,440)
Reflected in balance sheet as follows:				
Deferred tax assets	$2,368			$4,193
Deferred tax liabilities	$(49,289)			$(48,633)

D. Unrecognized deferred tax assets

As of December 31, 2021, and 2020, deferred tax assets that have not yet been recognized amounted to NT$12,397 thousand and NT$12,325 thousand, respectively.

E. The assessment of income tax returns

As of December 31, 2021, the assessment of the income tax returns of the Company and its subsidiaries is as follows:

	Assessment of income tax returns	Notes
The Company	Assessed and approved up to 2019	No difference

(23) Earnings per share

Basic earnings per share amounts are calculated by dividing net profit for the year attributable to ordinary equity holders of the parent entity by the weighted average number of ordinary shares outstanding during the year.

Diluted earnings per share amounts are calculated by dividing the net profit attributable to ordinary equity holders of the parent entity by the weighted average number of ordinary shares outstanding during the year plus the weighted average number of ordinary shares that would be issued on conversion of all the dilutive potential ordinary shares into ordinary shares.

	For the years ended December 31,	
	2021	2020
A. Basic earnings per share		
Net income attributable to ordinary equity holders of the Company (in thousand NT$)	$43,128	$57,053
Beginning outstanding shares (thousand)	90,952	90,592
Less: parent company stock held by subsidiaries deemed as treasury stock	(43)	(44)
Weighted-average number of ordinary shares for basic earnings per share (in thousands)	90,549	90,548
Basic earnings per share (NT$)	$0.48	$0.63
B. Diluted earnings per share		
Net income attributable to ordinary equity holders of the Company (in thousand NT$)	$43,128	$57,053
Profit attributable to ordinary equity holders of the Company (in thousand NT$)	$43,128	$57,053
Weighted-average number of ordinary shares for basic earnings per share (in thousands)	90,549	90,548
Effect of dilution		
Employees' compensation－stock (in thousands) (thousand shares)	38	61
Weighted-average number of ordinary shares after dilution (in thousands)	90,587	90,609
Diluted earnings per share (NT$)	$0.48	$0.63

There have been no other transactions involving ordinary shares or potential ordinary shares between the reporting date and the date when the financial statements were authorized for issue.

7. Related party transactions

Information of the related parties that had transactions with the Company during the financial reporting period is as follows:

Related parties and relationship

Name of related parties	Relationship with the Company
HWA JO PRODUCTS CO., LTD.	Subsidiaries accounted for using the equity method
TEN REN TRADING SDN.BHD	Subsidiaries accounted for using the equity method
TEN REN ENTERPRISE CO., LTD.	Subsidiaries accounted for using the equity method
TEN REN TEA (HONG KONG) LIMITED	Subsidiaries accounted for using the equity method
TEN REN (JAPAN) CO., LTD.	Subsidiaries accounted for using the equity method
TEN FU INVESTMENT CO., LTD.	The Company's Director
LEE, CHIEN-TE	The Company's Director
TEN REN TEA CULTURE FOUNDATION	Substantive related party
ZHANGSHOU TIANFU TEA INDUSTRY CO., LTD.	Substantive related party
LU YU TEA ART CO., LTD.	Substantive related party
YU-JUN INVESTMENT CO., LTD.	Substantive related party
XIAMEN DAILY PLUS FOOD BEVERAGE MANAGEMENTS CO., LTD.	Associate

Significant transactions with the related parties

(1) Sales

	For the years ended December 31,	
	2021	2020
Subsidiaries	$21,001	$11,841
Other related parties	61,880	51,867
Associates	7,377	15,951
Total	$90,258	$79,659

The sales price to domestic related parties is based on the transfer price between the factory and branches while the sale price to foreign related parties is based on the Company's North America region selling price. For domestic related parties, the collection period is 100 days from the date of shipment while for foreign related parties, the collection period is 120 days from the date of shipment. For third-party customers, the collection period is 100-120 days from the date of shipment.

(2) Purchase

	For the years ended December 31,	
	2021	2020
Subsidiaries	$16,618	$17,266
Other related parties	3,664	4,533
Total	$20,282	$21,799

The purchase price and payment terms to related parties are comparable to those of third-party suppliers, whose payment term is 2 months.

(3) Notes receivable – related parties

	As of December 31, 2021	As of December 31, 2020
Subsidiaries	$754	$-
Other related parties	111	142
Less: loss allowance	-	-
Net	$865	$142

(4) Accounts receivable – related parties

	As of December 31, 2021	As of December 31, 2020
Subsidiaries		
HWA JO PRODUCTS CO., LTD.	$3,750	$1,410
TEN REN (JAPAN) CO., LTD.	4	20
TEN REN TRADING SDN.BHD.	-	17
Other related parties		
ZHANGSHOU TIANFU TEA INDUSTRY CO., LTD.	28,276	28,057
TEN REN TEA CULTURE FOUNDATION	4	-
LU YU TEA ART CO., LTD.	-	82
Associate		
XIAMEN DAILY PLUS FOOD BEVERAGE MANAGEMENTS CO., LTD.	2,315	3,906
Less: loss allowance	(664)	(2)
Net	$33,685	$33,490

(5) Other receivables – related parties

	As of December 31, 2021	As of December 31, 2020
Subsidiaries	$-	$420

(6) Notes payable – related parties

	As of December 31, 2021	As of December 31, 2020
Subsidiaries	$754	$-
Other related parties	295	659
Total	$1,049	$659

(7) Accounts payable – related parties

	As of December 31,	
	2021	2020
Subsidiaries	$3,829	$-
Other related parties	558	490
Total	$4,387	$490

(8) Advanced receipts (listed under other liabilities – current)

	As of December 31,	
	2021	2020
Subsidiaries	$386	$1,326

(9) Guarantee deposits

	As of December 31,	
	2021	2020
Subsidiaries	$131	$131
Other related parties	20	20
Total	$151	$151

(10) Lease – related parties

(i) The Company as a lessor

Rent income

	For the years ended December 31,	
	2021	2020
Subsidiaries	$93	$93
Major management personnel of the Company	165	180
Other related parties		
LU YU TEA ART CO., LTD.	1,265	1,265
TEN REN TEA CULTURE FOUNDATION	60	60
Total	$1,583	$1,598

(ii) The Company as a lessee

a. Rent expense

	For the years ended December 31,	
	2021	2020
Subsidiaries		
HWA JO PRODUCTS CO., LTD.	$840	$840
Key management personnel of the Company	1,983	2,144
	$2,823	$2,984

(11) Other income

	For the years ended December 31,	
	2021	2020
Subsidiaries		
HWA JO PRODUCTS CO., LTD.	$413	$419
TEN REN ENTERPRISE CO., LTD.	229	229
Total	$642	$648

(12) Charitable contributions

	For the years ended December 31,	
	2021	2020
Other related parties		
TEN REN TEA CULTURE FOUNDATION	$1,150	$750

(13) Gains on disposal of property, plant, and equipment

	For the years ended December 31,	
	2021	2020
Associate		
YU-JUN INVESTMENT CO., LTD.	$25,613	$-

(14) Key management personnel compensation

	For the years ended December 31,	
	2021	2020
Short-term employee benefits	$8,862	$9,614
Post-employment benefits	260	260
Total	$9,122	$9,874

8. Assets pledged as collateral

The following table lists assets of the Company pledged as security:

Items	Carrying amounts as of December 31, 2021	Carrying amounts as of December 31, 2020	Purpose of pledge
Financial assets measured at amortized cost	$1,000	$1,350	Performance guarantees
Property, plant and equipment – land and buildings	641,198	644,833	Short-term loans and long-term loans
Total	$642,198	$646,183	

9. Significant contingencies and unrecognized contractual commitments

As of December 31, 2021, and 2020, the Company's notes payable due to leases amounted to NT$59,069 thousand and NT$51,500 thousand, respectively.

10. Losses due to major disasters

None.

11. Significant subsequent events

None.

12. Others

(1) Categories of financial instruments

Financial assets

	As of December 31, 2021	As of December 31, 2020
Financial assets at fair value through profit or loss		
Mandatorily measured at fair value through profit or loss	$-	$-
Financial assets at fair value through other comprehensive income	80,133	93,746
Financial assets measured at amortized cost (Note)	488,167	519,073
Total	$568,300	$612,819

Financial liabilities

	As of December 31,	
	2021	2020
Financial liabilities at fair value through profit or loss		
Short-term loans	$190,000	$220,000
Payables	246,762	248,872
Long-term loans	-	25,000
Lease liabilities	293,142	297,257
Guarantee deposits	12,211	12,251
Total	$742,115	$803,380

Note: Including cash and cash equivalent (excluding cash on hands), financial assets measured at amortized cost, notes receivable, account receivable, other receivables, and guarantee deposits.

(2) Financial risk management objectives and policies

The Company's principal financial risk management objective is to manage the market risk, credit risk and liquidity risk related to its operating activates. The Company identifies, measures, and manages the aforementioned risks based on the Company's policy and risk appetite.

The Company has established appropriate policies, procedures, and internal controls for financial risk management. Before entering into significant transactions, due approval process by the Board of Directors must be carried out based on relevant regulations and internal control procedures. The Company complies with its financial risk management policies at all times.

(3) Market risk

Market risk is the risk that the fair value of future cash flows of a financial instrument will fluctuate because of the changes in market prices. Market prices comprise currency risk, interest rate risk and other price risk (such as equity risk).

In practice, it is rarely the case that a single risk variable will change independently from other risk variables, there are usually interdependencies between risk variables. However, the sensitivity analysis disclosed below does not consider the interdependencies between risk variables.

Foreign currency risk

The Company's exposure to the risk of changes in foreign exchange rates relates primarily to the Company's operating activities (when revenues or expenses are denominated in a different currency from the Company's functional currency) and the Company's net investments in foreign subsidiaries.

The Company has certain foreign currency receivables to be denominated in the same foreign currency with certain foreign currency payables, therefore natural hedge is in place. The Company also uses forward contracts to hedge the foreign currency risk on certain items denominated in foreign currencies. Hedge accounting is not applied as they did not qualify for hedge accounting criteria. Furthermore, as net investments in foreign subsidiaries are for strategic purposes, they are not hedged by the Company.

The foreign currency sensitivity analysis of the possible change in foreign exchange rates on the Company's profit is performed on significant monetary items denominated in foreign currencies as at the end of the reporting period. The Company's foreign currency risk is mainly related to the volatility in the exchange rates for USD and HKD.

The information of the sensitivity analysis is as follows:

(a) When NTD appreciates/depreciates against USD by 1%, the profit for the years ended December 31, 2021 and 2020 decreases/increases by NT$1,823 thousand and NT$1,891 thousand, respectively
(b) When NTD appreciates/depreciates against HKD by 1%, the profit for the years ended December 31, 2021 and 2020 decreases/increases by NT$333 thousand and NT$245 thousand, respectively, and equity as of December 31, 2021 and 2020 decreases/increases by NT$801 thousand and NT$937 thousand, respectively.

Interest rate risk

Interest rate risk is the risk that the fair value or future cash flows of a financial instrument will fluctuate because of changes in market interest rates. The Company's exposure to the risk of changes in market interest rates relates primarily to the Company's debt instrument investments at variable interest rates, and bank borrowings with variable interest rates.

The interest rate sensitivity analysis is performed on items exposed to interest rate risk as at the end of the reporting period, including borrowings with variable interest rates. At the reporting date, a change of 25 basis points of interest rate in a reporting period could cause the profit for the years ended December 31, 2021 and 2020 to decrease/increase by NT$475 thousand and NT$613 thousand, respectively.

Equity price risk

The fair value of the Company’s equity securities listed in foreign countries is susceptible to market price risk arising from uncertainties about future values of the investment securities. The Company’s equity securities listed in foreign countries that are classified under financial assets measured at fair value through other comprehensive income. The Company manages the equity price risk through diversification and placing limits on individual and total equity instruments. Reports on the equity portfolio are submitted to the Company’s senior management on a regular basis. The Company’s Board of Directors reviews and approves all equity investment decisions.

At the reporting date, an increase/decrease of 1% in the stock price of listed companies classified as equity instruments investments measured at fair value through other comprehensive income could increase/decrease the Company’s equity by NT$801 thousand and NT$937 thousand, respectively for the years ended December 31, 2021 and 2020.

(4) Credit risk management

Credit risk is the risk that counterparty will not meet its obligations under a contract, leading to a financial loss. The Company is exposed to credit risk from operating activities (primarily for contract assets, accounts and notes receivables and lease receivables) and financing activities, including bank deposits and other financial instruments.

Credit risk is managed by each business unit subject to the Company’s established policy, procedures and control relating to credit risk management. Credit limits are established for all counter parties based on their financial position, rating from credit rating agencies, historical experience, prevailing economic condition, and the Company’s internal rating criteria etc. Certain counter parties’ credit risk will also be managed by taking credit enhancing procedures, such as requesting for advance receipts.

As of December 31, 2021, and 2020, accounts receivables from top ten customers represent 47% and 49% of the total accounts receivables of the Company, respectively. The credit concentration risk of other contract assets and accounts receivables is insignificant.

Credit risk from balances with banks, fixed income securities and other financial instruments is managed by the Company’s treasury in accordance with the Company’s policy. The Company only transacts with counterparties approved by the internal control procedures, which are banks and financial institutions, companies, and government entities with good credit rating. Consequently, there is no significant credit risk for these counter parties.

The Company adopted IFRS 9 to assess the expected credit losses. Except for trade receivables, the remaining debt instrument investments which are not measured at fair value through profit or loss, low credit risk for these investments is a prerequisite upon acquisition and by using their credit risk as a basis for the distinction of categories. The Company makes an assessment at each reporting date as to whether the debt instrument investments are still considered low credit risk, and then further determines the method of measuring the loss allowance and the loss rates.

The Company writes off financial assets when it assesses that the financial assets cannot be reasonably expected to recover (such as significant financial difficulties of the issuer or debtor, or bankruptcy).

(5) Liquidity risk management

The Company's objective is to maintain a balance between continuity of funding and flexibility using cash and cash equivalents, bank borrowings, and leases. The table below summarizes the maturity profile of the Company's financial liabilities based on the contractual undiscounted payments and contractual maturity. The payment amount includes the contractual interest. The undiscounted payment relating to borrowings with variable interest rates is extrapolated based on the estimated interest rate yield curve as of the end of the reporting period.

Non-derivative financial liabilities

	Less than 1 year	2-3 years	4-5 years	More than 5 years	Total
As of December 31, 2021					
Bank loans	$190,955	$-	$-	$-	$190,955
Payables	246,762	-	-	-	246,762
Lease liabilities (Note)	98,646	136,281	74,390	18,540	327,857
As of December 31, 2020					
Bank loans	$221,255	$25,442	$-	$-	$246,697
Payables	248,872	-	-	-	248,872
Lease liabilities (Note)	103,161	121,903	64,531	29,095	318,690

Note: Including cash flows resulted from short-term leases contract.

(6) Reconciliation of liabilities arising from financing activities

Reconciliation of liabilities for the year ended December 31, 2021:

	Short-term loans	Long-term loans	Lease liabilities
As of January 1, 2021	$220,000	$25,000	$297,257
Cash flows	(30,000)	(25,000)	(98,744)
Non-cash changes	-	-	94,629
As of December 31, 2021	$190,000	$-	$293,142

Reconciliation of liabilities for the year ended December 31, 2020:

	Short-term loans	Long-term loans	Lease liabilities
As of January 1, 2020	$95,000	$-	$335,574
Cash flows	125,000	25,000	(101,200)
Non-cash flows	-	-	62,883
As of December 31, 2020	$220,000	$25,000	$297,257

(7) Fair value of financial instruments

A. The methods and assumptions applied in determining the fair value of financial instruments:

Fair value is the price that would be received to sell an asset or paid to transfer a liability in an orderly transaction between market participants at the measurement date. The following methods and assumptions were used by the Company to measure or disclose the fair values of financial assets and financial liabilities:

(i) The carrying amount of cash and cash equivalents, receivables, and payables approximate their fair value due to their short maturities.

(ii) For financial assets and liabilities traded in an active market with standard terms and conditions, their fair value is determined based on market quotation price (including listed equity securities.) at the reporting date.

(iii) Fair value of bank loans is determined based on the counterparty prices or valuation method. The valuation method uses DCF method as a basis, and the assumptions such as the interest rate and discount rate are primarily based on relevant information of similar instrument (such as yield curves published by the GreTai Securities Market, average prices for Fixed Rate Commercial Paper published by Reuters and credit risk, etc.)

B. Fair values of financial assets measured at amortized cost

The carrying amount of financial assets measured at amortized cost approximate their fair value.

C. Fair value measurement hierarchy for financial instruments

Please refer to Note 12. (8) for fair value measurement hierarchy for financial instruments of the Company.

(8) Fair value measurement hierarchy

A. Fair value measurement hierarchy

All asset and liabilities for which fair value is measured or disclosed in the financial statements are categorized within the fair value hierarchy, based on the lowest level input that is significant to the fair value measurement as a whole. Level 1, 2 and 3 inputs are described as follows:

Level 1 – Quoted (unadjusted) market prices in active markets for identical assets or liabilities that the entity can access at the measurement date

Level 2 – Inputs other than quoted prices included within Level 1 that are observable for the asset or liability, either directly or indirectly

Level 3 – Unobservable inputs for the asset or liability

For assets and liabilities that are recognized in the financial statements on a recurring basis, the Company determines whether transfers have occurred between levels in the hierarchy by re-assessing categorization at the end of each reporting period.

B. Fair value measurement hierarchy information

The Company does not have assets that are measured at fair value on a non-recurring basis. Fair value measurement hierarchy of the Company's assets and liabilities measured at fair value on a recurring basis is as follows:

	As of December 31, 2021			
	Level 1	Level 2	Level 3	Total
Financial assets measured at fair value				
Financial assets at fair value through other comprehensive income				
Equity instruments measured at fair value through other comprehensive income	$80,133	$-	$-	$80,133

	As of December 31, 2020			
	Level 1	Level 2	Level 3	Total
Financial assets measured at fair value				
Financial assets at fair value through other comprehensive income				
Equity instruments measured at fair value through other comprehensive income	$93,746	$-	$-	$93,746

Transfers between Level 1 and Level 2 during the period

For the years ended December 31, 2021 and 2020, there were no transfers between Level 1 and Level 2 for the Company's assets and liabilities measured at fair value on a recurring basis.

(9) Significant assets and liabilities denominated in foreign currencies

Information regarding the significant assets and liabilities denominated in foreign currencies is listed below:

Unit: thousands

	As of December 31, 2021		
	Foreign Currency	Exchange Rate	NTD
Financial Assets			
Monetary items:			
USD	$6,314	28.88	$ 182,321
JPY	26,256	0.25	6,617
HKD	9,157	3.52	33,309
CAD	605	22.01	13,318
Non-monetary items:			
HKD	22,772	3.52	80,133
MYR	579	6.61	3,829

	As of December 31, 2020		
	Foreign Currency	Exchange Rate	NTD
Financial Assets			
Monetary items:			
USD	$6,630	28.52	$189,088
JPY	11,847	0.27	3,248
HKD	6,745	3.64	24,572
CAD	323	21.97	7,096
Non-monetary items:			
HKD	25,733	3.64	93,746
MYR	574	7.07	4,060

The above information is disclosed based on the carrying amount of foreign currency (after conversion to functional currency).

Since there were various functional currencies used within the entities of the Company, the Company was unable to disclose foreign exchange gains (losses) towards each foreign currency with significant impact. The realized and unrealized foreign exchange losses were NT$6,425 thousand and NT$10,619 thousand for the years ended December 31, 2021 and 2020, respectively.

(10) Capital management

The primary objective of the Company's capital management is to ensure that it maintains a strong credit rating and healthy capital ratios in order to support its business and maximize shareholder value. The Company manages its capital structure and adjusts it, considering changes in economic conditions. To maintain or adjust the capital structure, the Company may adjust dividend payment to shareholders, return capital to shareholders or issue new shares.

13. Other disclosure

(1) Information at significant transactions:

A. Financing provided to others for the year ended December 31, 2021: None.
B. Endorsement/guarantee provided to others for the year ended December 31, 2021: None.
C. Securities held as of December 31, 2021: refer to Attachment 1.
D. Individual securities acquired or disposed of with accumulated amount exceeding the lower of NT$300 million or 20% of the capital stock for the year ended December 31, 2021: None.
E. Acquisition of real estate up to the amount exceeding the lower of NT$300 million or 20% of capital stock for the year ended December 31, 2021: None.
F. Disposal of real estate up to the amount exceeding the lower of NT$300 million or 20% of capital stock for the year ended December 31, 2021: None.
G. Related party transactions for purchases and sales amounts exceeding the lower of NT$100 million or 20% of capital stock for the year ended December 31, 2021: None.
H. Receivables from related parties with amounts exceeding the lower of NT$100 million or 20% of capital stock as of December 31, 2021: None.
I. Engaging in derivative transactions for the year ended December 31, 2021: None.

(2) Information on investees:

A. Of the investee company directly or indirectly has significant influence or control over, their investee companies' information: refer to Attachment 2.

B. For those who directly or indirectly pose significant influence or control over the investee company, please disclose the following:

a. Financing provided to others for the year ended December 31, 2021: None.
b. Endorsement/guarantee provided to others for the year ended December 31, 2021: None.
c. Securities held as of December 31, 2021: refer to Attachment 1.
d. Individual securities acquired or disposed of with accumulated amount exceeding the lower of NT$300 million or 20 percent of the capital stock for the year ended December 31, 2021: None.

e. Acquisition of individual real estate with amount exceeding the lower of NT$300 million or 20 percent of the capital stock for the year ended December 31, 2021: None.
f. Disposal of individual real estate with amount exceeding the lower of NT$300 million or 20 percent of the capital stock for the year ended December 31, 2021: None.
g. Related party transactions for purchases and sales amounts exceeding the lower of NT$100 million or 20 percent of the capital stock for the year ended December 31: None.
h. Receivables from related parties with amounts exceeding the lower of NT$100 million or 20 percent of capital stock as of December 31, 2021: None.
i. Engaging in derivative transactions for the year ended December 31, 2021: None.

(3) Information on investment in mainland China

A. The investee company name, main business, paid-in capital, type of the investment, capital inflow and outflow, ownership, investment gains and losses, ending balance of investment, repatriation of investment income and the mainland investment limit scenario: refer to Attachment 3.

B. Transactions with the investee companies directly or indirectly through a third country following the occurrence of significant transactions, prices, payment terms and unrealized gains and losses were as below:

a. Purchase amount and percentage and the ending balance of related payables and percentage: None.
b. Sales amount and percentage and the ending balance of related receivables and percentage for the year ended December 31, 2021:

	Sales		Account receivables	
	Amount	% of the company's net sales	Amount	% as of the account's ending balance
Goods sold to XIAMEN DAILY PLUS BEVERAGE MANAGEMENT CO., LTD.	$7,377	0.42%	$2,315	0.98%

c. Gains and loss on the transaction of property: None.
d. Ending balance and purpose of endorsement guarantees or collateral: None.
e. Ending balance, maximum limit, interest rates range and current interest amount of financing: None.
f. Other investments that have significant impact on current profit or financial condition, such as the services provided or received: None.

(4) Major shareholder information:

Please refer to Attachment 4.

TEN REN TEA CO., LTD

ATTACHMENT 1 (Marketable securities held as of December 31, 2021) (Excluding subsidiaries, associates and joint ventures)

(Unit : thousands of NTD)

Securities held by	Name of marketable securities (Note 1)	Relationship with the securities issuer (Note 2)	Financial statement account	December 31, 2021				Remark (Note 4)
				Number of shares	Carrying amount (Note 3)	Percentage of ownership (%)	Fair value/Net assets value	
TEN REN TEA CO., LTD	TENFU (CAYMAN) HOLDING COMPANY LIMITED		Financial assets at fair value through other comprehensive income – non-current	3,530,000	$68,321	0.32%	$68,321	
	B&S INTERNATIONAL HOLDINGS LTD.		Financial assets at fair value through other comprehensive income – non-current	7,992,000	11,812	2.00%	11,812	
	ASIA PACIFIC FEDERATION OF INDUSTRY AND COMMERCE CO., LTD.		Financial assets at fair value through profit or loss – non-current	14,592	-	0.02%	-	
TEN REN ENTERPRISE CO., LTD	TENFU (CAYMAN) HOLDING COMPANY LIMITED		Financial assets at fair value through other comprehensive income – non-current	510,000	9,871	0.05%	9,871	
TEN REN TEA (HONG KONG) LIMITED	TENFU (CAYMAN) HOLDING COMPANY LIMITED		Financial assets at fair value through other comprehensive income – non-current	12,464,580	241,246	1.14%	241,246	
HWA JO PRODUCTS CO., LTD	TEN REN TEA CO., LTD.	Ultimate parent company	Financial assets at fair value through other comprehensive income – non-current	43,000	1,490	0.05%	1,490	

Note 1: The term "marketable securities" in this table refers to stocks, bonds, beneficiary certificates and marketable securities derived from the above items that fall within the scope of IFRS 9 "Financial Instruments".

Note 2: Marketable securities issuer is not a related party. This column is omitted.

Note 3: If it is measured by fair value, please fill in the carrying amount after fair value adjustment and deducting the carrying balance of accumulated impairment loss; if it is not measured by fair value, please fill in the acquisition cost or amortized cost in .

Note 4: For listed securities with restricted users due to the terms of guarantee, pledged loans or other agreements, the amount of guarantees or pledges and the circumstance of restricted use should be indicated.

TEN REN TEA CO., LTD

ATTACHMENT 2: Names, locations and related information of investee companies as of December 2021 (Not including investment in Mainland China)

(Unit : thousands of NTD)

Investor company	Investee company (Note 1, 2)	Location	Main businesses and products	Initial investment		Investment as of December 31, 2021			Net income (loss) of investee company (Note 2(2))	Investment income (loss) recognized (Note 2(3))	Remark
				Ending balance	Beginning balance	Number of shares	Percentage of ownership(%)	Carrying Amount			
TEN REN TEA CO., LTD.	TEN REN ENTERPRISE CO., LTD.	6F, No.107, Sec 4, Zhongxiao E. Rd, Taipei, Taiwan	Investment holding	$63,379	$63,379	5,800,000	100.00%	$79,676	$2,782	$2,782	
	TEN REN TRADING SDN. BHD	Malaysia	Tea sales	5,128	5,128	510,000	51.00%	3,829	615	314	
	TEN REN TEA CO. (S) PTE LTD.	Singapore	Tea sales	-	-	998	99.80%	-	-	-	
	TEN REN TEA (HONG KONG) LIMITED	Hong Kong	Investment holding	143,943	143,943	36,870,085	83.00%	221,556	12,520	10,392	
	TEN REN (JAPAN) CO., LTD	Japan	Tea sales	8,376	8,376	15	100.00%	769	(2,380)	(2,380)	
TEN REN ENTERPRISE CO., LTD.	HWA JO PRODUCTS CO., LTD.	3F, No.62, Hengyang Rd, Zhongzhen District, Taipei, Taiwan	Tea sales	14,650	14,650	1,400,000	100.00%	23,317	1,209	1,209	
	TEN REN TEA (HONG KONG) LIMITED	Hong Kong	Investment holding	29,315	29,315	7,551,704	17.00%	45,212	12,520	2,128	
	TEN REN TEA CO. (S) PTE LTD.	Singapore	Tea sales	-	-	2	0.20%	-	-	-	

Note 1: If a public listed company has set up foreign investment holding companies and deems the consolidated financial statements as the primary financial statements in accordance with local laws and regulation, the information on foreign invested companies is required to disclose to the extent of the holding company only.

Note 2: For those that do not apply in Note 1, please fill in information according to the following rules:

(1) "Investee", "Location", "Main businesses and products", "Initial investment" and "investment at end of period" columns should be filled in according to the reinvestment circumstances of this (public offering) company and the reinvestments of each directly or indirectly controlled investee company then indicate the relationship between each investee company and this (public offering) company (if it is a subsidiary or a sub-subsidiary) in the remarks column.

(2) In "Net income (loss) of investee company" column, the amount of profit and loss for the current period should be filled in for each investee company.

(3) In "Investment income (loss) recognized" column, only the amount of profit and loss of each subsidiary recognized by the (public offering) company for direct reinvestment and each investee company evaluated by the equity method must be filled in. The rest can be omitted. When filling in the "recognition of profit or loss amount for the current period of each subsidiary of direct reinvestment, it should be confirmed that the current profit or loss amount has included the investment profit or loss of its reinvestment, which should be recognized according to regulations.

TEN REN TEA CO., LTD

ATTACHMENT 3: Investment in Mainland China as of December 31, 2021

(Unit : thousands of NTD)

Investee company	Main businesses and products	Total amount of paid-in capital	Method of investment (Note 1)	Accumulated outflow of investment from Taiwan as of January 1, 2021	Investment flows		Accumulated outflow of investment from Taiwan as of December 31, 2021	Net income (loss) of investee company	Percentage of ownership	Investment income (loss) recognized	Carrying amount as of December 31, 2021	Accumulated inward remittance of earnings as of December 31, 2021	Remark
					Outflow	Inflow							
XIAMEN DATLY PLUS FOOD BEVERAGE	Investment holding	$17,407 (USD$630)	(2)	$8,703 (USD$315)	$-	$-	$8,703 (USD$315)		50%	$744 (Note 2.(2).C)	$9,911	$-	

of December 31, 2021	Investment amounts authorized by the Investment Commission, MOEA	Upper limit on investments in Mainland China imposed by the Investment Commission of MOEA
$8,703 (USD$315 thousand)	$29,012 (USD$1,050 thousand)	$876,157 (Note 3)

Note 1: The methods for engaging in investment in Mainland China include the following:
(1) Direct investment in Mainland China.
(2) Indirectly investment in Mainland China through companies registered in a third region (Please specify the name of the company in third region).
(3) Other methods.

Note 2: For investment income (loss) recognized in current period, it is determined based on the following:
(1) It should be indicated if it is in preparation and there is no investment income.
(2) The basis for recognition of investment income is divided in the following three categories, which should be indicated:
A. The financial report was audited by an international certified public accounting firm in cooperation with an R.O.C. accounting firm.
B. The financial statements were audited by the auditors of the parent company.
C. Others.

Note 3: In accordance with the latest regulations published by the Investment Commission of the Ministry of Economic Affairs in 2008, the limit on investment amount in Mainland China for investors is 60% of net assets or consolidated net assets, whichever is higher.

Note 4: The amounts in this table are expressed in New Taiwan Dollars.

ATTACHMENT 4: Information on major shareholders

Shares / Name of major shareholders	Number of shares held	Ownership (%)
TEN FU INVESTMENT CO., LTD.	10,784,629	11.90%
TEN SHIN INVESTMENT CO., LTD.	9,190,830	10.14%
TEN RIE INVESTMENT CO., LTD.	8,257,283	9.11%
WEI AN INVESTMENT CO., LTD.	6,600,599	7.28%
WANG, LIEN-YUAN	5,898,647	6.51%

Note: If the Company applies to the Taiwan Depository & Clearing Corporation (TDCC) to obtain the listed information in this table, it must state the following matters in the notes below:

(1) The shareholders information is mainly derived from the last business day of each quarter-end when shareholders hold more than 5% of the common shares and preferred shares that have completed (including treasury shares) non-physical registration. As for the differences between recorded shares in the Company's financial report and actual shares completed and delivered shares to non-physical registration, this is due to different calculation basis.

(2) If the above-mentioned information is in the case of shareholders handing over shares to the trust, the individual account of the trustor who set up the trust account with the trustee should be disclosed. As for shareholders who declare insiders shareholding statement in accordance with the Securities and Exchange Act for holding more than 10% of the shares, it includes shares held personally and shares that are put into the trust and hold the right to exercise decision-making power over the trust property, etc. Please refer to the Market Observation Post System (MOPS) for more information on the insiders shareholding statement.

THE CONTENTS OF STATEMENTS OF MAJOR
ACCOUNTING ITEMS

TEN REN TEA CO., LTD.

1. STATEMENT OF CASH AND CASH EQUIVALENTS

AS OF DECEMBER 31, 2021

(Unit : thousands of NTD/ dollars of foreign currencies)

Item	Description	Amount	Note
Cash on hand	Headquarter and branch offices	$201	
Petty cash	Headquarter and branch offices	3,289	
Checking accounts			
Taiwan Cooperative Bank	#06618-8	7,580	
Others	(Amount less than 5,000 thousand dollars)	9,416	
		16,996	
Demand deposits			
The Shanghai Commercial & Savings Bank, Ltd.	#256989	27,251	(HKD7,744,111.37 Exchange rate 1:3.519)
Taiwan Cooperative Bank	#12393-4	22,885	
Chang Hwa Bank	#508889-00	17,006	
Taiwan Cooperative Bank	#16358-8	12,214	
Taiwan Cooperative Bank	#00087-1	10,900	(USD394,496.58 Exchange rate 1:27.63)
Chang Hwa Bank	#508889-01	10,748	(USD388,990.86 Exchange rate 1:27.63)
Cathay United Bank Company Limited	#703079-9	6,226	(USD225,317.33 Exchange rate 1:27.63)
Mizuho Bank, Ltd.	#53211-9	5,565	(USD201,429.61 Exchange rate 1:27.63)
Chang Hwa Bank	#508889-02	5,356	(JPY22,455,742 Exchange rate 1:0.2385)
Others	(Amount less than 5,000 thousand dollars)	14,041	
		132,192	
Total		$152,678	

TEN REN TEA CO., LTD.

2. STATEMENT OF FINANCIAL ASSETS MEASURED AT AMORTIZED COST

AS OF DECEMBER 31, 2021

(Unit : thousands of NTD)

Item	Description	Units	Par Value (dollar)	Amount	Interest Rate	Book Value	Note
Financial assets measured at amortized cost – current	Deposit in 3~ 12 months term under pledge.						
Chang Hwa Bank (Pledged time deposits)	Note 8 for more details on certified			$1,000		$1,000	
Chang Hwa Bank				27,630		27,630	
Taiwan Cooperative Bank				41,445		41,445	
Total				$70,075		$70,075	

TEN REN TEA CO., LTD.

3. STATEMENT OF NOTES RECEIVABLE AND NOTES RECEIVABLE–RELATED PARTIES

AS OF DECEMBER 31, 2021

(Unit : thousands of NTD)

Client Name	Description	Amount	Note
Notes Receivable			
#8414	Payment	$450	Client names
#276231	〃	398	by company code.
#1110	〃	330	
Others (Amount less than 200 thousand dollars)	〃	4,412	
Less: loss allowance		-	
Notes receivable, net		5,590	
Notes receivable–related parties			
#8874	Payment	514	
#4765	Others	240	
#40100	Rental	106	
#9480	〃	5	
Less: loss allowance		-	
Notes receivable–related parties, net		865	
Total		$6,455	

TEN REN TEA CO., LTD.

4. STATEMENT OF ACCOUNTS RECEIVABLE AND ACCOUNTS RECEIVABLE–RELATED PARTIES

AS OF DECEMBER 31, 2021

(Unit : thousands of NTD)

Client	Description	Amount	Note
Accounts receivable			
#1000	Payment for goods	$14,059	Client names
#1002	〃	10,943	by company code.
#1001	〃	10,934	
#1052	〃	10,627	
Others（Amount less than 8,000 thousand dollars)	〃	158,747	
Subtotal		205,310	
Less: loss allowance		(2,916)	
Accounts receivable, net		202,394	
Accounts receivable–related parties			
#23502	Payment	28,276	
#8874	〃	3,750	
#64983	〃	2,315	
#135233	〃	4	
#9480	〃	4	
Subtotal		34,349	
Less: loss allowance		(664)	
Accounts receivable–related parties, net		33,685	
Total		$236,079	

TEN REN TEA CO., LTD.

5. STATEMENT OF OTHER RECEIVALBES

AS OF DECEMBER 31, 2021

(Unit : thousands of NTD)

Item	Description	Amount	Note
Others（Amount less than 500 thousand dollars）		$61	

TEN REN TEA CO., LTD.

6. STATEMENT OF INVENTORIES

AS OF DECEMBER 31, 2021

(Unit : thousands of NTD)

Item	Description	Amount		Note
		Cost	Net Realizable Value	
Merchandise		$36,476	$34,957	1. Inventories are valued at lower of cost and net realizable value item by item.
Finished goods		70,147	120,845	2. None of the aforementioned inventories were pledged.
Work in process		51,292	51,292	
Raw materials		98,033	98,033	
By-products		264	264	
Subtotal		256,212	$305,391	
Less: allowance for inventory write-down and obsolescence		(2,324)		
Net amount		$253,888		

TEN REN TEA CO., LTD.

7. STATEMENT OF PREPAYMENTS

AS OF DECEMBER 31, 2021

(Unit : thousands of NTD)

Item	Description	Amount	Note
Prepayments	Insurance	$1,759	
	Others	955	
Subtotal		2,714	
Prepaid rents		175	
Others (Amount less than 100 thousand dollars)		51	
Total		$2,940	

TEN REN TEA CO., LTD.

8. STATEMENT OF OTHER CURRENT ASSETS

AS OF DECEMBER 31, 2021

(Unit : thousands of NTD)

Item	Description	Amount	Note
Temporary payments		$3,510	

TEN REN TEA CO., LTD.

9. STATEMENT OF CHANGES IN FINANCIAL ASSETS AT FAIR VALUE THROUGH PROFIT OR LOSS – NON-CURRENT

FOR THE YEAR ENDED DECEMBER 31, 2021

(Unit : thousands of NTD)

Name of securities	As of January 1, 2021		Additions		Disposals		As of December 31, 2021		Collateral	Note
	Shares	Book Value	Shares	Amount	Shares	Amount	Shares	Book Value		
ASIA PACIFIC FEDERATION OF INDUSTRY AND COMMERCE CO., LTD.	14,592	$-	-	$-	-	$-	14,592	$-	No	
Total		$-		$-		$-		$-		

TEN REN TEA CO., LTD.

10. STATAMENT OF CHANGES IN FINANCIAL ASSETS AT FAIR VALUE THROUGH OTHER COMPREHENSIVE INCOME – NON-CURRENT

FOR THE YEAR ENDED DECEMBER 31, 2021

(Unit : thousands of NTD)

Name of securities	As of January 1, 2021		Additions		Disposals		As of December 31, 2021		Collateral	Note
	Shares	Fair Value	Shares	Amount	Shares	Amount	Shares	Fair Value		
TENFU (CAYMAN) HOLDING COMPANY LIMITED	3,530,000	$78,059	-	$-	-	$(9,738) (Note 1)	3,530,000	$68,321	No	
B & S INTERNATIONAL HOLDINGS LTD.	11,332,000	15,687	7,720,000	15,861	11,060,000	(23,320)	7,992,000	11,812	No	
			-	3,584 (Note 1)						

Note 1：Recognized based on fair value.

TEN REN TEA CO., LTD.

11. STATEMENT OF CHANGES IN INVESTMENTS ACCOUNTED FOR USING THE EQUITY METHOD

FOR THE YEAR ENDED DECEMBER 31, 2021

(Unit : thousands of NTD)

Name of Securities	As of January 1, 2021		Additions		Disposals		As of December 31, 2021			Collateral	Note
	Shares	Amount	Shares	Amount	Shares	Amount	Shares	%	Amount		
TEN REN ENTERPRISE CO., LTD.	5,800,000	$85,756	-	$2,782 (Note 2)	-	$1,598 (Note 3) 7,252 (Note 4) 12 (Note 1)	5,800,000	100.00%	$79,676	No	
TEN REN TRADING SDN. BHD	510,000	4,060	-	314 (Note 2)	-	275 (Note 3) 270 (Note 1)	510,000	51.00%	3,829	〃	
TEN REN TEA CO. (S) PTE LTD.	998	-	-	-	-	-	998	99.80%	-	〃	
TEN REN TEA (H.K.) LIMITED	36,870,085	250,237	-	10,392 (Note 2)	-	10,476 (Note 3) 58 (Note 1) 28,539 (Note 4)	36,870,085	83.00%	221,556	〃	
TEN REN (JAPAN) CO., LTD.	15	3,029	-	432 (Note 6)	-	2,380 (Note 2) 312 (Note 1)	15	100.00%	769	〃	
Total		$343,082		$13,920		$51,172			$305,830		

Note 1： Recognition of exchange differences resulting from translating the financial statements of foreign operations.

2： Recognition of share of profit or loss of subsidiaries accounted for using the equity method.

3： Distribution of cash divididends by investees.

4： Changes in shareholders equity of investees.

5： Disposals of parent company stock by subsidiaries.

6： Unrealized gross profits between affiliated companies.

TEN REN TEA CO., LTD.

12.1. STATEMENT OF CHANGES IN RIGHT-OF-USE ASSETS

FOR THE YEAR ENDED DECEMBER 31, 2021

(Unit : thousands of NTD)

Item	As of January 1, 2021	Additions (Note 1)	Disposals (Note 2)	As of December 31, 2021	Note
Building	$478,940	$100,227	$66,699	$512,468	
Transportation equipment	1,577	-	-	1,577	
Other equipment	-	296	-	296	
Total	$480,517	$100,523	$66,699	$514,341	

Note 1：New lease agreements entered in current period.

Note 2：Termination or modification of lease agreements in current period.

TEN REN TEA CO., LTD.

12.2. STATEMENT OF CHANGES IN ACCUMULATED DEPRECIATION OF RIGHT-OF-USE ASSETS

FOR THE YEAR ENDED DECEMBER 31, 2021

(Unit : thousands of NTD)

Item	As of January 1, 2021	Additions (Note 1)	Disposals (Note 2)	As of December 31, 2021	Note
Building	$184,732	$104,289	$62,214	$226,807	
Transportation equipment	964	525	-	1,489	
Other equipment	-	16	-	16	
Total	$185,696	$104,830	$62,214	$228,312	

Note 1：New lease agreements entered in current period.

Note 2：Termination or modification of lease agreements in current period.

TEN REN TEA CO., LTD.

13. STATEMENT OF OTHER NON-CURRENT ASSETS

AS OF DECEMBER 31, 2021

(Unit : thousands of NTD)

Item	Description	Amount	Note
Other non-current assets			
Prepayments for equipment		$9,257	
Prepaid expenses (over 1 year)		252	
Total		$9,509	
Refundable deposits	House deposits	$23,338	
	Deposits for deparment store counters	1,803	
	Amount less than	1,168	
	Total	$26,309	

TEN REN TEA CO., LTD.

14. STATEMENT OF SHORT-TERM LOANS

AS OF DECEMBER 31, 2021

(Unit : thousands of NTD)

Type	Description	Amount	Contract Period	Interest Rate	Lines of credit	Collateral	Note
Secured bank loans	Taiwan Cooperative Bank	$150,000	2021/6/10-2022/6/10	0.98%	$232,000	Note 8	
Secured bank loans	Chang Hwa Bank	40,000	2021/10/7~2022/10/7	1.00%	140,000	Note 8	
		$190,000			$372,000		

TEN REN TEA CO., LTD.

15. STATEMENT OF NOTES PAYABLE

AS OF DECEMBER 31, 2021

(Unit : thousands of NTD)

Client	Description	Amount	Note
#1958	Payment for goods	$5,418	Client names by company code.
Others (Amount less than 4,000 thousand dollars)		77,725	
Total		$83,143	

TEN REN TEA CO., LTD.

16. STATEMENT OF ACCOUNTS PAYABLE

AS OF DECEMBER 31, 2021

(Unit : thousands of NTD)

Client	Description	Amount	Note
#152	Payment for goods	$3,830	Client names
#1958	〃	2,685	by company code.
#27	〃	2,416	
#3727	〃	2,388	
#4	〃	1,882	
#4327	〃	1,141	
#23	〃	1,083	
#1914	〃	1,040	
Others (Amount less than 1,000 thousand dollars)	〃	16,159	
Total		$32,624	

TEN REN TEA CO., LTD.

17. STATEMENT OF LEASE LIABILITIES

AS OF DECEMBER 31, 2021

(Unit : thousands of NTD)

Item	Description	Lease Term	Discount Rates	Amount	Note
Lease liabilities – current					
Buildings		2013.4.1~2027.10.16	1.18%~1.50%	$92,059	
Transportation equipment		2019.3.27~2022.3.26	1.18%	89	
Other equipment		2021.11.1~2024.11.09	1.35%	98	
Lease liabilities – non-current					
Buildings		2013.4.1~2027.10.16	1.18%~1.50%	200,714	
Other equipment		2021.11.1~2024.11.09	1.35%	182	
Total				$293,142	

TEN REN TEA CO., LTD.

18. STATEMENT OF OTHER CURRENT LIABILITIES

AS OF DECEMBER 31, 2021

(Unit : thousands of NTD)

Item	Description	Amount	Note
Temporary receipts		$5,965	
Receipts under custody	Withholding tax on salaries and professional expenses	2,693	
Total		$8,658	

TEN REN TEA CO., LTD.

19. STATEMENT OF OTHER PAYABLES

AS OF DECEMBER 31, 2021

(Unit : thousands of NTD)

Item	Description	Amount
Bonus payable		$42,261
Salaries payable		39,938
Labor insurance and health insurance payable		11,936
Business tax payable		6,592
Others (Amount less than 6,000 thousand dollars)		30,268
Total		$130,995

TEN REN TEA CO., LTD.

20. STATEMENT OF OTHER NON-CURRENT LIABILITIES

AS OF DECEMBER 31, 2021

(Unit : thousands of NTD)

Item	Description	Amount	Note
Guarantee deposits	Dealer or franchise guarantee deposits	$12,067	
	Others (Amount less than 600 thousand dollars)	144	
	Subtotal	$12,211	
Net defined benefit liabilities – non-current		$386	

TEN REN TEA CO., LTD.

21. STATEMENT OF OPERATING REVENUES

FOR THE YEAR ENDED DECEMBER 31, 2021

(Unit : thousands of NTD)

Item	Units	Amount	Note
Operating revenues			
Tea	1,704	$857,341	
Food and beverage	29,202	832,254	
Others	2,156	75,915	
Total		$1,765,510	

TEN REN TEA CO., LTD.
22. STATEMENT OF OPERATING COSTS
FOR THE YEAR ENDED DECEMBER 31, 2021

(Unit : thousands of NTD)

	Amount	
Item	Subtotal	Total
Costs of goods sold		
Merchandise, beginning of year	$39,910	
Add : Merchandise purchased	265,425	
Transferred in	55	
Less : Merchandise, end of year	(36,476)	
Transferred out	(12,286)	
Cost of merchandise		$256,628
Direct materials		
Raw materials, beginning of year	100,993	
Add : Raw materials purchased	345,678	
Transferred in	362	
Less : Raw materials, end of year	(98,033)	
Transferred out	(1,055)	
Direct materials used	347,945	
Direct labor	31,832	
Manufacturing expenses	85,838	
Manufacturing cost	465,615	
Add : Work in process, beginning of year	47,811	
Transferred in	4,065	
Less : Work in process, end of year	(51,292)	
Transferred out	789	
Cost of finished goods	466,988	
Add : Finished goods, beginning of year	69,336	
Transferred in	6,517	
Less : Finished goods, end of year	(70,147)	
Transferred out	(8,444)	
Cost of goods manufactured and sold		464,250
By-products		
By-products, beginning of year	146	
Add : Transferred in	1,842	
Less : By-products, end of year	(264)	
Transferred out	(1,724)	
Cost of by-products	-	-
Food and beverage cost		60,290
Gain from		(154)
Operating costs		$781,014

TEN REN TEA CO., LTD.

23. STATEMENT OF SELLING EXPENSES

FOR THE YEAR ENDED DECEMBER 31, 2021

(Unit : thousands of NTD)

Item	Description	Amount	Note
Salaries	Including bonus, overtime and pension	$384,664	
Depreciation		120,704	
Rental		87,747	
Miscellaneous		72,712	
Insurance		47,665	
Others	Amount less than 43,000 thousand dollars	100,107	
Total		$813,599	

TEN REN TEA CO., LTD.

24. STATEMENT OF ADMINISTRATIVE EXPENSES

FOR THE YEAR ENDED DECEMBER 31, 2021

(Unit : thousands of NTD)

Item	Description	Amount	Note
Salaries	Including bonus, overtime and pension	$84,811	
Depreciation		7,327	
Advertisement		8,303	
Professional fees		7,457	
Others	Amount less than 7,000 thousand dollars	39,365	
Total		$147,263	