

HALK GAYRIMENKUL YATIRIM ORTAKLIĞI A.Ş.
MINUTES OF 2023 ORDINARY GENERAL ASSEMBLY MEETING
HELD ON JUNE 13, 2024

Ordinary General Assembly Meeting for the accounting period of 2023 of the Halk Gayrimenkul Yatırım Ortaklığı A.Ş. was held in located at **Türkiye Halk Bankası A.Ş. Genel Müdürlüğü Finanskent Mahallesi Finans Caddesi No:42/1 Ümraniye/İstanbul** on **June 13, 2024** at **2.00 p.m.** under supervision of Mrs. Huriye AKSOY, the Ministry Representative appointed upon letter of the Provincial Directorate of Commerce, Istanbul Governorship, Republic of Turkey numbered E-90726394-431.03-00097817976 and dated 12.06.2024.

The meeting invitation was published on May 21, 2024 by involving the agenda, as prescribed in the Law and the Articles of Association, on Public Disclosure Platform within the legal timeframe and on corporate website and Electronic General Assembly System (EGAS) of Central Securities Depository of Turkey, Turkish Trade Registry Gazette numbered 11087 and dated May 22, 2024. The shareholders whose registered shares are not publicly traded had been informed within the legal period. It was determined that Company Articles of Association, Company's share register, the gazette includes invitation to the meeting and other documents, annual report of the Board of Directors, auditor's report, financial statements, agenda and list of attendants completely existed in the meeting. Moreover, sufficient number of the Board of Directors and representative of DRT Bağımsız Denetim Serbest Muhasebeci Mali Müşavirlik A.Ş. (the Audit Company) attended the meeting.

Upon review of the list of attendants, it was verified that, the shares corresponding to the Company's total capital of 3,145,000,000 TL, purchased within the framework of the decision of the Board of Directors dated 07.02.2023, and the repurchased shares corresponding to a total nominal value of 4,646,368,510 TL, including free share rights, were determined by the CMB. Within the framework of Article 18/1 of the Communiqué on Repurchased Shares (II-22.1), it was not taken into account in the calculation of the general assembly meeting quorum, and in this context, 858,728,297 shares corresponding to the capital of 3,140,353,631,490 TL were transferred to the principal, 2,497,703,612,408 shares. A total of 2,498,562,340.705 shares were represented by proxy and thus both T.T.K. Upon understanding that the minimum meeting quorum stipulated in the articles of association was present and that the Company had carried out its electronic general assembly preparations in accordance with the legal regulations, in accordance with the fifth and sixth paragraphs of Article 1527 of the Turkish Commercial Code, the Ministry Representative allowed the meeting to be opened and The meeting was opened physically and electronically at the same time by the Chairman of the Board of Directors of the Company, Mr. Ergin KAYA, and the agenda items were discussed.

Deputy General Manager of Financial Management and Planning Mr. Yaşar GÖKTAŞ provided information on the method of voting. As required both by the Law and the Articles of Association of the Company, with the regulations on counting of electronic votes reserved, shareholders attended the meeting physically were requested to vote by raising hand and vote negatively by expressing in word.

AGENDA ITEMS

1. Pursuant to item 1 of the agenda, in line with proposal by Halkbank Representative; it was approved, by a majority of the votes, with (TL) 2,497,703,624.462 despite of (TL) 858,716.243-TL dissenting votes on the basis of electronic and physical voting that Mr. Ergin KAYA be appointed as the Chairman of the Meeting, Mrs. Serpil YÖRÜK be appointed as the clerk, Mr. Yaşar GÖKTAŞ be appointed as the vote collector and Mr. Ekrem KALAYCIOĞLU be appointed as the specialist to carry out the technical services of EGAS and the proposal of authorizing the Chairmanship of the Meeting to sign the Minutes of the General Assembly Meeting on behalf of the General Assembly.
2. Pursuant to Article 2 of the Agenda, in line with the proposal by Halkbank representative, since the 2023 Annual Report of the Board of Directors was submitted to the information of the shareholders prior to the General Assembly Meeting, the proposal not to be read and to present the "Opinion" section of the Independent Audit Firm's Report to the General Assembly was put to the vote. It was approved, by a majority of the votes, with (TL) 2,497,956,429.732 despite of (TL) 605,910.973-TL dissenting votes on the basis of electronic and physical voting.

After the voting, the "opinion" section of the Independent Auditor's Report was read and submitted to the General Assembly.

Mr. Jilber TOPUZ, one of the shareholders, who attended the meeting physically, took the floor and conveyed the Company's request for information about the marketing process of the IFM Halk Towers Block B building and the Company's current buyback program. The Chairman of the Meeting stated that the answers to all incoming and future questions regarding the agenda items will be answered collectively and in detail by the Company General Manager and Member of the Board of Directors, Mr. Erdal BEKİN, in the article "*13-Wishes & Expectations & Closing*". Mr. Jilber TOPUZ expressed his opinion that investors should be given the right to speak on every agenda item.

3. Pursuant to item 3 of the agenda, in line with the proposal by Halkbank Representative, it was voted to submit the financial statements of 2023 for direct approval without being read, since they were submitted for the examination of the shareholders before the General Assembly. It was approved, by a majority of the votes, with (TL) 2,497,703,624.462 despite of (TL) 858,716.243-TL dissenting votes on the basis of electronic and physical voting.

After the voting, the financial statements for the year 2023 were submitted for approval, and the financial statements were approved, by a majority of the votes, with (TL) 2,497,703,624.462 despite of (TL) 858,716.243-TL dissenting votes on the basis of electronic and physical voting. The Chairman of the Meeting asked if there were any opinions regarding the agenda.

Mr. Jilber TOPUZ, one of the shareholders who attended the meeting physically, made a dissenting opinion, the opinion was submitted to the general assembly and is included in the annex of the minutes.

4. Pursuant to item 4 of the agenda; It was submitted to the General Assembly that a violation of the provisions of the article titled "Insider Information" of the Communiqué on Special Circumstances was detected in the transactions carried out to inform the public regarding the sale of real estate in our Company's portfolio, that an administrative fine of 155,567 TL was notified to our Company with the decision taken at the meeting of the CMB dated 27.10.2023/64-1409 and with the letter dated 31.10.2023 and numbered E-12233903-340-14-44370, and that the rights of our investors who suffered losses, if any, in the action requiring the imposition of an administrative fine on our Company are reserved.

Regarding the issue, in line with the proposal by the Halkbank representative; it was voted not to recourse the fine to the board member/members who are responsible for the act requiring the imposition of the relevant administrative fine and it was approved, by a majority of the votes, with (TL) 2,496,261,405.461 despite of (TL) 2,300,935.244 TL dissenting votes on the basis of electronic and physical voting.

The Chairman of the Meeting asked if there were any comments regarding the agenda, but no one spoke.

5. Pursuant to item 5 of the agenda, in parallel with Article 424 of TCC, the proposal regarding the release of Board of Directors Members was put to the vote and Board of Directors Members had been released by a majority of the votes, with (TL) 2,497,954,619.461 despite of (TL) 607,721.244- -TL dissenting votes on the basis of electronic and physical voting.

Mr. Jilber TOPUZ, a shareholder who physically attended the meeting, made one dissenting opinion regarding the agenda item, the dissenting opinion was submitted to the general assembly and is included in the minutes appendix.

Tamer İzzet BEYAZOĞLU, a shareholder who physically attended the meeting, conveyed the opinion that shareholders should be given the right to speak before the agenda items are voted on.

Mr. Cemile AVŞAR, a shareholder who electronically attended the meeting, made one dissenting opinion, the dissenting opinion was submitted to the general assembly and is included in the minutes appendix.

6. Pursuant to item 6 of the agenda, proposal of 2023 Dividend Table by Board of Directors of Company and proposal of cash dividend date by Halkbank Representative were read to General Assembly.

According to the proposals;

- The net profit of the Company included in the financial statements for the accounting period ending on December 31, 2023, prepared within the scope of the Capital Markets Board's (CMB) Communiqué Serial: II No: 14.1 on Financial Reporting Principles, is **2,585,041,025.-TL**. The net profit for the period included in our financial statements prepared within the framework of the provisions of the Tax Procedure Law is **621,978,331 TL**.
- In accordance with provisions of Tax Procedural Law, eliminating %5 from 2023 net profit of **TL 621,978,331** as primary reserve, corresponding to **TL 31,098,917** pursuant to Article 519 of TCC,
- From remaining profit, distributing **TL 53,500,000.00** in cash and **TL 535,000,000.00** as bonus share pursuant to CMB Legislation, Company Dividend Policy and Article 30 of Articles of Association named "Determination, Allocation and Distribution of Net Profit",
- The remaining **TL 2,379,415** profit is transferred to general reserve without being distributed,
- Previous years' profits amounting to **TL 1,018,991,127** which were recorded in the legal records in 2023 due to inflation accounting, will not be distributed and transferred to extraordinary reserves,

was approved, by a majority of the votes, with (TL) 2,497,954,619.461 despite of (TL) 607,721.244-TL dissenting votes on the basis of electronic and physical voting

In line with the proposal by Halkbank representative, the proposal to start the distribution of the part of the profit of 2023 to be distributed in cash to the shareholders on July 19, 2024 was put to the vote, and the motion was approved, by a majority of the votes, with (TL) 2,497,954,619.461 despite of (TL) 607,721.244-TL dissenting votes on the basis of electronic and physical voting.

The Chairman of the Meeting asked if there were any opinions regarding the agenda.

Shareholder Hüseyin Bahtiyar İNCİ, who attended the meeting physically, took the floor and expressed his views on the company's share performance. He conveyed his suggestion that the cash dividend amount planned to be distributed should not be distributed and the relevant amount should be invested in the portfolio, and that shareholders should be given the right to speak before voting on each agenda item.

7. Pursuant to item 7 of the agenda; the names stated below, were put to the vote through the proposal made by Halkbank Representative, to have been elected as a member of the Board for 3 years.

- Mr. Ergin KAYA
- Mr. Mehmet TANRIVERDİ
- Mr. Mehmet Hakan TERCAN
- Mr. Raci Kaptan KOLAYLI (Independent Member)
- Mr. Fuat GEDİK (Independent Member)
- Mr. Erdal BEKİN

it was approved, by a majority of the votes, with (TL) 2,496,261,405.461 despite of (TL) 2,300,935.244 -TL dissenting votes on the basis of electronic and physical voting.

8. Pursuant to item 8 of the agenda, pursuant to Article 4.6.2 of CMB Corporate Governance, General Assembly was informed about Company remunerations policy and the salaries paid to the Board of Directors' members and executives in 2023.

In the same agenda item;

In line with the proposal by Halkbank Representative, it was approved by a majority of the votes, with (TL) 2,496,261,405.461 despite of (TL) 2,300,935.244- dissenting votes on the basis of electronic and physical voting;

- net fee of (TL) 22,080.- shall be paid monthly to Chairman, Vice Chairman and Members of the Board which has been in force since January 1, 2024
- the monthly fee shall be paid as net fee, all kind of taxes and similar cuts shall be paid by Company, in addition, resulting of tax regulations related to being paid more than once by Halkbank and its associations, all additional income taxes and suchlike legal obligations of the Board arising from the submission of the annual income tax declaration, shall be paid by the Company,
- all members of the Board of Directors shall be utilize from private health insurance as the Company's employees if they demand.

The Chairman of the Meeting asked if there were any comments regarding the agenda, but no one spoke.

9. Pursuant to item 9 of the agenda, KPMG Bağımsız Denetim Serbest Muhasebeci ve Mali Müşavirlik A.Ş. *that* had been selected by the Board as Independent Auditing Firm for 2024 fiscal period, was put to the vote and it was approved by a majority of the votes, with (TL) 2,497,954,619.461 despite of (TL) 607,721.244- dissenting votes on the basis of electronic and physical voting.

The Chairman of the Meeting asked if there were any comments regarding the agenda, but no one spoke.

10. Pursuant to item 10 of the agenda, the issue of granting the permissions listed in Articles 395 and 396 of the Turkish Commercial Code to the members of the Board of Directors was approved by a majority of the votes, with (TL) 2,497,954,619.461 despite of (TL) 607,721.244- dissenting votes on the basis of electronic and physical voting.

11. Pursuant to item 11 of agenda, in line with the proposal by Halkbank Representative, about transactions with related parties in the fiscal period of 2023, “Transactions with Related Parties” and “Conclusion” parts of the “Affiliation Report”, placed both in the footnote of balance sheet no. 4 of 01.01.2023- 31.12.2023 Independent Audit Report which was prepared pursuant to Capital Markets Financial Reporting Standards and placed in 2023 Board of Director’s Annual Report which was prepared pursuant to related regulations of TCC, was put to the vote to be read for presenting to shareholders knowledge and was approved with (TL) 2,496,261,405.461 despite of (TL) 2,300,935.244.- dissenting votes on the basis of electronic and physical voting.

The relevant parts of the “Affiliation Report” were read and General Assembly was informed about the transaction with related parties in 2023. The Chairman of the Meeting asked if there were any comments regarding the agenda, but no one spoke.

12. Pursuant to item 12 of the agenda, General Assembly was informed about that there had been not any business and operation as mentioned in the Article 1.3.6 of Corporate Governance Principles issued by CMB. The Chairman of the Meeting asked if there were any comments regarding the agenda, but no one spoke

13. During the “Wishes and Regards” part,

The Meeting Chairman expressed his gratitude to all stakeholders who expressed their opinions. He gave the floor to General Manager and Board Member Mr. Erdal BEKİN for detailed answers to the questions and opinions about the agenda items and the general activities of the Company.

Mr. BEKİN answered the questions of Mr. Jilber TOPUZ, who attended the meeting physically, regarding the IFM Halk Towers Block B marketing process and the company's buyback program. He conveyed the information that the Halk Towers A Block building was rented to Türkiye Halk Bankası A.Ş. in June 2022 and rental income has been accrued since April 1, 2023. He mentioned that the part

of the project, especially on the TEM connection road side, has been activated, but the processes continue on the other side. All leasing transactions within IFC Project are handled by IFM A.Ş. He stated that the developments regarding Block B will be shared with the public as they occur.

Tamer İzzet BEYAZOĞLU, a shareholder who physically attended the meeting, asked whether only Türkiye Halk Bankası A.Ş. was considered as a tenant for Block B. General Manager and Board Member Mr. Erdal BEKİN responded that Türkiye Halk Bankası A.Ş. or 3rd parties could be involved in this matter.

Regarding the questions about the company's stock performance and buyback program, Mr. Bekin replied: "The stock market value and performance of public companies are determined by the supply and demand on BIST. There are many domestic and international issues that affect this supply and demand. Prices are formed as a result of these issues being evaluated by our investors with different expectations. In this regard, a public company should not have any intervention or comment other than working hard to produce and grow, and accurately portraying its potential to its investors and all stakeholders. Of course, the issues and rights permitted within the legislation such as share buyback or sale of existing shares are at the discretion of the Companies and can be used when deemed necessary, without bypassing the equality and transparency criteria. The buyback program, which our company initiated with the decision taken on February 7, 2023, is a program that can be implemented for a period of 3 years with a maximum of 40 million lots and a fund of 250 million TL. Within the scope of the program, our company purchased a total of 4,434,528 units at an average unit price of 4.2447 TL. Transactions carried out are announced to our investors via the Public Disclosure Platform."

Regarding the 5th article, to which Cemile AVŞAR, the shareholder who participates electronically, also submitted a dissenting opinion; The question about the appointment of female members to the Board of Directors and the company policy on the subject was answered by Mr. Erdal Bekin: "Although our company does not have a policy that determines the target rate and time of female members on the Board of Directors, provided that it is not less than twenty-five percent, it is not the case that prevents the election of female members to the Board of Directors." There is no regulation whatsoever. "In addition, female members also took part in the formation of the previous Board of Directors of our Company."

Regarding the opinion of the shareholder Mr. Hüseyin Bahtiyar İNCİ, who attended the meeting in physical environment, about the dividend distribution, Mr. BEKİN replied that the current distributions are in accordance with the Company's dividend distribution policy.

Mr. Hüseyin Bahtiyar İNCİ took the floor and expressed his opinion that he found the 2024 wages determined for the Board Members to be low in their current state, and that the Company's activities could be carried out more efficiently by reducing the number of Board members and increasing the wages paid.

Shareholder Jilber TOPUZ took the floor and repeated his opinion that the meeting was not managed in accordance with the procedure and that the shareholder's opinion on the agenda should be asked for each item.

Shareholder Tamer İzzet BEYAZOĞLU took the floor. Stating that 2023 was a successful year, he expressed his opinion and wish that the valuable real estate in the portfolio should not be sold, even if high profits will be made.

Finally, the Chairman of the Meeting, Mr. Ergin KAYA, stated that the projects are continuing rapidly and that the IFM Halk Towers are an important value for the Company and said, "I would like to thank all my colleagues and wish the General Assembly decisions to be beneficial." said.

Since there is no other issue to be discussed on the agenda, Chairman ended the meeting with the wish of having a year with more successes for 2024 and the meeting was closed.

The minutes of this General Assembly were issued, read and signed at the meeting place. **13.06.2024 Ümraniye-İstanbul**

Huriye AKSOY
Ministry Representative

Ergin KAYA
Chairman

Yaşar GÖKTAŞ
Vote Collector

Serpil YÖRÜK
Clerk

-MUHALEFET ŞERHİ -

GÜNDEM MADDE NO : 3

HALK GAYRİMENKUL YATIRIM ORTAKLIĞI A.Ş.

13.06.2024 TARİHLİ OLAĞAN GENEL KURUL TOPLANTISI BAŞKANLIĞINA ve BAKANLIK
TEMSİLCİSİNE

2023 YILI HESAPLARININ GÖRÜSÜLDÜĞÜ OLAĞAN GENEL KURUL TOPLANTI GÜNDEMİNİN 3.MADDESİNE RED OYU VERİYORUM , 3 SAYFADAN İBARET MUHALEFET ŞERHİMİ GENEL KURUL TOPLANTI TUTANAGINA EKLEYİNİZ.

Şirketin Yönetim Kurulu Kararı ile gerçekleştirilen pay geri alım-satım işlemlerine ilişkin olarak 2023 hesaplarının görüldüğü yıllık olağan genel kurul toplantısında ayrı bir gündem maddesi ile Genel Kurul'a bilgi verilmemesi Sermaye Piyasası Kanunu ve ilgili tebliğine aykırıdır.

Hakim ortak TÜRKİYE HALK BANKASI A.Ş 'nin 2023 hesaplarının görüldüğü Genel Kurul Toplantı gündemi ve tutanakları incelendiğinde son icra edilen genel kurul toplantısından itibaren borsadan herhangi bir geri alım ve satım yapılmamış olmasında rağmen pay sahiplerine ayrı bir gündem maddesi ile geri alım işlemlerine ilişkin açıklamalarda bulunduğu görülecektir. .Gerek mevzuat gereği gerekse şeffaflık adına olması gereken uygulamada bu şekilde olmalıdır.

Şirketin Borsa İstanbul'da işlem gören pay fiyatının şirketin finansal yapısını yansıtmaktan oldukça uzaklaştığı , başta küçük hissedarlar olmak üzere tüm hissedarların menfaatlerinin korunması ve sağlıklı fiyat oluşumuna katkı sağlanması amacıyla 07.03.2023 tarihinde alınan geri alım kararının göstermelik 2023 Şubat ayında yapılan aşağıdaki tabloda görüldüğü üzere sadece 5 farklı günde toplam 4.434.528 adetle sınırlı değil , şirketin piyasa değerini , şirketin finansal yapısına ve sektör ortalamasına yaklaşıp bir değere yaklaştırılincaya kadar belirli aralıklarla uygulanması gerektiği açıktır ancak şirket yönetimi bu konuda gerekli yetkiye sahip olmasına rağmen geri alım işlemini amacına uygun olarak dönem içinde icra etmemiştir.

Şirketin pay fiyatının değeri her ne kadar temelde BIST piyasasında oluşan arz ve talep dengesi oluşturyorsa da mevcut konjonktürde sektörel kriz gibi nedenlerle borsa pay fiyatı gerçeklikten, mali yapısını yansıtmaktan uzaklaşıyorsa bu aşamada fiyatın desteklenmesine ilişkin geri alım adımlarının uygulanmasında yetkiyi alan Yönetim Kurulunun görevidir ,Yöneticiler geri alım yapıp yapmamada keyfi hareket edemez ,Geri alım mevzusu sadece 5 günlük göstermelik basit işlemler değildir.

Sadece geri alım kararı almak değil amacına uygun uygulamada bulunulması gerekir. Sayın Yönetim Kurulu üyelerini ve ilgili yöneticileri gelişmiş borsalardaki şirketlerin geri alım uygulamalarını inceleyip nasıl hareket etmeleri gerektiği hususlarında bilgi sahibi olmalarını öneriyorum.

2023 Şubat ayında Sadece 5 işlem günlük 4.434.528 adetlik alım yapılması ve bunun dışında hiçbir alım yapılmaması " Dostlar alışverişte görsün " deyimine uygun bir hareketten öte işlem değildir.

Tarih	Alımlar (Adet=Nominal)	Ortalama Alış Fiyatı (TL)	Ödenen Tutar (TL)
7.02.2023	2.500.000	4,115746	10.289.365
15.02.2023	100.000	4,400000	440.000
16.02.2023	385.000	4,416506	1.700.355
17.02.2023	1.399.528	4,398442	6.155.742
3.03.2023	50.000	4,760000	238.000
Geri Alınan Paylar Toplamı	4.434.528 adet	4,2817 TL	18.923.462 TL

Şirketin 2023 faaliyet raporundan alıntılanan tablodaki fiyatlar bölünmeler öncesi düzeltilmemiş fiyatlar olup ,geri alım fiyatlarının düzeltildiğinde alım fiyatının 2.9 TL civarında gerçekleşmiştir .

Peki 5 günlük göstermelik Geri alımların yapıldığı 2023 Şubat ayında şirketin Özkaynak ve Aktif büyüklüğü nedir ?

31.03.2023 tarihi itibarıyla Halk GYO; 16,9 milyar TL'ye ulaşan aktif büyüklüğüne ve 12 milyar TL özkaynak büyüklüğüne sahiptir.

Peki açıklanan finansal tablolara göre 2023 yılsonunda şirketin Özkaynak ve Aktif büyüklüğü nedir ?

31.12.2023 tarihi itibarıyla Halk GYO; 28 milyar TL'ye ulaşan aktif büyüklüğüne ve 20 milyar TL özkaynak büyüklüğüne sahiptir.

Peki içinde bulunduğumuz Haziran 2024 itibarıyla şirketin Özkaynak ve Aktif büyüklüğü tahminen ne kadar olacaktır ?

Halk GYO nun 2024 Haziran ayı itibarıyla güncellenmiş portföy değerlemeleride dikkate alınarak 25 Milyar TL'ye ulaşan Özkaynak değeri ve 40 milyar TL'ye yaklaşmış aktif büyüklüğü olduğunu tahmin ediyoruz .

Borsa fiyatına bakıldığında ise şirket halen göstermelik geri alımın yapıldığı 17 ay önceki fiyattan 2.90 TL seviyelerinde işlem görmektedir ancak aktif ve Özkaynak büyüklüğü 17 ay içinde nakit sermaye artışı dahil yaklaşık 2-2,5 kat artmıştır.

Şirketin aktif ve Özkaynaklardaki büyüme yönetimin başarısından değil enflasyonist ortamda şirketin gayrimenkul portföyünün güncellenen değerlemeleri neticesinde oluşan + değerden gelen bir büyümedir.

Yönetimin sıklıkla ortaklardan nakit sermaye talep ederek şirketin çoğalan borçlarını azaltmaktan öte uyguladığı bir icraatide yoktur.

Borsa İstanbul GYO şirketlerinin PD/DD sektör ortalamasına bakıldığında tablo faciyevidir. 12.06.2024 sonu itibariyle sektörün PD/DD ortalaması 0.95 dir.

Halk GYO PD/DD çarpanı ise 0.44 olup sektör ortalamasının yarısından daha düşüktür.

Kamu sermayeli GYO şirketleri ilede kıyaslandığında HALK GYO'nun oldukça iskontolu işlem gördüğü açıktır.

12.06.2024 itibariyle (2023 yılsonu mail tablolara göre) ;

Ziraat GYO - PD/DD 0.97
Emlak GYO – PD/DD 0.57
Vakıf GYO - PD/DD 0.53
Halk GYO PD/ DD 0.44

Sayın Yönetim Kurulu üyelerinin şirketin borsa değerinin başarısız yönetimlerine rağmen şirketin mevcut finansal yapısını yansıtmaktan oldukça uzaklaştığının , şirket yatırımcılarının mal varlıklarının korunması gerektiğinin farkına vararak almış oldukları geri alım yetkisini SPK tebliğ ve kanunlar çerçevesinde sadece 2023 subat ayındaki gibi sadece 5 günlük göstermelik değil borsa fiyatının şirketin mail yapısını yansıtacak bir değere yaklaşınca kadar uygulanması gerekmektedir.

Saygılarımla
JİLBER TOPUZ
HALK GYO A.S PAY SAHİBİ

-MUHALEFET ŞERHİ -

GÜNDEM MADDE NO : -5-

HALK GAYRİMENKUL YATIRIM ORTAKLIĞI A.Ş.

3.06.2024 TARİHLİ OLAĞAN GENEL KURUL TOPLANTISI BAŞKANLIĞINA ve BAKANLIK
EMİLCİSİNE

ŞİRKET OLDUKÇA BAŞARISIZ YÖNETİLMEKTEDİR ,BAŞARISIZ YONETİMİN YANSIMASI ŞİRKET
AY FİYATLARINADA YANSIMAKTA VE YATIRIMCILARIN UZUN ZAMANDIR CİDDİ KAYIPLARI
ZARARLARI BULUNMAKTADIR.

ŞİRKETİN YONETİM ANLAYISINDA DERHAL DEĞİŞİM ŞARTDIR ,YATIRIMCILARIN HAKLARININ MAL
ARLIKLARINI KORUYACAK BİR ANLAYISINDA ÖN PLANDA OLDUGU ŞEFFAF BİR ŞİRKET
ÖNETİM POLİTİKASI UYGULANMALIDIR.

7.10.2023 TARİH 64/1409 SAYILI SERMAYE PİYASASI KURULUNUN ŞİRKETE KESMİŞ OLDUGU
DARI PARA CEZASI VE YATIRIMCI DOSTU OLMAYAN BAŞARISIZ YÖNETİMLERİ NEDENİYLE
ÖNETİM KURULU UYELERİNİ İBRA ETMİYORUM ,DAVA HAKKIM SAKLIDIR.

2023 YILI HESAPLARININ GÖRÜŞÜLDÜĞÜ OLAĞAN GENEL KURUL TOPLANTI GÜNDEMİNİN
MADDESİNE RED OYU VERİYORUM , MUHALEFET ŞERHİMİ GENEL KURUL TOPLANTI
UTANAGINA EKLEYİNİZ.

saygılarımla
İLBER TOPUZ
HALK GYO A.Ş PAY SAHİBİ

Genel Kurul Alış Metni

14:35 > CEMİLE AVŞAR : 6.1. Gündem Maddesi İçin Önerisi

14:35 > 5.maddede gönderemediğim için tekrar iletiyorum SPK, Kurumsal Yönetim İlkeleri gereğince Yönetim Kurulunda, en az yüzde 25 oranında olmak üzere kadın üye olmasını önermektedir. Bu ilkeye uymak için oluşturulan hedef ve uyum politikanızı açıklamamanızı rica ederim. SPK raporlama kuralları gereği kadın YK üyesi atanmamasının gerekçelerini açıklamamız gerekmektedir. Kadın YK atanmaması gerekçenizi sorumu okuduktan sonra hem yazılı hem sözlü açıklar mısınız. Saygılarımla.

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14:39 > Toplantı Başkanının Notu: Cemile Hanım şerhiniz genel kurulda okunmuştur. Saygılarımızla

14:40 > 6.1 nolu maddenin görüşülmesi bitmiştir

Genel kurul alış metnini giriniz.

HALK GAYRİMENKUL YATIRIM ORTAKLIĞI A.Ş.

**LIST OF ATTENDANTS IN ORDINARY GENERAL ASSEMBLY MEETING DATED
ON 13.06.2024**

NO	SHAREHOLDER
1	HALK FİNANSAL KİRALAMA A.Ş.
2	HALK YATIRIM MENKUL DEĞERLER A.Ş.
3	TÜRKİYE HALK BANKASI A.Ş.
4	JİLBER TOPUZ
5	HÜSEYİN BAHTİYAR İNCİ
6	TAMER İZZET BEYAZOĞLU
7	HASAN OĞUZ DUMAN
8	NEW YORK STATE TEACHERS RETIREMENT SYSTEM
9	AMERICAN CENTURY ETF TRUST-AVANTIS REAL ESTATE ETF
10	CC AND L Q 140 40 FUND
11	CC AND L U.S. Q MARKET NEUTRAL ONSHORE FUND II
12	CC AND L Q MARKET NEUTRAL FUND
13	CEMİLE AVŞAR
14	STRATEGIC GLOBAL PROPERTY FUND
15	CC AND L Q U.S. EQUITY EXTENSION FUND
16	CC AND L Q EMERGING MARKET S EQUITY FUND
17	ERKAN UMUT MERGEN
18	CC AND L ALL STRATEGIES FUND
19	CC L Q GLOBAL EQUITY FUND
20	ALASKA PERMANENT FUND CORPORATION
21	CC AND L MULTI-STRATEGY FUND

Capital of the Company	3,145,000,000
Shares Represented by Principal	858,758.297
Shares Represented by Consigning Representatives	1,693,224
Shares Represented by Other Representatives	2,496,010,388.408
Total Meeting Quorum	2,498,562,340.705