

December 23, 2021

Dear All:

Company name	Japan Living Warranty Inc.
Name of representative person	Yoshitaka Adachi Representative director and president (Code: 7320 TSE Mothers)
Contact	Atsushi Yoshikawa Director and General Manager of the Administrative Division (TEL : 03-6276-0401)

Announcement of the Acquisition of the Fixed Asset (Income Property)

Japan Living Warranty Inc. would like to announce that pursuant to the provisions of Article 370 of the Companies Act, the Board of Directors, effective today, adopted a resolution in writing on the acquisition of the fixed asset (income property) as follows.

Notice

1. Reason for the acquisition

The Company has decided to acquire the income property as one of the measures to make appropriate use of its own funds and obtain a stable flow of investment income.

The ownership and continuous management of the income property will have a synergetic effect on the development of comprehensive solutions with respect to the “Total Home Management,” the Company’s principal business areas of housing equipment warranty, periodic inspections and minor repairs

2. Overview of the fixed asset to be acquired

Location	Name	Land (acreage)	Building		
			Total floor area	Building year	Structure
Chigusa-ku, Nagoya City	Apartment building	199.44 m ²	762.54 m ²	February 2004	Ferroconcrete structure Flat-roofed seven-story building
Acquisition price	Acquisition funds	Transaction agreement date	Property delivery date		
285 million yen	Own funds & borrowings from financial institutions	December 24, 2021 (plan)	End-January 2022 (plan)		



3. Overview of the seller

As the seller is an individual, the Company sees it advisable to refrain from disclosing detailed information on it.

There are no particular matters to be noted between the Company and the seller, including capital ties, personal relationships, business relations and related parties.

4. Overview of the borrowing of funds

The Company plans to borrow funds from financial institutions in order to cover part of the funds to acquire the income property.

The amount of borrowings is expected to be less than 30% of the consolidated net assets for the business year ended in June 2021.

5. Outlook

The acquisition of the fixed asset is expected to have only a minor impact on the consolidated financial performance of the Japan Living Warranty Group.