Date	**:**	**14 MAY 2026**
Company Name	**:**	**MAXLAND BERHAD**
Stock Name	**:**	**MAXLAND**
Type	**:**	**GENERAL ANNOUNCEMENT**
Subject	**:**	**OTHERS**
Description	**:**	**MAXLAND BERHAD ("MAXLAND" OR "THE COMPANY")** **DEED OF REVOCATION DATED 14 MAY 2026 ENTERED BETWEEN MAXLAND DATA SDN. BHD., THE INDIRECT WHOLLY OWNED SUBSIDIARY OF MAXLAND AND KULIM TECHNOLOGY PARK CORPORATION SDN. BHD. FOR THE REVOCATION OF THE LEASE AGREEMENT DATED 5 DECEMBER 2024**

1. INTRODUCTION

Unless otherwise defined in this announcement, all terms used herein shall have the same meaning as those defined in the announcement dated 5 December 2024 (“Announcement”) in relation to the Lease Agreement dated 5 December 2024 (“**Lease Agreement**”) entered between Maxland Data Sdn. Bhd., the indirect wholly-owned subsidiary of Maxland (“**Maxland Data** or **the Lessee”**”) and Kulim Technology Park Corporation Sdn. Bhd. (“**KTPC** or **the Lessor**”).

The Board of Directors of Maxland wishes to announce that Maxland Data, on 14 May 2026, entered into a Deed of Revocation (“**Deed**”) with KTPC to mutually revoke and rescind the Lease Agreement dated 5 December 2024 for the lease of part of the Land measuring approximately 4.57 acres, equivalent to 199,069.20 square feet (“**the Lease Land**”) in Kulim Hi-Tech Park, Kedah. Following a review of the Group’s investment plans, the Lessee determined that the land was no longer aligned with its current development strategy.

2. SALIENT TERMS OF THE DEED

Upon execution of the Deed, the Lease Agreement shall be revoked and terminated and shall cease to have any force or effect. The parties have further irrevocably agreed, consented and undertaken, amongst others, as follows:-

(a) each Party shall forever relieve, release and discharge the other party from any and all claims, demands, actions, proceedings, debts, obligations, liabilities, costs or expenses of whatsoever nature and howsoever arising in respect of or in connection with the Agreement;
(b) the Agreement is rescinded by mutual agreement and shall have no further legal effects or binding upon the Parties hereto at all;
(c) the Lessee shall be deemed as has surrendered the Vacant Possession of the Lease Land to the Lessor;
(d) the Lessor shall regain the beneficial rights and interest in the Lease Land and the Lessor is at liberty to deal and dispose off the Lease Land as the Lessor deems appropriate; and
(e) notwithstanding to the clauses above, the Lessee shall indemnify and keep the Lessor indemnified at all times against all actions, proceedings, costs, demands, loss, damage, liabilities and/or expenses claimed attributable to the Lessee by any third party against the Lessor, including the Lessee's financier (if any), resulting from the Deed.

As at the date of this announcement the Lessee had paid 10% of the total consideration sum, amounting to approximately RM995,346. The Lessee surrendered the lease, and the Lessor agreed to refund a net amount of RM652,745 in two instalments, after adjustments for outgoings, administrative charges, and the utilised lease period.

3. FINANCIAL EFFECTS OF THE DEED

3.1 Share Capital and Substantial Shareholders' Shareholdings

The Deed has no effect on the share capital and substantial shareholders' shareholdings of Maxland as it does not involve the issuance of shares in Maxland.

3.2 Net Assets ("NA") per Share and Gearing

The Deed is not expected to have any material effect on the NA and gearing of Maxland Group for the financial year ending 30 November 2026.

3.3 Earnings per Share

Save for a gain of RM652,745 from the recovery of the deposit, the Deed is not expected to have any material effect on the earnings per share of Maxland Group for the financial year ending 30 November 2026.

4. APPROVAL REQUIRED

The Deed is not subject to the approvals of the Company's shareholders and any government authorities.

5. INTEREST OF DIRECTORS, MAJOR SHAREHOLDERS AND/OR PERSONS CONNECTED TO THEM

None of the Directors and/or major shareholders or persons connected to them has any interest, direct or indirect, in the Deed.

6. STATEMENT BY THE BOARD

The Board of Directors of Maxland is of the view that the Deed of Revocation is in the best interest of the Company and the Group. After an internal strategic reassessment, the Group determined that the leased land is no longer suitable for its investment plans. The decision aligns with the Group's revised strategic direction and reflects its commitment to optimizing investment planning and resource allocation.

This announcement is dated 14 May 2026.