

UNAUDITED HALF YEAR FINANCIAL STATEMENTS AND RELATED ANNOUNCEMENT FOR THE PERIOD ENDED 31 JANUARY 2011

PART I - INFORMATION REQUIRED FOR QUARTERLY (Q1, Q2 & Q3), HALF-YEAR AND FULL YEAR RESULTS

1(a) An income statement (for the group), together with a comparative statement for the corresponding period of the immediately preceding financial year.

CONSOLIDATED STATEMENT OF COMPREHENSIVE INCOME

	Group		Change %
	31/01/11 S\$'000	31/01/10 S\$'000	
Revenue	44,761	33,758	33
Cost of sales	(34,553)	(28,078)	23
Gross profit	10,208	5,680	80
<u>Other items of income</u>			
Finance income	84	6	1,300
Other credits	814	1,638	(50)
<u>Other items of expense</u>			
Administrative expenses	(3,720)	(2,722)	37
Finance costs	(635)	(836)	(24)
Other charges	(466)	(946)	(51)
Profit before tax	6,285	2,820	123
Income tax expense	(1,365)	(552)	147
Profit net of tax	4,920	2,268	117
<u>Other comprehensive income:</u>			
Exchange difference on translating foreign operations, net of tax	(192)	66	(391)
Total comprehensive income	4,728	2,334	103
Profit attributable to:			
Owners of the Parent	4,905	2,277	115
Non-Controlling Interests	15	(9)	(267)
	4,920	2,268	117
Total comprehensive income attributable to:			
Owners of the Parent	4,713	2,343	101
Non-Controlling Interests	15	(9)	(267)
	4,728	2,334	103

Notes to the Consolidated Statement of Comprehensive Income

The profit or loss is arrived at after (charging) / crediting the following:

Bad trade debts recovered	-	1
Foreign exchange loss	(437)	(163)
Gain on disposal of plant and equipment	16	81
Government grants	-	148
Impairment loss on trade receivables	-	-
Initial public offerings (IPO) related expenses	-	(782)
Plant and equipment written off	(29)	(1)
Depreciation of property, plant and equipment	(839)	(886)
Depreciation of investment property	(1,234)	(1,260)

1(b)(i) A balance sheet (for the issuer and group), together with a comparative statement as at the end of the immediately preceding financial year.

STATEMENTS OF FINANCIAL POSITION

	Group		Company	
	31/01/11	31/07/10	31/01/11	31/07/10
	S\$'000	S\$'000	S\$'000	S\$'000
ASSETS				
<u>Non-current assets</u>				
Property, plant and equipment	23,299	23,761	-	-
Investment property	14,598	15,832	-	-
Investments in subsidiaries	-	-	4,440	4,440
Total non-current assets	37,897	39,593	4,440	4,440
<u>Current assets</u>				
Inventories	501	519	-	-
Trade and other receivables	33,627	38,890	6,701	2,021
Other assets	512	735	16	37
Cash and cash equivalents	33,539	29,251	13,272	18,144
Total current assets	68,179	69,395	19,989	20,202
Total assets	106,076	108,988	24,429	24,642
EQUITY AND LIABILITIES				
<u>Equity</u>				
Share capital	23,054	23,054	23,054	23,054
Retained earnings	40,237	36,732	173	172
Other reserves	52	61	-	-
Equity, attributable to owners of the Parent, Total	63,343	59,847	23,227	23,226
Non-controlling interests	18	3	-	-
Total equity	63,361	59,850	23,227	23,226
<u>Non-current liabilities</u>				
Deferred tax liabilities	1,000	1,008	-	-
Finance leases	661	974	-	-
Other financial liabilities	6,014	7,354	-	-
Total non-current liabilities	7,675	9,336	-	-
<u>Current liabilities</u>				
Income tax payable	2,520	2,226	-	-
Trade and other payables	14,935	17,756	1,202	1,416
Finance leases	666	767	-	-
Other financial liabilities	9,975	18,343	-	-
Other liabilities	6,944	710	-	-
Total current liabilities	35,040	39,802	1,202	1,416
Total liabilities	42,715	49,138	1,202	1,416
Total equity and liabilities	106,076	108,988	24,429	24,642

1(b)(ii) Aggregate amount of Group's borrowings and debt securities.

	As at 31/01/11	As at 31/07/10
	S\$'000	S\$'000
<u>Secured</u>		
Amount repayable in one year or less, or on demand	10,641	19,110
Amount repayable after one year	6,675	8,328
	17,316	27,438

Details of any collateral:

The Group's borrowings were secured by the legal mortgage on Group's leasehold properties and certain items of plant and machinery; assignments of project proceeds of a subsidiary; and covered by corporate guarantees by the Company.

1(c) A cash flow statement (for the group), together with a comparative statement for the corresponding period of the immediately preceding financial year.

CONSOLIDATED STATEMENT OF CASH FLOWS

	Group	
	31/01/11	31/01/10
	S\$'000	S\$'000
<u>Cash flows from operating activities</u>		
Profit before tax	6,285	2,820
Adjustments for:		
Interest expenses	635	836
Interest income	(84)	(6)
Depreciation of property, plant and equipment	839	886
Depreciation of investment property	1,234	1,260
Gain on disposal of plant and equipment	(16)	(81)
Plant and equipment written off	29	1
Share-based payments	183	-
Operating cash flows before changes in working capital	9,105	5,716
Cash restricted in use over three months	(780)	-
Trade and other receivables	5,647	15,651
Inventories	22	(32)
Trade and other payables	3,544	(6,296)
Net cash flows from operations before interest and tax	17,538	15,039
Income taxes paid	(1,121)	(1,743)
Income taxes refund	18	4
Net cash flows from operating activities	16,435	13,300
<u>Cash flows from investing activities</u>		
Purchase of property, plant and equipment	(695)	(444)
Proceeds from disposal of plant and equipment	48	156
Interest received	84	6
Net cash flows used in investing activities	(563)	(282)
<u>Cash flows from financing activities</u>		
Proceeds from borrowings	4,000	3,500
Repayments of borrowings	(9,784)	(4,775)
Decrease in bills payables	(2,070)	(8,561)
Finance leases repayments	(399)	(477)
Interest paid	(635)	(836)
Dividend paid to equity shareholders	(1,400)	-
Net cash flows used in financing activities	(10,288)	(11,149)
Net increase in cash and cash equivalents	5,584	1,869
Cash and cash equivalents, statement of cash flows, beginning balance	23,432	2,050
Net effect of exchange rate changes on cash and cash equivalents	(153)	(55)
Cash and cash equivalents, statement of cash flows, ending balance	28,863	3,864
<u>Cash and cash equivalents in the statement of cash flows:</u>		
Cash and cash equivalents per statement of financial position	33,539	8,622
Bank overdrafts	(598)	(4,123)
Cash restricted in use over three months	(4,078)	(635)
Cash and cash equivalents for statement of cash flows purpose at end of period	28,863	3,864

Non-cash transactions:

During the period, there were acquisitions of property, plant and equipment with a total cost of \$Nil (2010: \$241,000) acquired by means of finance leases.

1(d)(ii) Details of any changes in the company's share capital arising from rights issue, bonus issue, share buy-backs, exercise of share options or warrants, conversion of other issues of equity securities, issue of shares for cash or as consideration for acquisition or for any other purpose since the end of the previous period reported on. State also the number of shares that may be issued on conversion of all the outstanding convertibles, as well as the number of shares held as treasury shares of the issuer, as at the end of the current financial period reported on and as at the end of the corresponding period of the immediately preceding financial year.

Since 31 July 2010, there is no change in the Company's share capital arising from rights issue, bonus issue, share buy-backs, exercise of share options or warrants, conversion of other issues of equity securities, issue of shares for cash or as consideration for acquisition or for any other purpose.

1(d)(iii) To show the total number of issued shares excluding treasury shares as at the end of the current financial period and as at the end of the immediately preceding year.

As at 31 January 2011, the total number of issued shares was 350,000,000 (31 January 2010: 240,000,000).

The Company has no treasury shares.

1(d)(iv) A statement showing all sales, transfers, disposal, cancellation and / or use of treasury shares as at the end of the current financial period reported on.

Not applicable.

2 Whether the figures have been audited or reviewed, and in accordance with which auditing standard or practice.

The figures have neither been audited nor reviewed.

3 Where the figures have been audited or reviewed, the auditors' report (including any qualifications or emphasis of a matter).

Not applicable.

4 Whether the same accounting policies and methods of computation as in the issuer's most recently audited annual financial statements have been applied.

The Group's accounting policies and methods of computation for the current reporting period are consistent with the audited financial statements for the year ended 31 July 2010.

5 If there are any changes in the accounting policies and methods of computation, including any required by an accounting standard, what has changed, as well as the reasons for, and the effect of, the change.

There were no changes in the accounting policies and methods of computation as compared to those adopted in the most recently audited financial statements.

- 6 *Earnings per ordinary share of the Group for the current financial period reported on and the corresponding period of the immediately preceding financial year, after deducting any provision for preference dividends: -*

	Group	
	31/01/11	31/01/10
	cents	cents
Basic earnings per share	1.48	0.95

Basic earnings per share for the period ended 31 January 2011 and 2010 is calculated by dividing the Group's net profit attributable to owners of the parent over the weighted average number of ordinary shares in issue of 332,219,178 ordinary shares and the pre-invitation share capital of 240,000,000 ordinary shares (taking into account the sub-division) respectively.

Diluted earnings per share is not presented as there were no potential dilutive ordinary shares existing during the respective financial periods.

- 7 *Net asset value (for the issuer and group) per ordinary share based on the total number of issued shares excluding treasury shares of the issuer at the end of the (a) current financial period reported on; and (b) immediately preceding financial year.*

	Group		Company	
	31/01/11	31/07/10	31/01/11	31/07/10
	cents	cents	cents	cents
Net asset value per share	18.10	17.10	6.64	6.64

Net asset value per share is calculated based on the shareholders' equity of the Group / Company as at the end of the financial periods and the issued share capital of 350,000,000 ordinary shares as at 31 January 2011 (31 July 2010: 350,000,000 ordinary shares).

- 8 *A review of the performance of the Group, to the extent necessary for a reasonable understanding of the Group's business. It must include a discussion of the following:-*
(a) any significant factors that affected the turnover, costs, and earnings of the group for the current financial period reported on, including (where applicable) seasonal or cyclical factors; and
(b) any material factors that affected the cash flow, working capital, assets or liabilities of the group during the current financial period reported on.

Review of Group performance

For the half year ended 31 January 2011 ("1HFY2011"), the Group reported revenue of \$44.8 million, an increase of 33% as compared to \$33.8 million for the corresponding period last year ("1HFY2010"). The increase was mainly contributed by a number of major projects in the Group's structural steel business.

The Group's gross profit margin in 1HFY2011 increased from 16.8% to 22.8%. In comparison, the gross profit margin in 1HFY2010 was lower as a result of the variation works of a few projects which could not be ascertained pending customers' confirmation during the reporting period.

Other credits decreased by 50%, from \$1.6 million in 1HFY2010 to \$0.8 million in 1HFY2011 mainly due to the decrease in sales of scrap.

Administrative expenses increased by 37%, from \$2.7 million in 1HFY2010 to \$3.7 million in 1HFY2011, mainly due to the increase in staff related costs. This was offset by the reversal of provision for legal fees in relation to a potential legal proceeding in the prior year which was no longer required as the case was settled out of court in the current period.

Other charges decreased from \$0.9 million in 1HFY2010 to \$0.5 million in 1HFY2011. The higher other charges in 1HFY2010 were mainly due to expenses in relation to the Group's Initial Public Offering ("IPO").

Profit before tax for the Group was \$6.3 million in 1HFY2011 as compared to \$2.8 million in 1HFY2010. The increase was mainly contributed by the higher revenue recorded as explained above, a decrease in other charges, and offset by an increase in administrative expenses and a decrease in other credits.

With its improved 1HFY2011 performance, T T J's earnings per share rose 56% from 0.95 cent in 1HFY2010 to 1.48 cents in 1HFY2011. Net asset value per share also improved 5.8% from 17.1 cents as at 31 July 2010 to 18.1 cents as at 31 January 2011.

Review of changes in working capital, assets and liabilities

The Group's total assets decreased from \$109.0 million as at 31 July 2010 to \$106.1 million as at 31 January 2011. This was mainly due to a decrease in non-current assets as a result of depreciation on investment property and property, plant and equipment and decrease in current assets which was mainly caused by decrease in trade and other receivables.

The Group's total liabilities decreased from \$49.1 million as at 31 July 2010 to \$42.7 million as at 31 January 2011. This was mainly due to the repayments of bank borrowings and offset by an increase in other liabilities which was contributed by the advance payment from customers for certain projects.

Review of changes in cash flow

The net increase in cash and cash equivalents for 1HFY2011 is \$5.6 million as compared to \$1.9 million in 1HFY2010. This was contributed by an increase in net cash flows generated from operating activities.

Cash and cash equivalents for the statement of cash flows of the Group stood at \$28.9 million in 1HFY2011, representing an increase of \$25.0 million as compared to balance of \$3.9 million in 1HFY2010.

9 *Where a forecast, or a prospect statement, has been previously disclosed to shareholder, any variance between it and the actual results.*

There was no half yearly forecast or prospect statement disclosed previously.

10 *A commentary at the date of announcement of the significant trends and competitive conditions of the industry in which the group operates and any known factors or events that may affect the group in the next reporting period and the next 12 months.*

As at 9 March 2011, T T J's order books for ongoing and new projects approximately stood at \$140 million. These projects are estimated to be substantially completed by FY2013.

The Building and Construction Authority of Singapore ("BCA") announced on 12 January 2011 that the value of contracts awarded to the industry is likely to total between \$22 billion and \$28 billion, reflecting a sustained and continued work load. The Group strongly believes that the outlook in the construction industry in Singapore continues to be buoyant.

In addition, there are potential opportunities in the construction sector in view of plans by various corporate giants to build industrial projects. The Group believes its future outlook remains positive and that it is well placed to capitalise on these opportunities. Amongst others, these projects include the MRT Down Town Line 3, \$2.4 billion Jurong Aromatics Corporation petrochemical plant; the \$1.2 billion 800-MW Island Power Cogen plant; an extension of the Singapore LNG Terminal; new state-of-the-art \$2.0 billion Tuas Power multi-utilities plant at Tembusu; as well as two gas-fired combined cycle power plants worth \$1.37 billion for Keppel Corp and Tuas Power Generation.

Barring any unforeseen circumstances, the Group remains upbeat about the construction industry outlook in Singapore as the global economy continues its recovery.

11 Dividend

(a) Current financial period reported on 31 January 2011

- (i) Any dividend declared for the current financial period reported on? No
- (ii) Any dividend recommended for the current financial period reported on? No

Name of Dividend : NA
Dividend Type : NA
Dividend Amount per Share : NA
Tax Rate : NA

(b) Corresponding period of the immediately preceding financial year

Any dividend declared for the corresponding period of the immediately preceding financial year? No

Name of Dividend : NA
Dividend Type : NA
Dividend Amount per Share : NA
Tax Rate : NA

(c) Date payable

Not applicable.

(d) Books closure date

Not applicable.

12 If no dividend has been declared / recommended, a statement to that effect

No dividend has been recommended for the period ended 31 January 2011.

13 Interested Person Transaction

There is no interested person transaction which is valued at more than \$100,000 during the period under review.

14 Use of IPO proceeds

Intended Use	Amount	Amount	Balance as at
	S\$ million	Utilised	31/01/11
		S\$ million	S\$ million
(a) Expansion into the business of strutting systems	10.0	(3.3)	6.7
(b) Construction of a new fabrication facility in the Middle East	4.0	-	4.0
(c) Further expansion of our on-site capabilities and resources in Malaysia	1.6	(0.3)	1.3
(d) General working capital	4.5	(3.0)	1.5

15 Confirmation by Directors pursuant to Rule 705(4) of the Listing Manual of SGX-ST

The Board of Directors hereby confirms that, to the best of its knowledge, nothing has come to its attention which may render the financial results of the Group and the Company for the financial period ended 31 January 2011 to be false or misleading in any material aspect.

BY ORDER OF THE BOARD

Teo Hock Chwee
Managing Director

Chiong Su Been
Chief Financial Officer

9 March 2011
Singapore