

**D YATIRIM BANKASI ANONİM ŞİRKETİ**

**INDEPENDENT AUDIT REPORT,  
UNCONSOLIDATED FINANCIAL STATEMENTS AND  
NOTES TO THE FINANCIAL STATEMENTS  
FOR THE PERIOD 31 DECEMBER 2024**

*(Convenience Translation of Financial Statements and Related  
Explanations and Notes Originally Issued in Turkish)*

*(Convenience Translation of the Report on Financial Information Originally Issued in Turkish)*

## INDEPENDENT AUDITOR'S REPORT

**To the General Assembly of D Yatırım Bankası A.Ş.**

### **A) Report on the Audit of the Financial Statements**

#### **1) Opinion**

We have audited the financial statements of D Yatırım Bankası A.Ş. ("the Bank"), which comprise the statement of financial position as at 31 December 2024, and the statement of profit or loss and comprehensive income, statement of changes in equity and statement of cash flows for the year then ended, and notes to the financial statements, including a summary of significant accounting policies.

In our opinion, the accompanying financial statements present fairly, in all material respects, the financial position of the Bank as at 31 December 2024, and its financial performance and its cash flows for the year then ended in accordance with "the Banking Regulation and Supervision Agency ("BRSA") Accounting and Reporting Regulations" including the regulation on "The Procedures and Principles Regarding Banks' Accounting Practices and Maintaining Documents" published in the Official Gazette dated 1 November 2006 with No.26333, and other regulations on accounting records of banks published by the Banking Regulation and Supervision Board and circulars and pronouncements published by BRSA and Turkish Financial Reporting Standards (TFRS) for the matters not legislated by the aforementioned regulations.

#### **2) Basis for Opinion**

We conducted our audit in accordance with the regulation on "Independent Auditing of Banks" published in the Official Gazette dated 2 April 2015 with No. 29314 and Standards on Independent Auditing ("SIA") which is a part of Turkish Auditing Standards published by the Public Oversight Accounting and Auditing Standards Authority ("POA"). Our responsibilities under those standards are further described in the *Auditor's Responsibilities for the Audit of the Financial Statements* section of our report. We are independent of the Bank in accordance with the *Code of Ethics for Independent Auditors* ("Code of Ethics") published by the POA, together with the ethical requirements that are relevant to our audit of the financial statements, and we have fulfilled our other ethical responsibilities in accordance with these requirements and the Code of Ethics. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.

### 3) Key Audit Matters

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

Key Audit Matter	How the matter was addressed in the audit
<p><b><i>Impairment of loans in accordance with TFRS 9 “Financial Assets”</i></b></p> <p>Impairment of loans is a key area of judgment for the management. The Bank has the total loans amounting to TL 2,611,214 thousand, which comprise 63% of the Bank’s total assets in its unconsolidated financial statements and the total expected credit loss amounting to TL 15,841 thousand as at 31 December 2024.</p> <p>As of 1 January 2018, the Bank recognizes expected credit loss in accordance with TFRS 9 requirements according to the “Regulation on the Procedures and Principles for Classification of Loans by Banks and Provisions to be set aside” published in the Official Gazette dated 22 June 2016 numbered 29750. The accounting policies applied are explained in detail in Note VII of Section Three. The expected credit loss estimates are required to be unbiased, probability-weighted and include supportable information about past events, current conditions, and forecasts of future economic conditions.</p> <p>The Bank exercises significant decisions using judgment, interpretation and assumptions over calculating loan impairments. These judgments, interpretations and assumptions are key in the development of the financial models..</p> <p>Not fulfilling the requirements of the TFRS 9 is a potential risk for the Bank. Failure in determining the loans and receivables that are impaired and not recording the adequate provision for these impaired loans is the aforementioned risk. Accordingly, impairment of loans and receivables is considered as a key audit matter.</p> <p>Related explanations relating to the impairment of loans and receivables are presented in Section 5 Note 1.6.</p>	<p>As part of our audit work, the following procedures were performed:</p> <p>We assessed and tested the design, implementation and operating effectiveness of key controls applied by the Bank with respect to classification of loans and determination and calculation of impairments. Our information system experts have also participated to perform these procedures.</p> <p>We have assessed and analyzed the relevant contract terms to assess management’s accounting policy and classification of the instrument for selected samples.</p> <p>We have performed loan review procedures on selected samples of loans and receivables with the objective of identifying whether the loss event had occurred and whether the expected credit loss has been recognized in a timely manner within the framework of the provisions of the relevant legislation.</p> <p>We have tested relevant inputs and assumption used by the management in each stage of the expected credit loss calculation by considering whether the inputs and assumptions appear reasonable, the relationship between the assumptions and whether the assumptions are interdependent and internally consistent, whether the assumptions appropriately reflect current market information and collections, and whether the assumptions appear reasonable when considered collectively with other assumptions, including those for the same accounting estimates and those for other accounting estimates.</p> <p>We have tested historical loss data to validate the completeness and accuracy of key parameters. We tested the application of the model to the relevant inputs and the mathematical integrity of each stage of the expected credit loss calculation.</p> <p>Based on our discussions with the Bank management, we evaluated whether the key assumptions and other judgements, underlying the estimations of impairments were reasonable.</p> <p>Our specialists are involved in all procedures regarding assumptions of models and individual assessments.</p> <p>We have reviewed disclosures made within the TFRS 9 framework in the unconsolidated financial statements of the Bank with respect to loans and receivables and related impairment provisions.</p>

Key Audit Matter	How the matter was addressed in the audit
<p><b><i>Information technologies audit</i></b></p> <p>The Bank and its finance functions are dependent on the IT-infrastructure for the continuity of its operations, and the demand for technology enabled business services is rapidly growing in the Bank and its subsidiaries. Controls over reliability and continuity of the electronic data processing are within the scope of the information systems internal controls audit. The reliance on information systems within the Bank means that controls over access rights, continuity of systems, privacy and integrity of the electronic data are critical and found to be key area of focus as part of our risk-based scoping.</p>	<p>The procedures carried out within the scope of our information technology audit works:</p> <ul style="list-style-type: none"> <li>• The Bank's controls on information systems have been determined, understood and tested by us with a risk-based approach.</li> <li>• Information Technology Audit includes important information systems layers (applications, databases, operating systems and network levels) in terms of financial statements that play a role in the formation, transmission and storage of data. The information systems controls we tested are generally categorized in the areas listed below: <ul style="list-style-type: none"> <li>• Access Security</li> <li>• Change Management</li> <li>• Data Center and Network Operations</li> </ul> </li> <li>• As high-risk control areas, creating and monitoring audit trails at database and application levels and change management control activities have been determined for preventing and restraining unauthorized access to financial data.</li> <li>• The management of audit trails and controls for access management have been tested for all applications that have direct or indirect impact on financial data.</li> <li>• Automatic controls and integration controls have been tested in order to understand the basis of the financial data formation process and to detect changes and accesses.</li> <li>• In addition, tests have been carried out regarding the completeness and accuracy of the reports that provided input to the controls which was produced by IT components.</li> <li>• In addition, the controls regarding the database, network and operating system levels of the applications within the scope have been tested.</li> </ul>

#### 4) Other Matters

The unconsolidated financial statements of D Yatırım Bankası A.Ş. for the year ended 31 December 2023 have been audited by another auditor who expressed an unqualified opinion on those unconsolidated financial statements on 16 February 2024.



## **5) Responsibilities of Management and Those Charged with Governance for the Financial Statements**

The Bank Management is responsible for the preparation and fair presentation of the financial statements in accordance with the BRSA Accounting and Reporting Regulations, and for such internal control as management determines is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error.

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

Those charged with governance are responsible for overseeing the Bank's financial reporting process.

## **6) Auditor's Responsibilities for the Audit of the Financial Statements**

Responsibilities of independent auditors in an independent audit are as follows:

Our objectives are to obtain reasonable assurance about whether the 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 the regulation on "Independent Auditing of Banks" published in the Official Gazette dated 2 April 2015 with No. 29314 and SIA 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 financial statements.

As part of an audit in accordance with the regulation on "Independent Auditing of Banks" published in the Official Gazette dated 2 April 2015 with No. 29314 and SIA, we exercise professional judgment and maintain professional scepticism throughout the audit. We also:

- Identify and assess the risks of material misstatement of the 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.)
- 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 Bank's internal control.
- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by management.
- 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 Bank's ability to continue as a going concern. 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 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 Bank to cease to continue as a going concern.

## 6) Auditor's Responsibilities for the Audit of the Financial Statements (cont'd)

- Evaluate the overall presentation, structure and content of the financial statements, including the disclosures, and whether the financial statements represent the underlying transactions and events in a manner that achieves fair presentation.

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 the financial statements of the current period 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.

## B) Report on Other Legal and Regulatory Requirements

In accordance with paragraph four of the Article 402 of the Turkish Commercial Code No. 6102 ("TCC"), nothing has come to our attention that may cause us to believe that the Bank's set of accounts for the period 1 January - 31 December 2024 does not comply with TCC and the provisions of the Bank's articles of association in relation to financial reporting.

In accordance with paragraph four of the Article 402 of TCC, the Board of Directors provided us all the required information and documentation with respect to our audit.

The engagement partner on the audit resulting in this independent auditor's report is Yaman Polat.

### Additional paragraph for convenience translation to English

*BRSA Accounting and Reporting Regulations explained in detail in Section 3 differ from International Financial Reporting Standards ("IFRS") issued by the International Accounting Standards Board with respect to the application of inflation accounting. Accordingly, the accompanying unconsolidated financial statements are not intended to present fairly the financial position, results of operations, changes in equity and cash flows of the Bank in accordance with IFRS.*

DRT BAĞIMSIZ DENETİM VE SERBEST MUHASEBECİ MALİ MÜŞAVİRLİK A.Ş.

Member of **DELOITTE TOUCHE TOHMATSU LIMITED**

Yaman Polat  
Partner

İstanbul, 27 February 2025

**D YATIRIM BANKASI A.Ş.**  
**UNCONSOLIDATED FINANCIAL REPORT**  
**AS OF 31 DECEMBER 2024**

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The unconsolidated financial report for the period prepared in accordance with the Communiqué of Financial Statements and Related Disclosures and Notes to be Announced to Public by Banks as regulated by Banking Regulation and Supervision Agency, is comprised of the following sections.

- GENERAL INFORMATION ABOUT THE BANK
- UNCONSOLIDATED FINANCIAL STATEMENTS OF THE BANK
- EXPLANATIONS ON THE ACCOUNTING POLICIES
- INFORMATION ON THE FINANCIAL STRUCTURE AND RISK MANAGEMENT OF THE BANK
- EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS
- OTHER EXPLANATIONS
- INDEPENDENT AUDIT REPORT

The unconsolidated financial statements for the period and the related disclosures and notes that were subject to independent review, are prepared in accordance with the Regulation on Accounting Applications for Banks and Safeguarding of Documents, Turkish Accounting Standards, Turkish Financial Reporting Standards and the related statements and guidances, and in compliance with the financial records of our Bank and, unless stated otherwise, presented in **thousands of Turkish Lira**.

Ahmet Vural Akışık  
*Board of Directors  
Chairman*

Hulusi Horozoğlu  
*General Manager and  
Member of the Board of  
Directors*

Tuğba Ersoylu  
*Assistant General  
Manager Responsible for  
Finance and Operations*

Aydın Sadık Mağdenoğlu  
*Legal Reporting  
Senior Manager*

Mehmet Sırrı Erkan  
*Chairman of the Audit Committee*

Şinasettin Atalan  
*Audit Committee Member*

The authorized contact person for questions on this financial report:

**Name-Surname / Title** : Aydın Sadık Mağdenoğlu / Legal Reporting Senior Manager  
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# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

### SECTION ONE

#### GENERAL INFORMATION

##### I. Bank's incorporation date, beginning statue, history about the changes in the existing statue

D Yatırım Bankası A.Ş. ("D Yatırım Bankası" or "Bank"), the establishment of which was approved by the decision of the Banking Regulation and Supervision Agency ("BRSA") dated 19 March 2020 and numbered 8953, was registered in the Istanbul Trade Registry on 22 June 2020 with an initial capital of TL 200,000.

With the Decision No. 9568 taken at the BRSA Board meeting dated 21 May 2021, the Bank was given an operating permit, and the decision became effective and published in the Official Gazette No. 31492 dated 26 May 2021.

The Bank started its operations on 2 August 2021.

According to the classification set out in the Banking Law No: 5411, the statute of the Bank is "Development and Investment Bank". The Bank is not authorized to accept deposits.

##### II. Explanations regarding Bank's shareholding structure, shareholders holding directly or indirectly, collectively or individually, the managing and controlling power and changes in current year, if any and explanations on the controlling group of the Bank

As of 31 December 2024 and 31 December 2023, the Bank's paid-in capital is full TL 200,000,000 and is divided into 200,000,000 shares with a nominal value of full TL 1 each, with their historical values.

As of 31 December 2024, shareholders and capital structure of the Bank are as follows:

Name Surname/Commercial title	Share Capital (Full TL)	Share Rates	Paid in Shares (Full TL)	Unpaid Shares
Doğan Şirketler Grubu Holding A.Ş.	181,998,180	90,999090	181,998,180	-
DHI Investment B.V.	18,000,000	9,000000	18,000,000	-
Milta Turizm İşletmeleri A.Ş.	1,070	0,000535	1,070	-
Doğan Dış Ticaret ve Müessellik A.Ş.	500	0,000250	500	-
Değer Merkezi Hizmetler ve Yönetim Danışmanlığı A.Ş.	150	0,000075	150	-
D Gayrimenkul Yatırımları ve Ticaret A.Ş.	100	0,000050	100	-
<b>Total</b>	<b>200,000,000</b>	<b>100,00</b>	<b>200,000,000</b>	<b>-</b>

Doğan Şirketler Grubu Holding A.Ş. has directly or indirectly, collectively or individually managing and controlling power on the Bank.

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

#### GENERAL INFORMATION (cont'd)

#### III. Explanations regarding the chairman and the members of board of directors, audit committee, general manager and assistant general managers and their shares in the Bank

Name and Surname	Title	Education
Ahmet Vural Akışık	Chairman of the Board of Director	PhD
Çağlar Göğüş	Deputy Chairman of the Board of Directors	Master
Ertunç Soğancıoğlu	Deputy Chairman of the Board of Directors	University
Vedat Mungan	Member of the Board of Directors	Master
Aydın Doğan Yalçındağ	Member of the Board of Directors	Master
Şinasettin Atalan	Independent Member of the Board of Directors, Member of Audit Committee	University
Mehmet Sırrı Erkan	Independent Member of the Board of Directors, Chairman of Audit Committee	University
Hulusi Horozoğlu	General Manager and Member of the Board of Directors	University
Fuat Tolga Kısakürek	Deputy General Manager - Corporate and Commercial Banking	University
Bilge Levent	Deputy General Manager - Treasury	Master
Tuğba Ersoylu	Deputy General Manager - Financial Control and Operation	Master
Gökhan Saydar	Deputy General Manager – Investment Banking	Master

Other persons mentioned above do not have any shares of the Bank.

#### IV. Information about the persons and institutions that have qualified shares in the Bank

Name Surname/Commercial Title	Share Capital	Shareholding Rate	Paid in Shares	Unpaid Shares
Doğan Şirketler Grubu Holding A.Ş.	181,998	90.99909	181,998	-

#### V. Summary information on the Bank's activities and services

The Bank was established to carry out all kinds of banking transactions, including but not limited to the matters set forth below (except for deposit and participation fund acceptance) specified and permitted in Article 4 of the Banking Law, to engage in undertakings and activities in all kinds of economic, financial and commercial matters that are not prohibited by the legislation, and to engage in all matters that the legislation allows to be carried out or executed by banks.

The Bank is authorized to carry out all of the activities listed below in accordance with the Banking legislation, Turkish Commercial Code, Capital Markets Law and other laws and related legislation, and as authorized.

- Conducting commercial, investment, retail and other types of banking, providing short, medium and long-term secured or unsecured cash and non-cash loans such as guarantees, endorsements, endorsements or acceptances, or to lending in any form and form, to institutions and organizations, individuals, in all economic sectors, in the country and abroad, accrediting, confirming accredited letters of credit, making other transactions related to letters of credit and guarantees or commercial vehicles in general, establishing partnerships with them and participating in established ones,
- Financing every sector, especially domestic and foreign trade, industry, agriculture, construction, mining, public works, transportation, tourism, livestock, computer sectors, with national and international banking methods, mediating, participating in, supporting the financing of all kinds of development, investment, build-operate-transfer projects,
- Assisting and mediating foreign and domestic capital to invest in Türkiye, to join established or to be established companies, and providing consultancy on these issues,
- Lending short, medium and long-term loans against pledges, mortgages and other collateral or in the form of open loans,
- Carrying out all kinds of industrial and trade transactions, acting and working, to participate in individuals and organizations established in accordance with private and public law operating in these matters, establishing partnerships, buying and selling the stocks, other securities, valuable papers and bonds of public and private law legal entities that have been established or to be established, making all kinds of savings on them, pledging,

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

### GENERAL INFORMATION (cont'd)

#### V. Summary on the Bank's functions and areas of activity (cont'd)

- Carrying out capital or money market transactions on all kinds of securities, in cooperation with national/international organizations when necessary, and participating in companies established/to be established for this purpose,
- Being a party to all kinds of leasing transactions, giving guarantees and acting as intermediaries, including domestic and international,
- Carrying out all kinds of factoring transactions in the manner foreseen by the legislation in the country and abroad, providing financing related to these, providing consultancy services on financial and financial issues on a sectoral and subject basis,
- Carrying out all kinds of derivative transactions, all kinds of foreign exchange transactions including forward foreign currency purchase/sale, forfaiting, repo, reverse repo transactions, and trading in the stock exchanges established or to be established in relation to these,
- Buying and selling, importing and exporting gold, silver and other precious metals, trading in precious metal and metal exchanges that have been established or will be established,
- Providing banking services and direct banking services to its customers through information technology such as call center, telephone banking, electronic banking, e-commerce, internet, in the country and abroad,
- Establishing correspondent relations with domestic and foreign banks, carrying out all kinds of banking transactions with the Central Bank of the Republic of Türkiye and domestic and foreign banks,
- Operating in Turkish Lira and foreign currency in all national and international money markets,
- Acquiring immovable property in the country and abroad, transferring them, assigning them, mortgages and limiting them with other real rights, leasing partially or completely and to dispose of them in a way that can establish all kinds of personal or real rights and obligations,
- In order to secure or collect the receivables, taking a mortgage in its favor, abrogating it, making garmage mortgage agreements, establishing and removing trade enterprise pledge and movable pledge, concluding lease agreements,
- Issuing capital market instruments, to make all kinds of legal savings on them, pledging them, pledging them in favor of oneself, abrogating them,
- Carrying out all kinds of insurance agency transactions in the country and abroad,
- Engaging in securities brokerage activities authorized by banks by the Capital Markets Law, establishing, operating and managing securities investment funds,
- Carrying out capital market activities in accordance with the relevant provisions of the Capital Market Law,
- To purchase Treasury bonds, bills and other securities issued or to be issued by the Treasury, capital market instruments, securities issued or to be issued by public and private legal entities, including the Public Partnership and Privatization Administration, and other capital market instruments, selling them, making all kinds of legal savings on them, performing pledge transactions related to them,
- Carrying out all kinds of money and capital market activities permitted within the framework of legal rules and regulations of the Capital Markets Board, also as an agency of the institutions authorized to do these works,
- Providing financing to public and private sector organizations, doing project finance, mergers and acquisitions, company restructuring, privatization, public offering, security issuance, equity, share and stock assessments and transfers, feasibility studies and sector research and providing brokerage and consultancy services in mutual trade,
- Carrying out national and international banking transactions authorized by the legislation,

#### VI. Existing or possible, actual or legal obstacles of equity transfer or payback of debts in between the Bank and its associated partners

There are no existing or potential, actual or legal obstacles to the immediate transfer of equity or repayment of debts between the Bank and its subsidiary, D Varlık Kiralama A.Ş.

## **SECTION TWO**

### **UNCONSOLIDATED FINANCIAL STATEMENTS**

- I. BALANCE SHEET (STATEMENT OF FINANCIAL POSITION)
- II. STATEMENT OF OFF-BALANCE SHEET ITEMS
- III. STATEMENT OF PROFIT OR LOSS
- IV. STATEMENT OF PROFIT OR LOSS AND OTHER COMPREHENSIVE INCOME
- V. STATEMENT OF CHANGES IN SHAREHOLDERS' EQUITY
- VI. STATEMENT OF CASH FLOWS
- VII. PROFIT DISTRIBUTION



# D YATIRIM BANKASI ANONİM ŞİRKETİ

## UNCONSOLIDATED BALANCE SHEET (STATEMENT OF FINANCIAL POSITION) AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

		Notes (5 - I)	Audited Current period 31 December 2024			Audited Prior period 31 December 2023		
			TL	FC	Total	TL	FC	Total
	ASSETS							
<b>I.</b>	<b>FINANCIAL ASSETS (Net)</b>		<b>854,166</b>	<b>260,482</b>	<b>1,114,648</b>	<b>366,387</b>	<b>395,888</b>	<b>762,275</b>
<b>1.1</b>	<b>Cash and Cash Equivalents</b>		<b>450,633</b>	<b>224,509</b>	<b>675,142</b>	<b>218,875</b>	<b>298,080</b>	<b>516,955</b>
1.1.1	Cash and Balances with Central Bank	(1)	674	88,789	89,463	62,849	90,887	153,736
1.1.2	Banks	(4)	217,674	135,720	353,394	578	207,193	207,771
1.1.3	Receivables Money Market		232,311	-	232,311	155,551	-	155,551
1.1.4	Expected Credit Losses (-)		26	-	26	103	-	103
<b>1.2</b>	<b>Financial Assets at Fair Value Through Profit or Loss</b>	(2)	-	-	-	-	-	-
1.2.1	Government Debt Securities		-	-	-	-	-	-
1.2.2	Equity Instruments		-	-	-	-	-	-
1.2.3	Other Financial Assets		-	-	-	-	-	-
<b>1.3</b>	<b>Financial Assets at Fair Value Through Other Comprehensive Income</b>	(5)	<b>396,637</b>	<b>35,973</b>	<b>432,610</b>	<b>96,920</b>	<b>97,808</b>	<b>194,728</b>
1.3.1	Government Debt Securities		370,930	35,973	406,903	96,920	97,808	194,728
1.3.2	Equity Instruments		-	-	-	-	-	-
1.3.3	Other Financial Assets		25,707	-	25,707	-	-	-
<b>1.4</b>	<b>Derivative Financial Assets</b>	(3)	<b>6,896</b>	-	<b>6,896</b>	<b>50,592</b>	-	<b>50,592</b>
1.4.1	Derivative Financial Assets at Fair Value Through Profit or Loss		6,896	-	6,896	50,592	-	50,592
1.4.2	Derivative Financial Assets at Fair Value Through Other Comprehensive Income		-	-	-	-	-	-
<b>II.</b>	<b>FINANCIAL ASSETS MEASURED AT AMORTISED COST (Net)</b>		<b>2,170,385</b>	<b>437,210</b>	<b>2,607,595</b>	<b>1,496,809</b>	<b>183,318</b>	<b>1,680,127</b>
<b>2.1</b>	<b>Loans</b>	(6)	<b>2,174,004</b>	<b>437,210</b>	<b>2,611,214</b>	<b>1,483,270</b>	<b>183,318</b>	<b>1,666,588</b>
<b>2.2</b>	<b>Lease Receivables</b>	(11)	-	-	-	-	-	-
<b>2.3</b>	<b>Factoring Receivables</b>		-	-	-	-	-	-
<b>2.4</b>	<b>Financial Assets Measured at Amortized Cost</b>	(7)	<b>12,222</b>	-	<b>12,222</b>	<b>14,914</b>	-	<b>14,914</b>
2.4.1	Government Debt Securities		12,222	-	12,222	14,129	-	14,129
2.4.2	Other Financial Assets		-	-	-	785	-	785
<b>2.5</b>	<b>Expected Credit Losses (-)</b>		<b>15,841</b>	-	<b>15,841</b>	<b>1,375</b>	-	<b>1,375</b>
<b>III.</b>	<b>ASSETS HELD FOR SALE AND ASSETS OF DISCONTINUED OPERATIONS (Net)</b>	(15)	-	-	-	-	-	-
3.1	Asset Held for Resale		-	-	-	-	-	-
3.2	Assets of Discontinued Operations		-	-	-	-	-	-
<b>IV.</b>	<b>EQUITY INVESTMENTS</b>		<b>250</b>	-	<b>250</b>	-	-	-
<b>4.1</b>	<b>Investments in Associates (Net)</b>	(8)	-	-	-	-	-	-
4.1.1	Associates Valued under Equity Method		-	-	-	-	-	-
4.1.2	Unconsolidated Associates		-	-	-	-	-	-
<b>4.2</b>	<b>Subsidiaries (Net)</b>	(9)	<b>250</b>	-	<b>250</b>	-	-	-
4.2.1	Unconsolidated Financial Subsidiaries		250	-	250	-	-	-
4.2.2	Unconsolidated Non-Financial Subsidiaries		-	-	-	-	-	-
<b>4.3</b>	<b>Joint Ventures (Net)</b>	(10)	-	-	-	-	-	-
4.3.1	Joint Ventures Valued under Equity Method		-	-	-	-	-	-
4.3.2	Unconsolidated Joint Ventures		-	-	-	-	-	-
<b>V.</b>	<b>TANGIBLE ASSETS (Net)</b>	(12)	<b>221,491</b>	-	<b>221,491</b>	<b>148,980</b>	-	<b>148,980</b>
<b>VI.</b>	<b>INTANGIBLE ASSETS (Net)</b>	(13)	<b>60,566</b>	-	<b>60,566</b>	<b>60,102</b>	-	<b>60,102</b>
6.1	Goodwill		-	-	-	-	-	-
6.2	Other		60,566	-	60,566	60,102	-	60,102
<b>VII.</b>	<b>INVESTMENT PROPERTY (Net)</b>	(14)	-	-	-	-	-	-
<b>VIII.</b>	<b>CURRENT TAX ASSET</b>		<b>8,788</b>	-	<b>8,788</b>	-	-	-
<b>IX.</b>	<b>DEFERRED TAX ASSET</b>	(15)	<b>21,654</b>	-	<b>21,654</b>	<b>5,545</b>	-	<b>5,545</b>
<b>X.</b>	<b>OTHER ASSETS</b>	(17)	<b>83,282</b>	-	<b>83,282</b>	<b>295,377</b>	-	<b>295,377</b>
	<b>TOTAL ASSETS</b>		<b>3,420,582</b>	<b>697,692</b>	<b>4,118,274</b>	<b>2,373,200</b>	<b>579,206</b>	<b>2,952,406</b>

The accompanying notes are an integral part of these financial statements.

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## UNCONSOLIDATED BALANCE SHEET (STATEMENT OF FINANCIAL POSITION) AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

			Audited Current period 31 December 2024			Audited Prior period 31 December 2023		
			TL	FC	Total	TL	FC	Total
	<b>LIABILITIES</b>	<b>Notes (5 - II)</b>						
<b>I.</b>	<b>DEPOSITS</b>	<b>(1)</b>	-	-	-	-	-	-
<b>II.</b>	<b>FUNDS BORROWED</b>	<b>(3)</b>	102,823	826,378	929,201	30,137	339,769	369,906
<b>III.</b>	<b>PAYABLES TO MONEY MARKETS</b>		761,983	-	761,983	196,397	-	196,397
<b>IV.</b>	<b>SECURITIES ISSUED (Net)</b>	<b>(5)</b>	236,136	-	236,136	466,825	-	466,825
4.1	Bills		236,136	-	236,136	466,825	-	466,825
4.2	Asset Backed Securities		-	-	-	-	-	-
4.3	Bonds		-	-	-	-	-	-
<b>V.</b>	<b>FUNDS</b>		889,350	316,236	1,205,586	44,181	644,856	689,037
5.1	Borrowers' Funds	<b>(4)</b>	2,872	29,879	32,751	44,127	116,350	160,477
5.2	Other		886,478	286,357	1,172,835	54	528,506	528,560
<b>VI.</b>	<b>FINANCIAL LIABILITIES AT FAIR VALUE THROUGH PROFIT OR LOSS</b>		-	-	-	-	-	-
<b>VII.</b>	<b>DERIVATIVE FINANCIAL LIABILITIES</b>	<b>(2)</b>	6,269	-	6,269	31,438	-	31,438
7.1	Derivative Financial Liabilities at Fair Value Through Profit or Loss		6,269	-	6,269	31,438	-	31,438
7.2	Derivative Financial Liabilities at Fair Value Through Other Comprehensive Income		-	-	-	-	-	-
<b>VIII.</b>	<b>FACTORING LIABILITIES</b>		-	-	-	-	-	-
<b>IX.</b>	<b>LEASE LIABILITIES (Net)</b>	<b>(7)</b>	12,153	-	12,153	1,575	-	1,575
<b>X.</b>	<b>PROVISIONS</b>	<b>(9)</b>	78,831	-	78,831	58,227	-	58,227
10.1	Restructuring Provisions		-	-	-	-	-	-
10.2	Reserve for Employee Benefits		76,068	-	76,068	54,258	-	54,258
10.3	Insurance Technical Provisions (Net)		-	-	-	-	-	-
10.4	Other Provisions		2,763	-	2,763	3,969	-	3,969
<b>XI.</b>	<b>CURRENT TAX LIABILITY</b>	<b>(10)</b>	19,505	-	19,505	24,732	-	24,732
<b>XII.</b>	<b>DEFERRED TAX LIABILITY</b>	<b>(10)</b>	-	-	-	-	-	-
<b>XIII.</b>	<b>LIABILITIES FOR PROPERTY AND EQUIPMENT HELD FOR SALE AND RELATED TO DISCONTINUED OPERATIONS (Net)</b>	<b>(11)</b>	-	-	-	-	-	-
13.1	Held for Sale Purpose		-	-	-	-	-	-
13.2	Related to Discontinued Operations		-	-	-	-	-	-
<b>XIV.</b>	<b>SUBORDINATED DEBT INSTRUMENTS</b>	<b>(12)</b>	-	-	-	-	-	-
14.1	Loans		-	-	-	-	-	-
14.2	Other Debt Instruments		-	-	-	-	-	-
<b>XV.</b>	<b>OTHER LIABILITIES</b>	<b>(6)</b>	13,623	12,732	26,355	366,887	35,744	402,631
<b>XVI.</b>	<b>SHAREHOLDERS' EQUITY</b>	<b>(13)</b>	841,787	468	842,255	704,578	7,060	711,638
16.1	Paid-in capital		200,000	-	200,000	200,000	-	200,000
16.2	Capital Reserves		-	-	-	25,250	-	25,250
16.2.1	Share Premium		-	-	-	-	-	-
16.2.2	Share Cancellation Profits		-	-	-	-	-	-
16.2.3	Other Capital Reserves		-	-	-	25,250	-	25,250
16.3	Accumulated Other Comprehensive Income or Loss that will not be Reclassified to Profit or Loss		70,263	-	70,263	29,653	-	29,653
16.4	Accumulated Other Comprehensive Income or Loss that will be Reclassified to Profit or Loss		(4,650)	468	(4,182)	(545)	7,060	6,515
16.5	Profit Reserves		475,470	-	475,470	22,727	-	22,727
16.5.1	Legal Reserves		23,605	-	23,605	2,230	-	2,230
16.5.2	Status Reserves		-	-	-	-	-	-
16.5.3	Extraordinary Reserves		451,865	-	451,865	20,497	-	20,497
16.5.4	Other Profit Reserves		-	-	-	-	-	-
16.6	Profit or Loss		100,704	-	100,704	427,493	-	427,493
16.6.1	Prior Periods' Profit or Loss		-	-	-	-	-	-
16.6.2	Current Period Profit or Loss		100,704	-	100,704	427,493	-	427,493
16.7	Minority Shares		-	-	-	-	-	-
	<b>TOTAL LIABILITIES</b>		2,962,460	1,155,814	4,118,274	1,924,977	1,027,429	2,952,406

The accompanying notes are an integral part of these financial statements.

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## UNCONSOLIDATED STATEMENT OF OFF-BALANCE SHEET ITEMS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

		Notes (5 - III)	Audited Current period 31 December 2024			Audited Prior period 31 December 2023		
			TL	FC	Total	TL	FC	Total
<b>A.</b>	<b>OFF-BALANCE SHEET LIABILITIES (I+II+III)</b>		<b>1,826,506</b>	<b>950,759</b>	<b>2,777,265</b>	<b>6,851,596</b>	<b>6,014,380</b>	<b>12,865,976</b>
<b>I.</b>	<b>GUARANTEES and COLLATERALS</b>	<b>(1),(3)</b>	<b>913,937</b>	<b>120,494</b>	<b>1,034,431</b>	<b>754,375</b>	<b>50,314</b>	<b>804,689</b>
1.1	Letters of guarantee		913,937	117,280	1,031,217	754,375	20,731	775,106
1.1.1	Guarantees subject to state tender law		-	-	-	-	-	-
1.1.2	Guarantees given for foreign trade operations		-	-	-	-	-	-
1.1.3	Other letters of guarantee		913,937	117,280	1,031,217	754,375	20,731	775,106
1.2	Bank acceptances		-	-	-	-	-	-
1.2.1	Import letter of acceptance		-	-	-	-	-	-
1.2.2	Other bank acceptances		-	-	-	-	-	-
1.3	Letters of credit		-	3,214	3,214	-	29,583	29,583
1.3.1	Documentary letters of credit		-	3,214	3,214	-	29,583	29,583
1.3.2	Other letters of credit		-	-	-	-	-	-
1.4	Prefinancing given as guarantee		-	-	-	-	-	-
1.5	Endorsements		-	-	-	-	-	-
1.5.1	Endorsements to the Central Bank of the Republic of Turkey		-	-	-	-	-	-
1.5.2	Other endorsements		-	-	-	-	-	-
1.6	Purchase guarantees on marketable security issuance		-	-	-	-	-	-
1.7	Factoring guarantees		-	-	-	-	-	-
1.8	Other guarantees		-	-	-	-	-	-
1.9	Other collaterals		-	-	-	-	-	-
<b>II.</b>	<b>COMMITMENTS</b>	<b>(1),(3)</b>	<b>214,932</b>	<b>-</b>	<b>214,932</b>	<b>181,506</b>	<b>56,521</b>	<b>238,027</b>
2.1	Irrevocable commitments		214,932	-	214,932	181,506	56,521	238,027
2.1.1	Asset purchase and sale commitments		-	-	-	56,703	56,521	113,224
2.1.2	Deposit purchase and sales commitments		-	-	-	-	-	-
2.1.3	Share capital commitments to associates and subsidiaries		-	-	-	-	-	-
2.1.4	Loan granting commitments		214,932	-	214,932	124,803	-	124,803
2.1.5	Securities issue brokerage commitments		-	-	-	-	-	-
2.1.6	Commitments for reserve deposit requirements		-	-	-	-	-	-
2.1.7	Commitments for Cheques		-	-	-	-	-	-
2.1.8	Tax and fund liabilities from export commitments		-	-	-	-	-	-
2.1.9	Commitments for credit card limits		-	-	-	-	-	-
2.1.10	Commitments for credit cards and banking services promotions		-	-	-	-	-	-
2.1.11	Receivables from short sale commitments of marketable securities		-	-	-	-	-	-
2.1.12	Payables for short sale commitments of marketable securities		-	-	-	-	-	-
2.1.13	Other irrevocable commitments		-	-	-	-	-	-
2.2	Revocable commitments		-	-	-	-	-	-
2.2.1	Revocable loan granting commitments		-	-	-	-	-	-
2.2.2	Other revocable commitments		-	-	-	-	-	-
<b>III.</b>	<b>DERIVATIVE FINANCIAL INSTRUMENTS</b>	<b>(2)</b>	<b>697,637</b>	<b>830,265</b>	<b>1,527,902</b>	<b>5,915,715</b>	<b>5,907,545</b>	<b>11,823,260</b>
3.1	Hedging derivative financial instruments		-	-	-	-	-	-
3.1.1	Transactions for fair value hedge		-	-	-	-	-	-
3.1.2	Transactions for cash flow hedge		-	-	-	-	-	-
3.1.3	Transactions for foreign net investment hedge		-	-	-	-	-	-
3.2	Trading transactions		697,637	830,265	1,527,902	5,915,715	5,907,545	11,823,260
3.2.1	Forward foreign currency buy/sell transactions		307,311	371,661	678,972	2,847,395	2,755,958	5,603,353
3.2.1.1	Forward foreign currency transactions-buy		154,951	185,855	340,806	1,434,037	1,377,979	2,812,016
3.2.1.2	Forward foreign currency transactions-sell		152,360	185,806	338,166	1,413,358	1,377,979	2,791,337
3.2.2	Swap transactions related to foreign currency and interest rates		390,326	458,604	848,930	3,068,320	3,151,587	6,219,907
3.2.2.1	Foreign currency swap-buy		-	423,364	423,364	1,310,911	1,796,105	3,107,016
3.2.2.2	Foreign currency swap-sell		390,326	35,240	425,566	1,757,409	1,355,482	3,112,891
3.2.2.3	Interest rate swap-buy		-	-	-	-	-	-
3.2.2.4	Interest rate swap-sell		-	-	-	-	-	-
3.2.3	Foreign currency, interest rate and securities options		-	-	-	-	-	-
3.2.3.1	Foreign currency options-buy		-	-	-	-	-	-
3.2.3.2	Foreign currency options-sell		-	-	-	-	-	-
3.2.3.3	Interest rate options-buy		-	-	-	-	-	-
3.2.3.4	Interest rate options-sell		-	-	-	-	-	-
3.2.3.5	Securities options-buy		-	-	-	-	-	-
3.2.3.6	Securities options-sell		-	-	-	-	-	-
3.2.4	Foreign currency futures		-	-	-	-	-	-
3.2.4.1	Foreign currency futures-buy		-	-	-	-	-	-
3.2.4.2	Foreign currency futures-sell		-	-	-	-	-	-
3.2.5	Interest rate futures		-	-	-	-	-	-
3.2.5.1	Interest rate futures-buy		-	-	-	-	-	-
3.2.5.2	Interest rate futures-sell		-	-	-	-	-	-
3.2.6	Other		-	-	-	-	-	-
<b>B.</b>	<b>CUSTODY AND PLEDGES RECEIVED (IV+V+VI)</b>		<b>3,768,410</b>	<b>1,199,639</b>	<b>4,968,049</b>	<b>1,408,887</b>	<b>1,895,294</b>	<b>3,304,181</b>
<b>IV.</b>	<b>ITEMS HELD IN CUSTODY</b>		<b>1,773,654</b>	<b>1,166,634</b>	<b>2,940,288</b>	<b>97,848</b>	<b>1,674,008</b>	<b>1,771,856</b>
4.1	Customer fund and portfolio balances		-	-	-	-	-	-
4.2	Investment securities held in custody		1,767,698	1,166,634	2,934,332	-	1,674,008	1,674,008
4.3	Checks received for collection		5,956	-	5,956	97,848	-	97,848
4.4	Commercial notes received for collection		-	-	-	-	-	-
4.5	Other assets received for collection		-	-	-	-	-	-
4.6	Assets received for public offering		-	-	-	-	-	-
4.7	Other items under custody		-	-	-	-	-	-
4.8	Custodians		-	-	-	-	-	-
<b>V.</b>	<b>PLEDGES RECEIVED</b>		<b>1,994,756</b>	<b>33,005</b>	<b>2,027,761</b>	<b>1,311,039</b>	<b>221,286</b>	<b>1,532,325</b>
5.1	Marketable securities		-	-	-	-	-	-
5.2	Guarantee notes		-	-	-	-	-	-
5.3	Commodity		-	-	-	-	-	-
5.4	Warranty		-	-	-	-	-	-
5.5	Immovable		-	-	-	-	-	-
5.6	Other pledged items		1,994,756	33,005	2,027,761	1,311,039	221,286	1,532,325
5.7	Pledged items-expository		-	-	-	-	-	-
<b>VI.</b>	<b>ACCEPTED INDEPENDENT GUARANTEES AND WARRANTIES</b>		<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>
	<b>TOTAL OFF-BALANCE SHEET LIABILITIES (A+B)</b>		<b>5,594,916</b>	<b>2,150,398</b>	<b>7,745,314</b>	<b>8,260,483</b>	<b>7,909,674</b>	<b>16,170,157</b>

The accompanying notes are an integral part of these financial statements.

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## UNCONSOLIDATED STATEMENT OF PROFIT OR LOSS FOR THE PERIOD ENDED 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

			Audited Current period 1 January - 31 December 2024	Audited Prior period 1 January - 31 December 2023
	INCOME AND EXPENSE ITEMS	Notes (5 - IV)		
<b>I.</b>	<b>INTEREST INCOME</b>	<b>(1)</b>	<b>1,157,584</b>	<b>423,948</b>
1.1	Interest Received from Loans		948,054	271,398
1.2	Interest Received from Reserve Requirements		26	8
1.3	Interest Received from Banks		74,443	102,262
1.4	Interest Received from Money Market Transactions		8,146	7,692
1.5	Interest Received from Marketable Securities Portfolio		95,373	32,194
1.5.1	Financial Assets at Fair Value Through Profit or Loss		-	-
1.5.2	Financial Assets at Fair Value Through Other Comprehensive Income		91,091	23,053
1.5.3	Financial Assets Measured at Amortized Cost		4,282	9,141
1.6	Financial Lease Income		-	-
1.7	Other Interest Income		31,542	10,394
<b>II.</b>	<b>INTEREST EXPENSES (-)</b>	<b>(2)</b>	<b>527,325</b>	<b>133,610</b>
2.1	Interest on Deposits		-	-
2.2	Interest on Funds Borrowed		37,510	25,829
2.3	Interest on Money Market Transactions		111,552	17,415
2.4	Interest on Securities Issued		136,224	69,993
2.5	Lease Interest Expense		2,091	1,261
2.6	Other Interest Expenses		239,948	19,112
<b>III.</b>	<b>NET INTEREST INCOME/EXPENSE (I - II)</b>		<b>630,259</b>	<b>290,338</b>
<b>IV.</b>	<b>NET FEES AND COMMISSIONS INCOME/EXPENSES</b>		<b>42,501</b>	<b>310,847</b>
4.1	Fees and Commissions Received	<b>(3)</b>	58,909	318,183
4.1.1	Non-cash Loans		16,618	9,986
4.1.2	Other		42,291	308,197
4.2	Fees and Commissions Paid (-)		16,408	7,336
4.2.1	Non-cash Loans		4,414	884
4.2.2	Other		11,994	6,452
<b>V.</b>	<b>DIVIDEND INCOME</b>	<b>(4)</b>	<b>-</b>	<b>-</b>
<b>VI.</b>	<b>TRADING PROFIT/LOSS (Net)</b>	<b>(5)</b>	<b>(155,217)</b>	<b>193,808</b>
6.1	Trading Profit/ Loss on Securities		7,401	6,782
6.2	Trading Profit/ Loss on Derivative Financial Instruments		(180,522)	76,501
6.3	Foreign Exchange Profit/ Loss		17,904	110,525
<b>VII.</b>	<b>OTHER OPERATING INCOME</b>	<b>(6)</b>	<b>2,161</b>	<b>3,449</b>
<b>VIII.</b>	<b>OPERATING GROSS PROFIT (III+IV+V+VI+VII)</b>		<b>519,704</b>	<b>798,442</b>
<b>IX.</b>	<b>EXPECTED CREDIT LOSSES (-)</b>	<b>(7)</b>	<b>9,012</b>	<b>3,750</b>
<b>X.</b>	<b>OTHER PROVISION EXPENSES (-)</b>		<b>-</b>	<b>-</b>
<b>XI.</b>	<b>PERSONNEL EXPENSES (-)</b>		<b>259,523</b>	<b>145,605</b>
<b>XII.</b>	<b>OTHER OPERATING EXPENSES (-)</b>	<b>(8)</b>	<b>129,905</b>	<b>67,265</b>
<b>XIII.</b>	<b>NET OPERATING PROFIT/LOSS (VIII-IX-X-XI-XII)</b>		<b>121,264</b>	<b>581,822</b>
<b>XIV.</b>	<b>EXCESS AMOUNT RECORDED AS INCOME AFTER MERGER</b>		<b>-</b>	<b>-</b>
<b>XV.</b>	<b>PROFIT/LOSS FROM INVESTMENTS IN SUBSIDIARIES CONSOLIDATED BASED ON EQUITY METHOD</b>		<b>-</b>	<b>-</b>
<b>XVI.</b>	<b>PROFIT/LOSS ON NET MONETARY POSITION</b>		<b>-</b>	<b>-</b>
<b>XVII.</b>	<b>PROFIT/LOSS BEFORE TAX FROM CONTINUING OPERATIONS (XIII+...+XVI)</b>	<b>(10)</b>	<b>121,264</b>	<b>581,822</b>
<b>XVIII.</b>	<b>TAX PROVISION FOR CONTINUING OPERATIONS (±)</b>	<b>(11)</b>	<b>(20,560)</b>	<b>(154,329)</b>
18.1	Current Tax Provision		(36,228)	(164,009)
18.2	Deferred Tax Income Effect (+)		(32,069)	(12,769)
18.3	Deferred Tax Expense Effect (-)		47,737	22,449
<b>XIX.</b>	<b>NET PROFIT/LOSS FROM CONTINUING OPERATIONS (XVII±XVIII)</b>	<b>(12)</b>	<b>100,704</b>	<b>427,493</b>
<b>XX.</b>	<b>INCOME FROM DISCONTINUED OPERATIONS</b>		<b>-</b>	<b>-</b>
20.1	Income from Non-Current Assets Held for Resale		-	-
20.2	Sale Income from Associates, Subsidiaries and Joint Ventures		-	-
20.3	Other Income from Discontinued Operations		-	-
<b>XXI.</b>	<b>EXPENSES FROM DISCONTINUED OPERATIONS (-)</b>		<b>-</b>	<b>-</b>
21.1	Expense from Non-Current Assets Held for Resale		-	-
21.2	Sale Losses from Associates, Subsidiaries and Joint Ventures		-	-
21.3	Other Expenses from Discontinued Operations		-	-
<b>XXII.</b>	<b>PROFIT/LOSS BEFORE TAX FROM DISCONTINUED OPERATIONS (XX-XXI)</b>	<b>(10)</b>	<b>-</b>	<b>-</b>
<b>XXIII.</b>	<b>TAX PROVISION FOR DISCONTINUED OPERATIONS (±)</b>	<b>(11)</b>	<b>-</b>	<b>-</b>
23.1	Current Tax Provision		-	-
23.2	Deferred Tax Income Effect (+)		-	-
23.3	Deferred Tax Expense Effect (-)		-	-
<b>XXIV.</b>	<b>NET PROFIT/LOSS FROM DISCONTINUED OPERATIONS (XXII±XXIII)</b>	<b>(11)</b>	<b>-</b>	<b>-</b>
<b>XXV.</b>	<b>NET PROFIT/LOSS FOR THE PERIOD (XIX+XXIV)</b>	<b>(12)</b>	<b>100,704</b>	<b>427,493</b>
25.1	Group's Profit / Loss		100,704	427,493
25.2	Minority Shares Profit / Loss (-)		-	-
25.3	Earnings / Loss per Share		0,5035	2,1375

The accompanying notes are an integral part of these financial statements.

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### UNCONSOLIDATED STATEMENT OF PROFIT OR LOSS AND OTHER COMPREHENSIVE INCOME FOR THE PERIOD ENDED 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

		Audited Current period 1 January - 31 December 2024	Audited Prior period 1 January - 31 December 2023
<b>I.</b>	<b>CURRENT PERIOD PROFIT/LOSS</b>	<b>100,704</b>	<b>427,493</b>
<b>II.</b>	<b>OTHER COMPREHENSIVE INCOME</b>	<b>29,913</b>	<b>37,949</b>
<b>2.1</b>	<b>Not Reclassified Through Profit or Loss</b>	<b>40,610</b>	<b>30,480</b>
2.1.1	Property and Equipment Revaluation Increase/Decrease	43,644	33,901
2.1.2	Intangible Assets Revaluation Increase/Decrease	-	-
2.1.3	Defined Benefit Pension Plan Remeasurement Gain/Loss	1,163	(1,254)
2.1.4	Other Comprehensive Income Items Not Reclassified Through Profit or Loss	-	-
2.1.5	Tax Related Other Comprehensive Income Items Not Reclassified Through Profit or Loss	(4,197)	(2,167)
<b>2.2</b>	<b>Reclassified Through Profit or Loss</b>	<b>(10,697)</b>	<b>7,469</b>
2.2.1	Foreign Currency Translation Differences	-	-
2.2.2	Valuation and/or Reclassification Income/Expense of the Financial Assets at Fair Value through Other Comprehensive Income	(15,335)	10,572
2.2.3	Cash Flow Hedge Income/Loss	-	-
2.2.4	Foreign Net Investment Hedge Income/Loss	-	-
2.2.5	Other Comprehensive Income Items Reclassified Through Profit or Losses	-	-
2.2.6	Tax Related Other Comprehensive Income Items Reclassified Through Profit or Loss	4,638	(3,103)
<b>III.</b>	<b>TOTAL COMPREHENSIVE INCOME (I+II)</b>	<b>130,617</b>	<b>465,442</b>

The accompanying notes are an integral part of these financial statements.

**D YATIRIM BANKASI ANONİM ŞİRKETİ**  
**UNCONSOLIDATED STATEMENT OF CHANGES IN SHAREHOLDERS' EQUITY**  
**FOR THE INTERIM PERIOD ENDED 31 DECEMBER 2024**

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

						Accumulated Other Comprehensive Income and Expenses not to be Reclassified to Profit or Loss			Accumulated Other Comprehensive Income and Expenses to be Reclassified to Profit or Loss						
		Paid-in Capital	Share Premium	Share Cancellation Profits	Other Capital Reserves	Fixed assets accumulated revaluation increases/decreases	Accumulated gains / losses on remeasurements of defined benefit plans	Other (Other comprehensive income of associates and joint ventures accounted for using equity method that will not be reclassified to profit or loss and other accumulated amounts of other comprehensive income that will not be reclassified to profit or loss)	Foreign currency translation differences	Accumulated gains / losses due to revaluation and/or reclassification of financial assets measured at fair value through other comprehensive income	Other (Accumulated gains or losses on cash flow hedges, other comprehensive income of associates and joint ventures accounted for using equity method that will be reclassified to profit or loss and other accumulated amounts of other comprehensive income that will be reclassified to profit or loss)	Profit Reserves	Prior Periods' Profit/ (Loss)	Current Period's Net Profit/Loss	Total Equity
	Prior Period														
	31 December 2023														
I.	Balance at the Beginning of the Period	200,000	-	-	-	-	(827)	-	-	(954)	-	26,402	3,370	18,205	246,196
II.	Correction made as per TAS 8	-	-	-	-	-	-	-	-	-	-	-	-	-	-
2.1	Effect of Corrections	-	-	-	-	-	-	-	-	-	-	-	-	-	-
2.2	Effect of Changes in Accounting Policies	-	-	-	-	-	-	-	-	-	-	-	-	-	-
III.	New Balance (I+II)	200,000	-	-	-	-	(827)	-	-	(954)	-	26,402	3,370	18,205	246,196
IV.	Total Comprehensive Income	-	-	-	-	31,303	(823)	-	-	7,469	-	-	-	427,493	465,442
V.	Capital Increase in Cash	-	-	-	-	-	-	-	-	-	-	-	-	-	-
VI.	Capital Increase from Internal Sources	-	-	-	-	-	-	-	-	-	-	-	-	-	-
VII.	Capital Reserves from Inflation Adjustments to Paid-in Capital	-	-	-	-	-	-	-	-	-	-	-	-	-	-
VIII.	Convertible Bonds	-	-	-	-	-	-	-	-	-	-	-	-	-	-
IX.	Subordinated Liabilities	-	-	-	-	-	-	-	-	-	-	-	-	-	-
X.	Increase/Decrease Due to Other Changes	-	-	-	25,250	-	-	-	-	-	-	(25,250)	-	-	-
XI.	Profit Distribution	-	-	-	-	-	-	-	-	-	-	21,575	(3,370)	(18,205)	-
11.1	Dividends	-	-	-	-	-	-	-	-	-	-	-	-	-	-
11.2	Transfers to Reserves	-	-	-	-	-	-	-	-	-	-	21,575	(3,370)	(18,205)	-
11.3	Other	-	-	-	-	-	-	-	-	-	-	-	-	-	-
	Balance at the End of the Period (III+IV+.....+X+XI)	200,000	-	-	25,250	31,303	(1,650)	-	-	6,515	-	22,727	-	427,493	711,638
	Current Period														
	31 December 2024														
I.	Prior Period End Balance	200,000	-	-	25,250	31,303	(1,650)	-	-	6,515	-	22,727	-	427,493	711,638
II.	Correction made as per TAS 8	-	-	-	-	-	-	-	-	-	-	-	-	-	-
2.1	Effect of Corrections	-	-	-	-	-	-	-	-	-	-	-	-	-	-
2.2	Effect of Changes in Accounting Policies	-	-	-	-	-	-	-	-	-	-	-	-	-	-
III.	New Balance (I+II)	200,000	-	-	25,250	31,303	(1,650)	-	-	6,515	-	22,727	-	427,493	711,638
IV.	Total Comprehensive Income	-	-	-	-	39,796	814	-	-	(10,697)	-	-	-	100,704	130,617
V.	Capital Increase in Cash	-	-	-	-	-	-	-	-	-	-	-	-	-	-
VI.	Capital Increase from Internal Sources	-	-	-	-	-	-	-	-	-	-	-	-	-	-
VII.	Capital Reserves from Inflation Adjustments to Paid-in Capital	-	-	-	-	-	-	-	-	-	-	-	-	-	-
VIII.	Convertible Bonds	-	-	-	-	-	-	-	-	-	-	-	-	-	-
IX.	Subordinated Liabilities	-	-	-	-	-	-	-	-	-	-	-	-	-	-
X.	Increase/Decrease Due to Other Changes	-	-	-	-	-	-	-	-	-	-	-	-	-	-
XI.	Profit Distribution	-	-	-	(25,250)	-	-	-	-	-	-	452,743	-	(427,493)	-
11.1	Dividends	-	-	-	-	-	-	-	-	-	-	-	-	-	-
11.2	Transfers to Reserves	-	-	-	(25,250)	-	-	-	-	-	-	452,743	-	(427,493)	-
11.3	Other	-	-	-	-	-	-	-	-	-	-	-	-	-	-
	Balance at the End of the Period (III+IV+.....+X+XI)	200,000	-	-	-	71,099	(836)	-	-	(4,182)	-	475,470	-	100,704	842,255

The accompanying notes are an integral part of these financial statements.

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## UNCONSOLIDATED STATEMENT OF CASH FLOWS FOR THE PERIOD THEN ENDED 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

		Notes	Audited Current period 1 January - 31 December 2024	Audited Prior period 1 January - 31 December 2023
<b>A.</b>	<b>CASH FLOWS FROM BANKING OPERATIONS</b>			
<b>1.1</b>	<b>Operating Profit Before Changes in Operating Assets and Liabilities</b>		<b>28,806</b>	<b>327,564</b>
1.1.1	Interest Received		1,095,135	400,109
1.1.2	Interest Paid		(522,466)	(150,134)
1.1.3	Dividend Received		-	-
1.1.4	Fees and Commissions Received		59,244	317,650
1.1.5	Other Income		7,401	6,782
1.1.6	Collections from Previously Written-off Loans and Other Receivables		-	-
1.1.7	Payments to Personnel and Service Suppliers		(366,455)	(175,338)
1.1.8	Taxes Paid		(61,254)	(147,058)
1.1.9	Other		(182,799)	75,553
<b>1.2</b>	<b>Changes in Operating Assets and Liabilities</b>		<b>552,307</b>	<b>(391,377)</b>
1.2.1	Net (Increase) Decrease in Financial Assets at Fair Value Through Profit or Loss		-	-
1.2.2	Net (Increase) Decrease in due from Banks and Other Financial Institutions		2,717	(64,928)
1.2.3	Net (Increase) Decrease in Loans		(931,922)	(991,726)
1.2.4	Net (Increase) Decrease in Other Assets		210,344	(260,903)
1.2.5	Net Increase (Decrease) in Bank Deposits		-	-
1.2.6	Net Increase (Decrease) in Other Deposits		-	-
1.2.7	Net Increase (Decrease) in Financial Liabilities at Fair Value Through Profit or Loss		-	-
1.2.8	Net Increase (Decrease) in Funds Borrowed		1,086,129	183,181
1.2.9	Net Increase (Decrease) in Payables		-	-
1.2.10	Net Increase (Decrease) in Other Liabilities		185,039	742,999
<b>I.</b>	<b>Net Cash Provided from Banking Operations</b>		<b>581,113</b>	<b>(63,813)</b>
<b>B.</b>	<b>CASH FLOWS FROM INVESTING ACTIVITIES</b>			
<b>II.</b>	<b>Net Cash Flow Provided from Investing Activities</b>		<b>(238,251)</b>	<b>(261,101)</b>
2.1	Cash Paid for Purchase of Entities Under Common Control, Associates and Subsidiaries		(250)	-
2.2	Cash Obtained from Sale of Entities Under Common Control, Associates and Subsidiaries		-	-
2.3	Purchases of Property and Equipment		(41,342)	(159,591)
2.4	Disposals of Property and Equipment		62	-
2.5	Purchase of Financial Assets at Fair Value Through Other Comprehensive Income		(200,210)	(176,323)
2.6	Sale of Financial Assets at Fair Value Through Other Comprehensive Income		-	-
2.7	Purchase of Financial Assets Measured at Amortized Cost		-	(11,435)
2.8	Sale of Financial Assets Measured at Amortized Cost		3,489	86,248
2.9	Other		-	-
<b>C.</b>	<b>CASH FLOWS FROM FINANCING ACTIVITIES</b>			
<b>III.</b>	<b>Net Cash Provided by Financing Activities</b>		<b>(223,766)</b>	<b>330,501</b>
3.1	Cash Obtained from Funds Borrowed and Securities Issued		1,120,000	969,250
3.2	Cash Used for Repayment of Funds Borrowed and Securities Issued		(1,340,000)	(635,250)
3.3	Issued Equity Instruments		-	-
3.4	Dividends Paid		-	-
3.5	Payments for Leases		(3,766)	(3,499)
3.6	Other		-	-
<b>IV.</b>	<b>Effect of Change in Foreign Exchange Rate on Cash and Cash Equivalents</b>		<b>41,164</b>	<b>92,874</b>
<b>V.</b>	<b>Net Increase in Cash and Cash Equivalents</b>		<b>160,260</b>	<b>98,461</b>
<b>VI.</b>	<b>Cash and Cash Equivalents at the Beginning of The Period</b>		<b>425,799</b>	<b>327,338</b>
<b>VII.</b>	<b>Cash and Cash Equivalents at the End of The Period</b>		<b>586,059</b>	<b>425,799</b>

The accompanying notes are an integral part of these financial statements.

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## UNCONSOLIDATED STATEMENT OF PROFIT DISTRIBUTION FOR THE PERIOD THEN ENDED 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

		Audited Current period 31 December 2024 <sup>(1)</sup>	Audited Prior period 31 December 2023
<b>I.</b>	<b>DISTRIBUTION OF THE PROFIT FOR THE PERIOD</b>		
1.1	PROFIT FOR THE PERIOD	121,264	581,822
1.2	TAXES AND DUTIES PAYABLE (-)	(20,560)	(154,329)
1.2.1	Corporate tax (Income tax)	(36,228)	(164,009)
1.2.2	Income tax deduction	-	-
1.2.3	Other tax and duties	15,668	9,680
<b>A.</b>	<b>NET PROFIT FOR THE PERIOD (1.1-1.2)</b>	<b>100,704</b>	<b>427,493</b>
1.3	PRIOR YEARS' LOSS (-)	-	-
1.4	FIRST LEGAL RESERVES (-)	-	21,375
1.5	OTHER STATUTORY RESERVES (-)	-	-
<b>B.</b>	<b>NET PROFIT AVAILABLE FOR DISTRIBUTION [(A)-(1.3+1.4+1.5)]</b>	<b>100,704</b>	<b>406,118</b>
1.6	FIRST DIVIDEND TO SHAREHOLDERS (-)	-	-
1.6.1	To Owners of Ordinary Shares	-	-
1.6.2	To Owners of Preferred Shares	-	-
1.6.3	To Owners of Redeemed Shares	-	-
1.6.4	To Profit Sharing Bonds	-	-
1.6.5	To Holders of Profit and Loss Sharing Certificates	-	-
1.7	DIVIDEND TO PERSONNEL (-)	-	-
1.8	DIVIDEND TO THE BOARD OF DIRECTORS (-)	-	-
1.9	SECOND DIVIDEND TO SHAREHOLDERS (-)	-	-
1.9.1	To Owners of Ordinary Shares	-	-
1.9.2	To Owners of Preferred Shares	-	-
1.9.3	To Joining Usufruct Certificates	-	-
1.9.4	To Profit Sharing Bonds	-	-
1.9.5	To Holders of Profit and Loss Sharing Certificates	-	-
1.10	SECOND LEGAL RESERVE (-)	-	-
1.11	EXTRAORDINARY RESERVES	-	406,118
1.12	OTHER RESERVES	-	-
1.13	SPECIAL FUNDS	-	-
<b>II.</b>	<b>DISTRIBUTION OF RESERVES</b>		
2.1	APPROPRIATED RESERVES	-	-
2.2	DIVIDENDS TO SHAREHOLDER (-)	-	-
2.2.1	To Owners of Ordinary Shares	-	-
2.2.2	To Owners of Preferred Shares	-	-
2.2.3	To Joining Usufruct Certificates	-	-
2.2.4	To Profit Sharing Bonds	-	-
2.2.5	To Holders of Profit and Loss Sharing Certificates	-	-
2.3	DIVIDENDS TO PERSONNEL (-)	-	-
2.4	DIVIDENDS TO THE BOARD OF DIRECTORS (-)	-	-
<b>III.</b>	<b>EARNINGS PER SHARE</b>		
3.1	TO OWNERS OF ORDINARY SHARES	-	-
3.2	TO OWNERS OF ORDINARY SHARES (%)	-	-
3.3	TO OWNERS OF PRIVILEGED SHARES	-	-
3.4	TO OWNERS OF PRIVILEGED SHARES (%)	-	-
<b>IV.</b>	<b>DIVIDEND PER SHARE</b>		
4.1	TO OWNERS OF ORDINARY SHARES	-	2,0306
4.2	TO OWNERS OF ORDINARY SHARES (%)	-	203,06
4.3	TO OWNERS OF PRIVILEGED SHARES	-	-
4.4	TO OWNERS OF PRIVILEGED SHARES (%)	-	-

(1) The profit distribution resolution is designated at the Ordinary General Assembly meeting of the Bank, and the 31 March 2024 General Assembly meeting has not yet been held as of the preparation date of the financial statements.



# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira (“TL”) unless otherwise stated.)

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### SECTION THREE

#### ACCOUNTING POLICIES

##### I. Basis of presentation

##### 1. Preparation of the financial statements and the accompanying notes in accordance with Turkish Accounting Standards and Regulation on Principles Related to Banks’ Accounting Applications and Preserving the Documents

The Bank prepares its financial statements in accordance with the Banking Regulation and Supervision Authority (“BRSA”) Accounting and Reporting Regulation which includes the regulation on “The Procedures and Principles Regarding Banks’ Accounting Practices and Maintaining Documents” published in the Official Gazette dated 1 November 2006 with No. 26333, and other regulations on accounting records of banks published by the Banking Regulation and Supervision Board and circulars and pronouncements published by the BRSA and Turkish Financial Reporting Standards (“TFRS”) published by the Public Oversight Accounting and Auditing Standards Authority (“POA”) for the matters not regulated by the aforementioned legislations.

The format and contents of the unconsolidated financial statements to be disclosed to the public, as well as their explanations and footnotes, have been prepared in accordance with the “Communiqué on the Financial Statements to be announced to public by Banks as well as Explanations and Footnotes Thereof” published in the Official Gazette dated 28 June 2012 and numbered 28337 and has been prepared in accordance with the “Communiqué on Disclosures to be Made to the Public by Banks Regarding Risk Management” published in the Official Gazette dated 23 October 2015 and numbered 29511, and the communiqués that bring amendments and additions to these communiqués. The Bank maintains its books of account in Turkish Lira in accordance with the Banking Law, Turkish Commercial Code and Turkish Tax Legislation.

Unconsolidated financial statements have been prepared on the basis of historical cost, except for financial assets and liabilities that are shown at their fair values.

Preparation of financial statements requires making estimates and assumptions that affect the amounts of reported assets and liabilities or disclosed contingent assets and liabilities as of the balance sheet date and the amounts of income and expenses reported to have occurred within the relevant period. While these estimates are based on management's best judgment and information, actual results may differ from these estimates. The assumptions and estimates used and the effect of changes are explained in the related Notes.

All amounts in the financial statements and notes are expressed in thousands of Turkish Lira unless otherwise stated (“TL”).

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

### ACCOUNTING POLICIES (cont'd)

#### I. Basis of presentation (cont'd)

#### 2. The valuation principles used in the preparation of the unconsolidated financial statements

The accounting policies and valuation principles applied in the preparation of unconsolidated financial statements, are determined and applied in accordance with regulations, communiques, explanations and circulars on accounting and financial reporting principles published by the BRSA, and in case where there is no special regulation made by the BRSA, in accordance with principles in the context of TAS and TFRS.

According to TAS 29 "Financial Reporting in Hyperinflationary Economies" Standard, enterprises whose functional currency is the currency of an economy with hyperinflation report their financial statements according to the purchasing power of the money at the end of the reporting period. In the announcement made by the Public Oversight Accounting and Auditing Standards Authority (KGK) on 23 November 2023, it was decided that enterprises applying TFRS would apply the "TAS - 29 Financial Reporting in Hyperinflationary Economies" standard in their financial statements as of the 31 December 2023 reporting period, and in addition, institutions or organizations authorized to regulate and audit in their own fields were given freedom to determine different transition dates for the application of the provisions of TAS 29. Based on this announcement, BRSA;

- in accordance with its decision dated 12 December 2023 and numbered 10744, has decided that the financial statements of banks and financial leasing, factoring, financing, savings financing and asset management companies dated 31 December 2023 will not be subject to the inflation adjustment required within the scope of TAS 29.
- in accordance with the BRSA decision dated 11 January 2024 and numbered 10825, banks, financial leasing, factoring, financing, savings financing and asset management companies are required to apply inflation accounting as of 1 January 2025.
- in accordance with decision dated 5 December 2024 and numbered 11021, it was decided that banks and financial leasing, factoring, financing, savings financing and asset management companies will not apply inflation accounting in 2025..

Accordingly, "TAS 29 Financial Reporting Standard in High Inflation Economies" is not applied in the financial statements of the Bank as of 31 December 2024.

#### 3. Accounting policies used in the preparation of unconsolidated financial statements

The accounting rules and the valuation principles used in the preparation of the financial statements were implemented as stated in the Reporting Standards. These accounting policies and valuation principles are explained in the below notes through II to XXIV.

#### II. Explanations on usage strategy of financial instruments and foreign currency transaction

#### 1. Explanations on usage strategy of financial instruments

The Bank's core business includes all banking services and investment banking activities other than cash management, foreign trade finance, structured finance, treasury products and services, and deposit accepting offered to Corporate and Commercial Banking customers.

The Bank started its activities as of 2 August 2021, and the financial instruments used in the second quarter operating period of 2024 have expanded both in number and volume. The Bank's basic usage strategy regarding financial instruments is to maximize the level of return obtained from financial instruments by remaining within the optimal risk levels determined according to the Bank's scale. The Bank's main funding sources, other than its equity capital, consist of funds borrowed, funds obtained from issued securities, funds from payables to money markets. The Bank is focused on managing the costs of diversified funding sources at the lowest possible level within the 2024 operating period.

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

### ACCOUNTING POLICIES (cont'd)

#### II. Explanations on usage strategy of financial instruments and foreign currency transactions (cont'd)

##### 1. Explanations on usage strategy of financial instruments (cont'd)

The Bank invests its funding resources in high-yield and low-risk assets. While the maturity compatibility of resources and assets is taken into consideration, an asset-liability management is based on keeping other risk factors such as interest, liquidity and exchange rate risk within the bank's internal limits.

##### 2. Explanations on foreign currency transactions

The foreign exchange gains and losses on foreign currency transactions are accounted for in the period of the transaction. Foreign exchange assets and liabilities are translated to Turkish Lira using foreign exchange bid rates of the Central Bank of the Republic of Türkiye (CBRT) as of the balance sheet date, and the resulting gains and losses are recorded in foreign exchange gains or losses.

Exchange rate, interest and price movements in the markets are monitored instantly, legal limits are effectively monitored when taking positions and non-compliance with legal limits is prevented.

#### III. Explanations on forward and option contracts and derivative instruments

The Bank's derivative transactions consist of cross currency swaps and forward foreign exchange purchase and sale agreements. The Parent Bank does not have any derivative products that are created by separating them from their main contract. The Parent Bank's derivative products are classified as "Derivative Financial Assets at Fair Value Through Profit or Loss" in accordance with the "IFRS 9 Financial Instruments" ("IFRS 9") standard.

Liabilities and receivables arising from derivative transactions are recorded in the off-balance sheet accounts based on the contract amounts. Derivative transactions are valued at their fair value in the periods following their recording.

Derivative financial instruments are initially recognized at fair value. In the periods following their recording, derivative transactions are shown in the balance sheet in the accounts of the part of derivative financial assets at fair value through profit or loss or the part of derivative financial liabilities at fair value through profit or loss, depending on whether the fair value is positive or negative. Differences in fair value as a result of the valuation made are accounted under the profit/loss from derivative financial transactions and profit/loss from foreign exchange transactions items in the commercial profit/loss item in the profit or loss statement. The fair value of derivative instruments is calculated by taking into account their market values or by applying the cash flow model obtained by using market interest rates. Liabilities and receivables arising from derivative transactions are recorded in the off-balance sheet accounts based on the contract amounts.

The Bank does not have any embedded derivative products as of 31 December 2024 (31 December 2023: None).

#### IV. Explanations on interest income and expenses

Interest income and expenses are recognized by applying the effective interest method (the rate that equals the present value of the future cash flows of a financial asset or liability to its net present value).

Interest income is recognized by applying the effective interest rate to the gross carrying amount of the financial asset, except for financial assets that were purchased or originated credit impaired when acquired or originated and financial assets that were not purchased or originated credit-impaired when acquired or originated but subsequently become credit-impaired.

If a financial asset is credit impaired and classified as a non-performing receivable, the effective interest rate is applied to the amortized cost of the asset in subsequent reporting periods for such financial assets. In expected credit loss models, the effective interest rate is applied when calculating the loss given default, and the expected credit loss calculation also includes the interest amount. For this reason, a classification is made between the "Expected Credit Loss" account and the "Interest Received from Loans" account in the income statement for the relevant amount calculated.

## **D YATIRIM BANKASI ANONİM ŞİRKETİ**

### **EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024**

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

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#### **ACCOUNTING POLICIES (cont'd)**

##### **V. Explanations on fees and commission income and expenses**

According to the nature of fees and commissions; fees and commission income/expenses collected/paid in relation to any forward transaction are recognized on an accrual basis, while other fees and commission income/expenses are recognized in accordance with TFRS 15 in the periods in which they are incurred. Loan fees and commission expenses paid to other institutions and organizations in relation to financial liabilities, which constitute transaction costs, are recognized as part of the interest expense of the related loan. Revenues from consultancy and project services provided through contracts or related to transactions such as asset purchases, partnership purchases or sales for a third party are recognized as income during the completion of the transactions, during the provision of the service or when they are collected, depending on their nature.

##### **VI. Explanations on financial assets**

The Bank categorizes and recognizes its financial assets as "Financial Assets at Fair Value through Profit/Loss," "Financial Assets at Fair Value through Other Comprehensive Income" or "Financial Assets at Measured at Amortized Cost." Such financial assets are recognized or derecognized according to TFRS 9 Financial Instruments Part 3 Issued for classification and measurement of the financial instruments published in the Official Gazette No. 29953 dated 19 January 2017 by the Public Oversight Accounting and Auditing Standards Authority. Financial assets are measured at fair value at initial recognition in the financial statements. During the initial recognition of financial assets other than "Financial Assets Measured at Fair Value through Profit or Loss," transaction costs are added to fair value or deducted from fair value.

The Bank recognizes a financial asset into financial statements when it becomes a party to the contractual terms of a financial instrument. During the first recognition of a financial asset into the financial statements, business model determined by the Bank management and the nature of contractual cash flows of the financial asset are taken into consideration.

##### **1. Financial Assets Measured at Fair Value through Profit or Loss**

Financial assets at fair value through profit/loss are financial assets other than the ones that are managed with business model that aims to hold to collect contractual cash flows or business model that aims to collect both the contractual cash flows and cash flows arising from the sale of the assets; and if the contractual terms of the financial asset do not lead to cash flows representing solely payments of principal and interest at certain date; that are either acquired for generating a profit from short term fluctuations in prices or are financial assets included in a portfolio aiming to short term profit making. Financial assets at the fair value through profit or loss are initially recognized at fair value and remeasured at their fair value after recognition. All gains and losses arising from these valuations are reflected in the income statement.

##### **2. Financial Assets Measured at Fair Value through Other Comprehensive Income**

In addition to financial assets within a business model that aims to hold to collect contractual cash flows and aims to hold to sell, financial asset with contractual terms that lead to cash flows are solely payments of principal and interest at certain dates, they are classified as fair value through other comprehensive income.

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

### ACCOUNTING POLICIES (cont'd)

#### VI. Explanations on financial assets (cont'd)

##### 2. Financial Assets Measured at Fair Value through Other Comprehensive Income (cont'd)

Financial assets measured at fair value through other comprehensive income are recognized by adding transaction cost to acquisition cost reflecting the fair value of the financial asset. After the recognition, financial assets measured at fair value through other comprehensive income are remeasured at fair value. Interest income calculated with effective interest rate method arising from financial assets measured at fair value through other comprehensive income and dividend income from equity securities are recorded to income statement.

"Unrealized gains and losses" arising from the difference between the amortized cost and the fair value of financial assets at fair value through other comprehensive income are not reflected in the income statement of the period until the acquisition of the asset, sale of the asset, the disposal of the asset, and impairment of the asset and they are accounted under the "Accumulated other comprehensive income or expense to be reclassified through profit or loss" under shareholders' equity. When the securities in question are collected or disposed of, the accumulated fair value differences reflected in equity are reflected in the income statement.

Equity securities, which are classified as financial assets measured at fair value through other comprehensive income, are carried at fair value.

##### 3. Financial Assets Measured at Amortized Cost

If the financial asset is held within the scope of a business model that aims to collect contractual cash flows and the contractual terms of the financial asset lead to cash flows that include solely payments of principal and interest arising from the principal balance on certain dates, the financial asset is classified as a financial asset measured at amortized cost.

Financial assets measured at amortized cost are initially recognized at acquisition cost including the transaction costs which reflect the fair value of those instruments and subsequently recognized at "Amortized cost" by using "Effective interest rate (internal rate of return) method." Interest income obtained from financial assets measured at amortized cost is accounted in income statement.

#### *Loans*

Loans consist of financial assets created by providing money, goods or services to the debtor. Loans are initially recorded at cost and are measured at their amortized cost using the "effective interest rate method" after they are recorded.

#### VII. Explanations on expected credit losses

The Bank recognizes provisions for impairment in accordance with TFRS 9 requirements according to the "Regulation on the Procedures and Principles for Classification of Loans by Banks and Provisions to be set aside" published in the Official Gazette dated 22 June 2016 numbered 29750.

When determining expected credit loss estimates, the Bank takes into account the general structure of the financial asset portfolio, the financial structures of loan customers, non-financial data and the economic conjuncture, in line with its risk policies and prudence principle. Financial assets are classified into three categories depending on the increase in credit risks observed after their initial recognition in the financial statements.

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

#### ACCOUNTING POLICIES (cont'd)

#### VII. Explanations on expected credit losses (cont'd)

##### Stage 1:

Financial assets that do not have a significant increase in credit risk at the time of their initial recognition or after their initial recognition in the financial statements. Credit risk impairment provision for these assets is recognized as 12-month expected credit loss provision. Applies to all assets unless there is a significant deterioration in credit quality.

12-month expected credit loss values (within 12 months after the reporting date or sooner if a financial instrument has a life of less than 12 months) are part of the lifetime expected credit loss calculation.

##### Stage 2:

As of the reporting date of the financial asset, in the event of a significant increase in credit risk since initial recognition, the financial asset is transferred to Stage 2. Impairment for credit risk is accounted on the basis of the financial asset's lifetime expected credit losses.

The main criteria taken into account in determining the weakening of the creditworthiness of the debtor of the financial asset and the significant increase in credit risk and its transfer to the 2nd stage are the number of delay days exceeding 30 days but not exceeding 90 days and a decrease in the Bank's internal risk rating scores.

##### Stage 3:

Stage 3 includes financial assets that have objective evidence of impairment at the reporting date. For these assets, lifetime expected credit losses are recognized.

The Bank considers the debt to be in default in the following two cases:

- Objective Definition of Default: It means the debt is overdue by more than 90 days. This assumption can be rebutted based on supportable information.
- Subjective Definition of Default: It means that the debt will not be paid. If it is considered that the borrower cannot fulfil the debts related to the loan, the debtor is considered as default regardless of whether there is a balance in delay or the number of days of delay.

In the calculation of expected credit loss, basic parameters expressed as probability of default, loss in case of default and default amount are used.

##### Probability of Default

Probability of default refers to the probability that the loan will default within a certain period of time. The macroeconomic model regarding the probability of default is modelled based on sector data since the Bank does not have a historical data set.

##### Default Amount

Default amount refers to the expected gross receivable amount in case a loan goes into default.

##### Loss Given Default

Loss given default expresses the relationship between the economic net loss resulting from the default of a loan and the default amount in terms of a ratio. In other words, it expresses the ratio of the net loss incurred due to a loan in default to the balance of the loan at the time of default. Within the scope of TFRS 9, the THK rate is calculated by taking into consideration the collateral values and the rates determined within the scope of Basel standards.

## **D YATIRIM BANKASI ANONİM ŞİRKETİ**

### **EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024**

(Amounts are expressed in thousands of Turkish Lira (“TL”) unless otherwise stated.)

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#### **ACCOUNTING POLICIES (cont’d)**

##### **VII. Explanations on expected credit losses (cont’d)**

###### **Future Expectations**

Due to the small number of observations including internal default cases in the bank, a model that adopts the rating methodology and credit assessment tools developed based on publicly published global methodology documents is used instead of a model based on internal data.

Forward-looking macroeconomic information is included in the risk parameters used in TFRS 9 calculations. When including macroeconomic information, models and forecasts that reflect the relationships between model risk parameters and macroeconomic variables are taken into account. The main macroeconomic indicators that make up these forecast models are determined as Real Gross Domestic Product (GDP) growth and unemployment rate, and the macroeconomic model is reviewed at minimum annual periods.

Macroeconomic forecast models include more than one scenario, and the relevant scenarios are weighted and taken into account in expected credit loss calculations.

The Bank reviews and updates the macroeconomic scenarios and weights used in the expected credit loss calculation on a minimum annual basis within the framework of the current financial asset portfolio, macroeconomic conjuncture and related future expectations. The Bank reviewed and updated the macroeconomic scenario data used in the expected credit loss calculation in June 2024.

###### **Write-Off Policy**

The amendment with respect to the regulation on the Principles and Procedures Regarding the Classification of Loans and Reserves Set Aside for These Loans entered into force with its publication in the Official Gazette No.30961 on 27 November 2019. Pursuant to the regulation, the banks are enabled to write down and move off the balance sheet the portion of a loan which is classified as “Group V Loan-Loans Classified as Loss” if it cannot reasonably be expected to be recovered. The Bank performs objective and subjective assessments whether there is reasonable expectation.

##### **VIII. Explanations on offsetting of financial instruments**

Financial assets and liabilities are netted and shown in the financial statements at their net amounts when legally applicable or when the Group foresees that the netting of assets and liabilities will be carried out by the method. Otherwise, no netting is made regarding financial assets and liabilities.

##### **IX. Explanations on sales and repurchase agreements and lending of securities**

Securities sold with repurchase commitments within the framework of repurchase agreements made with customers (“Repo”) are classified in the Group portfolio as “Financial Assets at Fair Value Through Profit or Loss”, “Financial Assets at Fair Value Through Other Comprehensive Income” or “Financial Assets Measured at Amortized Cost” portfolios according to the purpose of their holding and are subject to valuation according to the principles of the portfolio they belong to. Funds obtained in return for repurchase agreements are recognized in the “Funds provided from repurchase transactions” account in the liabilities and interest expense rediscount is calculated for the portion of the difference between the sale and repurchase prices determined by the relevant repurchase agreements that falls on the period.

Securities purchased with a resale commitment (“Reverse repo”) transactions are accounted for under the “Receivables from Money Markets” item in the balance sheet. Interest income rediscount is calculated for the portion of the difference between the purchase and resale prices determined by reverse repo agreements that falls on the period.

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

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#### ACCOUNTING POLICIES (cont'd)

**X. Explanations on non-current assets held for sale and discontinued operations and related liabilities**

Assets that meet the criteria for classification as assets held for sale are measured at the lower of the carrying amount of assets and fair value less any costs to be incurred for disposal. Assets held for sale are not amortized and presented in the financial statements separately. In order to classify an asset as held for sale, the sale should be highly probable and the asset (or disposal group) should be available for immediate sale in its present condition.

Highly saleable condition requires a plan by the management regarding the sale of the asset (or the disposal group) together with an active program for the determination of buyers as well as for the completion of the plan. Also, the asset (or the disposal group) should be actively in the market at a price consistent with its fair value. In addition, the sale is expected to be recognized as a completed sale within one year after the classification date and the necessary transactions and procedures to complete the plan should demonstrate the fact that there is remote possibility of making any significant changes in the plan or cancellation of the plan.

Events or circumstances may extend the period to complete the sale beyond one year. An extension of the period required to complete a sale does not preclude an asset (or disposal group) from being classified as held for sale if the delay is caused by events or circumstances beyond the entity's control and there is sufficient evidence that the entity remains committed to its plan to sell the asset (or disposal group).

The Bank does not have any fixed assets held for sale or related to discontinued operations as of 31 December 2024 and 31 December 2023.

A discontinued operation is a division of a bank that is classified as being disposed of or held for sale. Results from discontinued operations are presented separately in the income statement. The Bank has no discontinued operations.

**XI. Explanations on goodwill and other intangible assets**

As of the balance sheet date, there is no goodwill in the attached financial statements of the Bank (31 December 2023: None). Other intangible assets include licenses and computer software purchased from outside.

The useful lives of other intangible assets are determined by the Bank management and are amortized using depreciation rates determined according to the useful life. Intangible assets are amortized over 3-15 years.

**XII. Explanations on tangible assets**

The initial records of tangible fixed assets were made based on their cost, which was calculated by adding the acquisition amount and other direct expenses necessary to make the asset usable. Tangible assets (except motor vehicles and real estate) are shown in the financial statements at the amounts remaining after deducting the accumulated depreciation and any impairment in value from their cost in the period following their recording, and motor vehicles and real estate are shown in the financial statements at the amounts remaining after deducting the accumulated depreciation from their fair value. Valuation differences resulting from valuations made by independent appraisal companies for real estate, based on current insurance values for motor vehicles, are accounted for in the tangible and intangible asset revaluation differences account under equity.



## **D YATIRIM BANKASI ANONİM ŞİRKETİ**

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(Amounts are expressed in thousands of Turkish Lira (“TL”) unless otherwise stated.)

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#### **ACCOUNTING POLICIES (cont’d)**

##### **XII. Explanations on tangible assets (cont’d)**

Tangible assets are depreciated using the straight-line depreciation method. The useful lives of tangible assets are determined by the Bank management and they are depreciated using rates determined according to their useful lives. Tangible assets are amortized over 3-50 years using the straight-line depreciation method.

For leasehold improvements, depreciation is allocated using the straight-line method over the operational lease periods or the useful life of the special cost, whichever is shorter.

Gains or losses resulting from disposals of the fixed assets are recorded in the income statement as the difference between the net proceeds and net book value of the asset.

Expenditures for the repair and renewal of property and equipment are recognized as expense. The capital expenditures made in order to increase the capacity of the tangible asset or to increase its future benefits are capitalized on the cost of the tangible asset. The capital expenditures include the cost components which are used either to increase the useful life or the capacity of the asset, or the quality of the product or to decrease the costs.

There are no pledges, mortgages or other measures on tangible fixed assets, or commitments made for their purchase, or any issue that limits the exercise of disposition rights over them.

##### **XIII. Explanations on leasing transactions**

When applying TFRS 16, the bank evaluates, at the beginning of a contract, whether the contract is a lease or includes a lease. If the contract transfers the right to control the use of an identified asset for a certain period of time in exchange for a consideration, the contract is a lease or includes a lease. The bank recognizes the right of use asset and lease liability in its financial statements on the date the lease actually begins.

The Bank recognizes the right of use and the rent obligation on the financial statements at the effective date of the lease. The right of use is measured initially at cost value and subsequently measured at cost less accumulated depreciation and accumulated impairment losses and adjusted for the re-measurement of the lease obligation. TAS 36 Impairment of Assets is applied in order to determine whether the real estates that are entitled to use have been impaired and to recognize the impairment loss.

With the “TFRS 16 Leases” standard which became effective as of 1 January 2019, the difference between the operating lease and financial lease was removed and the lease transactions were started to be recognized under “Tangible Assets” as an asset (tenure) and under “Liabilities from Leasing” as a liability.

TFRS 16 introduces a single leasing accounting model for lessees. As a result, the Bank, as a lessee, has acquired the lease rights representing the lease rights representing the right to use the underlying asset and the lease payments to the financial statements. Accounting for the lessor is similar to the previous accounting policies.

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

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#### ACCOUNTING POLICIES (cont'd)

##### XIII. Explanations on leasing transactions (cont'd)

###### Right-of-use

The right-of-use asset is first recognized by cost method and includes:

- The initial measurement amount of the lease obligation,
- The amount obtained by deducting all the rental incentives received from all lease payments made at or before the beginning of the lease.
- All initial direct costs incurred by the Bank

When applying the cost method, the right-of-use:

- Accumulated depreciation and accumulated impairment losses are deducted and
- Measures the restatement of the lease obligation at the restated cost

The Bank applies depreciation provisions in TAS 16 Property, Plant and Equipment while depreciating the right-of-use assets.

###### Lease liability

At the effective date of the lease, the Bank measures its leasing liability at the present value of the lease payments not paid at that time. Lease payments are discounted using the Bank's average borrowing interest rates.

The lease payments included in the measurement of the lease liability consist of the payments to be made for the right of use during the lease term of the underlying asset and the unpaid payments at the effective date of the lease.

After the effective date of the lease, the Bank measures the leasing liability as follows:

- Increase the book value to reflect the interest on the lease obligation
- Reduces the book value to reflect the lease payments made and
- The book value is measured to reflect reassessments and restructuring or reflect to fixed lease payments as of revised nature.

The interest on the lease liability for each period in the lease period is the amount calculated by applying a fixed periodic interest rate to the remaining balance of the lease liability.

##### XIV. Explanations on provisions and contingent assets and liabilities

Provisions and contingent liabilities recorded according to "Turkish Accounting Standard for Provisions, Contingent Liabilities and Contingent Assets" ("TAS 37").

In accordance with the periodicity assumption, a provision for an existing commitment resulted from past events is booked in the period which the related event occurred. Provisions are calculated based on the best estimates of management on the expenses to incur as of the balance sheet date and, if material, such expenses are discounted to their present values. If the amount is not reliably estimated and there is no probability of cash outflow from the Bank to settle the liability, the related liability is considered as "contingent" and disclosed in the notes to the financial statements.

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

#### ACCOUNTING POLICIES (cont'd)

##### XIV. Explanations on provisions and contingent assets and liabilities (cont'd)

For transactions that may affect the financial structure, provisions are recognized for those with clear data based on these data, and for those that are not, provisions are recognized on an estimated basis. As of the balance sheet date, there are no contingent events that are probable to occur as a result of past events and whose amount can be reliably measured.

The contingent assets usually arise from unplanned or other unexpected events that give rise to the possibility of an inflow of economic benefits to the Bank. Since recognizing the contingent assets in the financial statements may result in the accounting of an income, which will never be generated, the related assets are not included in the financial statements. If an inflow of economic benefits has become probable, then the contingent asset is disclosed in the notes to the consolidated financial statements. Developments related to the contingent assets are constantly evaluated to be reflected rightly in the consolidated financial statements. If it has become virtually certain that an inflow of economic benefits will arise, the asset and the related income are recognized in the consolidated financial statements of the period in which the change occurs.

##### XV. Explanations on liabilities regarding employee benefits

The Bank recognizes liabilities related to severance pay and vacation rights in accordance with the provisions of "Accounting Standard for Employee Benefits" ("TAS 19") and classifies them under "Provision for Employee Benefits" in the balance sheet. The actuarial gains/losses are recognized under shareholders' equity as per the revised TAS 19. Provisions for severance payments are getting calculated by an independent actuary according to the rules and regulations.

According to the legislation, severance pay is paid in case of retirement or dismissal. Severance pay is calculated based on the length of service and the last salary or severance pay ceiling at the time of retirement or dismissal. There are no foundations, funds or similar organizations of which the Group employees are members.

##### XVI. Explanations on taxation

###### 1. Current tax

With the publication of the Law No. 7394 in the Official Gazette dated 15 April 2022, the corporate tax rate for banks, consumer finance companies, factoring and financial leasing companies, electronic payment and money institutions, authorized foreign exchange institutions, asset management companies, capital market institutions, insurance and reinsurance companies and pension companies has been determined as 25%.

With the Law No. 7456 published in the Official Gazette No. 32249 dated 15 July 2023, the corporate tax rate for banks was determined as 30%. This rate has entered into force starting from the declarations to be submitted as of 1 October 2023 and to be applied to the corporate income for the accounting periods starting from 1 January 2023. The Bank has applied a corporate tax rate of 30% in its financial statements dated 31 December 2024.

The corporate tax rate is applied to the tax base to be found as a result of adding the expenses that are not accepted as a deduction in accordance with the tax laws to the commercial income of the corporations, deducting the exceptions (such as the participation earnings exception). If there is no dividend distribution, no further tax charges are made.

Withholding taxes is not applied to dividends distributed to companies' resident in Turkey or companies who earn income in Turkey through their resident representatives in Turkey. Dividend payments made to persons and entities other than these are subject to withholding tax at the rate of 10%. Addition of profit to share capital is not considered as dividend distributed therefore no withholding taxes is applied.

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

### ACCOUNTING POLICIES (cont'd)

#### XVI. Explanations on taxation (cont'd)

##### 1. Current tax (cont'd)

Corporations calculate advance tax at the current rate on their quarterly financial profits and declare it until the 17th day of the second month following that period and pay it until the evening of the same day. Advance tax paid during the year is deducted from the corporate tax to be calculated on the corporate tax return to be submitted in the following year. If there is a remaining amount of provisional tax paid despite the offset, this amount can be refunded in cash or offset against other financial debts to the state.

50% of the profits arising from the sale of participation shares and real estates held for at least two years are exempt from tax, provided that 50% for real estates and 75% for participations are added to capital as stipulated in the Corporate Tax Law or kept in a private fund account in liabilities for 5 years. With the Law No. 7456 published in the Official Gazette dated 15 July 2023 and numbered 32249, the tax exemption for the profits arising from the sale of immovable properties has been terminated as of 15 July 2023 and the exemption rate for the profits arising from the sale of immovable properties in the assets of the corporations before this date has been determined as 25%. Under Turkish tax legislation, tax losses carried forward can be carried forward to offset against future taxable income for up to 5 years. However, tax losses cannot be offset against retained earnings.

In Turkey, there is no procedure for a final and definitive agreement on tax assessments. Companies file their tax returns within the last day of the fourth month following the close of the financial year to tax office. However, tax returns are open for five years from the beginning of the year that follows the date of filing during which time the tax authorities have the right to audit tax returns, and the related accounting records on which they are based, and may issue re-assessments based on their findings.

Current tax effects related to transactions recognized directly in equity are also recognized in equity.

Within the scope of Article 298 of the Tax Procedure Law, if the increase in the producer price index is more than 100% in the last 3 accounting periods including the current period and more than 10% in the current accounting period, the financial statements will be subject to inflation adjustment and these conditions have been realized as of December 31, 2021. However, with the "Law No. 7352 on the Amendment of the Tax Procedure Law and the Corporate Tax Law" published in the Official Gazette dated January 29, 2022 and numbered 31734, the provisional article 33 was added to the Tax Procedure Law No. 213 and the 2021 and 2022 accounting periods, including the provisional tax periods (to which for the accounting periods ending in 2022 and 2023 for those who are assigned a special accounting period) and in the temporary tax periods of the 2023 accounting period, the financial statements will not be subject to inflation adjustment, regardless of whether the conditions for inflation adjustment within the scope of repeating Article 298 are met, December 31, 2023 financial statements as of December 31, 2023 will be subject to inflation adjustment regardless of whether the conditions for inflation adjustment are met or not, and the profit/loss differences arising from the inflation adjustment will be recognized in the retained earnings account. According to Article 17 of the Law No. 7491 on Amendments to Certain Laws and Decree Laws published in the Official Gazette No. 32413 dated December 28, 2023, banks, companies within the scope of the Financial Leasing, Factoring, Financing and Savings Finance Companies Law No. 6361 dated November 21, 2012, payment and electronic money institutions, Profit/loss differences arising from inflation adjustments to be made by authorized foreign exchange institutions, asset management companies, capital market institutions, insurance and reinsurance companies and pension companies in the 2024 and 2025 accounting periods, including the temporary tax periods, will not be taken into account in the determination of earnings. The President is authorized to extend the periods determined within the scope of this paragraph by one accounting period, including temporary tax periods.

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

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#### ACCOUNTING POLICIES (cont'd)

##### XVI. Explanations on taxation (cont'd)

###### 1. Current tax (cont'd)

With the Communiqué Amending the General Communiqué on Tax Procedure Law (order no. 537) published in the Official Gazette numbered 32073 on 14 January 2023, the procedures and principles of the articles allowing the revaluation of real estates and depreciation units have been redrawn. By taking into consideration aforementioned Communiqué, the Bank, has been revaluated real estate and depreciation units within its balance sheet until 30 September 2023 by providing conditions in the provisions of Tax Procedure Law's provisional Article 32 and duplicated Article 298/ç. Since the financial statements as of 31 December 2023 are subject to inflation adjustment, the real estates and economic assets subject to depreciation as of 31 December 2023 and in the following periods were not revalued and inflation valuation was implemented. As a result of these transactions, the TPL depreciations of real estate and depreciable economic assets that will be subject to corporate tax are calculated based on current amounts valued with inflation.

###### 2. Deferred tax

Deferred tax assets or liabilities are recognized on temporary differences arising between the carrying amounts of assets and liabilities for financial reporting purposes and the amounts used for taxation purposes in accordance with the Turkish Accounting Standard for Income Taxes (TAS 12), except for goodwill, which is not subject to tax deductibility, and differences between initial recognition of assets and liabilities that are not subject to accounting and taxation.

Deferred tax liabilities and deferred tax assets are offset in the financial statements. The carrying amount of deferred tax assets is reviewed at each balance sheet date. The carrying amount of deferred tax assets is reduced to the extent that it is no longer probable that sufficient taxable profit will be available to allow all or part of the asset to be recovered.

In addition, in accordance with the related circular of BRSA, deferred tax income is not subject to profit distribution and capital increase if there is an income balance as a result of netting off deferred tax assets and liabilities.

In accordance with the provisional article 33 of the Tax Procedure Law, tax effects arising from the inflation adjustment of corporate tax in the financial statements dated 31 December 2024 are included in the deferred tax calculation as of 31 December 2024.

##### XVII. Additional explanations on borrowings

Except for liabilities related to financial instruments at fair value through profit or loss, financial liabilities are initially recognized at acquisition cost including transaction costs and subsequently measured at amortized cost using the effective interest rate method. The Bank does not issue convertible bonds.

In the case of assets that require significant time to be ready for use and sale (special assets), borrowing costs directly associated with their purchase, construction or production are included in the cost of the asset until the relevant asset is ready for use or sale. The amount of borrowing costs that can be capitalized for funds borrowed for the purpose of obtaining a special asset in a period is the amount determined by deducting the income obtained from temporary investments of these funds from the total borrowing costs incurred for these assets in the relevant period. All other borrowing costs may record as income on the period that they occur. All other borrowing costs may record as income on the period that they occur.

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

#### ACCOUNTING POLICIES (cont'd)

##### **XVIII. Explanations on share certificates issued**

The Bank has no shares issued as of 31 December 2024 and 31 December 2023.

##### **XIX. Explanations on acceptances**

The Bank has no acceptance transactions as of 31 December 2024 (31 December 2023: None).

##### **XX. Explanations on government incentives**

As of 31 December 2024 and 31 December 2023, the Bank does not have any government grants.

##### **XXI. Explanations on segment reporting**

The Bank operates in the areas of Corporate and Commercial Banking, Treasury, Investment Banking and Digital Banking and Corporate and Commercial Banking and Treasury have been the main areas of activity in 2024 in terms of financial statement impacts.

##### **XXII. Explanations on other matters**

As of 31 December 2024, 63% of the asset size consists of financial assets measured at amortized cost, 16% consists of Central Bank and bank items, and 11% consists of financial assets at fair value through other comprehensive income, while equity represents 20% of the balance sheet size, loans received and borrowings from money markets 41%, funds 29%, and funds provided from issued securities 6% (As of 31 December 2023, 57% of the asset size consists of financial assets measured at amortized cost, 26% consists of Central Bank and bank items, and 7% consists of financial assets whose fair value difference is reflected in other comprehensive income, while equity represents 24% of the balance sheet size, loans received 19%, funds 23%, and funds obtained from money markets and issued securities 16%).

##### **XXIII. Explanations on investments in associates, subsidiaries and joint ventures**

In the non-consolidated financial statements, associates, joint ventures financial and non-financial subsidiaries are accounted at cost, after deducting provisions for impairment, if any, within the scope of TAS 27 standard.

##### **XXIV. Earnings per Share**

Earnings per share stated in the income statement is calculated by dividing Group's net profit by the number of shares issued in the relevant year.

	Current Period	Prior Period
Net Profit/Loss for the Period	100,704	427,493
Weighted Average Number of Issued Ordinary Shares (Thousand)	200,000	200,000
<b>Earnings/Loss Per Share (Shown in full TL amount)</b>	<b>0.5035</b>	<b>2.1375</b>

Companies in Türkiye can increase their capital by distributing "bonus shares" from accumulated profits and reassessment funds to current shareholders based on the number of shareholders' shares. For the purpose of earnings per share calculations, such "bonus share" distributions are treated as issued shares. In the event that the number of issued shares increases due to the distribution of bonus shares after the balance sheet date but before the date of preparation of the financial statements, earnings per share is calculated by taking into consideration the total number of new shares.

# D YATIRIM BANKASI ANONİM ŞİRKETİ

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### SECTION FOUR

#### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT

##### I. Explanations on equity items

The calculation of the total capital amount and the capital adequacy ratio are performed in accordance with the "Regulation on Equity of Banks" and "Regulation on Measurement and Evaluation of Capital Adequacy of Banks."

With the decision dated 12 December 2023 and numbered 10747, in the calculation of the amount subject to credit risk in accordance with the Regulation on Measurement and Assessment of Capital Adequacy of Banks published in the Official Gazette dated 23 October 2015 and numbered 29511, as specified in the Board Decision dated 31 January 2023 and numbered 10496; it has been decided that the practice of using the foreign exchange buying rate of the Central Bank of the Republic of Turkey as of 30 December 2022 for the calculation of monetary assets and non-monetary assets, except for foreign currency denominated items measured at historical cost in accordance with the Turkish Accounting Standards and the related specific provision amounts, shall be continued by using the foreign exchange buying rate of the Central Bank of the Republic of Turkey as of 26 June 2023 to be applied as of 1 January 2024 until a BRSA decision is taken in the contrary direction

As of 31 December 2024, in the calculation of the amount subject to credit risk, which constitutes the basis for the capital adequacy standard ratio as of 31 December 2024, the Bank has used the Central Bank foreign exchange buying rates of 26 June 2023 in accordance with the above regulations.

In accordance with the BRSA Decision No. 10747 dated 12 December 2023, if the net valuation differences of the securities held by the banks in the "Securities at Fair Value Through Other Comprehensive Income" portfolio are negative as of 1 January 2024, it has been decided that these differences will be calculated in accordance with the Regulation on Equity of Banks published in the Official Gazette dated 5 September 2013 and will not be taken into account in the amount of equity to be used for the capital adequacy ratio and after 1 January 2024, it has been decided to continue to apply the existing provisions of the Regulation for "Securities at Fair Value Through Other Comprehensive Income" acquired after 1 January 2024.

The Bank does not apply the exception for not taking into account the net valuation differences of the Securities at Fair Value through Other Comprehensive Income portfolio in the amount of equity to be used for the capital adequacy ratio if the net valuation differences are negative in capital adequacy calculations.

The Bank's capital adequacy standard ratio for the period ended 31 December 2024 is 25.63% (31 December 2023: 22.89%).

# D YATIRIM BANKASI ANONİM ŞİRKETİ

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### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

#### I. Explanation on equity items (cont'd)

	Current Period	Prior Period
<b>TIER I CAPITAL</b>		
Paid-in Capital to be Entitled for Compensation after All Creditors	200,000	200,000
Share Premium	-	-
Reserves	475,470	22,727
Other Comprehensive Income according to TAS	71,100	63,068
Profit	100,704	427,493
Net Profit for the Period	100,704	427,493
Prior Period Profit	-	-
Bonus Shares from Associates, Subsidiaries and Joint-Ventures not Accounted in Current Period's Profit Minority Shares	-	-
<b>Tier I Capital Before Deductions</b>	<b>847,274</b>	<b>713,288</b>
<b>Tier I Capital Before Deductions</b>		
Valuation adjustments according to regulation on shareholders' equities of banks article 9, paragraph 1, clause (i)	-	-
Current and prior periods' losses not covered by reserves, and losses accounted under equity according to TAS <sup>(3)</sup>	5,019	1,650
Leasehold improvements on operational leases	1,991	-
Goodwill and other intangible assets and related deferred taxes	-	-
Other intangible assets netted with deferred tax liabilities except mortgage servicing rights	60,566	60,101
Net deferred tax asset/liability	-	-
Differences arise when assets and liabilities not held at fair value, are subjected to cash flow hedge accounting	-	-
Total credit losses that exceed total expected loss calculated according to the Regulation on Calculation of Credit Risk by Internal Ratings Based Approach	-	-
Securitization gains	-	-
Unrealized gains and losses from changes in bank's liabilities' fair values due to changes in creditworthiness	-	-
Net amount of defined benefit plans	-	-
Direct and Indirect Investments of the Bank on its own Tier I Capital	-	-
Shares Obtained against Article 56, Paragraph 4 of the Banking Law	-	-
Total of Net Long Positions of the Investments in Equity Items of Unconsolidated Banks and Financial Institutions where the Bank Owns 10% or less of the Issued Share Capital Exceeding the 10% Threshold of above Tier I Capital	-	-
Total of Net Long Positions of the Investments in Equity Items of Unconsolidated Banks and Financial Institutions where the Bank Owns more than 10% of the Issued Share Capital Exceeding the 10% Threshold of above Tier I Capital	-	-
Mortgage Servicing Rights Exceeding the 10% Threshold of Tier I Capital	-	-
Net Deferred Tax Assets arising from Temporary Differences Exceeding the 10% Threshold of Tier I Capital	-	-
Amount Exceeding the 15% Threshold of Tier I Capital as per the Article 2, Clause 2 of the Regulation on Measurement and Assessment of Capital Adequacy Ratios of Banks	-	-
The Portion of Net Long Position of the Investments in Equity Items of Unconsolidated Banks and Financial Institutions where the Bank Owns 10% or more of the Issued Share Capital not deducted from Tier I Capital	-	-
Mortgage Servicing Rights not deducted	-	-
Excess Amount arising from Deferred Tax Assets from Temporary Differences	-	-
Other items to be Defined by the BRSA	-	-
Deductions from Tier I Capital in cases where there are no adequate Additional Tier I or Tier II Capitals	-	-
<b>Total Deductions from Tier I Capital</b>	<b>67,576</b>	<b>61,751</b>
<b>Total Tier I Capital</b>	<b>779,698</b>	<b>651,537</b>



# D YATIRIM BANKASI ANONİM ŞİRKETİ

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### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

#### I. Explanation on equity items (cont'd)

ADDITIONAL TIER I CAPITAL	Current Period	Prior Period
Preferred Stock not Included in Tier I Capital and the Related Share Premiums	-	-
Debt Instruments and the Related Issuance Premiums Defined by the BRSA	-	-
Debt Instruments and the Related Issuance Premiums Defined by the BRSA (Covered by Temporary Article 4)	-	-
<b>Additional Tier I Capital before Deductions</b>	-	-
<b>ADDITIONAL TIER I CAPITAL</b>		
Direct and Indirect Investments of the Bank on its own Additional Tier I Capital	-	-
Investments in Equity Instruments Issued by Banks or Financial Institutions Invested in Bank's Additional Tier I Capital and Having Conditions Stated in the Article 7 of the Regulation	-	-
Institutions where the Bank Owns 10% or less of the Issued Share Capital Exceeding the 10% Threshold of above Tier I Capital	-	-
The Total of Net Long Position of the Direct or Indirect Investments in Additional Tier I Capital of Unconsolidated Banks and Financial Institutions where the Bank Owns 10% or more of the Issued Share	-	-
Other items to be Defined by the BRSA	-	-
<b>Items to be Deducted from Tier I Capital during the Transition Period</b>	-	-
Goodwill and Other Intangible Assets and Related Deferred Taxes not deducted from Tier I Capital as per the Temporary Article 2, Clause 1 of the Regulation on Measurement and Assessment of Capital Adequacy Ratios of Banks (-)	-	-
Net Deferred Tax Asset/Liability not deducted from Tier I Capital as per the Temporary Article 2, Clause 1 of the Regulation on Measurement and Assessment of Capital Adequacy Ratios of Banks (-)	-	-
Deduction from Additional Tier I Capital when there is not enough Tier II Capital (-)	-	-
<b>Total Deductions from Additional Tier I Capital</b>	-	-
<b>Total Additional Tier I Capital</b>	-	-
<b>Total Tier I Capital (Tier I Capital= Common Equity Tier I Capital + Additional Tier I Capital)</b>	<b>779,698</b>	<b>651,537</b>
<b>TIER II CAPITAL</b>		
Debt Instruments and the Related Issuance Premiums Defined by the BRSA	-	-
Debt Instruments and the Related Issuance Premiums Defined by the BRSA (Covered by Temporary Article 4)	-	-
Provisions (Amounts explained in the first paragraph of the Article 8 of the Regulation on Bank Capital)	3,932	4,871
<b>Total Deductions from Tier II Capital</b>	<b>3,932</b>	<b>4,871</b>
<b>Deductions from Tier II Capital</b>		
Direct and Indirect Investments of the Bank on its own Tier II Capital (-)	-	-
Investments in equity instruments issued by Banks and Financial Institutions Invested in Bank's Tier II Capital and having conditions stated in the Article 8 of the Regulation	-	-
Total of Net Long Positions of the Investments in Equity Items of Unconsolidated Banks and Financial Institutions where the Bank Owns 10% or less of the Issued Share Capital Exceeding the 10% Threshold of above Tier I Capital (-)	-	-
The Total of Net Long Position of the Direct or Indirect Investments in Additional Tier I Capital and Tier II Capital of Unconsolidated Banks and Financial Institutions where the Bank Owns 10% or more of the Issued Share Capital Exceeding the 10% Threshold of Tier I Capital (-)	-	-
Other items to be defined by the BRSA (-)	-	-
<b>Total Deductions from Tier II Capital</b>	-	-
<b>Total Tier II Capital</b>	<b>3,932</b>	<b>4,871</b>
<b>Total Equity (Total Tier I and Tier II Capital)</b>	<b>783,630</b>	<b>656,408</b>
<b>Total Tier I Capital and Tier II Capital (Total Equity)</b>		
Loans Granted against the Articles 50 and 51 of the Banking Law	-	-
Net Book Values of Movables and Immovable Exceeding the Limit Defined in the Article 57, Clause 1 of the Banking Law and the Assets Acquired against Overdue Receivables and Held for Sale but Retained more than Five Years (-)	-	-
Other items to be Defined by the BRSA	-	-
<b>Items to be Deducted from the Sum of Tier I and Tier II Capital (Capital) During the Transition Period</b>	-	-
The Portion of Total of Net Long Positions of the Investments in Equity Items of Unconsolidated Banks and Financial Institutions where the Bank Owns 10% or less of the Issued Share Capital Exceeding the 10% Threshold of above Tier I Capital not deducted from Tier I Capital, Additional Tier I Capital or Tier II Capital as per the Temporary Article 2, Clause 1 of the Regulation	-	-
The Portion of Total of Net Long Positions of the Investments in Equity Items of Unconsolidated Banks and Financial Institutions where the Bank Owns more than 10% of the Issued Share Capital Exceeding the 10% Threshold of above Tier I Capital not deducted from Additional Tier I Capital or Tier II Capital as per the Temporary Article 2, Clause 1 of the Regulation	-	-
The Portion of Net Long Position of the Investments in Equity Items of Unconsolidated Banks and Financial Institutions where the Bank Owns more than 10% of the Issued Share Capital, of the Net Deferred Tax Assets arising from Temporary Differences and of the Mortgage Servicing Rights not deducted from Tier I Capital as per the Temporary Article 2, Clause 2, Paragraph (1) and (2) and Temporary Article 2, Clause 1 of the Regulation	-	-

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### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

#### I. Explanations on equity items (cont'd)

CAPITAL	Current Period	Prior Period
Total Capital (Total of Tier I Capital and Tier II Capital)	783,630	656,408
Total Risk Weighted Assets	3,057,301	2,868,069
<b>CAPITAL ADEQUACY RATIOS</b>		
CET1 Capital Ratio (%)	25,50	22,72
Tier I Capital Ratio (%)	25,50	22,72
Capital Adequacy Ratio (%)	25,63	22,89
<b>BUFFERS</b>		
Bank-specific total CET1 Capital Ratio (a+b+c)	2,50	2,50
a) Capital Conservation Buffer Ratio (%)	2,50	2,50
b) Bank-specific Counter-Cyclical Capital Buffer Ratio (%)	-	-
c) Systemic significant bank buffer ratio (%)	-	-
Additional CET1 Capital Over Total Risk Weighted Assets Ratio Calculated According to the Article 4 of Capital Conservation and Counter-Cyclical Capital Buffers Regulation	17,50	14,72
<b>Amounts Lower Than Excesses as per Deduction Rules</b>		
Remaining Total of Net Long Positions of the Investments in Equity Items of Unconsolidated Banks and Financial Institutions where the Bank Owns 10% or less of the Issued Share Capital	-	-
Remaining Total of Net Long Positions of the Investments in Tier I Capital of Unconsolidated Banks and Financial Institutions where the Bank Owns more than 10% the Issued Share Capital	-	-
Remaining Mortgage Servicing Rights	-	-
Net Deferred Tax Assets arising from Temporary Differences	-	-
<b>Limits for Provisions Used in Tier II Capital Calculation</b>		
General Loan Provisions for Exposures in Standard Approach (before limit of one hundred and twenty five per ten thousand)	3,932	4,871
General Loan Provisions for Exposures in Standard Approach Limited by 1.25% of Risk Weighted Assets	3,932	4,871
Total Loan Provision that Exceeds Total Expected Loss Calculated According to Communiqué on Calculation of Credit Risk by Internal Ratings Based Approach	-	-
Total Loan Provision that Exceeds Total Expected Loss Calculated According to Communiqué on Calculation of Credit Risk by Internal Ratings Based Approach, Limited by 0.6% Risk Weighted Assets	-	-
<b>Debt Instruments Covered by Temporary Article 4 (effective between 1 January 2018-1 January 2022)</b>		
Upper Limit for Additional Tier I Capital Items subject to Temporary Article 4	-	-
Amount of Additional Tier I Capital Items Subject to Temporary Article 4 that Exceeds Upper Limit	-	-
Upper Limit for Additional Tier II Capital Items subject to Temporary Article 4	-	-
Amount of Additional Tier II Capital Items Subject to Temporary Article 4 that Exceeds Upper Limit	-	-

#### II. Explanations on credit risk

Credit risk is defined as the possibility of loss that the bank may be exposed to due to the failure of customer to fulfill its obligations partially or completely on time by not complying with the contract requirements.

Ultimately, the authority to allocate credit limits in the bank rests with the Board of Directors. The Board of Directors has transferred this authority to the Credit Committee and the Head Office within a certain framework. These delegated powers are regularly monitored and reported by the internal audit, internal control and risk management departments.

In order to limit the credit risk it is exposed to in lending transactions, the Bank determines credit limits on a firm or group basis and does not allocate credits above these limits. While these limits are determined, the Bank's credit and risk management policies and strategies are taken into consideration, as well as the financial structure and debt repayment capacity of the customers, and the allocated credit limits are reviewed periodically.

In the evaluation of customers, the Bank uses the "internal rating system" developed within the Bank and which takes into account the behavioral characteristics of the customers as well as their financial data.

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

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#### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

##### II. Explanations on credit risk (cont'd)

In order to manage the credit risk effectively, the distribution of the credit portfolio on the basis of counterparties or sectors is closely monitored and it is aimed to prevent concentrations that may arise through internal limits. Limit allocations for the bank's risk group are also monitored through the limits determined by the Board of Directors.

All transactions that generate credit risk are monitored in line with the Bank's relevant procedures, off-balance sheet risks are also included in the evaluations, and credit risk assessments are discussed at weekly Asset-Liability Committee meetings.

It is ensured that the credits are tied to the collateral element, taking into account the situation of the company or institution to be credited. The ability of the collaterals received to be converted into cash in case of a possible default, the change in value in case of changing market conditions and their legal validity are taken into consideration.

The Bank carries out the calculations of the amount subject to credit risk within the framework of the provisions of the "Regulation on the Measurement and Evaluation of the Capital Adequacy of Banks" published in the Official Gazette dated 23 October 2015 and numbered 29511 and relevant sub-regulations, and the Bank manages the credit risk in a manner ensuring that the it remains above the legal limit and risk appetite limits.

Account status documents received for the credits are audited as stipulated in the legislation.

As of the end of 2024, the bank, which has one customer monitored in doubtful credits accounts and does not have any receivables under close monitoring status, classifies all its credits in accordance with the "IFRS 9-Financial Instruments" standard and the BRSA's "Regulation on the Procedures and Principles Regarding the Classification of Credits and Provisions to be Set Aside".

The Bank does not have any positions held in terms of futures, options and other similar contracts, and when there are positions subject to these contracts, it will regularly control the positions and effectively manage the risks it is exposed to.

During the reporting period, the Bank has no indemnified non-cash credits.

During the reporting period, the Bank has no banking activities and lending transactions abroad.

The methods regarding the provisions are explained in the seventh article of section three.

<b>Risk Categories</b>	<b>Current Period Risk Amount <sup>(1)</sup></b>	<b>Average Risk Amount</b>
Conditional and unconditional receivables from central governments and Central Banks	705,587	589,870
Conditional and unconditional receivables from regional or local governments	-	-
Conditional and unconditional receivables from administrative bodies and non commercial enterprises	-	-
Conditional and unconditional receivables from multilateral development banks	-	-
Conditional and unconditional receivables from international organizations	-	-
Conditional and unconditional receivables from banks and brokerage houses	1,021,478	635,378
Conditional and unconditional receivables from corporates	3,119,859	1,857,617
Conditional and unconditional receivables from retail portfolios	53,544	65,146
Conditional and unconditional receivables secured by mortgages	-	-
Past due receivables	12,140	10,774
Receivables defined under high risk category by BRSA	22	811,430
Collateralized securities	-	-
Securitization positions	-	-
Short-term receivables from banks, brokerage houses and corporate	-	-
Investments similar to collective investment funds	-	-
Equity security investments	250	250
Other receivables	239,355	180,435
<b>Total</b>	<b>5,152,235</b>	<b>4,150,900</b>

(1) Risk amounts are given after conversion to credit and credit risk reduction.

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#### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

##### II. Explanations on credit risk (cont'd)

<b>Risk Categories</b>	<b>Current Period Risk Amount <sup>(2)</sup></b>	<b>Average Risk Amount</b>
Conditional and unconditional receivables from central governments and Central Banks	394,192	219,004
Conditional and unconditional receivables from regional or local governments	-	-
Conditional and unconditional receivables from administrative bodies and non commercial enterprises	-	-
Conditional and unconditional receivables from multilateral development banks	-	-
Conditional and unconditional receivables from international organizations	-	-
Conditional and unconditional receivables from banks and brokerage houses	736,075	707,586
Conditional and unconditional receivables from corporates	1,588,739	1,105,578
Conditional and unconditional receivables from retail portfolios	60,272	22,748
Conditional and unconditional receivables secured by mortgages	-	-
Past due receivables	-	24
Receivables defined under high risk category by BRSA	596,708	421,986
Collateralized securities	-	-
Securitization positions	-	-
Short-term receivables from banks, brokerage houses and corporate	-	-
Investments similar to collective investment funds	-	-
Equity security investments	-	-
Other receivables	161,589	93,073
<b>Total</b>	<b>3,537,575</b>	<b>2,569,999</b>

(2) Risk amounts are given after conversion to credit and credit risk reduction.

As of the balance sheet date, the Bank's top 100 and 200 cash loans customers' amount constitute 100% of the total cash loan portfolio (31 December 2023: 100%).

As of the balance sheet date, the Bank's top 100 and 200 cash loans customers' amount constitute 100% of the total cash loan portfolio. (31 December 2023: 100%).

The share of cash and non-cash loans of the Bank from its top 100 and 200 loans customers in total cash and non-cash credits is 100% (31 December 2023: 100%).

The total of 1. and 2. stage provisions set aside for the credit risk undertaken by the Bank is TL 3,932. (31 December 2023: TL 4,871).

# D YATIRIM BANKASI ANONİM ŞİRKETİ

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### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont’d)

#### II. Explanations on credit risk (cont’d)

##### Profile of material risks in key regions

Current Period	Risk Categories <sup>(1)</sup>																	Total
	Conditional and unconditional receivables from central governments or central bank	Conditional and unconditional receivables from regional or local governments	Conditional and unconditional receivables from administrative bodies and noncommercial enterprises	Conditional and unconditional receivables from multilateral development banks	Conditional and unconditional receivables from international organizations	Conditional and unconditional receivables from banks and brokerage houses	Conditional and unconditional receivables from corporates	Conditional and unconditional receivables from retail portfolios	Conditional and unconditional receivables secured by mortgages	Past due receivables	Receivables defined under high risk category by BRSA	Collateralized securities	Securitization positions	Short-term receivables from banks, brokerage houses and corporate	Investments similar to collective investment funds	Equity security investments	Other receivables	
1. Domestic	705,587	-	-	-	-	1,002,240	3,119,859	53,544	-	12,140	22	-	-	-	-	250	239,355	5,132,997
2. European Union Countries	-	-	-	-	-	9,793	-	-	-	-	-	-	-	-	-	-	-	9,793
3. OECD Countries <sup>(2)</sup>	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
4. Offshore Banking Regions	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
5. USA, Canada	-	-	-	-	-	9,445	-	-	-	-	-	-	-	-	-	-	-	9,445
6. Other Countries	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
7. Subsidiaries Associates and Joint Ventures	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
8. Unallocated Assets/Liabilities <sup>(3)</sup>	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
<b>9. Total</b>	<b>705,587</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>1,021,478</b>	<b>3,119,859</b>	<b>53,544</b>	<b>-</b>	<b>12,140</b>	<b>22</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>250</b>	<b>239,355</b>	<b>5,152,235</b>

(1) Risk categories in the Regulation on Measurement and Evaluation of Banks' Capital Adequacy will be taken into account. Risk amounts are given after conversion to credit and credit risk reduction.

(2) EU countries refer to OECD countries other than the USA and Canada.

(3) It refers to assets and liabilities that cannot be allocated to segments on a consistent basis.

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira (“TL”) unless otherwise stated.)

### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont’d)

#### II. Explanations on credit risk (cont’d)

Prior Period	Risk Categories <sup>(1)</sup>										Receivables defined under high risk category by BRSA	Collateralized securities	Securitization positions	Short-term receivables from banks, brokerage houses and corporate	Investments similar to collective investment funds	Equity security investments	Other receivables	Total
	Conditional and unconditional receivables from central governments or central bank	Conditional and unconditional receivables from regional or local governments	Conditional and unconditional receivables from administrative bodies and noncommercial enterprises	Conditional and unconditional receivables from multilateral development banks	Conditional and unconditional receivables from international organizations	Conditional and unconditional receivables from banks and brokerage houses	Conditional and unconditional receivables from corporates	Conditional and unconditional receivables from retail portfolios	Conditional and unconditional receivables secured by mortgages	Past due receivables								
1. Domestic	394,192	-	-	-	-	682,060	1,588,739	60,272	-	-	596,708	-	-	-	-	-	161,589	3,483,560
2. European Union Countries	-	-	-	-	-	24,923	-	-	-	-	-	-	-	-	-	-	-	24,923
3. OECD Countries <sup>(2)</sup>	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
4. Offshore Banking Regions	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
5. USA, Canada	-	-	-	-	-	29,092	-	-	-	-	-	-	-	-	-	-	-	29,092
6. Other Countries	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
7. Subsidiaries Associates and Joint Ventures	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
8. Unallocated Assets/Liabilities <sup>(3)</sup>	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
<b>9. Total</b>	<b>394,192</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>736,075</b>	<b>1,588,739</b>	<b>60,272</b>	<b>-</b>	<b>-</b>	<b>596,708</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>161,589</b>	<b>3,537,575</b>

(1) Risk categories in the Regulation on Measurement and Evaluation of Banks' Capital Adequacy will be taken into account. Risk amounts are given after conversion to credit and credit risk reduction.

(2) EU countries refer to OECD countries other than the USA and Canada.

(3) It refers to assets and liabilities that cannot be allocated to segments on a consistent basis.

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira (“TL”) unless otherwise stated.)

### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

#### II. Explanations on credit risk (cont'd)

##### Risk Profile according to sectors and counterparties

Current Period	Conditional and unconditional receivables from central governments or central bank	Conditional and unconditional receivables from regional or local governments	Conditional and unconditional receivables from administrative bodies and noncommercial enterprises	Conditional and unconditional receivables from multilateral development banks	Conditional and unconditional receivables from international organizations	Conditional and unconditional receivables from banks and brokerage houses	Conditional and unconditional receivables from corporates	Conditional and unconditional receivables from retail portfolios	Conditional and unconditional receivables secured by mortgages	Past due receivables	Receivables defined under high risk category by BRSA	Collateralized securities	Securitization positions	Short-term receivables from banks, brokerage houses and corporate	Investments similar to collective investment funds	Equity security investments	Other receivables	TL	FC	Total
Agriculture	-	-	-	-	-	-	-	15,750	-	-	-	-	-	-	-	-	-	15,750	-	15,750.00
Farming and Animal Husbandry	-	-	-	-	-	-	-	15,750	-	-	-	-	-	-	-	-	-	15,750	-	15,750.00
Forestry	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Fishery	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Industry	-	-	-	-	-	-	617,676	25,582	-	-	22	-	-	-	-	-	-	367,441	275,839	643,280
Mining and Quarrying	-	-	-	-	-	-	69,553	-	-	-	-	-	-	-	-	-	-	69,553	-	69,553
Manufacturing	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	297,888	275,839	573,727
Industry	-	-	-	-	-	-	548,123	25,582	-	-	22	-	-	-	-	-	-	-	-	-
Electricity, Gas, Water	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Construction	-	-	-	-	-	-	-	6,000	-	-	-	-	-	-	-	-	-	6,000	-	6,000
Services	-	-	-	-	-	1,021,478	2,502,183	6,212	-	12,140	-	-	-	-	-	250	-	3,306,710	235,553	3,542,263
Wholesale and Retail Trade	-	-	-	-	-	-	940,554	-	-	12,140	-	-	-	-	-	-	-	824,048	128,646	952,694
Hotel and Restaurant Services	-	-	-	-	-	-	96,018	-	-	-	-	-	-	-	-	-	-	96,018	-	96,018
Transport and Communication	-	-	-	-	-	-	-	3,236	-	-	-	-	-	-	-	-	-	3,236	-	3,236
Financial Institutions	-	-	-	-	-	1,021,478	1,465,611	-	-	-	-	-	-	-	-	250	-	2,380,432	106,907	2,487,339
Real Estate and Rent. Services	-	-	-	-	-	-	-	2,976	-	-	-	-	-	-	-	-	-	2,976	-	2,976
Self-employment Services	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Education Services	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Health and Social Services	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Other	705,587	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	239,355	854,537	90,405	944,942
<b>Total</b>	<b>705,587</b>	-	-	-	-	<b>1,021,478</b>	<b>3,119,859</b>	<b>53,544</b>	-	<b>12,140</b>	<b>22</b>	-	-	-	-	<b>250</b>	<b>239,355</b>	<b>4,550,438</b>	<b>601,797</b>	<b>5,152,235</b>

(1) Risk categories in the Regulation on Measurement and Evaluation of Banks' Capital Adequacy will be taken into account. Risk amounts are given after conversion to credit and credit risk reduction.

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira (“TL”) unless otherwise stated.)

### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont’d)

#### II. Explanations on credit risk (cont’d)

##### Risk Profile according to sectors and counterparties

Prior Period	Risk Categories <sup>(1)</sup>																			TL	FC	Total
	Conditional and unconditional receivables from central governments or central bank	Conditional and unconditional receivables from regional or local governments	Conditional and unconditional receivables from administrative bodies and noncommercial enterprises	Conditional and unconditional receivables from multilateral development banks	Conditional and unconditional receivables from international organizations	Conditional and unconditional receivables from banks and brokerage houses	Conditional and unconditional receivables from corporates	Conditional and unconditional receivables from retail portfolios	Conditional and unconditional receivables secured by mortgages	Past due receivables	Receivables defined under high risk category by BRSA	Collateralized securities	Securitization positions	Short-term receivables from banks, brokerage houses and corporate	Investments similar to collective investment funds	Equity security investments	Other receivables					
Agriculture	-	-	-	-	-	-	-	18,500	-	-	-	-	-	-	-	-	-	18,500	-	18,500		
Farming and Animal Husbandry	-	-	-	-	-	-	-	18,500	-	-	-	-	-	-	-	-	-	18,500	-	18,500		
Forestry	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-		
Fishery	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-		
Industry	-	-	-	-	-	-	287,295	4,856	-	-	364,824	-	-	-	-	-	-	634,059	22,916	656,975		
Mining and Quarrying	-	-	-	-	-	-	75,162	-	-	-	-	-	-	-	-	-	-	75,162	-	75,162		
Manufacturing Industry	-	-	-	-	-	-	212,133	4,856	-	-	364,824	-	-	-	-	-	-	558,897	22,916	581,813		
Electricity, Gas, Water	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-		
Construction	-	-	-	-	-	-	20,030	6,000	-	-	-	-	-	-	-	-	-	26,030	-	26,030		
Services	-	-	-	-	-	736,075	1,281,414	30,916	-	-	231,884	-	-	-	-	-	-	2,044,074	236,215	2,280,289		
Wholesale and Retail Trade	-	-	-	-	-	-	486,888	11,101	-	-	163,485	-	-	-	-	-	-	628,827	32,647	661,474		
Hotel and Restaurant Services	-	-	-	-	-	-	691	-	-	-	30,848	-	-	-	-	-	-	31,539	-	31,539		
Transport and Communication	-	-	-	-	-	-	-	6,218	-	-	37,551	-	-	-	-	-	-	43,769	-	43,769		
Financial Institutions	-	-	-	-	-	736,075	654,218	-	-	-	-	-	-	-	-	-	-	1,259,643	130,650	1,390,293		
Real Estate and Rent. Services	-	-	-	-	-	-	139,617	13,597	-	-	-	-	-	-	-	-	-	80,296	72,918	153,214		
Self-employment Services	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-		
Education Services	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-		
Health and Social Services	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-		
Other	394,192	-	-	-	-	-	-	-	-	-	-	-	-	-	-	-	161,589	442,606	113,175	555,781		
Total	394,192	-	-	-	-	736,075	1,588,739	60,272	-	-	596,708	-	-	-	-	-	161,589	3,165,269	372,306	3,537,575		

(1) Risk categories in the Regulation on Measurement and Evaluation of Banks' Capital Adequacy will be taken into account. Risk amounts are given after conversion to credit and credit risk reduction.



## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

#### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

##### II. Explanations on credit risk (cont'd)

##### Term distribution of risks with term structure

Risk Categories-Current Period	Time To Maturity				
	1 month	1-3 months	3-6 months	6-12 months	1 year and above
Conditional and unconditional receivables from central governments and Central Banks	300,771	-	141,428	-	263,388
Conditional and unconditional receivables from regional or local governments	-	-	-	-	-
Conditional and unconditional receivables from administrative bodies and noncommercial enterprises	-	-	-	-	-
Conditional and unconditional receivables from multilateral development banks	-	-	-	-	-
Conditional and unconditional receivables from international organizations	-	-	-	-	-
Conditional and unconditional receivables from banks and brokerage houses	636,478	-	-	235,000	150,000
Conditional and unconditional receivables from corporates	1,554,900	617,790	117,244	678,228	151,697
Conditional and unconditional receivables from retail portfolios	8,735	6,212	14,267	2,580	21,750
Conditional and unconditional receivables secured by mortgages	-	-	-	-	-
Past due receivables	-	-	-	-	-
Receivables defined under high risk category by BRSA	22	-	-	-	-
Collateralized securities	-	-	-	-	-
Securitization positions	-	-	-	-	-
Short-term receivables from banks, brokerage houses and corporate	-	-	-	-	-
Investments similar to collective investment funds	-	-	-	-	-
Equity security investments	-	-	-	-	-
Other receivables	239,355	-	-	-	-
<b>General Total</b>	<b>2,740,261</b>	<b>624,002</b>	<b>272,939</b>	<b>915,808</b>	<b>586,835</b>

Risk Categories-Prior Period	Time To Maturity				
	1 month	1-3 months	3-6 months	6-12 months	1 year and above
Conditional and unconditional receivables from central governments and Central Banks	221,103	-	-	-	173,089
Conditional and unconditional receivables from regional or local governments	-	-	-	-	-
Conditional and unconditional receivables from administrative bodies and noncommercial enterprises	-	-	-	-	-
Conditional and unconditional receivables from multilateral development banks	-	-	-	-	-
Conditional and unconditional receivables from international organizations	-	-	-	-	-
Conditional and unconditional receivables from banks and brokerage houses	606,075	-	-	10,000	120,000
Conditional and unconditional receivables from corporates	492,889	408,522	304,300	170,856	212,172
Conditional and unconditional receivables from retail portfolios	4,822	17,917	11,101	1,932	24,500
Conditional and unconditional receivables secured by mortgages	-	-	-	-	-
Past due receivables	-	-	-	-	-
Receivables defined under high risk category by BRSA	141,693	188,690	233,776	32,549	-
Collateralized securities	-	-	-	-	-
Securitization positions	-	-	-	-	-
Short-term receivables from banks, brokerage houses and corporate	-	-	-	-	-
Investments similar to collective investment funds	-	-	-	-	-
Equity security investments	-	-	-	-	-
Other receivables	161,589	-	-	-	-
<b>General Total</b>	<b>1,628,171</b>	<b>615,129</b>	<b>549,177</b>	<b>215,337</b>	<b>529,761</b>

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

#### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

##### II. Explanations on credit risk (cont'd)

###### Information on risk categories

With the Banking Regulation and Supervision Agency's Board Decision dated 21.02.2020 and numbered 8875, JCR Avrasya Rating A.Ş. has been designated as the competent CRA for certain asset categories; in line with the said Board Decision, Ratings given by JCR Avrasya Rating A.Ş. are used in capital adequacy calculations.

Credit ratings given by JCR Avrasya Derecelendirme A.Ş. are used in the asset classes of "Corporate Receivables" and "Collateralized Securities".

The matching of the credit rating agency's rating score with the credit quality levels listed in Annex-1 of the Regulation on Measurement and Evaluation of Capital Adequacy of Banks is given in the table below:

Rating Credit Quality Tier to be Matched	Credit Quality Tier	JCR Avrasya	
		Corporate TC	Debt Instruments TC <sup>(*)</sup>
Long-term credit ratings	1	AAA/AA-	AAA/AA-
	2	A+/A-	A+/A-
	3	BBB+/BB-	BBB+/BBB-
	4		BB+/B-
	5	below BB-	
	6	below BB-	

(\*) Securitizations and other structured debt instruments included in subparagraph (c) of the third paragraph of Article 5 of the Regulation.

Based on the table below, the total risk amount before and after credit risk mitigation corresponding to each risk weight defined in Annex-1 of the Regulation on Measurement and Evaluation of Capital Adequacy of Banks and amounts deducted from equity.

###### Risk amounts according to risk weight

Risk Weight Current Period	0%	10%	20%	35%	50%	75%	100%	150%	200%	Other	Deducted from Shareholders' Equity
1. Amount Before Credit Risk Mitigation	505,587	-	2,168,076	-	1,177,875	53,544	1,231,343	-	22	15,788	-
2. Amount After Credit Risk Mitigation	705,587	-	1,968,076	-	1,177,875	53,544	1,231,343	-	22	15,788	-

  

Risk Weight Prior Period	0%	10%	20%	35%	50%	75%	100%	150%	200%	Other	Deducted from Shareholders' Equity
1. Amount Before Credit Risk Mitigation	299,213	-	926,225	-	770,381	60,272	882,582	-	596,708	2,194	-
2. Amount After Credit Risk Mitigation	394,192	-	831,246	-	770,381	60,272	882,582	-	596,708	2,194	-

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

#### II. Explanations on credit risk (cont'd)

##### 1. Miscellaneous information regarding important sectors or counterparty type

As of 1 July 2022, the Bank has started to implement the provisions of the TFRS 9 Financial Instruments standard regarding impairment; loans that are delayed by more than 90 days in their repayments or whose debtor is considered by the Bank to have lost their creditworthiness are classified as impaired and are included in the provision calculations in this context

##### 2. Information on value adjustments and changes in loan loss provisions

Current Period	Opening Balance	Provision Recognised during the Period	Provision Reversal	Other Measurements <sup>(1)</sup>	Closing Balance
Stage 3 provisions	118	14,580	-	-	14,698
Stage 1 and Stage 2 provisions	4,871	-	(939)	-	3,932
Prior Period	Opening Balance	Provision Recognised during the Period	Provision Reversal	Other Measurements <sup>(1)</sup>	Closing Balance
Stage 3 provisions	-	118	-	-	118
Stage 1 and Stage 2 provisions	1,249	3,622	-	-	4,871

(1) It represents write-offs from assets and sales made from loans under follow-up portfolio.

#### III. Explanations on currency risk

The Bank's exposure to foreign exchange risk is calculated on a monthly basis using the Standard Method. Currency risk is also taken into account in the calculation of the Capital Adequacy Standard Ratio as a sub-component of the overall market risk.

The Bank's assets, liabilities and forward transactions in each currency are taken into consideration in the calculation of capital requirement for foreign currency risk and the absolute value of the higher of the net short and long positions calculated over their Turkish Lira equivalents is taken into account.

In the Bank's Market Risk Management Procedure, in addition to the legal reporting made with the Standard Method, it is also stipulated that the value at risk is calculated within the scope of the Internal Model, back tests are performed and the results are reported to senior management and the Board of Directors.

As a component of Market Risk, currency risk is managed by the Bank in accordance with the limits set out in all applicable legal regulations and in a manner that ensures that it remains below the risk appetite and early warning levels approved by the Board of Directors.

The Bank's spot foreign exchange bid rates for USD and EURO as of the balance sheet date and for each of the five days prior to that date are as follows:

	USD	EURO
Balance sheet valuation rate	35.2803	36.7362
31 December 2024	35.2803	36.7362
30 December 2024	35.1368	36.6134
27 December 2024	35.2033	36.6076
26 December 2024	35.2162	36.6592
25 December 2024	35.1814	36.5693
<b>Last 30 Days Simple Arithmetic Average</b>	<b>34.8017</b>	<b>36.5049</b>

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

#### III. Explanations on currency risk (cont'd)

##### Information on the Bank's foreign currency risk

	EURO	USD	Other FC	Total
<b>31 December 2024:</b>				
<b>Assets</b>				
Cash (Cash on Hand, Money in Transit, Purchased Cheques) and Balances with the Central Bank of Türkiye	2	88,787	-	88,789
Banks	13,449	121,937	334	135,720
Financial assets at fair value through profit/loss	-	-	-	-
Interbank money market placements	-	-	-	-
Financial assets at fair value through other comprehensive income	-	35,973	-	35,973
Loans	347,560	89,650	-	437,210
Investments in associates, affiliates and joint ventures	-	-	-	-
Financial assets measured at amortized cost	-	-	-	-
Derivative financial assets held for risk management	-	-	-	-
Tangible assets	-	-	-	-
Intangible assets	-	-	-	-
Other assets	-	-	-	-
<b>Total assets</b>	<b>361,011</b>	<b>336,347</b>	<b>334</b>	<b>697,692</b>
<b>Liabilities</b>				
Bank deposits	-	-	-	-
Foreign currency deposits	-	-	-	-
Interbank money market payables	-	-	-	-
Borrowings	269,923	556,455	-	826,378
Securities issued	-	-	-	-
Miscellaneous payables	1,978	10,319	-	12,297
Derivative financial liabilities held for risk management	-	-	-	-
Other liabilities <sup>(*)</sup>	7,498	309,173	-	316,671
<b>Total liabilities</b>	<b>279,399</b>	<b>875,947</b>	<b>-</b>	<b>1,155,346</b>
<b>Net balance sheet position</b>	<b>81,612</b>	<b>(539,600)</b>	<b>334</b>	<b>(457,654)</b>
<b>Net 'off-balance sheet' position</b>	<b>(35,240)</b>	<b>423,413</b>	<b>-</b>	<b>388,173</b>
Financial derivative assets <sup>(**)</sup>	27,552	581,667	-	609,219
Financial derivative liabilities	62,792	158,254	-	221,046
Non-cash loans	-	120,494	-	120,494
<b>31 December 2023:</b>				
<b>Total assets</b>	210,372	368,479	355	579,206
<b>Total liabilities</b>	116,843	903,526	-	1,020,369
<b>Net balance sheet position</b>	<b>93,529</b>	<b>(535,047)</b>	<b>355</b>	<b>(441,163)</b>
<b>Net 'off-balance sheet' position</b>	<b>(74,920)</b>	<b>572,064</b>	<b>-</b>	<b>497,144</b>
Financial derivative assets	171,013	3,059,592	-	3,230,605
Financial derivative liabilities	245,933	2,487,528	-	2,733,461
Non-cash loans	-	50,314	-	50,314

(\*) Other liabilities include non-cash funds. Equity items are not included.

(\*\*) Foreign currency purchase commitments (31 December 2023: TL 56,521) are included in receivables from derivative financial instruments.

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

#### IV. Explanations on interest rate risk

Interest rate sensitivity of assets, liabilities and off-balance sheet items are measured by the Bank. Sensitivity analysis performed within this context is reported to the Asset-Liability Committee weekly.

In case of possible interest rate fluctuations, the value change that may occur in all interest rate sensitive products of the Bank is measured through sensitivity analyses and their possible effects on net income and equity items are monitored. The Bank's Market Risk Management Procedure stipulates that the Bank calculates the daily value at risk by using the internal model and evaluates the risk that the Bank may be exposed to under stress through stress testing and scenario analysis.

#### Interest rate sensitivity of assets, liabilities and off-balance sheet items (Based on repricing dates)

	Up to 1 month	1-3 months	3-12 months	1-5 years	Over 5 years	Non- interest bearing	Total
<b>31 December 2024:</b>							
<b>Assets</b>							
Cash (cash in vault, foreign currency, money in transit, cheques purchased) and balances with the Central Bank of Republic of Türkiye <sup>(1)</sup>	-	-	-	-	-	89,451	89,451
Banks <sup>(2)</sup>	348,417	-	-	-	-	4,963	353,380
Financial assets at fair value through profit and loss	-	-	-	-	-	-	-
Interbank money market placements	232,311	-	-	-	-	-	232,311
Financial Assets at Fair Value Through Other Comprehensive Income	15,679	216,815	200,116	-	-	-	432,610
Loans <sup>(3)</sup>	2,225,183	333,653	36,537	-	-	-	2,595,373
Financial Assets Measured at Amortized Cost <sup>(4)</sup>	-	-	12,222	-	-	-	12,222
Other assets	-	-	-	-	-	402,927	402,927
<b>Total assets</b>	<b>2,821,590</b>	<b>550,468</b>	<b>248,875</b>	<b>-</b>	<b>-</b>	<b>497,341</b>	<b>4,118,274</b>
<b>Liabilities</b>							
Bank deposits	-	-	-	-	-	-	-
Other deposits	-	-	-	-	-	-	-
Interbank money market payables	761,983	-	-	-	-	-	761,983
Miscellaneous payables	-	-	-	-	-	24,817	24,817
Securities issued	-	-	236,136	-	-	-	236,136
Borrowings	576,407	218,176	35,527	99,091	-	-	929,201
Other liabilities <sup>(5)</sup>	925,005	153,284	118,862	9,913	-	959,073	2,166,137
<b>Total liabilities</b>	<b>2,263,395</b>	<b>371,460</b>	<b>390,525</b>	<b>109,004</b>	<b>-</b>	<b>983,890</b>	<b>4,118,274</b>
On balance sheet long position	558,195	179,008	-	-	-	-	737,203
On balance sheet short position	-	-	(141,650)	(109,004)	-	(486,549)	(737,203)
Off-balance sheet long position	-	-	-	-	-	979,102	979,102
Off-balance sheet short position	-	-	-	-	-	(763,732)	(763,732)
<b>Total position</b>	<b>558,195</b>	<b>179,008</b>	<b>(141,650)</b>	<b>(109,004)</b>	<b>-</b>	<b>(271,179)</b>	<b>215,370</b>

(1) Cash (Cash in Vault, Cash in Transit, Cash in Transit, Cheques Purchased, Cash Deposits) and Central Bank of the Republic of Türkiye includes expected credit loss amounting to TL 12.

(2) Banks include expected credit loss balance amounting to TL 14.

(3) Loans includes expected credit loss amounting to TL 15,841.

(4) Tangible assets, intangible assets, deferred tax assets, derivative financial assets, partnership investments and other assets are presented under other assets line.

(5) Provisions, tax liabilities, lease obligations, non-deductible funds, derivative financial liabilities and equity items are presented in the other liabilities line.

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### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

#### IV. Explanations on interest rate risk (cont'd)

	Up to 1 month	1-3 months	3-12 months	1-5 years	Over 5 years	Non- interest bearing	Total
<b>31 December 2023:</b>							
<b>Assets</b>							
Cash (cash in vault, foreign currency, money in transit, cheques purchased) and balances with the Central Bank of Republic of Türkiye <sup>(1)</sup>	-	-	-	-	-	153,716	153,716
Banks <sup>(2)</sup>	203,897	-	-	-	-	3,807	207,704
Financial assets at fair value through profit and loss	-	-	-	-	-	-	-
Money market placements <sup>(3)</sup>	155,535	-	-	-	-	-	155,535
Financial Assets at Fair Value Through Other Comprehensive Income	85,810	29,641	79,277	-	-	-	194,728
Loans <sup>(4)</sup>	949,780	612,659	102,776	-	-	-	1,665,215
Financial Assets Measured at Amortized Cost <sup>(5)</sup>	-	785	14,127	-	-	-	14,912
Other assets <sup>(6)</sup>	-	-	-	-	-	560,596	560,596
<b>Total assets</b>	<b>1,395,022</b>	<b>643,085</b>	<b>196,180</b>	<b>-</b>	<b>-</b>	<b>718,119</b>	<b>2,952,406</b>
<b>Liabilities</b>							
Bank deposits	-	-	-	-	-	-	-
Other deposits	-	-	-	-	-	-	-
Interbank money market payables	196,397	-	-	-	-	-	196,397
Miscellaneous payables	-	-	-	-	-	401,305	401,305
Securities issued	237,243	190,957	38,625	-	-	-	466,825
Borrowings	219,876	150,030	-	-	-	-	369,906
Other liabilities <sup>(7)</sup>	336,868	206,254	75,620	62	-	899,169	1,517,973
<b>Total liabilities</b>	<b>990,384</b>	<b>547,241</b>	<b>114,245</b>	<b>62</b>	<b>-</b>	<b>1,300,474</b>	<b>2,952,406</b>
On balance sheet long position	404,638	95,844	81,935	-	-	-	582,417
On balance sheet short position	-	-	-	(62)	-	(582,355)	(582,417)
Off-balance sheet long position	-	-	-	-	-	6,100,357	6,100,357
Off-balance sheet short position	-	-	-	-	-	(5,960,930)	(5,960,930)
<b>Total position</b>	<b>404,638</b>	<b>95,844</b>	<b>81,935</b>	<b>(62)</b>	<b>-</b>	<b>(442,928)</b>	<b>139,427</b>

- (1) Cash (Cash in Vault, Cash in Transit, Cash in Transit, Cheques Purchased, Cash Deposits) and Central Bank of the Republic of Türkiye includes expected credit loss amounting to TL 20.
- (2) Banks include expected credit loss balance amounting to TL 67.
- (3) Receivables from Money Markets includes expected credit loss amounting to TL 16.
- (4) Loans includes expected credit loss amounting to TL 1,373.
- (5) Financial assets measured at amortized cost include expected credit loss amounting to TL 2.
- (6) Tangible assets, intangible assets, deferred tax assets, derivative assets and other assets are presented under other assets line.
- (7) Provisions, tax liabilities, lease obligations, funds, derivative liabilities and equity items are presented in the other liabilities line.

#### Interest rates on monetary financial instruments (%)

31 December 2024	EURO	USD	Yen	TL
<b>Assets</b>				
Cash (Cash on Hand, Money in Transit, Purchased Cheques) and Balances with the Central Bank of Türkiye	-	-	-	-
Banks	-	4.00	-	47.00
Financial assets measured at fair value through profit/loss	-	-	-	-
Interbank money market placements	-	-	-	48.80
Financial assets measured at fair value through other comprehensive income	-	6.00	-	44.22
Loans	8.13	10.26	-	54.84
Financial Assets Measured at Amortized Cost	-	-	-	48.61
<b>Liabilities</b>				
Bank deposits	-	-	-	-
Other deposits	-	-	-	-
Interbank money market payables	-	-	-	48.71
Miscellaneous payables	-	-	-	-
Funds	-	4.88	-	48.99
Securities issued	-	-	-	49.03
Borrowings	4.17	5.19	-	43.58

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(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

#### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

##### IV. Explanations on interest rate risk (cont'd)

31 December 2023	EURO	USD	Yen	TL
<b>Assets</b>				
Cash (Cash on Hand, Money in Transit, Purchased Cheques) and Balances with the Central Bank of Türkiye	-	-	-	-
Banks	-	5.40	-	-
Financial assets at fair value through profit/loss	-	-	-	-
Money market receivables	-	-	-	43.25
Financial assets measured at fair value through other comprehensive income	-	8.59	-	43.20
Loans	14.36	16.00	-	48.87
Financial assets measured at amortized cost	-	-	-	61.36
<b>Liabilities</b>				
Bank deposits	-	-	-	-
Other deposits	-	-	-	-
Interbank money market placements	-	4.76	-	42.96
Miscellaneous payables	-	-	-	-
Funds	3.75	4.99	-	40.00
Securities issued	-	-	-	41.58
Borrowings	5.25	4.76	-	42.96

##### V. Explanations on share position risk

None.

##### VI. Explanations on liquidity risk and liquidity coverage ratio

###### a) Information on risk capacity of the Bank, Responsibilities and structure of liquidity risk management, the Bank's internal liquidity risk reporting, communication between the Board of Directors and business lines on liquidity risk strategy, policy and application:

The Bank manages liquidity risk in a way to ensure that it remains above the minimum limits set out in all regulations published by the BRSA on liquidity risk and the risk appetite approved by the Board of Directors. Regarding the management of liquidity risk, the Bank ensures that measurement, monitoring, limitation, stress testing and scenario analysis studies are carried out in line with the structure and complexity of its activities and ensures that the results of these studies are regularly reported. The Bank's liquidity risk is strategically managed under the ownership of the Asset Liability Committee (ALCO) and under the supervision of the Board of Directors. The Bank's liquidity position is discussed at weekly ALCO meetings and reported to the Board of Directors through stress tests conducted by the Risk Management Department on a monthly basis. Through the liquidity risk appetite and early warning levels determined by the Bank's Board of Directors, exceedances are monitored by the Risk Management Department on a weekly basis and necessary notifications are made to the relevant management levels.

In order to effectively manage liquidity risk, the Bank aims to increase the diversity of funding on the basis of counterparties and instruments and continues to establish limit structures in various financial institutions and markets. Liquidity risk is managed by maintaining adequate cash and cash equivalent resources and accessible funding channels to fulfill existing and potential debt obligations; however, in the event of a possible liquidity squeeze, a "Emergency Liquidity Assistance" has been established in order to determine the necessary strategy, possible funding sources and roles and responsibilities within the Bank, and to ensure that the Bank fulfills its obligations and continues its operations without interruption.

Pursuant to the fifth paragraph of Article 4 of the Regulation on Calculation of Liquidity Coverage Ratio of Banks, it has been decided to apply the consolidated and unconsolidated total and foreign currency liquidity coverage ratios for development and investment banks as zero percent until otherwise determined by the BRSA, and in this framework, compliance with the legal ratio is not required.

In addition, in line with the Regulation on Calculation of Banks' Net Stable Funding Ratio, which entered into force upon publication in the Official Gazette No. 32202 dated 26 May 2023, the necessary calculations and reporting have started to be performed. Pursuant to the provisions of the relevant regulation, development and investment banks are exempted from meeting the minimum ratios.

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#### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

##### VI. Explanations on liquidity risk and liquidity coverage ratio (cont'd)

##### b) Information on the centralization degree of liquidity management and funding strategy and the functioning between the Bank and the Bank's subsidiaries:

There is a centralization approach between the Bank's partnerships and its own liquidity.

##### c) Information on the Bank's funding strategy including the policies on funding type and variety of maturities:

The Bank's funding sources are limited to non-deposit sources due to its status as an investment bank, and the Bank has shaped its funding structure to ensure diversity in non-deposit funding sources in this framework. While expanding its investor base, the Bank diversified its borrowing markets and instruments, established secured/unsecured borrowing and swap limits at domestic and foreign banks, contributed to funding diversity through the issuance of commercial papers, and continued to actively use its limits at Borsa Istanbul and Takasbank markets for borrowing purposes. The Bank, which also has a borrowing limit at the Interbank Money Market of the Central Bank of the Republic of Türkiye, continues to use all funding channels effectively for liquidity management purposes. The Bank's funding strategy is to diversify sustainable funding sources, funding counterparties and markets and to develop alternative instruments in order to realize a balanced asset liability management in terms of risks.

##### d) Information on liquidity management on the basis of currencies constituting a minimum of five percent of the Bank's total liabilities:

Foreign currency liquidity management is provided by Bank's treasury department for domestic funding sources and for foreign funding opportunities it is provided by the coordination of treasury department and financial institutions group in terms of matching and diversification of the sources' currencies, passive cost and maturities.

##### e) Information on liquidity risk mitigation techniques:

In order to meet the likely source composing to liquidity buffers for internal liquidity target and followed on a daily basis. For reducing the risk, the Bank should diversify the sources and avoid the concentration on reimbursement dates.

##### f) Information on the use of stress tests:

The Bank utilizes stress tests in the measurement of liquidity risk; in this direction, stress tests are carried out based on the Regulation on Measurement and Assessment of Liquidity Adequacy of Banks, which investment banks are subject to, and within the framework of various adverse scenarios, stress tests are carried out to monitor the compliance of liquidity adequacy with legal limits, risk appetite and early warning levels.

Stress tests for liquidity risk are conducted by the Risk Management Department and the results of the analysis are reported to the Board of Directors on a monthly basis.

##### g) General information on urgent and unexpected liquidity situation plans:

A "Emergency Liquidity Assistance" approved by the Board of Directors has been prepared in order to determine the necessary strategy, possible funding sources and roles and responsibilities within the Bank in order to manage the risk in case of systemic or Bank-specific liquidity shortages, and to ensure that the Bank fulfills its obligations and continues its operations without interruption. Within the scope of the plan, following the liquidity emergency assessment by the Assets and Liabilities Committee, the necessary actions are taken by the departments with roles and responsibilities in the process, and the monitoring and measurement activities related to the actions are carried out by the Risk Management Department.

##### h) Liquidity Coverage Ratio:

Consolidated and unconsolidated liquidity coverage ratio cannot be less than one hundred percent and consolidated and unconsolidated foreign currency liquidity coverage ratio cannot be less than eighty percent in accordance with the regulation on banks' liquidity coverage ratio calculation. With the decision of the BRSA, the consolidated and unconsolidated total and foreign currency liquidity coverage ratios for development and investment banks shall be applied as zero percent until the contrary is determined by the Board.

Liquidity coverage ratio is calculated as the ratio of high quality liquid assets to net cash outflows in a one-month maturity window.



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### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

#### VI. Explanations on liquidity risk and liquidity coverage ratio (cont'd)

##### Presentation of assets and liabilities according to their remaining maturities

31 December 2024	Demand (1)	Up to 1 month	1-3 months	3-12 months	1-5 years	5 Years and Over	Unallocated(2)	Total
<b>Assets</b>								
Cash (Cash in Vault, Foreign Currency Cash, Money in Transit, Checks Purchased) and Balances with the Central Bank of Türkiye (3)	89,451	-	-	-	-	-	-	89,451
Banks (4)	4,963	348,417	-	-	-	-	-	353,380
Financial assets at fair value through profit and loss	-	-	-	-	-	-	-	-
Money market placements	-	232,311	-	-	-	-	-	232,311
Financial assets at other comprehensive income	-	-	164,046	170,320	98,244	-	-	432,610
Loans (5)	-	1,788,274	362,118	444,981	-	-	-	2,595,373
Financial assets measured at amortized cost	-	-	-	12,222	-	-	-	12,222
Other assets (6)	-	158	3,240	-	-	-	399,529	402,927
<b>Total assets</b>	<b>94,414</b>	<b>2,369,160</b>	<b>529,404</b>	<b>627,523</b>	<b>98,244</b>	<b>-</b>	<b>399,529</b>	<b>4,118,274</b>
<b>Liabilities</b>								
Bank deposits	-	-	-	-	-	-	-	-
Other deposits	-	-	-	-	-	-	-	-
Funds provided from other financial institutions	-	576,407	218,176	35,527	99,091	-	-	929,201
Money market receivables	-	761,983	-	-	-	-	-	761,983
Marketable securities issued	-	-	-	236,136	-	-	-	236,136
Miscellaneous liabilities	-	-	-	-	-	-	24,817	24,817
Other liabilities (7)	-	945,881	156,172	177,064	9,913	-	877,107	2,166,137
<b>Total liabilities</b>	<b>-</b>	<b>2,284,271</b>	<b>374,348</b>	<b>448,727</b>	<b>109,004</b>	<b>-</b>	<b>901,924</b>	<b>4,118,274</b>
<b>Liquidity gap</b>	<b>94,414</b>	<b>84,889</b>	<b>155,056</b>	<b>178,796</b>	<b>(10,760)</b>	<b>-</b>	<b>(502,395)</b>	<b>-</b>
<b>Net off-balance sheet position</b>	<b>-</b>	<b>(2,201)</b>	<b>407</b>	<b>2,232</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>438</b>
Receivables from derivative financial instruments	-	423,365	146,872	193,933	-	-	-	764,170
Payables from derivative financial instruments	-	425,566	146,465	191,701	-	-	-	763,732
<b>Non-cash loans (8)</b>	<b>266,732</b>	<b>-</b>	<b>-</b>	<b>627,223</b>	<b>355,408</b>	<b>-</b>	<b>-</b>	<b>1,249,363</b>
<b>31 December 2023</b>								
Total assets	157,523	1,224,153	646,192	281,936	132,006	-	510,596	2,952,406
Total liabilities	237,243	976,448	401,397	140,289	62	-	1,196,967	2,952,406
<b>Liquidity gap</b>	<b>(79,720)</b>	<b>247,705</b>	<b>244,795</b>	<b>141,647</b>	<b>131,944</b>	<b>-</b>	<b>(686,371)</b>	<b>-</b>
<b>Net off-balance sheet position</b>	<b>-</b>	<b>16,864</b>	<b>(2,592)</b>	<b>352</b>	<b>-</b>	<b>-</b>	<b>-</b>	<b>14,624</b>
Receivables from derivative financial instruments	-	5,187,978	737,551	50,025	-	-	-	5,975,554
Payables from derivative financial instruments	-	5,171,114	740,143	49,673	-	-	-	5,960,930
<b>Non-cash loans</b>	<b>303,389</b>	<b>-</b>	<b>-</b>	<b>216,204</b>	<b>409,899</b>	<b>-</b>	<b>-</b>	<b>929,492</b>

- (1) Cash, demand deposits, other assets other than prepaid expenses, miscellaneous liabilities, demand funds and transitory liability accounts are included in demand column.
- (2) The unallocated column includes non-performing receivables and expected credit loss, property, plant and equipment, intangible assets, tax assets, associates, subsidiaries, prepaid expenses and other assets not elsewhere recognized. As liabilities, shareholders' equity and provisions are presented in the unallocated column.
- (3) Cash (Cash in Vault, Currency Depository, Money in Transit, Cheques Purchased, Cash Depository) and Central Bank of the Republic of Türkiye includes TL 12 of expected credit loss balance.
- (4) Banks include expected credit loss balance amounting to TL 14.
- (5) Loans includes expected credit loss amounting to TL 15,841.
- (6) Tangible assets, intangible assets, tax assets, derivative financial assets and other assets are presented in other assets.
- (7) Provisions, tax liabilities, lease liabilities, funds, derivative financial liabilities and shareholders' equity are presented in other liabilities.
- (8) Non-cash loans are not included in the total "Net off-balance sheet position".

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#### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

##### VI. Explanations on liquidity risk and liquidity coverage ratio (cont'd)

###### Breakdown of liabilities due to their remaining contractual maturities

Breakdown table of liabilities due to contractual maturities shows the undiscounted cash outflows of the Bank's financial liabilities according to the closest possible contractual maturity.

31 December 2024	Carrying value	Gross nominal outflow	Demand	Up to 1 month	1-3 months	3-12 months	1-5 years	5 years and above
<b>Non-derivative financial liabilities</b>								
Borrowing	929,201	949,789	-	576,995	229,133	37,820	105,841	-
Interbank money market payables	761,983	764,119	-	764,119	-	-	-	-
Securities issued	236,136	270,000	-	-	-	270,000	-	-
Funds	1,205,586	1,215,150	10,675	931,803	272,672	-	-	-
<b>Total</b>	<b>3,132,906</b>	<b>3,199,058</b>	<b>10,675</b>	<b>2,272,917</b>	<b>501,805</b>	<b>307,820</b>	<b>105,841</b>	<b>-</b>
31 December 2023	Carrying value	Gross nominal outflow	Demand	Up to 1 month	1-3 months	3-12 months	1-5 years	5 years and above
<b>Non-derivative financial liabilities</b>								
Borrowing	369,906	370,899	-	144,672	226,227	-	-	-
Money markets	196,397	197,848	-	166,641	31,207	-	-	-
Securities issued	466,825	490,000	-	240,000	205,000	45,000	-	-
Funds	689,037	693,366	71,808	337,775	207,427	76,356	-	-
<b>Total</b>	<b>1,722,165</b>	<b>1,752,113</b>	<b>71,808</b>	<b>889,088</b>	<b>669,861</b>	<b>121,356</b>	<b>-</b>	<b>-</b>

##### VII. Explanations on leverage ratio

###### Information on subjects that causes difference in leverage ratio between current and prior period

The leverage ratio calculated in accordance with the "Regulation on Measurement and Assessment of Leverage Levels of Banks" was realized at 14.78%, which is above the minimum legal ratio of 3%.

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#### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

##### VII. Explanations on leverage ratio (cont'd)

	Current Period 31 December 2024	Prior Period 31 December 2023
<b>On-balance sheet assets</b>		
1 On-balance sheet items (excluding derivative financial instruments and credit derivatives but including collateral)	3,917,160	2,862,644
2 (Assets deducted in determining Tier 1 capital)	(63,517)	(37,862)
3 Total on-balance sheet risks (sum of lines 1 and 2)	3,853,643	2,824,782
<b>Derivative financial instruments and credit derivatives</b>		
4 Replacement cost associated with all derivative instruments and credit derivatives	6,770	30,779
5 Add-on amounts for PFE associated with all derivative instruments and credit derivatives	9,047	54,354
6 Total risks of derivative financial instruments and credit derivatives (sum of lines 4 to 5)	15,817	85,133
<b>Securities or commodity financing transactions (SCFT)</b>		
7 Risks from SCFT assets	-	-
8 Risks from brokerage activities related exposures	-	-
9 Total risks related with securities or commodity financing transactions (sum of lines 7 to 8)	-	-
<b>Other off-balance sheet transactions</b>		
10 Gross notional amounts of off-balance sheet transactions	1,206,840	977,378
11 (Adjustments for conversion to credit equivalent amounts)	-	-
12 Total risks of off-balance sheet items (sum of lines 10 and 11)	1,206,840	977,378
<b>Capital and total risks</b>		
13 Tier 1 capital	750,018	636,821
14 Total risks (sum of lines 3, 6, 9 and 12)	5,076,300	3,887,293
<b>Leverage ratio</b>		
15 Leverage ratio	14.78	16.41

(\*) Amounts in the table are three-month average amounts.

##### VIII. Explanations on presentation of financial assets and liabilities at fair value

The Bank has calculated the fair values of financial instruments using available market information and appropriate valuation methods. The Bank's management has decided that the fair values of the financial instruments are not significantly different from the carrying values of the related instruments, since they are short-term. The aforementioned financial instruments include cash values and the Central Bank, banks, money markets, leasing receivables, borrowing, securities issued and miscellaneous payments.

The fair value of financial investments measured at amortized cost as of 31 December 2024 and 31 December 2023 are determined on the basis of their market prices or, in cases where this price cannot be determined, quoted market prices for other securities subject to amortization of the same nature in terms of interest, maturity and other similar conditions.

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

#### VIII. Explanations on presentation of financial assets and liabilities at fair value

	Carrying Value		Fair Value	
	Current Period	Prior Period	Current Period	Prior Period
<b>Financial assets</b>				
Cash and Cash Balances at Central Bank	89,463	153,736	89,463	153,736
Banks	353,394	207,771	353,394	207,771
Interbank money market placements	232,311	155,551	232,311	155,551
Financial assets at fair value through other comprehensive income	406,903	194,728	406,903	194,728
Loans	2,611,214	1,666,588	2,479,810	1,419,204
Financial assets measured at amortized cost	12,222	14,914	10,942	13,233
<b>Financial liabilities</b>				
Borrowing	929,201	369,906	882,929	368,675
Interbank money market payables	761,983	196,397	759,849	195,217
Securities Issued	236,136	466,825	240,430	469,244
Funds	1,205,586	689,037	1,205,586	689,037
Miscellaneous payments	45,860	427,363	45,860	427,363

The fair value of credits is calculated by discounting future cash flows using current market interest rates for fixed rate credits.

#### Classification of fair value measurement

Valuation methods of financial instruments valued at fair value are given in the table below. Valuation methods according to levels are defined as follows:

- Level 1: quoted (unadjusted) prices in active markets for identical assets or liabilities;
- Level 2: data other than recorded prices in Level 1 that are directly (through prices) or indirectly (derived from prices) observable data in terms of assets or liabilities;
- Level 3: data on assets or liabilities that are not based on observable market data (non-observable data).

31 December 2024	Level 1	Level 2	Level 3	Total
<b>Financial assets</b>				
Financial assets at fair value through other comprehensive income	432,610	-	-	432,610
Financial assets at fair value through profit or loss	-	-	-	-
Derivative financial assets	-	6,896	-	6,896
	<b>432,610</b>	<b>6,896</b>	<b>-</b>	<b>439,506</b>
<b>Financial liabilities</b>				
Derivative financial liabilities	-	6,269	-	6,269
	<b>-</b>	<b>6,269</b>	<b>-</b>	<b>6,269</b>

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#### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

##### VIII. Explanations on presentation of financial assets and liabilities at fair value (cont'd)

31 December 2023	Level 1	Level 2	Level 3	Total
<b>Financial assets</b>				
Financial assets at fair value through other comprehensive income	194,728	-	-	194,728
Financial assets at fair value through profit or loss	-	-	-	-
Derivative financial assets	-	50,592	-	50,592
	<b>194,728</b>	<b>50,592</b>	<b>-</b>	<b>245,320</b>
<b>Financial liabilities</b>				
Derivative financial liabilities	-	31,438	-	31,438
	<b>-</b>	<b>31,438</b>	<b>-</b>	<b>31,438</b>

##### IX. Explanations on risk management

The notes under this caption is prepared as per the "Regulation on Calculation of Risk Management Disclosures" published in the Official Gazette no. 29511 dated 23 October 2015.

##### a. General Explanations on Risk Management and Risk Weighted Amounts

##### 1. Bank's risk management approach

In order to establish an effective risk management system that is appropriate for the scale of the Bank, policies, procedures, limits and risk appetite structure have been established to enable the management of risks arising from operations in an integrated structure, and risk management activities have been established and clearly defined in accordance with internal and external legislation. The Bank has established a system and infrastructure for the measurement and management of the risks to which it is exposed in line with its risk profile and operating environment. Duties, authorities and responsibilities within the scope of the risk management system are carried out by all units of the Bank within the framework of the relevant policies, procedures and instructions and under the supervision of the Board of Directors in accordance with the legislation.

It is the responsibility of the Bank's Board of Directors to establish a risk management system in this direction and to monitor its effectiveness. The Board of Directors carries out oversight responsibilities through the Audit Committee, Credit Committee and other related committees.

Policies and procedures have been established on the basis of risk types to ensure that the Bank's activities are carried out in compliance with legal and internal limits and within the risk appetite levels established by the Board of Directors on a general and risk type basis. A triple line of defense approach consisting of line of business management, central risk management and independent review functions is applied in risk management.

Risk appetite is defined as the level of risk that the Bank would like to carry out in terms of each type of risk that it considers important in order to realize the targets and strategies taking into account the risk capacity.

Risk appetite and early warning values, which are one of the most important parts of the Bank's risk management system, have been established by the Risk Management Department and approved by the Board of Directors. The Risk Management Department is responsible for compliance with these indicators and the reporting to be made in order to take action in case of exceeding them.

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### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

#### IX. Explanations on risk management (cont'd)

##### a. General Explanations on Risk Management and Risk Weighted Amounts (cont'd)

##### 1. Bank's risk management approach (cont'd)

The Asset - Liability Committee is responsible for the control and management of the Risk Appetite under the chairmanship of the General Manager, under the supervision of the Executive Board. The Risk Management Department is responsible for monitoring and reporting the indicators and limits set by the Risk Appetite policies.

Activities carried out by departments within the internal systems are used as a means to identify weaknesses in the risk management process, policies and procedures and to identify transactions that are contrary to such limits, policies and procedures. In this context, the Board of Inspectors, Internal Control Department, Compliance Department and Risk Management Department, which operate directly under the Board of Directors, continue their activities in coordination with the executive units.

Within the scope of risk management activities, monthly stress tests and scenario analysis are carried out in order to identify, measure and manage the risks, and the results are shared with the Board of Directors.

##### 2. Overview of risk weighted amounts

		Risk Weighted Amounts		Minimum Capital Requirement
		Current Period	Prior Period	Current Period
1	Credit risk (excluding counterparty credit risk)	2,244,407	2,626,694	179,553
2	Of which standardized approach (SA)	2,244,407	2,626,694	179,553
3	Of which internal rating-based (IRB) approach	-	-	-
4	Counterparty credit risk	14,305	68,405	1,144
5	Of which standardized approach for counterparty credit risk (SA-CCR)	14,305	68,405	1,144
6	Of which internal model method (IMM)	-	-	-
7	Equity position in banking book under basic risk weighting or internal rating-based	-	-	-
8	Equity investments in funds – look-through approach	-	-	-
9	Equity investments in funds – mandate-based approach	-	-	-
10	Equity investments in funds – 1250% risk weighting approach	-	-	-
11	Settlement risk	-	-	-
12	Securitization exposures in banking book	-	-	-
13	Of which IRB ratings-based approach (RBA)	-	-	-
14	Of which IRB supervisory formula approach (SFA)	-	-	-
15	Of which SA/simplified supervisory formula approach (SSFA)	-	-	-
16	Market risk	200,100	20,881	16,008
17	Of which standardized approach (SA)	200,100	20,881	16,008
18	Of which internal model approaches (IMM)	-	-	-
19	Operational risk	598,489	152,089	47,879
20	Of which basic indicator approach	598,489	152,089	47,879
21	Of which standardized approach	-	-	-
22	Of which advanced measurement approach	-	-	-
23	Amounts below the thresholds for deduction from capital (subject to 2% risk weight)	-	-	-
24	Floor adjustment	-	-	-
25	<b>Total (1+4+7+8+9+10+11+12+16+19+23+24)</b>	<b>3,057,301</b>	<b>2,868,069</b>	<b>244,584</b>

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(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

#### IX. Explanations on risk management (cont'd)

##### a. Linkages between financial statements and regulatory exposures

##### 1. Differences between accounting and regulatory scopes of consolidation and mapping

Current Period – 31 December 2024	Carrying values according to TAS within legal consolidation <sup>(1)</sup>	Carrying values of items in accordance with TAS				Not subject to capital requirements or subject to deduction from capital
		Subject to credit risk framework	Subject to counterparty credit risk framework	Subject to the Securitization framework	Subject to the market risk framework	
<b>Assets</b>						
Cash and Cash Balances with Central Bank	89,451	89,451	-	-	-	-
Banks (net)	353,380	353,380	-	-	-	-
Money markets	232,311	232,311	-	-	-	-
Financial assets at fair value through profit or loss	-	-	-	-	-	-
Financial assets at fair value through other comprehensive income	432,610	432,610	-	-	-	-
Financial assets measured at amortized cost (net)	12,222	12,222	-	-	-	-
Derivative financial assets	6,896	-	6,896	-	-	-
Loans (net)	2,595,373	2,595,373	-	-	-	-
Assets held for sale and related to discontinued operations (net)	-	-	-	-	-	-
Investments in Associates (net)	-	-	-	-	-	-
Subsidiaries (net)	250	250	-	-	-	-
Jointly Ventures (net)	-	-	-	-	-	-
Property plant and equipment (net)	221,491	219,500	-	-	-	1,991
Intangible assets (net)	60,566	-	-	-	-	60,566
Investment properties (net)	-	-	-	-	-	-
Current tax asset	8,788	8,788	-	-	-	-
Deferred tax asset	21,654	21,654	-	-	-	-
Other assets	83,282	83,282	-	-	-	-
<b>Total assets</b>	<b>4,118,274</b>	<b>4,048,821</b>	<b>6,896</b>	<b>-</b>	<b>-</b>	<b>62,557</b>
<b>Liabilities</b>						
Deposits	-	-	-	-	-	-
Funds borrowed	929,201	-	-	-	-	-
Money markets funds	761,983	561,983	200,000	-	-	-
Securities issued	236,136	-	-	-	-	-
Funds	1,205,586	-	-	-	-	-
Financial liabilities at fair value through profit or loss	-	-	-	-	-	-
Derivative financial liabilities	6,269	-	-	-	-	-
Factoring liabilities	-	-	-	-	-	-
Lease liabilities (net)	12,153	-	-	-	-	-
Provisions	78,831	-	-	-	-	-
Current tax liability	19,505	-	-	-	-	-
Deferred tax liability	-	-	-	-	-	-
Liabilities for assets held for sale and related to the discontinued operations (net)	-	-	-	-	-	-
Subordinated debt instruments	-	-	-	-	-	-
Other liabilities	26,355	-	-	-	-	-
Equity	842,255	-	-	-	-	-
<b>Total liabilities</b>	<b>4,118,274</b>	<b>561,983</b>	<b>200,000</b>	<b>-</b>	<b>-</b>	<b>-</b>

(1) Represents the unconsolidated financial statements of the Bank.

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

#### IX. Explanations on risk management (cont'd)

##### a. Linkages between financial statements and regulatory exposures (cont'd)

##### 1. Differences between accounting and regulatory scopes of consolidation and mapping (cont'd)

Prior Period – 31 December 2023	Carrying values according to TAS within legal consolidation <sup>(1)</sup>	Carrying values of items in accordance with TAS				Not subject to capital requirements or subject to deduction from capital
		Subject to credit risk framework	Subject to counterparty credit risk framework	Subject to the Securitization framework	Subject to the market risk framework	
<b>Assets</b>						
Cash and Cash Balances with Central Bank	153,716	153,716	-	-	-	-
Banks (net)	207,704	207,704	-	-	-	-
Money markets	155,535	155,535	-	-	-	-
Financial assets at fair value through profit or loss	-	-	-	-	-	-
Financial assets at fair value through other comprehensive income	194,728	194,728	-	-	-	-
Financial assets measured at amortized cost (net)	14,912	14,912	-	-	-	-
Derivative financial assets	50,592	-	50,592	-	-	-
Loans (net)	1,665,215	1,665,215	-	-	-	-
Assets held for sale and related to discontinued operations (net)	-	-	-	-	-	-
Investments in Associates (net)	-	-	-	-	-	-
Subsidiaries (net)	-	-	-	-	-	-
Jointly Ventures (net)	-	-	-	-	-	-
Property plant and equipment (net)	148,980	148,980	-	-	-	-
Intangible assets (net)	60,102	-	-	-	-	60,102
Investment properties (net)	-	-	-	-	-	-
Current tax asset	-	-	-	-	-	-
Deferred tax asset	5,545	5,545	-	-	-	-
Other assets	295,377	295,377	-	-	-	-
<b>Total assets</b>	<b>2,952,406</b>	<b>2,841,712</b>	<b>50,592</b>	<b>-</b>	<b>-</b>	<b>60,102</b>
<b>Liabilities</b>						
Deposits	-	-	-	-	-	-
Funds borrowed	396,906	-	-	-	-	-
Money markets funds	196,397	101,067	95,330	-	-	-
Securities issued	466,825	-	-	-	-	-
Funds	689,037	-	-	-	-	-
Financial liabilities at fair value through profit or loss	-	-	-	-	-	-
Derivative financial liabilities	31,438	-	-	-	-	-
Factoring liabilities	-	-	-	-	-	-
Lease liabilities (net)	1,575	-	-	-	-	-
Provisions	58,227	-	-	-	-	-
Current tax liability	24,732	-	-	-	-	-
Deferred tax liability	-	-	-	-	-	-
Liabilities for assets held for sale and related to the discontinued operations (net)	-	-	-	-	-	-
Subordinated debt instruments	-	-	-	-	-	-
Other liabilities	402,631	-	-	-	-	-
Equity	711,638	-	-	-	-	-
<b>Total liabilities</b>	<b>2,952,406</b>	<b>101,067</b>	<b>95,330</b>	<b>-</b>	<b>-</b>	<b>-</b>

(1) Represents the unconsolidated financial statements of the Bank.

##### 2. The main sources of the differences between the risk amounts and the amounts assessed in accordance with TAS in the financial statements

There is no significant difference between the financial statement values of assets and liabilities and the values included in the capital adequacy calculation.



## D YATIRIM BANKASI ANONİM ŞİRKETİ

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#### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

##### IX. Explanations on risk management (cont'd)

##### c) Explanations on Credit Risk

##### 1. General qualitative information on credit risk

The Bank's strategy, risk appetite and capacity regarding credit activities are determined by the Board of Directors.

Board of Directors, Audit Committee, Credit Committee and General Manager; fulfills its duties, authorities and responsibilities within the scope of credit risk management within the framework defined in the relevant regulations.

It is the Senior Management's responsibility to ensure that the activities of their divisions comply with the Bank's credit risk management framework.

The management and oversight of credit risk at the bank is not defined under the responsibility of a single unit, and each operating unit in the first line of defense is responsible for assessing the credit risk it is exposed to while meeting its business objectives.

In the credit allocation process, an internal credit rating model is used in accordance with the Bank's risk appetite and credit policies. It is essential that all credit clients are rated by the bank. Previously determined credit limits are revised as a result of evaluating general economic developments and monitoring the changes in clients' financial information and activities.

Decision trees are used in the allocation process, and financial and non-financial data such as clients' income, debt ratio and past payment performance are taken into account in the evaluations.

Regular audits and controls are conducted by the departments within the Internal Systems to determine that the credit processes are carried out in accordance with the legal regulations and the Bank's credit policies and procedures, that the credits are given in accordance with the procedures and principles determined by the Board of Directors, and that the maturity, amount and quality of the credits are accurately reported to the senior management.

The Bank has determined the internal limit and early warning values within the scope of credit risk; controls are carried out monthly by the Risk Management Department and reported to the Board of Directors and the Audit Committee.

##### 2. Credit quality of assets

Current Period	Gross carrying values of (according to TAS)			
	Defaulted exposures	Not defaulted exposures	Allowances/ impairments	Net values
Loans	26,838	2,584,376	15,841	2,595,373
Cash and cash equivalents	-	675,168	26	675,142
Debt instruments	-	444,832	-	444,832
Off-balance sheet exposures	-	1,249,363	2,763	1,246,600
<b>Total</b>	<b>26,838</b>	<b>4,953,739</b>	<b>18,630</b>	<b>4,961,947</b>

## D YATIRIM BANKASI ANONİM ŞİRKETİ

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(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

#### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

##### IX. Explanations on risk management (cont'd)

##### 2. Credit quality of assets (cont'd)

Gross carrying values of (according to TAS)				
Prior Period	Defaulted exposures	Not defaulted exposures	Allowances/ impairments	Net values
Loans	118	1,666,470	1,373	1,665,215
Cash and cash equivalents	-	517,058	103	516,955
Debt instruments	-	209,642	2	209,640
Off-balance sheet exposures	-	1,042,716	3,510	1,039,206
<b>Total</b>	<b>118</b>	<b>3,435,886</b>	<b>4,988</b>	<b>3,431,027</b>

##### 3. Changes in stock of defaulted loans and debt securities:

	Current Period	Prior Period
<b>1 Defaulted loans and debt securities at end of the previous reporting period</b>	<b>118</b>	<b>-</b>
2 Loans and debt securities that have defaulted since the last reporting period	26,720	118
3 Returned to non-defaulted status	-	-
4 Amounts written off	-	-
5 Other changes	-	-
<b>Defaulted loans and debt securities at end of the reporting period (1+2+3-4±5)</b>	<b>26,838</b>	<b>118</b>

##### 4. Additional disclosures related to the credit quality of assets

- Definitions of overdue and provision allocated receivables are given in Note VI of Section Three.
- The part of the overdue receivables (past 90 days) for which provision is not allocated and reasons for this application: The Bank classifies loans and other receivables and allocates expected credit loss within the framework of the "Regulation on the Procedures and Principles Regarding the Classification of Credits and Provisions to be Set Aside" published in the Official Gazette dated 22 June 2016 and numbered 29750. The expression "Overdue Receivables" is used for credits called "Loans under Follow-up", whose collection, as of the end of the reporting period, is delayed more than 30 days from their due date or due date, but does not exceed 90 days and has not been impaired, furthermore it is also used for loans that are overdue for more than 90 days or are impaired in value, called "Non-Performing Loans". In the Bank's application, First and Second Stage Expected Credit Loss is set aside for credits classified as "Standard Quality" and "Follow-up", and Third Stage Expected Credit Loss is set aside for credits classified as "Non-Performing".
- Definitions of the methods used when determining the provision amount: It is explained in note VII of Section Three.
- Definitions of restructured receivables: As of 31 December 2024, the Bank has no restructured receivables.
- As of the reporting period, the Bank has receivables amounting to TL 26,838 under follow-up accounts and 55% (TL 14,698) expected credit loss has been allocated for the related loans.

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#### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

##### IX. Explanations on risk management (cont'd)

##### 5. Credit risk mitigation

In the lending process, the Bank considers the cash flow of the activity subject to the loan as the primary repayment source. If the collateral of the loan can be built on this cash flow, it is deemed as the primary payment source, while the collateral that is not based on the cash flow is deemed as a secondary payment source.

Collaterals are kept under control throughout the loan period and are valued at regular intervals depending on the type and quality of the asset taken as collateral. All collaterals received subject to regulatory requirements or allocation conditions are entered into the Main Banking System and can be tracked through the system.

The processes related to collateral management have been put in writing within the credit policies.

There is no financial collateral used as a credit reduction technique in capital adequacy calculations.

##### Credit risk mitigation techniques – Overview

Current Period 31 December 2024	Exposures unsecured of (according to TAS)	Exposures secured by collateral	Exposures secured by collateral, of which secured amount	Exposures secured by financial guarantees	Financial guarantees, of which secured amount	Exposures secured by credit derivatives	Exposures secured by credit derivatives, of which secured amount
1 Loans	2,584,376	-	-	-	-	-	-
2 Debt instruments	444,832	-	-	-	-	-	-
3 Total	3,029,208	-	-	-	-	-	-
4 Defaulted	26,838	-	-	-	-	-	-

Prior Period 31 December 20243	Exposures unsecured of (according to TAS)	Exposures secured by collateral	Exposures secured by collateral, of which secured amount	Exposures secured by financial guarantees	Financial guarantees, of which secured amount	Exposures secured by credit derivatives	Exposures secured by credit derivatives, of which secured amount
1 Loans	1,666,470	-	-	-	-	-	-
2 Debt instruments	209,642	-	-	-	-	-	-
3 Total	1,876,112	-	-	-	-	-	-
4 Defaulted	118	-	-	-	-	-	-

##### 6. Qualitative disclosures on banks' use of external credit ratings under the standardised approach for credit risk

With the Banking Regulation and Supervision Agency's Board Decision dated 21.02.2020 and numbered 8875, JCR Avrasya Rating A.Ş. has been designated as the competent CRA for certain asset categories; in line with the said Board Decision, Ratings given by JCR Avrasya Rating A.Ş. are used in capital adequacy calculations.

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### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

#### IX. Explanations on risk management (cont'd)

##### 7. Standardized Approach - Credit risk exposure and credit risk mitigation effects

Current Period – 31 December 2024		The credit conversion rate and the credit amount before the credit risk reduction		The credit conversion rate and the credit amount after the credit risk reduction		Risk weighted amount and risk weighted amount density	
Risk Classes		On-balance sheet amount	Off-balance sheet amount	On-balance sheet amount	Off-balance sheet amount	Risk weighted amounts	Risk weighted amount density
1	Receivables from central government or central banks	505,587	-	505,587	-	-	0%
2	Receivables from regional or local governments	-	-	-	-	-	-
3	Receivables from administrative units and non-commercial enterprises	-	-	-	-	-	-
4	Multilateral development receivables from banks	-	-	-	-	-	-
5	Receivables from international organizations	-	-	-	-	-	-
6	Receivables from banks and intermediary institutions	613,215	385,000	613,215	385,000	339,095	34%
7	Corporate receivables	2,481,775	786,845	2,481,775	631,033	1,609,067	52%
8	Retail receivables	23,059	45,219	23,059	30,484	40,158	75%
9	Receivables secured by residential real estate mortgage	-	-	-	-	-	-
10	Receivables secured by commercial real estate mortgage	-	-	-	-	-	-
11	Delayed receivables	12,140	-	12,140	-	12,140	100%
12	Receivables determined as with high-risk by the board	22	-	22	-	33	150%
13	Mortgage-backed securities	-	-	-	-	-	-
14	Short-term receivables from banks and intermediary institutions and short-term corporate receivables	-	-	-	-	-	-
15	Investments in the nature of collective investment enterprise	-	-	-	-	-	-
16	Other receivables	239,355	-	239,355	-	239,355	100%
17	Equity investments	250	-	250	-	250	100%
18	<b>Total</b>	<b>3,875,403</b>	<b>1,217,064</b>	<b>3,875,403</b>	<b>1,046,517</b>	<b>2,240,098</b>	<b>46%</b>

Prior Period – 31 December 2023		The credit conversion rate and the credit amount before the credit risk reduction		The credit conversion rate and the credit amount after the credit risk reduction		Risk weighted amount and risk weighted amount density	
Risk Classes		On-balance sheet amount	Off-balance sheet amount	On-balance sheet amount	Off-balance sheet amount	Risk weighted amounts	Risk weighted amount density
1	Receivables from central government or central banks	299,213	-	299,213	-	-	0%
2	Receivables from regional or local governments	-	-	-	-	-	-
3	Receivables from administrative units and non-commercial enterprises	-	-	-	-	-	-
4	Multilateral development receivables from banks	-	-	-	-	-	-
5	Receivables from international organizations	-	-	-	-	-	-
6	Receivables from banks and intermediary institutions	569,633	130,000	569,633	130,000	186,325	27%
7	Corporate receivables	963,960	750,635	963,960	528,974	1,017,747	68%
8	Retail receivables	35,772	30,500	35,772	24,500	45,204	75%
9	Receivables secured by residential real estate mortgage	-	-	-	-	-	-
10	Receivables secured by commercial real estate mortgage	-	-	-	-	-	-
11	Delayed receivables	-	-	-	-	-	-
12	Receivables determined as with high-risk by the board	596,708	-	596,708	-	1,193,416	200%
13	Mortgage-backed securities	-	-	-	-	-	-
14	Short-term receivables from banks and intermediary institutions and short-term corporate receivables	-	-	-	-	-	-
15	Investments in the nature of collective investment enterprise	-	-	-	-	-	-
16	Other receivables	161,589	-	161,589	-	161,589	100%
17	Equity investments	-	-	-	-	-	-
18	<b>Total</b>	<b>2,626,875</b>	<b>911,135</b>	<b>2,626,875</b>	<b>683,474</b>	<b>2,604,281</b>	<b>79%</b>

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

#### IX. Explanations on risk management (cont'd)

##### 8. Standardized Approach - Receivables according to risk classes and risk weights

Current Period – 31 December  
2024

Risk Classes/ Risk Weight	0%	10%	20%	50%	75%	100%	150%	200%	Others	Total Risk Amount
Exposures to sovereigns and their central banks	705,587	-	-	-	-	-	-	-	-	705,587
Exposures to regional and local government	-	-	-	-	-	-	-	-	-	-
Exposures to administrative bodies and non-commercial entities	-	-	-	-	-	-	-	-	-	-
Exposures to multilateral development banks	-	-	-	-	-	-	-	-	-	-
Exposures to international organizations	-	-	-	-	-	-	-	-	-	-
Exposures to banks and brokerage houses	-	-	522,706	482,984	-	-	-	-	15,788	1,021,478
Exposures to corporates	-	-	1,445,370	694,891	-	979,598	-	-	-	3,119,859
Retail exposures	-	-	-	-	53,544	-	-	-	-	53,544
Exposures secured by residential property	-	-	-	-	-	-	-	-	-	-
Exposures secured by commercial property	-	-	-	-	-	-	-	-	-	-
Past-due items	-	-	-	-	-	12,140	-	-	-	12,140
Receivables determined as with high-risk by the Board	-	-	-	-	-	-	22	-	-	22
Exposures in the form of bonds secured by mortgages	-	-	-	-	-	-	-	-	-	-
Short-term receivables from banks and intermediary institutions and short-term corporate receivables	-	-	-	-	-	-	-	-	-	-
Exposures in the form of collective investment undertakings	-	-	-	-	-	-	-	-	-	-
Equity share investments	-	-	-	-	-	250	-	-	-	250
Other receivables	-	-	-	-	-	239,355	-	-	-	239,355
<b>Total</b>	<b>705,587</b>	<b>-</b>	<b>1,968,076</b>	<b>1,177,875</b>	<b>53,544</b>	<b>1,231,343</b>	<b>22</b>	<b>-</b>	<b>15,788</b>	<b>5,152,235</b>

Prior Period – 31 December 2023

Risk Classes/ Risk Weight	0%	10%	20%	50%	75%	100%	150%	200%	Others	Total Risk Amount
Exposures to sovereigns and their central banks	394,192	-	-	-	-	-	-	-	-	394,192
Exposures to regional and local government	-	-	-	-	-	-	-	-	-	-
Exposures to administrative bodies and non-commercial entities	-	-	-	-	-	-	-	-	-	-
Exposures to multilateral development banks	-	-	-	-	-	-	-	-	-	-
Exposures to international organizations	-	-	-	-	-	-	-	-	-	-
Exposures to banks and brokerage houses	-	-	569,938	163,943	-	-	-	-	2,194	736,075
Exposures to corporates	-	-	261,308	606,438	-	720,993	-	-	-	1,588,739
Retail exposures	-	-	-	-	60,272	-	-	-	-	60,272
Exposures secured by residential property	-	-	-	-	-	-	-	-	-	-
Exposures secured by commercial property	-	-	-	-	-	-	-	-	-	-
Past-due items	-	-	-	-	-	-	-	-	-	-
Receivables determined as with high-risk by the Board	-	-	-	-	-	-	-	596,708	-	596,708
Exposures in the form of bonds secured by mortgages	-	-	-	-	-	-	-	-	-	-
Short-term receivables from banks and intermediary institutions and short-term corporate receivables	-	-	-	-	-	-	-	-	-	-
Exposures in the form of collective investment undertakings	-	-	-	-	-	-	-	-	-	-
Equity share investments	-	-	-	-	-	-	-	-	-	-
Other receivables	-	-	-	-	-	161,589	-	-	-	161,589
<b>Total</b>	<b>394,192</b>	<b>-</b>	<b>831,246</b>	<b>770,381</b>	<b>60,272</b>	<b>882,582</b>	<b>-</b>	<b>596,708</b>	<b>2,194</b>	<b>3,537,575</b>

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

#### IX. Explanations on risk management (cont'd)

##### d. Counterparty Credit Risk ("CCR") explanations

##### 1. Qualitative disclosure related to counterparty credit risk:

The Standard Method detailed in the Regulation on the Measurement and Evaluation of Banks' Capital Adequacy and the Communiqué on Credit Risk Reduction Techniques is used in the calculation of counterparty credit risk.

Bank limits and guarantees subject to counterparty credit risk are determined by the Board of Directors based on the level of authority. For corporate clients other than banks, the approval authorities determined for the standard credit allocation process are applied.

##### 2. Analysis of counterparty credit risk exposure by approach

	Current Period	Replacement cost	Potential future exposure	EEPE (*)	Alpha used for computing regulatory exposure at amount	Exposure at default post CRM	Risk weighted amounts
	Fair Value Valuation Method - CCR (for derivatives)	-	-			-	-
1	Standard approach - CCR (for derivatives)	6,591	10,124		1,4	23,404	12,923
2	Internal Model Method (for derivative financial instruments, repo transactions, securities or commodity lending or borrowing transactions, transactions with long clearing periods, and margin securities transactions)			-	-	-	-
3	Simple method for credit risk mitigation - (for repo transactions, securities or commodity lending or borrowing transactions, transactions with long clearing periods, and margin securities transactions)					6,910	1,382
4	Comprehensive method for credit risk mitigation - (for repo transactions, securities or commodity lending or borrowing transactions, transactions with long clearing periods, and margin securities transactions)					-	-
5	Value-at-risk for repo transactions, securities or commodity lending or borrowing transactions, transactions with long clearing periods, and margin securities transactions)					-	-
6	<b>Total</b>						<b>14,305</b>

	Prior Period	Replacement cost	Potential future exposure	EEPE (*)	Alpha used for computing regulatory exposure at amount	Exposure at default post CRM	Risk weighted amounts
	Fair Value Valuation Method - CCR (for derivatives)	-	-			-	-
1	Standard approach - CCR (for derivatives)	50,530	40,579		1,4	127,554	67,466
2	Internal Model Method (for derivative financial instruments, repo transactions, securities or commodity lending or borrowing transactions, transactions with long clearing periods, and margin securities transactions)			-	-	-	-
3	Simple method for credit risk mitigation - (for repo transactions, securities or commodity lending or borrowing transactions, transactions with long clearing periods, and margin securities transactions)					95,330	939
4	Comprehensive method for credit risk mitigation - (for repo transactions, securities or commodity lending or borrowing transactions, transactions with long clearing periods, and margin securities transactions)					-	-
5	Value-at-risk for repo transactions, securities or commodity lending or borrowing transactions, transactions with long clearing periods, and margin securities transactions)					-	-
6	<b>Total</b>						<b>68,405</b>

(\*) Effective expected position amount

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

#### IX. Explanations on risk management (cont'd)

##### 3. Credit Valuation Adjustments ("CVA") capital charge

		Risk amount (After the use of credit risk mitigation techniques)	RWA
	<b>Current Period</b>		
	Total portfolio value with comprehensive approach CVA capital adequacy	-	-
1	(i) Value at risk component (3*multiplier included)	-	-
2	(ii) Stressed Value at Risk (3*multiplier included)	-	-
3	Total portfolio value with standard approach CVA capital adequacy	19,807	4,310
4	<b>Total amount of CVA capital adequacy</b>	<b>19,807</b>	<b>4,310</b>
	<b>Prior Period</b>		
	Total portfolio value with comprehensive approach CVA capital adequacy	-	-
1	(i) Value at risk component (3*multiplier included)	-	-
2	(ii) Stressed Value at Risk (3*multiplier included)	-	-
3	Total portfolio value with standard approach CVA capital adequacy	125,588	22,413
4	<b>Total amount of CVA capital adequacy</b>	<b>125,588</b>	<b>22,413</b>

##### 4. Standardized Approach - Receivables according to risk categories and risk weights

Current Period Risk Weights/ Risk Classes	0%	10%	20%	50%	75%	100%	150%	Other	Total credit risk <sup>(1)</sup>
Receivables from Central governments and central banks	200,000	-	-	-	-	-	-	-	-
Receivables from Local governments and municipalities	-	-	-	-	-	-	-	-	-
Receivables from Administrative and non-commercial	-	-	-	-	-	-	-	-	-
Receivables from Multilateral Development Bank	-	-	-	-	-	-	-	-	-
Receivables from International Organizations	-	-	-	-	-	-	-	-	-
Receivables from Banks and Intermediary Institutions	-	-	8,837	10,829	-	-	-	3,597	7,254
Corporate receivables	-	-	-	-	-	7,051	-	-	7,051
Retail receivables	-	-	-	-	-	-	-	-	-
Other receivables <sup>(2)</sup>	-	-	-	-	-	-	-	-	-
<b>Total</b>	<b>200,000</b>	<b>-</b>	<b>8,837</b>	<b>10,829</b>	<b>-</b>	<b>7,051</b>	<b>-</b>	<b>3,597</b>	<b>14,305</b>

Prior Period Risk Weights/ Risk Classes	0%	10%	20%	50%	75%	100%	150%	Other	Total credit risk <sup>(1)</sup>
Receivables from Central governments and central banks	95,330	-	-	-	-	-	-	-	-
Receivables from Local governments and municipalities	-	-	-	-	-	-	-	-	-
Receivables from Administrative and non-commercial	-	-	-	-	-	-	-	-	-
Receivables from Multilateral Development Bank	-	-	-	-	-	-	-	-	-
Receivables from International Organizations	-	-	-	-	-	-	-	-	-
Receivables from Banks and Intermediary Institutions	-	-	25,332	9,144	-	-	-	1,966	9,678
Corporate receivables	-	-	25,494	33,365	-	36,946	-	-	58,727
Retail receivables	-	-	-	-	-	-	-	-	-
Other receivables <sup>(2)</sup>	-	-	-	-	-	-	-	-	-
<b>Total</b>	<b>95,330</b>	<b>-</b>	<b>50,826</b>	<b>42,509</b>	<b>-</b>	<b>36,946</b>	<b>-</b>	<b>1,966</b>	<b>68,405</b>

<sup>(1)</sup> Total credit risk: The amount related to the capital adequacy calculation after the counterparty credit risk measurement techniques have been applied.

<sup>(2)</sup> Other receivables: It includes the amounts not included in the counterparty credit risk reported in the table of risks to the central counterparty.

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

#### IX. Explanations on risk management (cont'd)

##### 5. Collaterals used for counterparty credit risk

Current Period	Derivative financial instrument collaterals				Other transaction collaterals	
	Collaterals received		Collaterals given		Collaterals received	Collaterals given
	Reserved	Not Reserved	Reserved	Not Reserved		
Cash – domestic currency	-	-	-	-	206,910	232,311
Cash – foreign currency	-	-	-	-	-	-
Government bonds/bills – domestic	-	-	-	-	-	-
Government bonds/bills – other	-	-	-	-	-	-
Public institution bonds/bills	-	-	-	-	-	-
Corporate bonds/bills	-	-	-	-	-	-
Equity securities	-	-	-	-	-	-
Other collaterals	-	-	-	-	-	-
<b>Total</b>	-	-	-	-	<b>206,910</b>	<b>232,311</b>

  

Prior Period	Derivative financial instrument collaterals				Other transaction collaterals	
	Collaterals received		Collaterals given		Collaterals received	Collaterals given
	Reserved	Not Reserved	Reserved	Not Reserved		
Cash – domestic currency	-	-	-	-	95,330	60,215
Cash – foreign currency	-	-	-	-	-	-
Government bonds/bills – domestic	-	-	-	-	-	-
Government bonds/bills – other	-	-	-	-	-	-
Public institution bonds/bills	-	-	-	-	-	-
Corporate bonds/bills	-	-	-	-	-	-
Equity securities	-	-	-	-	-	-
Other collaterals	-	-	-	-	-	-
<b>Total</b>	-	-	-	-	<b>95,330</b>	<b>60,215</b>

##### 6. Credit derivatives

Since there is no credit derivative, the related table is not provided.

##### 7. Exposures to central counterparties ("CCP")

	Current Period	Exposure at default (post CRM)	Risk weighted amounts
1	<b>Exposure to Qualified Central Counterparties (QCCPs) (total)</b>	<b>5,383</b>	<b>108</b>
2	Exposures for trades at QCCPs (excluding initial margin and default fund contributions); of which	-	-
3	(a) OTC derivatives	3,597	72
4	(b) Exchange-traded Derivative	-	-
5	(c) Repo,-reverse repo transactions, securities on credit transactions and securities or commodity lending or borrowing transactions	-	-
6	(d) Netting sets where cross-product has been approved	-	-
7	Segregated initial margin	-	-
8	Non-segregated initial margin	-	-
9	Pre-funded default fund contributions	1,786	36
10	Unfunded default fund contributions	-	-
11	<b>Exposures to non-QCCPs</b>	-	-
12	Exposures for trades at non-QCCPs (excluding initial margin and default fund contributions); of which	-	-
13	(a) OTC derivatives	-	-
14	(b) Exchange-traded Derivative	-	-
15	(c) Repo,-reverse repo transactions, securities on credit transactions and securities or commodity lending or borrowing transactions	-	-
16	(d) Netting sets where cross-product has been approved	-	-
17	Segregated initial margin	-	-
18	Non-segregated initial margin	-	-
19	Pre-funded default fund contributions	-	-
20	Unfunded default fund contributions	-	-



# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

#### IX. Explanations on risk management (cont'd)

##### 7. Exposures to central counterparties ("CCP") (cont'd)

	Prior Period	Exposure at default (post CRM)	Risk weighted amounts
1	<b>Exposure to Qualified Central Counterparties (QCCPs) (total)</b>	<b>2,194</b>	<b>44</b>
2	Exposures for trades at QCCPs (excluding initial margin and default fund contributions); of which	-	-
3	(a) OTC derivatives	1,966	39
4	(b) Exchange-traded Derivative	-	-
5	(c) Repo,-reverse repo transactions, securities on credit transactions and securities or commodity lending or borrowing transactions	-	-
6	(d) Netting sets where cross-product has been approved	-	-
7	Segregated initial margin	-	-
8	Non-segregated initial margin	-	-
9	Pre-funded default fund contributions	228	5
10	Unfunded default fund contributions	-	-
11	<b>Exposures to non-QCCPs</b>	-	-
12	Exposures for trades at non-QCCPs (excluding initial margin and default fund contributions); of which	-	-
13	(a) OTC derivatives	-	-
14	(b) Exchange-traded Derivative	-	-
15	(c) Repo,-reverse repo transactions, securities on credit transactions and securities or commodity lending or borrowing transactions	-	-
16	(d) Netting sets where cross-product has been approved	-	-
17	Segregated initial margin	-	-
18	Non-segregated initial margin	-	-
19	Pre-funded default fund contributions	-	-
20	Unfunded default fund contributions	-	-

#### e. Securitization Disclosures

The Bank has no securitization transactions as of 31 December 2024 and 31 December 2023.

#### X. Explanations on market risk

##### Qualitative disclosure requirements related to market risk

The Bank defines market risk as the possibility of loss that the bank's on-balance sheet and off-balance sheet positions may be exposed to within the scope of exchange rate risk, commodity risk, interest rate risk and stock position risk arising from the movements in market prices, and within the framework of financial risk management, the FX position is kept in balance in order to protect itself from the risks that may arise in the markets and minimize the liquidity and interest risk.

The amount subject to market risk is calculated according to the Standard Method, on a monthly basis and included in the calculation of capital adequacy standard ratio. The Board of Directors takes the necessary measures to maintain an effective internal control and risk management system within the Bank and closely monitors the development of market risk. Changes are reviewed and evaluated on a monthly basis.

The distribution of the Bank's portfolio by maturity and instrument, and the developments in the markets are monitored by the Bank's senior management. All treasury transactions are carried out with the knowledge of the senior management, and the fund management strategy is revised by the Bank's senior management, if needed, depending on the developments in the markets.

It is aimed to protect the Bank's balance sheet and capital structure from factors such as interest rate risk, currency risk, liquidity risk arising due to changes in interest rates and parity arising from the fluctuations in the financial markets and to minimize the aforementioned risk.

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

#### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

##### X. Qualitative information about market risk (cont'd)

In measuring market risk at the bank, the "Standard Method" is used in accordance with the principles in the third section of the "Regulation on the Measurement and Assessment of Capital Adequacy of Banks" published in the Official Gazette dated 23 October 2015 and numbered 29511, and is sent to the BRSA on a monthly basis. In addition, reports are made to the Audit Committee and the Board of Directors through the reports prepared on a monthly basis by the Risk Management Presidency.

In addition to the standard method, the "Internal Model" is used to calculate "Value at Risk" ("RMD") on a monthly basis. In this modeling, the "Filtered Historical Simulation Method" is used and the RMD is calculated at a 99% confidence interval. The performance measurements of the models are made with back-tests and stress tests. The results are reported to the Audit Committee and the Board of Directors on a monthly basis.

##### XI. Explanations on operational risk

In the calculation of the amount subject to operational risk, the Basic Indicator Method is used in accordance with Article 24 of the "Regulation on the Measurement and Evaluation of the Capital Adequacy of Banks", and the legal measurement is carried out once a year.

As of 31 December 2024, the amount subject to operational risk is TL 598,489 (31 December 2023: 152,089) and the details of the calculation are shown in the table below:

Current Period				Total/Positive GI year	Ratio (%)	Total
	31.12.2021	31.12.2022	31.12.2023	number		
Gross income	56,264	105,964	795,355	319,194	15	47,879
<b>Amount Subject to Operational Risk (Total*12.5)</b>						<b>598,489</b>
Prior Period				Total/Positive GI year	Ratio (%)	Total
	31.12.2020	31.12.2021	31.12.2022	number		
Gross income	-	56,264	105,964	81,114	15	12,167
<b>Amount Subject to Operational Risk (Total*12.5)</b>						<b>152,089</b>

##### XII. Interest rate risk from banking accounts

Interest rate risk related to banking book is defined as interest rate risk arising from all on-balance sheet and off-balance sheet items sensitive to interest, excluding items followed in trading accounts and subordinated debts taken into account in the calculation of equity in accordance with the Regulation on Banks' Equity. Interest rate risk from banking accounts is managed within the framework of the policies and procedures established within the Bank and in line with the decisions of the Assets and Liabilities Committee.

Interest rate risk from banking accounts is measured and reported on a monthly basis within the scope of the "Regulation on the Measurement and Evaluation of Interest Rate Risk Arising from Banking Accounts with the Standard Shock Method" published in the Official Gazette dated 23.08.2011 and numbered 28034.

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

#### INFORMATION ON FINANCIAL STRUCTURE AND RISK MANAGEMENT (cont'd)

##### XII. Interest rate risk from banking accounts (cont'd)

Interest rate risk from banking accounts does not constitute a significant loss amount for the Bank, considering the size of the Bank's balance sheet and the complexity of transactions in the banking portfolio. Despite the fact that future losses seem to be quite low in upward (+500bp for TL, +200bp for USD and +200bp for EUR) and downward (-400bp for -TL, -200bp for USD and -200bp for EUR) shocks applied by the Bank for positions originating from banking accounts, the interest rate risk arising from banking accounts is closely monitored by the Bank's senior management.

	Current Period- Currency	Applied Shock (+/-x basis points) <sup>(1)</sup>	Gains /Losses	Gains/Equity- Losses/ Equity
1	TL	500 (400)	(9,963) 8,647	(1.27) % 1.10%
2	EUR	200 (200)	(181) 185	(0.02) % 0.02%
3	USD	200 (200)	3,405 (3,493)	0.43% (0.44) %
<b>Total (For Negative Shocks)</b>			<b>5,338</b>	<b>0.68%</b>
<b>Total (For Positive Shocks)</b>			<b>(6,708)</b>	<b>(0.86)%</b>

<sup>(1)</sup> Separate rows are used for each shock applied to a currency with different severity and direction.

	Prior Period- Currency	Applied Shock (+/-x basis points) <sup>(1)</sup>	Gains /Losses	Gains/Equity- Losses/ Equity
1	TL	500 (400)	(9,261) 8,059	(1.41) % 1.23%
2	EUR	200 (200)	(41) 42	(0.01) % 0.01%
3	USD	200 (200)	(5,247) 5,904	(0.80) % 0.90%
<b>Total (For Negative Shocks)</b>			<b>14,005</b>	<b>(2.22) %</b>
<b>Total (For Positive Shocks)</b>			<b>(14,549)</b>	<b>2.13%</b>

##### XIII. Disclosures regarding transactions made in the name and account of others and transactions based on faith

The Bank provides custody, management and consultancy services on behalf of the customer. Such transactions are tracked in off-balance sheet accounts.

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

#### SECTION FIVE

##### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS

##### I. EXPLANATIONS AND NOTES ON ASSETS

##### 1. Information on cash and balances with the CBRT

##### 1.1. Information on cash and balances with the CBRT

	Current Period		Prior Period	
	TL	FC	TL	FC
Cash/Foreign currency	-	-	-	-
CBRT	674	88,789	62,849	90,887
Other	-	-	-	-
<b>Total</b>	<b>674</b>	<b>88,789</b>	<b>62,849</b>	<b>90,887</b>

##### 1.2. Information on the account of Central Bank of Türkiye

	Current Period		Prior Period	
	TL	FC	TL	FC
Unrestricted demand deposit <sup>(1)</sup>	674	285	62,849	237
Unrestricted time deposit	-	-	-	-
Required Reserve	-	88,504	-	90,650
<b>Total</b>	<b>674</b>	<b>88,789</b>	<b>62,849</b>	<b>90,887</b>

(1) In accordance with the BRSA's letter dated 3 January 2008, the average TL reserve requirement balances are monitored under "CBRT Demand Free Account".

##### 1.3. Information on required reserves

Banks established in Türkiye or operating in Türkiye by means of opening branches are subject to the Republic of Türkiye Central Bank's Communiqué Regarding Required Provisions No. 2013/15. The amount to be calculated by deducting the deductible items specified in the Communiqué from the domestic liabilities of banks and the deposits/super credit funds accepted from Türkiye on behalf of their branches abroad constitute the liabilities subject to reserve requirements.

According to the Turkish lira and foreign currency denominated cash loan growth-based reserve requirement, if the cash loan growth rate exceeds the growth rate determined by the Central Bank of the Republic of Türkiye, banks are required to hold Turkish lira reserve requirements in the amount of the loan amount exceeding this rate.

For banks with a balance sheet asset size of less than TL 200 billion, the required reserve requirement is calculated by deducting TL 750 million from the required reserve requirement for Turkish Lira items subject to reserve requirements.

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

#### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

##### I. EXPLANATIONS AND NOTES ON ASSETS (cont'd)

##### 1. Information on cash and balances with the CBRT (cont'd)

##### 1.3. Information on required reserves (cont'd)

In accordance with the CBRT's "Communiqué on Reserve Requirements", banks operating in Türkiye are required to maintain reserve requirements for Turkish currency deposits and other liabilities at rates ranging from 0% to 33% (31 December 2023: 0% to 30%) depending on their maturities as of the balance sheet date: 0% (31 December 2023: 0%) for Turkish currency deposits and liabilities, 5% to 30% (31 December 2023: 5% to 30%) for foreign currency deposits and other foreign currency liabilities, 25% for foreign currency detached funds (31 December 2023: 25%) and 22% to 26% (31 December 2023: 22% to 26%) for precious metal liabilities depending on the maturity structure of the deposits.

##### 2. Information on financial assets measured at fair value through profit or loss subject to repo transactions and given as collateral/blocked

None.

##### 3. Information on derivative financial assets

##### Statement of positive differences on derivative financial assets

	Current Period		Prior Period	
	TL	FC	TL	FC
Forward transactions	6,739	-	35,903	-
Swap transactions	157	-	14,689	-
Futures transactions	-	-	-	-
Options	-	-	-	-
Other	-	-	-	-
<b>Total</b>	<b>6,896</b>	<b>-</b>	<b>50,592</b>	<b>-</b>

##### 4. Information on banks and other financial institutions

	Current Period		Prior Period	
	TL	FC	TL	FC
Banks				
<i>Domestic</i>	217,674	4,201	578	120,657
<i>Foreign</i>	-	131,519	-	86,536
<i>Branches and offices abroad</i>	-	-	-	-
<b>Total</b>	<b>217,674</b>	<b>135,720</b>	<b>578</b>	<b>207,193</b>

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

#### I. EXPLANATIONS AND NOTES ON ASSETS (cont'd)

#### 4. Information on banks and other financial institutions (cont'd)

##### *Foreign bank accounts*

	Current Period		Prior Period	
	Unrestricted amount	Restricted amount	Unrestricted amount	Restricted amount
EU Countries	118,615	-	40,733	-
USA, Canada	12,904	-	45,803	-
OECD Countries <sup>(1)</sup>	-	-	-	-
Offshore banking regions	-	-	-	-
Other	-	-	-	-
<b>Total</b>	<b>131,519</b>	<b>-</b>	<b>86,536</b>	<b>-</b>

(1) EU countries, OECD countries excluding the USA and Canada.

#### 5. Information on financial assets measured at fair value through other comprehensive income

##### 5.1. Information on financial assets measured at fair value through other comprehensive income subject to repurchase agreements and given as collateral or blocked

	Current Period		Prior Period	
	TL	FC	TL	FC
Subject to repurchase agreements	191,827	-	70,352	-
Given as collateral/blocked	-	8,710	-	7,260
<b>Total</b>	<b>191,827</b>	<b>8,710</b>	<b>70,352</b>	<b>7,260</b>

##### 5.2. Information on financial assets measured at fair value through other comprehensive income

	Current Period		Prior Period	
	TL	FC	TL	FC
<b>Debt Securities</b>	<b>396,666</b>	<b>35,973</b>	<b>98,637</b>	<b>97,863</b>
<i>Quoted on a stock exchange</i>	396,666	35,973	98,637	97,863
<i>Not quoted</i>	-	-	-	-
<b>Equity Shares</b>	-	-	-	-
<i>Quoted on a stock exchange</i>	-	-	-	-
<i>Not quoted</i>	-	-	-	-
<b>Impairment provision (-)</b>	<b>29</b>	<b>-</b>	<b>1,717</b>	<b>55</b>
<b>Total</b>	<b>396,637</b>	<b>35,973</b>	<b>96,920</b>	<b>97,808</b>

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

#### I. EXPLANATIONS AND NOTES ON ASSETS (cont'd)

##### 6. Information on loans

##### 6.1. Information on all types of loans and advances given to shareholders and employees of the Bank

	Current Period		Prior Period	
	Cash	Non-cash	Cash	Non-cash
Direct lending to shareholders	-	-	-	-
<i>Loans given to legal entity</i>	-	-	-	-
<i>Loans given to real person</i>	-	-	-	-
Indirect lending to shareholders	592,457	69,348	249,573	197,988
Loans to employees	-	-	-	-
<b>Total</b>	<b>592,457</b>	<b>69,348</b>	<b>249,573</b>	<b>197,988</b>

##### 6.2. Information on standard loans and loans under close monitoring including restructured or rescheduled loans:

Current Period		Loans Under Close Monitoring			
	Standard loans	Not under the scope of restructuring or rescheduling	Loans with Revised Contract Terms	Refinancing	
Non-specialized loans	2,584,376	-	-	-	
<i>Corporation loans</i>	886,435	-	-	-	
<i>Export loans</i>	310,169	-	-	-	
<i>Import loans</i>	-	-	-	-	
<i>Loans given to financial sector</i>	1,281,451	-	-	-	
<i>Consumer loans</i>	-	-	-	-	
<i>Credit cards</i>	-	-	-	-	
<i>Other</i>	106,321	-	-	-	
Specialized loans	-	-	-	-	
Other receivables	-	-	-	-	
<b>Total</b>	<b>2,584,376</b>	<b>-</b>	<b>-</b>	<b>-</b>	

Prior Period		Loans Under Close Monitoring			
	Standard loans	Not under the scope of restructuring or rescheduling	Loans with Revised Contract Terms	Refinancing	
Non-specialized loans	1,666,470	-	-	-	
<i>Corporation loans</i>	945,941	-	-	-	
<i>Export loans</i>	185,321	-	-	-	
<i>Import loans</i>	-	-	-	-	
<i>Loans given to financial sector</i>	489,120	-	-	-	
<i>Consumer loans</i>	-	-	-	-	
<i>Credit cards</i>	-	-	-	-	
<i>Other</i>	46,088	-	-	-	
Specialized loans	-	-	-	-	
Other receivables	-	-	-	-	
<b>Total</b>	<b>1,666,470</b>	<b>-</b>	<b>-</b>	<b>-</b>	

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

#### I. EXPLANATIONS AND NOTES ON ASSETS (cont'd)

##### 6. Information on loans (cont'd)

##### 6.2. Information on standard loans and loans under close monitoring including restructured or rescheduled loans: (cont'd)

	Current Period		Prior Period	
	Standard loans	Loans Under Close Monitoring	Standard loans	Loans Under Close Monitoring
12 Month expected credit losses	1,143	-	1,256	-
Significant Increase in Credit Risk	-	-	-	-
<b>Total</b>	<b>1,143</b>	<b>-</b>	<b>1,256</b>	<b>-</b>

	Standard loans	Loans Under Close Monitoring
<b>Number of Amendments Made to Extend the Payment Plan</b>		
Extended 1 or 2 times	-	-
Extended 3,4 or 5 times	-	-
Extended over 5 times	-	-
<b>Total</b>	<b>-</b>	<b>-</b>

	Standard loans	Loans Under Close Monitoring
<b>Extended Period with Payment Plan Amendment</b>		
0-6 Months	-	-
6 Months - 12 Months	-	-
1-2 Years	-	-
2-5 Years	-	-
6 Years and More	-	-
<b>Total</b>	<b>-</b>	<b>-</b>

##### 6.3. Maturity analysis of cash loans

	Current Period			Prior Period		
	Standard loans	Loans under close monitoring		Standard loans	Loans under close monitoring	
		Not under the scope of restructuring or rescheduling	Restructured		Not under the scope of restructuring or rescheduling	Restructured
Short-term loans	2,584,376	-	-	1,666,470	-	-
Medium and long-term loans	-	-	-	-	-	-
<b>Total</b>	<b>2,584,376</b>	<b>-</b>	<b>-</b>	<b>1,666,470</b>	<b>-</b>	<b>-</b>

##### 6.4. Information on consumer loans, individual credit cards, personnel loans and credit cards given to personnel

None.



# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

#### I. EXPLANATIONS AND NOTES ON ASSETS (cont'd)

##### 6. Information on loans (cont'd)

##### 6.5. Information on commercial instalments loans and corporate credit cards

Current Period	Short-Term	Medium and Long-Term	Total
Commercial Installment Loans-TL	75,988	-	75,988
Business Residential Loans	-	-	-
Automobile Loans	-	-	-
Consumer Loans	75,988	-	75,988
Other	-	-	-
Commercial Installment Loans- Indexed to FC	-	-	-
Business Residential Loans	-	-	-
Automobile Loans	-	-	-
Consumer Loans	-	-	-
Other	-	-	-
Commercial Installment Loans – FC	-	-	-
Business Residential Loans	-	-	-
Automobile Loans	-	-	-
Consumer Loans	-	-	-
Other	-	-	-
Corporate Credit Cards-TL	-	-	-
Installment	-	-	-
Non-installment	-	-	-
Corporate Credit Cards-FC	-	-	-
Installment	-	-	-
Non-installment	-	-	-
Overdraft Accounts-TL (Corporation)	-	-	-
Overdraft Accounts-FC (Corporation)	-	-	-
<b>Total</b>	<b>75,988</b>	<b>-</b>	<b>75,988</b>
Prior Period	Short-Term	Medium and Long-Term	Total
Commercial Installment Loans-TL	43,164	-	43,164
Business Residential Loans	-	-	-
Automobile Loans	-	-	-
Consumer Loans	43,164	-	43,164
Other	-	-	-
Commercial Installment Loans- Indexed to FC	-	-	-
Business Residential Loans	-	-	-
Automobile Loans	-	-	-
Consumer Loans	-	-	-
Other	-	-	-
Commercial Installment Loans – FC	-	-	-
Business Residential Loans	-	-	-
Automobile Loans	-	-	-
Consumer Loans	-	-	-
Other	-	-	-
Corporate Credit Cards-TL	-	-	-
Installment	-	-	-
Non-installment	-	-	-
Corporate Credit Cards-FC	-	-	-
Installment	-	-	-
Non-installment	-	-	-
Overdraft Accounts-TL (Corporation)	-	-	-
Overdraft Accounts-FC (Corporation)	-	-	-
<b>Total</b>	<b>43,164</b>	<b>-</b>	<b>43,164</b>

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

#### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

##### I. EXPLANATIONS AND NOTES ON ASSETS (cont'd)

##### 6. Information on loans (cont'd)

##### 6.6. Loan according to types of borrowers

	Current Period	Prior Period
Public	-	-
Private	2,584,376	1,666,470
<b>Total</b>	<b>2,584,376</b>	<b>1,666,470</b>

##### 6.7. Distribution of domestic and foreign loans

	Current Period	Prior Period
Domestic Loans	2,584,376	1,666,470
Foreign Loans	-	-
<b>Total</b>	<b>2,584,376</b>	<b>1,666,470</b>

##### 6.8. Loans granted to subsidiaries and associates

None.

##### 6.9. Specific provisions for loans or provisions for default loans (Stage 3)

	Current Period	Prior Period
Loans and Receivables with Limited Collectability	-	-
Doubtful Loans and Receivables	14,580	118
Uncollectible Loans and Receivables	118	-
<b>Total</b>	<b>14,698</b>	<b>118</b>

##### 6.10. Information on non-performing loans and restructured loans

	GROUP III Loans with Limited Collectibility	GROUP IV Loans with Doubtful Collectibility	GROUP V Uncollectible Loans
<b>Current Period</b>	<b>-</b>	<b>26,720</b>	<b>118</b>
Gross Amounts Before Provisions	-	26,720	118
Restructured Credits	-	-	-
<b>Prior Period</b>	<b>-</b>	<b>118</b>	<b>-</b>
Gross Amounts Before Provisions	-	118	-
Restructured Credits	-	-	-

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

#### I. EXPLANATIONS AND NOTES ON ASSETS (cont'd)

#### 6. Information on loans (cont'd)

##### 6.11. Information on total non-performing loans

	Group III Loans and Receivables with Limited Collectability	Group IV Doubtful Loans and Receivables	Group V Uncollectible Loans and Receivables
<b>Current Period</b>			
<b>Prior Period End Balance</b>	-	118	-
Additions (+)	61,408	1,062	-
Transfers from Other Categories of Loans Under Follow-Up (+)	-	33,296	118
Transfers to Other Categories of Loans Under Follow-Up (-)	33,296	118	-
Collections (-)	28,112	7,638	-
Write-offs (-)	-	-	-
<b>Sold (-)</b>	-	-	-
Corporate and Commercial Loans	-	-	-
Retail Loans	-	-	-
Credit Cards	-	-	-
Other	-	-	-
<b>Balance at End of Period</b>	-	26,720	118
<b>Provision (-)</b>	-	14,580	118
<b>Net Balance on Balance Sheet</b>	-	12,140	-

	Group III Loans and Receivables with Limited Collectability	Group IV Doubtful Loans and Receivables	Group V Uncollectible Loans and Receivables
<b>Prior Period</b>			
<b>Prior Period End Balance</b>	-	-	-
Additions (+)	106	12	-
Transfers from Other Categories of Loans Under Follow-Up (+)	-	106	-
Transfers to Other Categories of Loans Under Follow-Up (-)	106	-	-
Collections (-)	-	-	-
Write-offs (-)	-	-	-
<b>Sold (-)</b>	-	-	-
Corporate and Commercial Loans	-	-	-
Retail Loans	-	-	-
Credit Cards	-	-	-
Other	-	-	-
<b>Balance at End of Period</b>	-	118	-
<b>Provision (-)</b>	-	118	-
<b>Net Balance on Balance Sheet</b>	-	-	-

##### 6.12. Information on foreign currency non-performing loans

As of 31 December 2024, the Bank has no non-performing receivables arising from foreign currency loans (31 December 2023: None).

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

#### I. EXPLANATIONS AND NOTES ON ASSETS (cont'd)

##### 6. Information on loans (cont'd)

##### 6.13. Information on gross and net non-performing loans and receivables as per customer categories

	Group III	Group IV	Group V
	Loans and Receivables with Limited Collectability	Doubtful Loans and Receivables	Uncollectible Loans and Receivables
<b>Current Period (Net)</b>	-	12,140	-
Loans to Individuals and Corporate (Gross)	-	-	-
Provision Amount (-)	-	-	-
Loans to Individuals and Corporate (Net)	-	-	-
Banks (Gross)	-	-	-
Provision Amount (-)	-	-	-
Banks (Net)	-	-	-
Other Loans (Gross)	-	26,720	118
Provision Amount (-)	-	14,580	118
Other Loans (Net)	-	12,140	-
<b>Prior Period (Net)</b>	-	-	-
Loans to Individuals and Corporate (Gross)	-	-	-
Provision Amount (-)	-	-	-
Loans to Individuals and Corporate (Net)	-	-	-
Banks (Gross)	-	-	-
Provision Amount (-)	-	-	-
Banks (Net)	-	-	-
Other Loans (Gross)	-	118	-
Provision Amount (-)	-	118	-
Other Loans (Net)	-	-	-

##### 6.14. Information on interest accruals, rediscounts and valuation differences calculated for non-performing loans and their provisions

	Group III	Group IV	Group V
	Loans and Receivables with Limited Collectability	Loans and Receivables with Doubtful Collectability	Uncollectible Loans and Other Receivables
<b>Current Period (Net)</b>	-	5,935	-
Interest Accruals, Rediscounts and Valuation Differences	-	13,062	22
Provision Amount (-)	-	7,127	22
<b>Prior Period (Net)</b>	-	-	-
Interest Accruals, Rediscounts and Valuation Differences	-	22	-
Provision Amount (-)	-	22	-

##### 7. Financial assets measured at amortized cost

##### 7.1. Information on subject to repurchase transactions, given as a guarantee or blocked

	Current Period		Prior Period	
	TL	FC	TL	FC
Subject to repurchase agreements	-	-	5,550	-
Given as collateral/blocked	-	-	2,789	-
<b>Total</b>	-	-	8,339	-

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

#### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

##### I. EXPLANATIONS AND NOTES ON ASSETS (cont'd)

##### 7. Financial assets measured at amortized cost (cont'd)

###### 7.2. Information on financial assets measured at amortized cost government debt securities

	Current Period	Prior Period
Government Bonds	12,222	14,129
Treasury Bills	-	-
Other Government Securities	-	-
<b>Total</b>	<b>12,222</b>	<b>14,129</b>

###### 7.3. Information on financial assets measured at amortized cost

	Current Period	Prior Period
Debt Securities	12,222	14,914
Quoted at Stock Exchange	12,222	14,914
Unquoted at Stock Exchange	-	-
Impairment Provision (-)	-	-
<b>Total</b>	<b>12,222</b>	<b>14,914</b>

###### 7.4. Movement of financial assets measured at amortized cost

	Current Period	Prior Period
Balances at the Beginning of Period	14,914	90,224
Foreign Currency Differences on Monetary Assets	-	-
Purchase During the Period	-	11,435
Disposals through Sales and Redemptions	(3,489)	(86,248)
Impairment Provision (-)	-	-
Valuation Effect	797	(497)
<b>End of Period Total</b>	<b>12,222</b>	<b>14,914</b>

##### 8. Investments in associates (Net)

The Bank has no associates as of 31 December 2024 and 31 December 2023.

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

#### I. EXPLANATIONS AND NOTES ON ASSETS (cont'd)

##### 9. Information on subsidiaries

###### 9.1. Information on subsidiaries

	<u>Title</u>	<u>Address (City/Country)</u>	<u>Bank's Share Ratio</u>	<u>Share Ratio of Other Shareholders</u>
1	D Varlık Kiralama A.Ş.	İstanbul/Türkiye	100	100

	<u>Total assets</u>	<u>Shareholders' equity</u>	<u>Total fixed assets</u>	<u>Interest income</u>	<u>Income on securities portfolio</u>	<u>Current period profit/ (loss)</u>	<u>Prior period profit/ (loss)</u>	<u>Fair value</u>
1	101,071	250	-	795	-	-	-	-

	<u>Current Period</u>	<u>Prior Period</u>
<b>Balance at the Beginning of the Period</b>	-	-
<b>Movements During the Period</b>	<b>250</b>	-
Acquisitions <sup>(1)</sup>	250	-
Bonus Shares and Contributions to Capital	-	-
Dividends from Current Year Profit	-	-
Sales/Settlements	-	-
Reclassification	-	-
Value Increase/Decrease	-	-
Provision for Net Foreign Exchange Appreciation	-	-
/Depreciation of Foreign Subsidiaries	-	-
<b>Balance at the End of the Period</b>	<b>250</b>	-
<b>Capital Commitments</b>	-	-
<b>Share Percentage at the End of Period (%)</b>	<b>100</b>	-

- (1) D Varlık Kiralama A.Ş. has been registered in the Trade Registry on 22 February 2024 and has a total value of 250,000 full Turkish Lira divided into 250,000 shares each with a value of 1.00 Turkish Lira and all registered shares have been paid by the Bank.

###### 9.2. Sectorial information on subsidiaries and the related carrying amounts in the legal books

	<u>Current Period</u>	<u>Prior Period</u>
Banks	-	-
Insurance Companies	-	-
Factoring Companies	-	-
Leasing Companies	-	-
Finance Companies	-	-
Other Subsidiaries	250	-
<b>End of Period Total</b>	<b>250</b>	-

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

#### I. EXPLANATIONS AND NOTES ON ASSETS (cont'd)

##### 10. Information on jointly controlled entities

None (31 December 2023: None).

##### 11. Information on receivables from lease transactions (net)

None (31 December 2023: None).

##### 12. Explanations on tangible assets

	Machinery, plant and equipment	Fixtures	Leasehold improvements	Right-of- use assets	Real estates	Vehicles	Other Tangible Assets	Total
<b>Prior Period</b>								
Cost	10,303	684	-	4,341	132,712	10,564	910	159,514
Accumulated depreciation (-)	3,629	332	-	3,080	1,547	1,468	478	10,534
<b>Net book value</b>	<b>6,674</b>	<b>352</b>	<b>-</b>	<b>1,261</b>	<b>131,165</b>	<b>9,096</b>	<b>432</b>	<b>148,980</b>
<b>Current Period</b>								
<b>Net book value at the beginning of the period</b>	<b>6,674</b>	<b>352</b>	<b>-</b>	<b>1,261</b>	<b>131,165</b>	<b>9,096</b>	<b>432</b>	<b>148,980</b>
Additions	2,227	820	2,300	12,540	-	18,225	2,723	38,835
Capitalised financing costs	-	-	-	-	-	-	-	-
Disposals (-), net	34	-	-	221	-	-	22	277
Transfers (-), net	-	-	-	-	-	-	-	-
Revaluation differences, net	-	-	-	-	37,823	5,821	-	43,644
Depreciation (-)	2,098	237	309	2,193	2,044	2,502	308	9,691
Cost at the end of the period	12,478	1,504	2,300	12,540	172,403	37,339	3,521	242,085
Accumulated depreciation at the end of the period (-)	5,709	569	309	1,153	5,459	6,699	696	20,594
<b>Closing net book value</b>	<b>6,769</b>	<b>935</b>	<b>1,991</b>	<b>11,387</b>	<b>166,944</b>	<b>30,640</b>	<b>2,825</b>	<b>221,491</b>

##### 13. Explanations on intangible assets

	Licences and Software	Other Intangible Assets	Total
<b>Prior Period</b>			
Cost	68,889	-	68,889
Accumulated depreciation (-)	8,787	-	8,787
<b>Net book value</b>	<b>60,102</b>	<b>-</b>	<b>60,102</b>
<b>Current Period</b>			
<b>Net book value at the beginning of the period</b>	<b>60,102</b>	<b>-</b>	<b>60,102</b>
Acquired	15,047	-	15,047
Capitalised financing costs	-	-	-
Disposals (-), net	-	-	-
Depreciation charge (-)	14,583	-	14,583
Prior Year Accumulated Depreciation Adjustment (-)	-	-	-
Cost at the end of the period	83,936	-	83,936
Accumulated depreciation at the end of the period (-)	23,370	-	23,370
<b>Closing net book value</b>	<b>60,566</b>	<b>-</b>	<b>60,566</b>

##### 14. Information on investment properties

None (31 December 2023: None).

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

#### I. EXPLANATIONS AND NOTES ON ASSETS (cont'd)

##### 15. Information on deferred tax assets

The Bank recognizes deferred tax on all taxable temporary differences arising between the carrying amount of an asset or liability and its tax base for financial reporting purposes in accordance with the Turkish Accounting Standard for Income Taxes ("TAS 12"). Deferred tax is calculated using tax rates enacted or substantively enacted at the balance sheet date.

Deferred tax assets resulting from deductible temporary differences are recognized to the extent that it is probable that future taxable profit will be available against which the deductible temporary difference can be utilized. Deferred tax assets and liabilities are offset and the resulting deferred tax assets and liabilities are reported as net in the financial statements.

	Current Period		Prior Period	
	Accumulated temporary differences	Deferred tax asset/ (liability)	Accumulated temporary differences	Deferred tax asset/ (liability)
Provision for employee benefits	11,929	3,579	6,926	2,078
Tangible and intangible asset depreciation difference (*)	(24,723)	(7,417)	(17,571)	(5,271)
Financial assets at fair value through other comprehensive income	6,206	1,862	(9,252)	(2,776)
Expected Credit Loss	4,095	1,228	4,910	1,473
Derivative Transactions	(627)	(188)	(19,154)	(5,746)
Other (**)	71,299	22,590	72,052	15,787
<b>Deferred tax asset, net</b>	<b>68,179</b>	<b>21,654</b>	<b>37,911</b>	<b>5,545</b>

(\*) There is no deferred tax asset arising from the revaluation of economic assets within the scope of Provisional Article 32 and Repeated Article 298/ç of the Tax Procedure Law. (31.12.2023: TL 17,886 deferred tax asset).

(\*\*) Temporary differences presented under other consist of inflation accounting valuation effect amounting to TL 98,390, fixed asset valuation effect amounting to TL (25,487) and other temporary differences amounting to TL (1,604) (31.12.2023: TL 58,165 consists of inflation accounting valuation effect, TL 10,765 consists of fixed asset valuation effect and TL 3,122 consists of other temporary differences).

	Current Period	Prior Period
As of 1 January	<b>5,545</b>	<b>1,135</b>
Deferred Tax Expense/(Income)	15,668	9,680
Deferred Tax Recognized Under Equity	441	(5,270)
<b>Deferred tax asset, net</b>	<b>21,654</b>	<b>5,545</b>

##### 16. Information on assets held for sale and discontinued operations

As of 31 December 2024 and 31 December 2023, the Bank has no non-current assets held for sale and discontinued operations.

##### 17. Breakdown of the 20% of other assets exceeding 10% of total balance sheet amount excluding off balance sheet commitments

None (31 December 2023: Other assets amounting to TL 295,377, of which TL 282,768 consists of cash collaterals given for the transactions realized at Borsa Istanbul and Takasbank).



## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

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#### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

#### II. EXPLANATIONS AND NOTES ON LIABILITIES

The explanations and notes regarding the liabilities of the unconsolidated balance sheet prepared by the Bank are given below.

##### 1. Information on deposits

Since the Bank has the status of an investment bank, it is not authorized to collect deposits.

##### 2. Derivative financial liabilities

Negative differences table related to derivative financial liabilities

	Current Period		Prior Period	
	TL	FC	TL	FC
Forward transactions	4,898	-	16,249	-
Swap transactions	1,371	-	15,189	-
Futures transactions	-	-	-	-
Options	-	-	-	-
Other	-	-	-	-
<b>Total</b>	<b>6,269</b>	<b>-</b>	<b>31,438</b>	<b>-</b>

##### 3. Information on banks and other financial institutions

##### 3.1 Information on funds borrowed

	Current Period		Prior Period	
	TL	FC	TL	FC
Loans from Central Bank of Türkiye	-	-	-	-
From Domestic Banks and Institutions(*)	102,795	505,634	30,107	81,575
From Foreign Banks, Institutions and Funds	28	320,744	30	258,194
<b>Total</b>	<b>102,823</b>	<b>826,378</b>	<b>30,137</b>	<b>339,769</b>

(\*) Includes lease certificate borrowing from D Varlık Kiralama A.Ş. amounting to TL 100,000.

##### 3.2 Maturity analysis of funds borrowed

	Current Period		Prior Period	
	TL	FC	TL	FC
Short-term	102,823	727,286	30,137	339,769
Medium and Long-term	-	99,092	-	-
<b>Total</b>	<b>102,823</b>	<b>826,378</b>	<b>30,137</b>	<b>339,769</b>

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

#### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

#### II. EXPLANATIONS AND NOTES ON LIABILITIES (cont'd)

##### 4. Information on funds

	Current Period		Prior Period	
	TL	FC	TL	FC
From Domestic Institutions	139,776	24,957	44,181	634,493
From Foreign Organizations and Funds	749,574	291,279	-	10,363
<b>Total</b>	<b>889,350</b>	<b>316,236</b>	<b>44,181</b>	<b>644,856</b>

##### 5. Explanations on marketable securities issued

	Current Period		Prior Period	
	TL	FC	TL	FC
Bank bonds	236,136	-	466,825	-
Securities	-	-	-	-
<b>Total</b>	<b>236,136</b>	<b>-</b>	<b>466,825</b>	<b>-</b>

##### 6. Breakdown of the 20% of other liabilities exceeding 10% of total balance sheet amount excluding off balance sheet commitments

None (31.12.2023: As of 31 December 2023, the Bank's total other liabilities amounting to TL 402,631 (TL 227,866 of this amount consists of payables from derivative financial instruments and TL 102,421 consists of other miscellaneous payables).

##### 7. Information on obligations under financial leases (net)

With the "TFRS 16 Leases" Standard, which is effective as of 1 January 2019, the differences between operating leases and finance leases have been eliminated and lease transactions have started to be recognized as liabilities by lessees under the "Lease Liabilities" item. For the period ended 31 December 2024, the Bank has reflected the lease transactions with an expiry date of more than 1 year in its financial statements within the scope of TFRS 16 standard and the Bank has a liability of TL 12,153 (31 December 2023: TL 1,575) related to lease transactions for the period ended 31 December 2024.

	Current Period		Prior Period	
	Gross	Net	Gross	Net
Less than 1 year	7,236	2,240	1,631	1,513
Between 1 and 4 years	15,143	9,461	62	62
More than 4 years	468	452	-	-
<b>Total</b>	<b>22,847</b>	<b>12,153</b>	<b>1,693</b>	<b>1,575</b>

##### 8. Information on liabilities arising from hedging purpose derivatives

The Bank has no derivative financial liabilities for hedging purposes as of 31 December 2024 and 31 December 2023.

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

#### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

#### II. EXPLANATIONS AND NOTES ON LIABILITIES (cont'd)

##### 9. Information on provisions

##### 9.1. Foreign exchange losses on the foreign currency indexed loans and finance lease receivables

As of 31 December 2024 and 31 December 2023, the Bank has no provision for foreign exchange losses on foreign currency indexed loans.

##### 9.2. Employee benefits provision

	Current Period	Prior Period
Provision for bonuses	64,139	47,332
Provision for unused vacation	7,170	3,081
Provision for employment termination benefits	4,759	3,845
<b>Balance at the end of the period</b>	<b>76,068</b>	<b>54,258</b>

In accordance with the existing social legislation in Türkiye, the Bank is required to make certain lump-sum payments to employees whose employment is terminated due to retirement or for reasons other than resignation or misconduct. Such payments are calculated on the basis of an agreed formula, are subject to certain upper limits and are recognized in the accompanying financial statements as accrued. The reserve has been calculated by estimating the present value of the future obligation of the Bank that may arise from the retirement of the employees.

The movement of the provision for employment termination benefits in the balance sheet is as follows:

	Current Period	Prior Period
Prior period end balance	3,845	1,778
Provision recognized in the year	2,376	1,166
Paid during the year	(299)	(353)
Actuarial gains/(losses) in employee benefits	(1,163)	1,254
Adjustment for prior years' severance indemnity	-	-
<b>Balance at the end of the period</b>	<b>4,759</b>	<b>3,845</b>

The movement of unused vacation provision in the balance sheet is as follows:

	Current Period	Prior Period
Prior period end balance	3,081	1,194
Provision recognized in the year	4,540	2,266
Paid during the year	(451)	(379)
<b>Balance at the end of the period</b>	<b>7,170</b>	<b>3,081</b>

Movements of bonus provision in the balance sheet are as follows:

	Current Period	Prior Period
Prior period end balance	47,332	12,108
Provision recognized in the year	65,500	47,332
Paid during the year	(48,693)	(12,108)
<b>Balance at the end of the period</b>	<b>64,139</b>	<b>47,332</b>

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

#### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

#### II. EXPLANATIONS AND NOTES ON LIABILITIES (cont'd)

#### 9. Information on provisions (cont'd)

##### 9.3. The specific provisions provided for indemnifies non-cash loans expected credit loss for non-cash loans

As of 31 December 2024, the Bank has provided expected credit losses amounting to TL 2,763 (31 December 2023: TL 3,510) for non-cash loans that are not indemnified and not liquidated.

##### 9.4 Information on other provisions

For the period ended 31 December 2024, the Bank's other provisions balance in the financial statements is TL 2,763 (31 December 2023: TL 3,969). Other provisions consist of expected credit loss on non-cash loans (31 December 2023: TL 3,510 consists of expected credit loss on non-cash loans and TL 459 consists of provisions for payments to vendors).

#### 10. Information on taxes payables

##### 10.1. Information on current tax liability

As of 31 December 2024, the Bank has no tax liability remaining after deducting temporary taxes paid during the period from corporate tax (31 December 2023: TL 16,853).

##### 10.2. Information on taxes payable

	Current Period	Prior Period
Corporate taxes payable	-	16,853
Taxation of securities	1,976	420
Property tax	-	-
Banking and insurance transaction tax (BITT)	7,514	2,699
Foreign exchange transaction tax	-	-
Value added tax payable	1,675	532
Other <sup>(1)</sup>	5,609	2,783
<b>Total</b>	<b>16,774</b>	<b>23,287</b>

(1) Other item consists of income tax payable amounting to TL 5,292 (31 December 2023: TL 2,405), stamp tax payable amounting to TL 108 (31 December 2023: TL 303) and other taxes amounting to TL 209 (31 December 2023: TL 75).

##### 10.3. Information on premiums

	Current Period	Prior Period
Social security premiums-employee	994	555
Social security premiums-employer	1,569	795
Bank social aid pension fund premium-employee	-	-
Bank social aid pension fund premium-employer	-	-
Pension fund membership fees and provisions-employee	-	-
Pension fund membership fees and provisions-employer	-	-
Unemployment insurance-employee	56	32
Unemployment insurance-employer	112	63
Other	-	-
<b>Total</b>	<b>2,731</b>	<b>1,445</b>

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

#### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

##### II. EXPLANATIONS AND NOTES ON LIABILITIES (cont'd)

##### 10. Information on taxes payables (cont'd)

###### 10.4. Information on deferred tax liabilities

###### 10.4.1. Temporary differences, tax losses, exemptions and deductions reflected to balance sheet as deferred tax liabilities

The Bank has computed deferred tax asset or liability on temporary differences arising from carrying values of assets and liabilities in the accompanying financial statements and their tax bases.

The Bank has calculated TL 21,654 of net deferred tax asset and reflected to the financial statements enclosed (31 December 2023: TL 5,545 of net deferred tax asset).

##### 11. Liabilities for assets held for sale and assets of discontinued operations

As of 31 December 2024 and 31 December 2023, the Bank has no non-current asset payables related to assets held for sale and discontinued operations.

##### 12. Information on Subordinated Loans

The Bank has no subordinated loans as of 31 December 2024 and 31 December 2023.

##### 13. Information on Shareholders' Equity

###### 13.1. Presentation of paid-in capital

	Current Period	Prior Period
Common stock	200,000	200,000
Preferred stock	-	-

###### 13.2. Paid-in capital amount, explanation as to whether the registered share capital system ceiling is applicable at bank, if so, and amount of registered share capital

There is no registered share capital ceiling at the Bank (31 December 2023: None).

###### 13.3. Information on share capital increases and their sources; other information on increased capital shares in current period

The Bank has no share capital increase as of 31 December 2024 and 31 December 2023.

###### 13.4. Information on share capital increases from capital reserves

In the current period, no additions were made to share capital from capital reserves.

###### 13.5. Capital commitments in the last fiscal year and at the end of the following period, the general purpose of these commitments and projected resources required to meet these commitments

The Bank has no capital commitments as of 31 December 2024 and 31 December 2023.

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

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#### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

#### II. EXPLANATIONS AND NOTES ON LIABILITIES (cont'd)

#### 13. Information on Shareholders' Equity (cont'd)

##### 13.6. Indicators of the Bank's income, profitability and liquidity for the previous periods and possible effects of these future assumptions on the Bank's equity due to the uncertainty of these indicators

As of 31 December 2024 and 31 December 2023, there are no estimated effects on the Bank's shareholders' equity of the projections to be made by taking into account the past indicators of the Bank's income, profitability and liquidity and the uncertainties in these indicators.

##### 13.7. Information on preferred shares

As of 31 December 2024 and 31 December 2023, the Bank has no privileges granted to the shares representing the capital.

##### 13.8. Information on marketable securities value increase fund

	Current Period		Prior Period	
	TL	FC	TL	FC
<b>From Associates, Subsidiaries, and Joint Ventures</b>	-	-	-	-
Valuation Differences	-	-	-	-
Foreign Exchange Difference	-	-	-	-
<b>Marketable Securities at Fair Value through Other Comprehensive Income</b>	<b>(4,650)</b>	<b>468</b>	<b>(545)</b>	<b>7,060</b>
Valuation Differences	(4,650)	468	(545)	7,060
Foreign Exchange Difference	-	-	-	-
<b>Total</b>	<b>(4,650)</b>	<b>468</b>	<b>(545)</b>	<b>7,060</b>

##### 13.9. Information on profit reserves

Based on the decision of the Ordinary General Assembly dated 27 March 2024, the Bank transferred TL 21,375 of retained earnings amounting to TL 427,493 to legal reserves and TL 406,118 to extraordinary reserves.

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

#### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

#### III. EXPLANATIONS AND NOTES ON OFF-BALANCE SHEET ITEMS

##### 1. Information on off-balance sheet liabilities

##### 1.1. Nature and amount of irrevocable loan commitments

	Current Period	Prior Period
Forward Assets Trading Commitments	-	113,224
Time Deposit Trading Commitments	-	-
Tax and Fund Liabilities from Export Commitments	-	-
Other Irrevocable Commitments	214,932	124,803
<b>Total</b>	<b>214,932</b>	<b>238,027</b>

##### 1.2. Guarantees, bills of exchange and acceptances and other letters of credit which can be counted as financial collateral and other non-cash loans including letters of credit

The Bank's non-cash loans amounting to TL 1,034,431 consist of letters of guarantee amounting to TL 1,031,217 and letters of credit amounting to TL 3,214 (31 December 2023: The Bank's non-cash loans amounting to TL 804,689 consist of letters of guarantee amounting to TL 775,106 and letters of credit amounting to TL 29,583).

##### 1.3. Guarantees, suretyships, and similar transactions

	Current Period	Prior Period
Guarantee Letters	323,192	353,317
Temporary Guarantee Letters	-	-
Advance Guarantee Letters	-	8,289
Guarantee Letters Given for Customs	200,000	200,000
Letters of Guarantee Given for Cash Loans	508,025	213,500
Other Guarantee Letters	-	-
<b>Total</b>	<b>1,031,217</b>	<b>775,106</b>

##### 1.4. Information on non-cash loans

##### 1.4.1. Total amount of non-cash loans

	Current Period	Prior Period
Non-cash loans given against cash loan risks	508,025	213,500
<i>With maturity of one year or less than one year</i>	295,000	20,000
<i>With maturity of more than one year</i>	213,025	193,500
Other non-cash loans	526,406	591,189
<b>Total</b>	<b>1,034,431</b>	<b>804,689</b>

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

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#### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

#### III. EXPLANATIONS AND NOTES ON OFF-BALANCE SHEET ITEMS (cont'd)

##### 1. Information on off-balance sheet liabilities (cont'd)

##### 1.4.2. Information on risk concentration in non-cash loans by sector

	Current Period			
	TL	(%)	FC	(%)
<b>Agriculture</b>	<b>15,750</b>	<b>1.72</b>	-	-
<i>Farming and animal husbandry</i>	15,750	1.72	-	-
<i>Forestry</i>	-	-	-	-
<i>Fishery</i>	-	-	-	-
<b>Industry</b>	<b>85,196</b>	<b>9.32</b>	<b>97,876</b>	<b>81.23</b>
<i>Mining and quarrying</i>	37,547	4.11	-	-
<i>Manufacturing industry</i>	47,649	5.21	97,876	81.23
<i>Electricity, gas, water</i>	-	-	-	-
<b>Construction</b>	<b>12,000</b>	<b>1.31</b>	-	-
<b>Services</b>	<b>800,991</b>	<b>87.64</b>	<b>22,618</b>	<b>18.77</b>
<i>Wholesale and retail trade</i>	270,975	29.65	3,214	2.67
<i>Hotel and restaurant services</i>	-	-	-	-
<i>Transport and communication</i>	-	-	-	-
<i>Financial institutions</i>	530,016	57.99	19,404	16.10
<i>Real estate and rental services</i>	-	-	-	-
<i>Self-employment services</i>	-	-	-	-
<i>Education services</i>	-	-	-	-
<i>Health and social services</i>	-	-	-	-
<b>Other</b>	-	-	-	-
<b>Total</b>	<b>913,937</b>	<b>100</b>	<b>120,494</b>	<b>100</b>

  

	Prior Period			
	TL	(%)	FC	(%)
<b>Agriculture</b>	<b>18,500</b>	<b>2.45</b>	-	-
<i>Farming and animal husbandry</i>	18,500	2.45	-	-
<i>Forestry</i>	-	-	-	-
<i>Fishery</i>	-	-	-	-
<b>Industry</b>	<b>239,565</b>	<b>31.76</b>	<b>10,427</b>	<b>20.72</b>
<i>Mining and quarrying</i>	109,024	14.45	-	-
<i>Manufacturing industry</i>	130,541	17.30	10,427	20.72
<i>Electricity, gas, water</i>	-	-	-	-
<b>Construction</b>	<b>12,000</b>	<b>1.59</b>	-	-
<b>Services</b>	<b>484,311</b>	<b>64.20</b>	<b>39,886</b>	<b>79.28</b>
<i>Wholesale and retail trade</i>	265,912	35.25	29,584	58.80
<i>Hotel and restaurant services</i>	1,382	0.18	-	-
<i>Transport and communication</i>	-	-	-	-
<i>Financial institutions</i>	217,016	28.77	10,303	20.48
<i>Real estate and rental services</i>	-	-	-	-
<i>Self-employment services</i>	-	-	-	-
<i>Education services</i>	-	-	-	-
<i>Health and social services</i>	-	-	-	-
<b>Other</b>	-	-	-	-
<b>Total</b>	<b>754,375</b>	<b>100</b>	<b>50,314</b>	<b>100</b>



# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

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### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

#### III. EXPLANATIONS AND NOTES ON OFF-BALANCE SHEET ITEMS (cont'd)

##### 2. Information on off-balance sheet liabilities (cont'd)

##### 1.4.3 Information on non-cash loans classified in groups I and II

	Current Period			
	Group I		Group II	
	TL	FC	TL	FC
<b>Non-cash loans</b>				
Letters of guarantee	913,937	117,280	-	-
Bank acceptances	-	-	-	-
Letters of credit	-	3,214	-	-
Endorsements	-	-	-	-
Underwriting commitments	-	-	-	-
Factoring guarantees	-	-	-	-
Other guarantees and warranties	-	-	-	-
<b>Total</b>	<b>913,937</b>	<b>120,494</b>	<b>-</b>	<b>-</b>
	Prior Period			
	Group I		Group II	
	TL	FC	TL	FC
<b>Non-cash loans</b>				
Letters of guarantee	754,375	20,731	-	-
Bank acceptances	-	-	-	-
Letters of credit	-	29,583	-	-
Endorsements	-	-	-	-
Underwriting commitments	-	-	-	-
Factoring guarantees	-	-	-	-
Other guarantees and warranties	-	-	-	-
<b>Total</b>	<b>754,375</b>	<b>50,314</b>	<b>-</b>	<b>-</b>

##### 2. Information on derivative financial instruments

	Current Period	Prior Period
<b>Types of Trading Transactions</b>		
Foreign Currency Related Derivative Transactions (I)	1,527,902	11,823,260
Forward Transactions	678,972	5,603,353
Swap Transactions	848,930	6,219,907
Futures Transactions	-	-
Option Transactions	-	-
Interest Related Derivative Transactions (II)	-	-
Forward Rate Transactions	-	-
Interest Rate Swap Transactions	-	-
Interest Option Transactions	-	-
Futures Interest Transactions	-	-
Other Trading Derivative Transactions (III)	-	-
<b>A. Total Trading Derivative Transactions (I+II+III)</b>	<b>1,527,902</b>	<b>11,823,260</b>
<b>Types of Hedging Transactions</b>		
Fair Value Hedges	-	-
Cash Flow Hedges	-	-
Net Investment Hedges	-	-
<b>B. Total Hedging Related Derivatives</b>	<b>-</b>	<b>-</b>
<b>Total Derivative Transactions (A+B)</b>	<b>1,527,902</b>	<b>11,823,260</b>

## **D YATIRIM BANKASI ANONİM ŞİRKETİ**

### **EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024**

(Amounts are expressed in thousands of Turkish Lira (“TL”) unless otherwise stated.)

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#### **EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont’d)**

#### **III. EXPLANATIONS AND NOTES ON OFF-BALANCE SHEET ITEMS (cont’d)**

##### **3. Credit derivatives and risk exposures on credit derivatives**

None (31 December 2023: None).

##### **4. Explanation on contingent liabilities and assets**

As of 31 December 2024 and 31 December 2023, the Bank has no contingent liabilities and assets.

##### **5. Services rendered on behalf of third parties**

As of 31 December 2024 and 31 December 2023, the Bank has no services provided on behalf and account of third parties.

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

#### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

#### IV. EXPLANATIONS AND NOTES ON STATEMENT OF INCOME

##### 1. Interest income

##### 1.1 Information on interest received from loans:

	Current Period		Prior Period	
	TL	FC	TL	FC
Interest on loans <sup>(1)</sup>				
<i>Short term loans</i>	893,742	46,327	254,329	17,048
<i>Medium and long term loans</i>	-	-	-	-
<i>Interest on non-performing loans</i>	7,985	-	21	-
<b>Total</b>	<b>901,727</b>	<b>46,327</b>	<b>254,350</b>	<b>17,048</b>

<sup>(1)</sup> Includes fee and commission income from cash loans.

##### 1.2 Information on interest received from banks

	Current Period		Prior Period	
	TL	FC	TL	FC
From the Central Bank of Türkiye	51,167	-	17	-
From domestic banks	16,316	6,036	98,780	1,022
From foreign banks	-	950	-	2,442
From branches and head offices abroad	-	-	-	-
<b>Total</b>	<b>67,483</b>	<b>6,986</b>	<b>98,797</b>	<b>3,464</b>

##### 1.3 Information on interest received from marketable securities

	Current Period		Prior Period	
	TL	FC	TL	FC
Financial Assets Measured at Fair Value Through Profit/Loss	-	-	-	-
Financial Assets Measured at Fair Value Through Other Comprehensive Income	88,693	2,398	17,353	5,700
Financial Assets Measured at Amortized Cost	4,282	-	9,141	-
<b>Total</b>	<b>92,975</b>	<b>2,398</b>	<b>26,494</b>	<b>5,700</b>

##### 1.4 Information on interest income received from associates and subsidiaries

	Current Period	Prior Period
Interest Income Received From Associates And Subsidiaries	-	-
<b>Total</b>	<b>-</b>	<b>-</b>

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

#### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

#### IV. EXPLANATIONS AND NOTES ON STATEMENT OF INCOME (cont'd)

##### 2. Interest expenses

##### 2.1. Information on interest expense on funds borrowed

	Current Period		Prior Period	
	TL	FC	TL	FC
<b>Banks <sup>(1)</sup></b>	<b>9,457</b>	<b>27,258</b>	<b>6,627</b>	<b>19,202</b>
Central Bank of Türkiye	-	-	-	-
Domestic Banks	852	12,652	6,366	5,661
Foreign Banks	8,605	14,606	261	13,541
Branches and head offices abroad	-	-	-	-
<b>Other institutions</b>	<b>795</b>	<b>-</b>	<b>-</b>	<b>-</b>
<b>Total</b>	<b>10,252</b>	<b>27,258</b>	<b>6,627</b>	<b>19,202</b>

<sup>(1)</sup> Commission and fee expense on funds borrowed has been included in Banks.

##### 2.2. Information on interest expense to associates and subsidiaries

	Current Period	Prior Period
Interest Expense to Associates and Subsidiaries	795	-
<b>Total</b>	<b>795</b>	<b>-</b>

##### 2.3 Information on interest expense to securities issued

	Current Period		Prior Period	
	TL	FC	TL	FC
Interest expenses from securities issued	136,224	-	69,993	-

##### 2.4 Allocation of interest expense on deposits based on maturity of deposits

Since the Bank has the status of an investment bank, it is not authorized to collect deposits.

##### 2.5 Information on interest paid on Money market transactions

	Current Period		Prior Period	
	TL	FC	TL	FC
Interest on money market transactions	73,380	-	11,553	-
Interest on repurchase agreements	38,172	-	5,862	-
<b>Total</b>	<b>111,552</b>	<b>-</b>	<b>17,415</b>	<b>-</b>

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

#### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

#### IV. EXPLANATIONS AND NOTES ON STATEMENT OF INCOME (cont'd)

##### 2. Interest expenses (cont'd)

##### 2.6 Information on lease interest expenses

	Current Period		Prior Period	
	TL	FC	TL	FC
Interest expense on operating leases	2,091	-	1,261	-

##### 3. Information on fees and commissions received

	Current Period		Prior Period	
	TL	FC	TL	FC
From non-cash loans	14,922	1,696	9,246	740
Other <sup>(1)</sup>	35,791	6,500	132,714	175,483
<b>Total</b>	<b>50,713</b>	<b>8,196</b>	<b>141,960</b>	<b>176,223</b>

<sup>(1)</sup> It consists of banking service revenue.

##### 4. Information on dividend income

The Bank has no dividend income for the periods ended 31 December 2024 and 31 December 2023.

##### 5. Information on net trading profit/loss (Net)

	Current Period	Prior Period
<b>Profit</b>	<b>409,918</b>	<b>823,212</b>
Gains on capital market operations	12,869	6,782
Gains on derivative financial instruments	215,325	443,089
Foreign exchange gains	181,724	373,341
<b>Losses (-)</b>	<b>565,135</b>	<b>629,404</b>
Losses on capital market operations	5,468	-
Losses on derivative financial instruments	395,847	366,588
Foreign exchange losses	163,820	262,816
<b>Net trading profit / (losses)</b>	<b>(155,217)</b>	<b>193,808</b>

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

#### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

#### IV. EXPLANATIONS AND NOTES ON STATEMENT OF INCOME (cont'd)

##### 6. Information on other operating income

The Bank's other operating income amounting to TL 2,161 consists of prior years' adjustments amounting to TL 1,370, other non-interest income amounting to TL 12 and other income amounting to TL 779 (31 December 2023: Other operating income amounting to TL 2,723 consists of prior years' adjustments amounting to TL 1,422, other non-interest income amounting to TL 989 and other income amounting to TL 312).

##### 7. Expected credit loss and other provision expenses

	Current Period	Prior Period <sup>(1)</sup>
<b>Expected Credit Loss</b>	<b>9,635</b>	<b>916</b>
12 month expected credit loss (Stage 1)	(191)	798
Significant increase in credit risk (Stage 2)	-	-
Non-performing loans (Stage 3)	9,826	118
<b>Marketable Securities Impairment Expense</b>	<b>123</b>	<b>11</b>
Financial Assets Measured at Fair Value through Profit/Loss	-	-
Financial Assets Measured at Fair Value through Other Comprehensive Income	123	11
<b>Impairment Provision for Associates, Subsidiaries and Joint Ventures</b>	<b>-</b>	<b>-</b>
Associates	-	-
Subsidiaries	-	-
Joint ventures	-	-
<b>Other <sup>(2)</sup></b>	<b>(746)</b>	<b>2,823</b>
<b>Total</b>	<b>9,012</b>	<b>3,750</b>

<sup>(1)</sup> Prior period expected credit loss income is recognised in other operating income in the statement of profit or loss.

<sup>(2)</sup> Consists of prior period expected credit loss cancellation income for non-cash loans.

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

#### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

#### IV. EXPLANATIONS AND NOTES ON STATEMENT OF INCOME (cont'd)

##### 8. Information on other operating expenses

	Current Period	Prior Period
Reserve for employment termination benefits <sup>(1)</sup>	2,076	813
Bank social aid fund deficit provision	-	-
Impairment expenses of fixed assets	-	-
Depreciation expenses of tangible assets	9,691	6,695
Impairment expenses of intangible assets	-	-
Impairment expense of goodwill	-	-
Amortization expenses of intangible assets	14,583	6,130
Impairment on subsidiaries accounted for under equity method	-	-
Impairment on assets for resale	-	-
Depreciation expenses of assets for resale	-	-
Impairment expenses of assets held for sale and discontinued operations	-	-
Other operating expenses	89,120	47,931
<i>Taxes, duties and fees</i>	8,252	5,671
<i>Computer usage expenses</i>	25,156	12,131
<i>Leasing Expenses Related to TFRS 16 Exceptions</i>	1,065	79
<i>Repair and maintenance expenses</i>	883	409
<i>Advertisement expenses</i>	12,874	5,749
<i>Other expenses</i> <sup>(2)</sup>	40,890	23,892
Loss on sales of assets	-	-
Other	16,511	6,509
<b>Total</b>	<b>131,981</b>	<b>68,078</b>

(1) The amount of severance pay recognised in other provisions, which is not included in other operating expenses in the statement of profit or loss, is also included in this table.

(2) Other operating expenses consist of vehicle expenses amounting to TL 3,867, building fee expenses amounting to TL 2,901, communication expenses amounting to TL 9,385, dues expenses amounting to TL 2,468, insurance expenses amounting to TL 1,748, donations and grants amounting to TL 2,346, Doğan Holding share participation balance amounting to TL 7,359 and other expenses amounting to TL 10,816 (31.12.2023: Other operating expenses consist of vehicle expenses amounting to TL 2,342, building fee expenses amounting to TL 1,710, communication expenses amounting to TL 5,521, subscription expenses amounting to TL 661, insurance expenses amounting to TL 1,070, donations and grants amounting to TL 1,975, Doğan Holding shareholding balance amounting to TL 4,722 and other expenses amounting to TL 5,891).

##### 9. Fees for services received from independent auditor / independent audit organisation

In accordance with the decision of POA dated 26 March 2021, the fee information for the reporting period regarding the services received from the independent auditor or independent audit firm is given in the table below over the amounts excluding VAT.

	Current Period	Prior Period
Independent audit fee for the reporting period	4,109	3,570
Fees for tax consultancy services	-	-
Fee for other assurance services	-	-
Fees for other services other than independent audit	911	-
<b>Total</b>	<b>5,020</b>	<b>3,570</b>

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

#### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

#### IV. EXPLANATIONS AND NOTES ON STATEMENT OF INCOME (cont'd)

##### 10. Information on profit/loss before taxes including profit/loss from continuing and discontinued operations

The Bank's profit before tax from continuing operations amounted to TL 121,264 (31 December 2023: TL 581,822 profit). The Bank has no discontinued operations.

##### 11. Provision for taxes including taxes from continued and discontinued operations

As of 31 December 2024, the Bank's total tax provision expense amounting to TL 20,560 consists of current tax expense amounting to TL 36,228 and deferred tax income amounting to TL 15,668 (31 December 2023: the Bank's total tax provision expense amounting to TL 154,329 consists of current tax expense amounting to TL 164,009 and deferred tax income amounting to TL 9,680).

The Bank does not have discontinued operations (31 December 2023: None).

##### 12. Information on profit/loss before taxes including profit/loss from continuing and discontinued operations

As of 31 December 2024, the Bank's net profit for the period from continuing operations is TL 100,704 (31 December 2023: TL 427,493 profit).

##### 13. Information on net profit/loss

###### 13.1. The nature and amount of certain income and expense items from ordinary operations is disclosed if the disclosure for nature, amount and repetition rate of such items is required for the complete understanding of the Bank's performance for the period

None (31 December 2023: None).

###### 13.2. Effect of change in a forecast related to financial statement components to profit/loss, if possibility to effect latter years occurs, information including those periods

None (31 December 2023: None).

##### 14. If the other items in the income statement exceed 10% of the income statement total, accounts amounting to at least 20% of these items are shown below

None (31 December 2023: Total amount of other fees and commissions received in the statement of profit or loss for the period ended 31 December 2023 is TL 308,197. TL 182,241 of this amount consists of investment banking service income).

#### V. EXPLANATIONS AND NOTES TO THE STATEMENT OF CHANGES IN EQUITY

##### 1. Information on decreases in the current period due to the application of the standard on accounting for financial instruments

###### 1.1. Information on decreases after revaluation of financial assets at fair value through other comprehensive income

As of 31 December 2024, the Bank's financial assets at fair value through other comprehensive income amounting to TL 432,610 (31 December 2023: TL 194,728) and the net decrease of TL 15,332 (31 December 2023: TL 10,572 net increase) arising from the revaluation of these financial assets at fair value is recognised in 'Accumulated Other Comprehensive Income or Expense to be Reclassified to Profit or Loss'.



## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

#### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

##### V. EXPLANATIONS AND NOTES TO THE STATEMENT OF CHANGES IN EQUITY (cont'd)

##### 1. Information on decreases in the current period due to the application of the standard on accounting for financial instruments (cont'd)

##### 1.2. Information on decreases in cash flow hedge items

There are no cash flow hedging transactions (31 December 2023: None).

##### 2. Information on dividends

##### 2.1. Dividends declared after the balance sheet date but before the announcement of the financial statements

None (31 December 2023: None).

##### 2.2. Period net dividends per share proposed to be distributed to shareholders after the balance sheet date

None (31 December 2023: None).

##### 2.3. Amounts transferred to reserves account

	Current Period	Prior Period
Amount transferred to extraordinary reserves	406,118	20,664
Amount transferred to legal reserves	21,375	911
Amount transferred to capital reserves	-	-
<b>Total</b>	<b>427,493</b>	<b>21,575</b>

##### 2.4. Information on share issuance

None (31 December 2023: None).

##### 2.5. Effects of prior period adjustments on opening balance sheet

None (31 December 2023: None).

##### 2.6. Offsetting of prior period losses

None (31 December 2023: None).

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

#### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

##### VI. EXPLANATIONS AND NOTES ON THE STATEMENT OF CASH FLOWS

###### 1. Other items in the statement of cash flows and the effect of changes in foreign exchange rates on cash and cash equivalents

As of 31 December 2024, the Bank's net cash inflow from banking activities is TL 581,113 (31 December 2023: TL 63,813 net cash outflow). TL 552,307 of this amount (net cash inflow) is due to changes in assets and liabilities (31 December 2023: TL 391,377 net cash outflow) and TL 28,806 is due to operating profit before changes in banking assets and liabilities (31 December 2023: TL 327,564 operating profit).

As of 31 December 2024, net cash outflow from investing activities of the Bank is TL 238,251 (31 December 2023: TL 261,101 net cash outflow). Of this amount, net cash inflow amounting to TL 3,489 is from financial assets purchased and sold at amortised cost (31 December 2023: TL 74,813 net cash inflow), net cash outflow amounting to TL 41,280 is from marketable securities and real estate purchased and disposed of (31 December 2023: TL 159,591 net cash outflow), net cash outflow amounting to TL 200,210 TL net cash outflow from financial assets at fair value through other comprehensive income acquired (31 December 2023: TL 176,323), TL 250 net cash outflow from subsidiaries (31 December 2023: None), TL 62 net cash inflow from marketable securities and real estates disposed of (31 December 2023: None).

As of 31 December 2024, net cash outflow from financing activities of the Bank is TL 223,766 (31 December 2023: TL 330,501 net cash inflow), of which TL 220,000 net cash outflow is due to loans and securities issued (31 December 2023: TL 334,000 net cash inflow) and TL 3,766 is due to finance lease payments (31 December 2023: TL 3,499).

Cash and cash equivalents amounted to TL 586,059 at the end of the period compared to TL 425,799 at the beginning of the period.

The change in "Other" amounting to TL 182,799 (31 December 2023: TL 75,553) in "Operating profit before changes in operating assets and liabilities" consists of other operating income and expenses excluding "Personnel expenses" and "Taxes paid".

TL 931,922 (31 December 2023: TL 991,726) of the 'Changes in assets and liabilities from banking activities' is due to 'Net increase in loans', TL 1,086,129 (31 December 2023: TL 183,181) is due to 'Net increase in loans received', TL 185,039 (31 December 2023: TL 742,999) is due to 'Net increase in other payables', TL 2,717 (31 December 2023: TL 64,928 Net Decrease) is due to 'Net increase in banks' and TL 210,344 (31 December 2023: TL 260,903 Decrease) is due to 'Increase in other assets'.

The effect of changes in foreign exchange rates on cash and cash equivalents includes the effect of foreign exchange differences on cash and cash equivalents denominated in foreign currencies at the beginning of the period and amounted to TL 41,164 increase (31 December 2023: TL 92,874 increase).

# D YATIRIM BANKASI ANONİM ŞİRKETİ

## EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

#### VI. EXPLANATIONS AND NOTES ON THE STATEMENT OF CASH FLOWS (cont'd)

##### 2. Information on cash and cash equivalents at the beginning of the period

Beginning of Period	Current Period	Prior Period
<b>Cash</b>	-	-
Cash	-	-
Effective storage	-	-
Other	-	-
<b>Cash equivalents</b>	<b>425,799</b>	<b>327,338</b>
Central Bank of the Republic of Türkiye	63,088	12,324
Banks and other financial institutions	207,771	315,193
Money markets	155,551	-
Income accruals on cash equivalents (-)	611	179
<b>Cash equivalents</b>	<b>425,799</b>	<b>327,338</b>
<b>End of Period</b>	<b>Current Period</b>	<b>Prior Period</b>
<b>Cash</b>	-	-
Cash	-	-
Effective storage	-	-
Other	-	-
<b>Cash equivalents</b>	<b>586,059</b>	<b>425,799</b>
Central Bank of the Republic of Türkiye	960	63,088
Banks and other financial institutions	353,394	207,771
Money markets	232,311	155,551
Income accruals on cash equivalents (-)	606	611
<b>Cash equivalents</b>	<b>586,059</b>	<b>425,799</b>

#### VII. EXPLANATIONS ON THE RISK GROUP OF THE BANK

##### 1. Information on the volume of transactions related to the bank's own risk group, outstanding loan and deposit transactions and income and expenses of the period

Bank's risk group – Current Period	Associates, Affiliates and Joint-Ventures		Bank's Direct and Indirect Shareholders		Other Components in Risk Group	
	Cash	Non-cash	Cash	Non-cash	Cash	Non-cash
Loans						
Balance at beginning of period	-	-	-	-	249,573	197,988
Balance at end of period	-	-	-	-	592,457	69,348
Interest and commission income received	-	-	-	-	238,195	1,955
<b>Bank's risk group – Prior Period</b>	<b>Associates, Affiliates and Joint-Ventures</b>		<b>Bank's Direct and Indirect Shareholders</b>		<b>Other Components in Risk Group</b>	
	Cash	Non-cash	Cash	Non-cash	Cash	Non-cash
Loans						
Balance at beginning of period	-	-	-	-	305,379	198,466
Balance at end of period	-	-	-	-	249,573	197,988
Interest and commission income received <sup>(*)</sup>	-	-	3,643	-	70,356	4,233

(\*) Prior period balances represent 31 December 2024 amounts.

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

#### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

#### VII. EXPLANATIONS ON THE RISK GROUP OF THE BANK (cont'd)

##### 2. Concentration of transaction volumes and balances with risk group and pricing policy

The Bank operates various banking operations with the risk group. These are commercial transactions and priced with market prices in line with Bank's general pricing policy.

31 December 2024	Risk group	Total	Rate %
Cash loans	592,457	2,611,214	22.69
Non-cash loans	69,348	1,034,431	6.70
31 December 2023	Risk group	Total	Rate %
Cash loans	249,573	1,666,588	14.98
Non-cash loans	197,988	804,689	24.60

The Bank earned service and commission income amounting to TL 8,739 thousand for other banking services other than loan transactions with its risk group.

##### 3. Information on deposit held by Bank's own risk group

The Bank is not authorized to accept deposits.

However, the Bank has risk group non-cash balances amounting to TL 1,173,002 classified under non-cash funds (31 December 2023: TL 563,104). Interest expense related to the Bank's risk group non-cash accounts is TL 231,303 (31 December 2023: TL 16,515).

##### 4. Information on forward, option and other similar agreements made with Bank's own risk group

The Bank's risk group	Associates, Affiliates and Joint-Ventures		Bank's Direct and Indirect Shareholders		Other Components in Risk Group	
	Current Period	Prior Period	Current Period	Prior Period	Current Period	Prior Period
Transactions at Fair Value						
Through Profit or Loss						
Balance at beginning of period	-	-	-	-	23,509	881
Balance at end of the period <sup>(1)</sup>	-	-	-	-	1,449	23,509
Total Profit / Loss	-	-	(10,594)	-	109,926	286,975
Transactions for Hedging						
Balance at beginning of period	-	-	-	-	-	-
Balance at end of the period	-	-	-	-	-	-
Total Profit / Loss	-	-	-	-	-	-
Transactions at Fair Value						
Through Profit or Loss	-	-	-	-	-	-
Balance at beginning of period	-	-	-	-	-	-

(1) Opening and closing balances represent the net of assets and liabilities of the related forward transactions for the balance sheet.

##### 5. Benefits provided to key management personnel

For the period ended 31 December 2024, total salaries and other benefits paid to the top management during the year is TL 82,912 (31 December 2023: TL 41,244).

## D YATIRIM BANKASI ANONİM ŞİRKETİ

### EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024

(Amounts are expressed in thousands of Turkish Lira ("TL") unless otherwise stated.)

#### EXPLANATIONS AND NOTES ON UNCONSOLIDATED FINANCIAL STATEMENTS (cont'd)

#### VIII. EXPLANATIONS ON THE BANK'S DOMESTIC BRANCHES, AGENCIES AND BRANCHES ABROAD AND OFF-SHORE BRANCHES

	Number	Number of employees			
Domestic branch	1	73			
				Country	
Foreign representatives	-	-	-		
				Total assets	Legal capital
Foreign branch	-	-	-	-	-
Off-shore banking regions					
branches	-	-	-	-	-

#### IX. OTHER EXPLANATIONS ON THE OPERATIONS OF THE BANK

##### Summary information regarding the Bank's rating from rating entities

The Bank was reassessed by JCR Eurasia Rating on 23 September 2024 and its Long-Term National Rating was determined as 'A+ (tr)', which is investment grade and in the high credit quality rating category.

Long-Term International Foreign Currency Rating is 'BB' / (Stable Outlook).

#### X. EXPLANATIONS ON SUBSEQUENT EVETS

None.

## **D YATIRIM BANKASI ANONİM ŞİRKETİ**

### **EXPLANATION AND NOTES TO THE UNCONSOLIDATED FINANCIAL STATEMENTS AS OF 31 DECEMBER 2024**

(Amounts are expressed in thousands of Turkish Lira (“TL”) unless otherwise stated.)

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#### **SECTION SIX**

##### **EXPLANATIONS ON INDEPENDENT AUDIT REPORT**

###### **I. Explanations on the independent audit report**

The unconsolidated financial statements of the Bank as of 31 December 2024 and for the period then ended, have been audited by DRT Bağımsız Denetim ve Serbest Muhasebeci Mali Müşavirlik A.Ş. and an independent audit report dated 27 February 2025, is presented before the accompanying financial statements.

###### **II. Explanations and notes prepared by independent auditor**

None.

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