

FINANCIAL STREET PROPERTY CO., LIMITED

金融街物業股份有限公司

(A joint stock company incorporated in the People's Republic of China with limited liability)

(Stock Code: 1502)

PROXY FORM FOR THE 2020 ANNUAL GENERAL MEETING

Number of shares to which this proxy form relates ^(Note 1)	Domestic Shares
	H Shares

I/We^(Note 2) _____ (name)
of _____ (address),
being the registered holder(s) of _____ Domestic Shares/H Shares^(Note 3) in the
issued share capital of Financial Street Property Co., Limited (the “**Company**”) hereby appoint the chairman of the meeting^(Note 4)
or _____ (name)
of _____ (address)
as my/our proxy(ies) to attend and vote for me/us and on my/our behalf at the 2020 annual general meeting (the “**AGM**”) to be held
at 2/F, Financial Street Centre, No. 9A Financial Street, Xicheng District, Beijing, the PRC on Thursday, 24 June 2021 at 2:30 p.m.
or any adjournment thereof as hereunder indicated in respect of the following resolutions, or, if no such indication is given, as my/
our proxy thinks fit.

Capitalized terms used herein shall have the same meanings as ascribed to them in the circular (the “**Circular**”) of the Company dated 18 May 2021 unless stated otherwise.

ORDINARY RESOLUTIONS ^(Note 5)		FOR ^(Note 6)	AGAINST ^(Note 6)	ABSTAIN ^(Note 6)
1.	To consider and approve the 2020 Report of the Board.			
2.	To consider and approve the 2020 Report of the Supervisory Committee.			
3.	To consider and approve the 2020 Audited Consolidated Financial Statements.			
4.	To consider and approve the 2020 Annual Report.			
5.	To consider and approve the profit distribution plan for 2020 (the proposal of a final dividend of RMB0.154 per Share (before tax)).			
6.	To consider and approve the annual financial budget for 2021.			
7.	To consider and approve the appointment of Grant Thornton Hong Kong Limited (致同(香港)會計師事務所有限公司) as the international auditor and Grant Thornton China (Special General Partnership) (致同會計師事務所(特殊普通合夥)) as the domestic auditor of the Company for 2021, respectively for a term until the conclusion of the next annual general meeting of the Company, and to approve the Board's authorization of management's determination of their remuneration.			
8.	To consider and approve the terms of the Deposit Service Framework Agreement (including the Annual Cap) and the transactions contemplated thereunder.			
SPECIAL RESOLUTIONS ^(Note 5)		FOR ^(Note 6)	AGAINST ^(Note 6)	ABSTAIN ^(Note 6)
9.	to consider and approve the change of the business scope.			
10.	to consider and approve the amendments to the Articles of Association.			
11.	to consider and authorize the Board to change the business scope of the Company through amendments to the Articles of Association.			

Date: _____ 2021

Signature^(Note 7): _____

Notes:

1. Please delete as appropriate and insert the number of shares of the Company registered in your name(s) to which this proxy form relates. If a number is inserted, this proxy form will be deemed to relate only to those shares. If no number is inserted, this proxy form will be deemed to relate to all the shares of the Company registered in your name(s). If more than one proxy is appointed, the number of shares in respect of which each such proxy so appointed must be specified.
2. Full name(s) and address(es) to be inserted in **BLOCK CAPITALS**. The names of all joint registered shareholders should be stated.
3. Please insert the number of shares registered in your name(s) and delete as appropriate.
4. If any proxy other than the chairman of the AGM is preferred, please strike out the words “the chairman of the meeting” and insert the name and address of the proxy desired in the space provided. Any shareholder of the Company entitled to attend and vote at the AGM is entitled to appoint a proxy or more than one proxy(ies) to attend the meeting and vote on his/her behalf. A proxy need not be a shareholder of the Company. Every shareholder present in person or by proxy shall be entitled to one vote for each share held by him/her.
5. An ordinary resolution shall be passed by votes representing at least 1/2 of the voting rights held by the shareholders (including proxies thereof) attending the general meeting. A special resolution shall be passed by votes representing at least 2/3 of the voting rights held by the shareholders (including proxies thereof) attending the general meeting.
6. **IMPORTANT: IF YOU WISH TO VOTE FOR A RESOLUTION, PLEASE PUT A TICK (“✓”) IN THE BOX MARKED “FOR”. IF YOU WISH TO VOTE AGAINST A RESOLUTION, PLEASE PUT A TICK (“✓”) IN THE BOX MARKED “AGAINST”. IF YOU WISH TO VOTE ABSTENTION ON A RESOLUTION, PLEASE PUT A TICK (“✓”) IN THE BOX MARKED “ABSTAIN”.** If no direction is given, your proxy may either vote or abstain at his/her discretion. Your proxy will also be entitled to vote at his/her discretion on any resolution properly put to the AGM other than those referred to in the notice convening the AGM.
7. This proxy form must be signed by you or your attorney duly authorised in writing, or in the case of a corporation, must be either under its common seal or under the hand of a director or attorney duly authorised to sign the same. **ANY ALTERATION MADE TO THIS PROXY FORM MUST BE INITIALLED BY THE PERSON WHO SIGNS IT.**
8. Any abstention vote or waiver of voting shall be deemed as “abstain”. Blank, wrong, illegible or uncast votes shall be deemed as the voters’ waiver of their voting rights, and the voting results representing the shares held by such voters shall be counted as “abstain”. The abstention vote shall be regarded as valid votes when the Company counts the votes in respect of the relevant matter.
9. In case of joint holders, the vote of the senior who tenders a vote, whether in person or by proxy, will be accepted to the exclusion of votes of the other joint holder(s) and for this purpose seniority will be determined by the order in which the names stand in the register of members of the Company.
10. To be valid, this proxy form together with the power of attorney or other authority (if any) under which it is signed, or a notarially certified copy thereof, must be deposited at (i) the Company’s principal place of business in the PRC at 24/F, Xihuan Plaza Tower 2, 1 Xizhimenwai Avenue, Xicheng District, Beijing, the PRC (for holders of Domestic Shares) or (ii) the Company’s H share registrar, Computershare Hong Kong Investor Services Limited, at 17M Floor, Hopewell Centre, 183 Queen’s Road East, Wan Chai, Hong Kong (for holders of H Shares) not less than 24 hours before the time appointed for the AGM.
11. Completion and return of the proxy form will not preclude you from attending and voting at the AGM or any adjourned meeting thereof if you so wish. If you attend and vote at the AGM in person, the authority of your proxy will be deemed to have been revoked.
12. An individual shareholder attending the AGM in person shall present his identification card or other document or certification of identification. A proxy attending the AGM on behalf of a shareholder shall present his identification card and the letter of attorney signed by the appointer or his representative with the issue date. A corporate shareholder shall attend the AGM by its legal representative or his nominee or the person authorized by the Board or other decision-making authorities. A legal representative attending the AGM shall present his identification card and document which can certify his capacity as a legal representative. A legal representative or the person authorized by the Board or other decision-making authorities attending the AGM shall present his identification card and the letter of attorney signed by the legal representative of the corporate shareholder in writing.
13. For the purpose of determining the shareholders’ eligibility to attend and vote at the AGM (and any adjournment thereof), the register of members of the Company will be closed from Friday, 18 June 2021 to Thursday, 24 June 2021, both days inclusive, during which period no transfer of the shares will be registered. For the purpose of determining the H shareholders’ eligibility to attend and vote at the AGM, all properly completed share transfer forms together with the relevant H Share certificates shall be lodged with the Company’s H Share Registrar, Computershare Hong Kong Investor Services Limited, at Shops 1712–16, 17th Floor, Hopewell Centre, 183 Queen’s Road East, Wan Chai, Hong Kong for registration not later than 4:30 p.m. on Thursday, 17 June 2021.
14. For the purpose of determining the identity of the shareholders entitled to the final dividend in respect of the year ended 31 December 2020, the H Share register of members of the Company will be closed from Tuesday, 6 July 2021 to Monday, 12 July 2021, both days inclusive, during which period no transfer of H Shares will be registered. For entitlement to the above final dividend, all share certificates together with the share transfer forms shall be lodged with the Company’s H Share Registrar, Computershare Hong Kong Investor Services Limited, at Shops 1712–16, 17th Floor, Hopewell Centre, 183 Queen’s Road East, Wan Chai, Hong Kong not later than 4:30 p.m. on Monday, 5 July 2021.
15. The AGM is expected to take no more than half a day. Shareholders of the Company who attend the AGM (in person or by proxy) shall bear their own travelling and accommodation expenses. Shareholders of the Company may contact the Company via telephone at +86 6621 5866 and email at ir@fsig.com.cn for any enquires in respect of the AGM.
16. All resolutions at the AGM will be taken by poll pursuant to the Rules Governing the Listing of Securities on The Stock Exchange of Hong Kong Limited (the “**Listing Rules**”). The results of the poll will be published on the websites of the Stock Exchange (www.hkexnews.hk) and the Company (www.jrjlife.com) in accordance with the Listing Rules.