

The Chinese version of this Contract shall be deemed the authoritative version, and in case of any consistencies between the Chinese version and English version, the Chinese version shall prevail.

TAITRA Taipei Nangang Exhibition Center, Hall 2 Exhibition Space Rental Contract (Exhibitions)

2025.06 Version

Contract Serial No. _____

Article 1 Parties to the Contract:

Lessor — Taiwan External Trade Development Council (hereinafter referred to as “TAITRA”)

Lessee —

Article 2 Venue to be rented

Taipei Nangang Exhibition Center, Hall 2 (hereinafter referred to as “TaiNEX 2”)

1F Exhibition Hall: All, Area P, Area Q

4F Exhibition Hall: All, Area R, Area S,

Other: Outdoor Exhibition Area

Article 3 Rental period

I. Move-in:

From ___ am to ___ pm from ___ / ___ / ___ (MM/DD/YYYY) to ___ / ___ / ___ (MM/DD/YYYY) (for ___ days in total)

II. Exhibition:

From ___ am to ___ pm from ___ / ___ / ___ (MM/DD/YYYY) to ___ / ___ / ___ (MM/DD/YYYY) (for ___ days in total)

III. Move-out:

From ___ am to ___ pm from ___ / ___ / ___ (MM/DD/YYYY) to ___ / ___ / ___ (MM/DD/YYYY) (for ___ days in total)

Article 4 Title of event: _____

I. The Lessee shall not use the venue for any purposes other than the approved exhibition, nor shall the Lessee assign, sublease, or otherwise transfer the rental rights, in whole or in part, to any third party for the purpose of organizing exhibitions or other activities.

II. The name of the exhibition must be confirmed by both parties, and each exhibition must comprise no fewer than 60 booths; otherwise, it shall not be included in the historical exhibition record of the organizer. If the organizer intends to change the exhibition name, an application must be submitted no later than 120 days prior to the start date of the rental period. Late applications shall not be accepted. If the revised exhibition name differs from the original industry category as stated in the

initial application, it shall be deemed a cancellation of the original name, and the historical exhibition record under that name shall likewise be discontinued. Regardless of whether the exhibition name is canceled or changed, the exhibition must still comprise no fewer than 60 booths; otherwise, it shall not be counted toward the organizer's historical record. The organizer shall provide exhibitors' application forms upon TAITRA's request as evidence of the number of booths.

Article 5 Venue rental

The fees shall be calculated in accordance with the "TAITRA Taipei Nangang Exhibition Center, Hall 2 Exhibition Space Rental Fee Standards," which include charges for the rented venue, general lighting, and use of public facilities. The Lessee shall pay the following amounts to TAITRA by cashier's check, sight draft, wire transfer, or cash:

- I. Deposit: 20% of the total venue rental fee, amounting to NT\$_____, payable upon confirmation of the event period.
- II. Second Installment: 30% of the total venue rental fee, amounting to NT\$_____, payable no later than 120 days prior to the rental start date.
- III. Balance: 50% of the total venue rental fee, amounting to NT\$_____, payable no later than 30 days prior to the rental start date.

Total of I.II.III is : NT\$_____ (tax included).

- IV. The Lessee shall pay the full rental fee as agreed in this Contract and shall not request any adjustment based on the actual area utilized, under any circumstance.
- V. The payee of checks or recipient of remittance shall be: "Taiwan External Trade Development Council".

Article 6 Security deposit:

- I. The Lessee shall pay 10% of the total rental fee, amounting to NT\$_____, no later than 30 days prior to the rental start date.
- II. The remaining balance of the security deposit shall be refunded to the Lessee without interest, after the conclusion of the exhibition, provided that all relevant fees have been deducted and no unresolved matters remain. If the Lessee fails to comply with the provisions of this Contract, applicable regulations, or any attachments, and such failure results in expenses or penalties (including, but not limited to, the untimely removal of display items, garbage, waste, or decorations; damage to the rented venue or equipment; failure to implement crowd control measures as required by TAITRA; or other violations), TAITRA may deduct the corresponding amount from the security deposit. If the security deposit is insufficient to cover the incurred fees, the Lessee shall pay the outstanding balance within the period specified in TAITRA's notice.

Until full payment is made, TAITRA reserves the right to refuse the Lessee's future use of any venues under its management.

Article 7 Surcharges

- I. Any additional charges—such as those for air conditioning during move-in/out periods, extended venue use, surcharges on holidays (including statutory and national holidays), and nighttime move-out fees—shall be handled in accordance with the “TAITRA Taipei Nangang Exhibition Center, Hall 2 Venue Rental Charging Standards.”
- II. Usage fees for double-deck (multi-level) booths shall be calculated in accordance with Article 10.1.2.1.6 of the “TAITRA Taipei Nangang Exhibition Center, Halls 1 and 2 Exhibition Space Rental and Operational Technical Regulations.”
- III. Usage fees for extra-high structure (booths exceeding 4 meters in height) shall be calculated in accordance with Article 10.1.2.2.5 of the aforementioned Regulations.
- IV. Fees for suspended promotional balloons shall be calculated in accordance with Article 10.2.2.1 of the aforementioned Regulations.
- V. During the rental period of TaiNEX 2, cleaning of the exhibition hall shall be conducted in accordance with Article 17 of this Contract.
- VI. The Lessee shall be solely responsible for all allocated charges for water, electricity, and compressed air usage, as well as all related utility installation costs.
- VII. Temporary security arrangements during the exhibition period at TaiNEX 2 shall be implemented in accordance with Article 14.3 of the “TAITRA Taipei Nangang Exhibition Center, Halls 1 and 2 Exhibition Space Rental and Operational Technical Regulations.”

Article 8 Delay liabilities

If the Lessee fails to pay the required fees as stipulated in this Contract or within the payment deadline specified in TAITRA's written notice, the overdue period shall be calculated from the day following the due date, on a calendar-day basis. A punitive liquidated damage of 0.5% of the total amount payable shall be charged for each overdue day, up to a maximum of 15% of the total payable amount. If the accumulated penalty reaches the maximum limit, or if the payment is delayed for 30 calendar days, TAITRA shall have the right to terminate this Contract immediately and shall not refund any fees already received.

Article 9 Change of and cancellation of exhibition rental periods and exhibition areas

- I. Cancellation of Rental Periods, Exhibition Areas, and Changes to Rental Days:
 - (I) Cancellation of Rental Period: If the Lessee intends to cancel the reserved or scheduled rental period or exhibition area, a written notice must be submitted to TAITRA no later than 120 days prior to the rental start date. Upon approval, the

rental fee already paid (excluding the reservation deposit, which is non-refundable) may be carried over to the following year for the same exhibition or for organizing a new exhibition. If the event is not held the following year, the paid rental fee will not be refunded. If the Lessee fails to notify TAITRA within the required period, all fees paid other than the security deposit (excluding the reservation deposit) will be forfeited.

- (II) Change of Exhibition Hall: Once the rental period is confirmed, if the Lessee, for reasons not attributable to force majeure, wishes to switch the venue to another exhibition hall operated by TAITRA, a written request must be submitted no later than 120 days before the rental start date. Upon TAITRA's approval, the rental fee already paid (excluding the non-refundable reservation deposit) may be applied to the same exhibition held in the new venue during the same year.
- (III) Reduction in the Number of Booths: If the Lessee intends to reduce the number of booths originally applied for, written notice must be submitted to TAITRA no later than 30 days prior to the rental start date. The minimum booth requirement for each zone must still be maintained. The booths to be canceled must be consolidated in one location—either along the wall or at the border of the exhibition area—and not scattered throughout the venue. Partitions must be installed to separate the canceled space. Failure to provide timely written notice or failure to separate with partitions will result in rental fees being charged for the entire area. If TAITRA approves the reduction, post-exhibition settlement will be based on the actual number of booths used, and any rental fees paid

Exhibition Halls:	Rental Fee			Security Deposit:
	Deposit	Second Installment	Balance	
TaiNEX 2: Areas P and Q on 1F; Areas R and S on 4F	Calculated at 20% of the rental fee for the entire area. Non-refundable.	Calculated at 30% of the rental fee for the entire area.	Calculated at 50% of the rental fee for the entire area.	Calculated at 10% of rental fee for the entire area.

		<p>After the expiration of the rental period, the refund will be calculated based on the ratio of the number of booths actually used by the Lessee to the total number of booths in the rental area.</p> <p>The maximum refund of the rental fees is listed below:</p> <table border="1" data-bbox="847 698 1273 943"> <thead> <tr> <th data-bbox="847 698 1061 846">Year</th> <th data-bbox="1061 698 1273 846">Proportion of booth refunded</th> </tr> </thead> <tbody> <tr> <td data-bbox="847 846 1061 896">2025</td> <td data-bbox="1061 846 1273 896">15%</td> </tr> <tr> <td data-bbox="847 896 1061 943">2026</td> <td data-bbox="1061 896 1273 943">15%</td> </tr> </tbody> </table>	Year	Proportion of booth refunded	2025	15%	2026	15%	
Year	Proportion of booth refunded								
2025	15%								
2026	15%								

- (IV) Reduction in the Number of Rental Days: If the Lessee wishes to reduce the number of scheduled rental days, a written notice must be submitted no later than 120 days before the rental start date. The deposit corresponding to the reduced days will not be refunded. If the notice is given between 30 and 120 days before the rental start date, both the deposit and second installment for the reduced days will be forfeited. If the notice is given within 30 days of the rental start date, the full rental fee for the reduced days will be forfeited.
- (V) TAITRA reserves the right to unilaterally cancel the reserved or scheduled rental period and terminate the rental contract if the Lessee fails to apply within the prescribed deadlines above.
- II. If the Lessee fails to notify TAITRA within the time limits specified in Paragraph I, all rental fees paid will be forfeited.
- III. Expansion of Full or Partial Exhibition Areas:
 - (I) Expansion of Full Exhibition Area: If the Lessee has rented one or more exhibition areas and wishes to rent additional full exhibition areas, an application may be submitted no later than 120 days prior to the rental start date. The originally rented area must not be reduced.
 - (II) Expansion of Partial Exhibition Area: If the Lessee has rented one or more exhibition areas and wishes to lease a portion of an additional area, an official document may be submitted no earlier than 120 days before the rental start date. The originally rented area must not be reduced. The expansion must be aligned southward or northward from the east-west boundary of the originally rented

area and must remain on the same floor. Cross-floor expansion is not permitted. The minimum number of additional booths must comply with TAITRA's official specifications.

Year	Minimum Proportion of Booth Expansion
114	10%
115	15%

- (III) Change of the exhibition area: If the Lessee wishes to request a change to their exhibition area, they must do so in writing no later than 120 days prior to the start of the rental period. It's important to note that the deposit for the original exhibition area will not be refunded.
 - (IV) Change of Exhibition Area: The Lessee may apply in writing no later than 120 days prior to the rental start date to change exhibition areas. If changing from a side area to a central area (e.g., from Area I or K to Area J), the application must also follow the same deadline. If the area change results in increased rental costs (i.e., switching from a smaller to a larger area), the deposit shall be recalculated based on the new area and any shortfall must be paid. If the change is from a larger to a smaller area, the excess deposit is non-refundable and may not be applied to any other payments. The second installment, final payment, and security deposit shall be adjusted accordingly based on the changed area.
 - (V) In the above three circumstances, TAITRA reserves the right to approve the expansion or change of exhibition area based on the availability of the rental schedule. Any floor plan for additional booth space must be submitted to TAITRA for review and approval.
- IV. If the government authorities reclaim the land or building of the exhibition hall, terminate TAITRA's operating mandate, or due to other reasons not attributable to TAITRA, TAITRA is unable to provide all or part of the exhibition venue or facilities, TAITRA shall notify the Lessee in writing, coordinate alternative solutions, or refund the fees (including rental fees and security deposits) proportionally for the unavailable areas and periods without interest. In such cases, both parties agree to unconditionally terminate the rental contract without any liability for damages or compensation.
 - V. If during the rental period, events such as equipment malfunction, typhoons, earthquakes, floods, notifiable diseases, or other force majeure circumstances occur (force majeure refers to events not attributable to either party, which cannot be avoided even with reasonable efforts, and that affect the performance of all or part

of this contract), or other uncontrollable factors cause interruptions to services such as air conditioning, elevators, escalators, lighting, or power, TAITRA will promptly carry out repairs but shall not be liable for any compensation.

- VI. If a natural disaster or force majeure event occurs during the rental period and there are available rental dates, the Lessee may negotiate with TAITRA in advance to implement the following measures:
- (I) Adjustment of move-in or move-out times (e.g., early entry, extended hours) without additional rental charges; however, the Lessee must bear any additional costs such as cleaning or extra security.
 - (II) The exhibition or move-out period may be postponed by one day without incurring additional rental fees.
- VII. If a natural disaster or force majeure event during the exhibition period leads to a government announcement suspending work, the Lessee shall determine whether to proceed with the exhibition and must immediately notify TAITRA. The Lessee shall also inform exhibitors and the public via appropriate media. **If the Lessee decides to proceed, it assumes all responsibility and shall compensate TAITRA for any resulting damages or losses.**

Article 10 Application for Water, Electricity, and Compressed Air

For matters related to the application and installation of water, electricity, compressed air, and decoration-related requirements, the Lessee shall refer to Article 8 of the “TAITRA Taipei Nangang Exhibition Center, Hall 1 and Hall 2 Rental and Operational and Technical Regulations.”

Article 11 Pre-Exhibition Coordination Meeting

The Lessee shall convene a pre-exhibition coordination meeting with TAITRA no later than 30 days prior to the exhibition opening. During the meeting, the Lessee must submit the following materials to TAITRA: a booth floor plan for the rented area, a fire protection plan, a traffic maintenance plan, entrance and exit plans for move-in and move-out personnel, vehicles, and equipment, plans for visitor entries and exits during the exhibition period, and details regarding cleaning personnel hired for the duration of the rental. Booth assignments and any related construction shall not commence until TAITRA or the relevant competent authorities have completed their review and granted approval.

Article 12 Site Configuration

- I. In consideration of fire safety and evacuation routes, the Lessee must plan booth configurations in accordance with TAITRA’s standard floor plans. The booth layout must be submitted to TAITRA for approval before any booth assignments may

proceed. If the Lessee has special reasons for deviating from the standard plan, a written application must be submitted in advance and approved by TAITRA prior to booth assignment or any subsequent operations. If the booth setup during move-in deviates from the approved layout, and the Lessee fails to make corrections after being advised to do so, TAITRA reserves the right to dismantle the non-compliant booths at the Lessee's expense, with such expenses deductible from the security deposit. In the event of serious violations, TAITRA may suspend the exhibition or terminate the Contract.

- II. The site layout plan submitted by the Lessee must comply with the regulations applicable to Taipei Nangang Exhibition Center Hall 2, as well as all relevant laws and regulations, including but not limited to the Building Act and Fire Services Act.

Article 13 Traffic Maintenance Plan

- I. If the Lessee intends to organize a large-scale off-road event, it shall comply with the "Regulations for Taipei Large Event Traffic Maintenance" and submit the required application and traffic maintenance plan to the Taipei City Department of Transportation at least three (3) months prior to the start of the exhibition or event. The Lessee shall also attend any road traffic safety coordination meetings as notified by the relevant authorities. If the Lessee plans to organize a non-large-scale outdoor event on a public road, it must provide information on the event and transportation to the local police department as notified by TAITRA and attend the road traffic safety meeting.
- II. If the Lessee intends to organize a non-large-scale off-road event, it shall, in accordance with TAITRA's instructions, provide relevant event and traffic information to the local police department and attend the traffic coordination meeting as required.

Article 14 Safety and Security Maintenance

The Lessee shall be responsible for controlling the number of visitors to maintain public order, safety, and overall event quality at TaiNEX 2. For detailed requirements regarding fire safety, security personnel, and air quality, please refer to Article 14 of the "TAITRA Taipei Nangang Exhibition Center, Hall 1 and Hall 2 Rental and Operational and Technical Regulations."

Article 15 Occupational Safety, Health, and Construction Requirements

The Lessee shall comply with all occupational safety, health, and construction-related regulations applicable to exhibition hall operations. For detailed requirements, refer to Article 12 of the "TAITRA Taipei Nangang Exhibition Center, Hall 1 and Hall 2 Rental

and Operational and Technical Regulations.”

Article 16 Conference Room

For the application procedures and decoration regulations regarding the use of conference rooms, refer to Article 11 of the “TAITRA Taipei Nangang Exhibition Center, Hall 1 and Hall 2 Rental and Operational and Technical Regulations.”

Article 17 Cleaning Responsibilities

- I. The daily cleaning fee (inclusive of tax) shall be borne by the Lessee. This fee includes the disposal of domestic waste, cleaning consumables, and overtime pay for extended cleaning hours. It does not cover the disposal of decoration waste, which shall be deducted separately from the security deposit.
- II. If large-scale floor cleaning machinery or paint removal from flooring is handled by non-contracted cleaning vendors and fails to meet the required standards, TAITRA may assign personnel to complete the restoration. Any resulting costs shall be borne by the Lessee.
- III. For exhibitions in the machinery or food categories, for booth designs containing a substantial number of wooden structures, or where the venue space is otherwise used for non-standard purposes, TAITRA may, at its discretion, assign additional personnel as necessary, with the costs to be fully borne by the Lessee.

Article 18 Ticket Sales and Retail

- I. The Lessee shall report and pay relevant taxes to the revenue authority for any exhibitions or events held. Admission tickets must clearly indicate the name of the exhibition or event, and the names of the organizer and any co-organizers.
- II. Exhibitions shall primarily focus on product display. For exhibitions involving retail sales, the Lessee must complete the “TAITRA Exhibition Hall Participating Vendor Information Form” and submit it along with the list of participating vendors to the Nangang Branch, Taipei National Taxation Bureau, Ministry of Finance, no later than three (3) days before the start of the exhibition.
- III. The Lessee shall ensure that participating vendors issue uniform invoices in accordance with the law when conducting on-site sales or collecting deposits. If any violations such as failure to issue invoices are discovered by the tax authorities, the Lessee shall assume full liability.
- IV. If participating vendors import products from overseas, they must comply with all applicable import regulations. The Lessee may apply to use TAITRA’s bonded warehouse for a fee, if necessary. TAITRA and its affiliated entities shall not be listed as the consignee for any goods imported by the Lessee or participating

vendors.

- V. If participating vendors intend to sell vouchers (e.g., meal, accommodation, or gift vouchers), such transactions must comply with applicable laws and regulations. The Lessee shall require the vendors to provide lawful performance guarantees.

Article 19 Lessee's Obligations

I. Decoration

- (I) If the Lessee or its cooperating vendors require extended work hours, the Lessee must submit a formal application to TAITRA no later than 4:00 PM on the same day. All associated overtime rental fees shall be borne by the Lessee.
- (II) If the Lessee intends to construct temporary structures in the outdoor areas of the Exhibition Hall during the rental period, prior approval from TAITRA is required. The Lessee must then apply for the necessary permits with the Taipei City Department of Urban Development in accordance with the "Taipei City Temporary Building Regulations for Exhibitions and Performances."

IV. Other Obligations

- (I) During the rental period, the Lessee shall be responsible for maintaining the condition of venue facilities, site order, public safety, and hygiene. If TAITRA identifies any behavior or condition that may endanger the venue or public safety, the Lessee must immediately comply with TAITRA's instructions to rectify, amend, or cease the activity.
- (II) After the event, the Lessee must restore the venue to its original condition and return it to TAITRA within the agreed-upon timeframe. If the Lessee fails to do so, TAITRA may proceed with restoration without further notice. Any items left behind may be disposed of by TAITRA at its sole discretion, without assuming any custody obligation. The Lessee shall not raise any objection, and all related costs will be deducted from the security deposit.
- (III) The Lessee shall comply with the approved maximum occupancy for TaiNEX 2 during event planning to ensure venue safety and order. During the event, crowd control measures must be implemented according to the standards set out in Article 14.1 of the "TAITRA Taipei Nangang Exhibition Center, Hall 1 and Hall 2 Rental and Operational and Technical Regulations."
- (IV) The Lessee shall thoroughly review the qualifications of participating vendors (including business registration and operational status) and ensure the legality of exhibited products. Any exhibits inconsistent with the event theme, falsely labeled by origin, in violation of laws, offensive to public morals, or involving counterfeit items shall be strictly prohibited. The Lessee and the responsible party shall bear full legal and compensatory liability.
- (V) TAITRA may film the event for documentation or promotional purposes, with

prior consent from the Lessee. This request may be raised during the coordination meeting or before entering the venue. Alternatively, the Lessee may provide suitable event photos for TAITRA's use.

Article 20 Liability for Damages and Compensation

- I. During the rental period, if any damage to venue facilities or equipment, or injury or loss involving a third party occurs due to intentional acts or negligence by the Lessee (including its employees, contractors, or invitees), the Lessee and the responsible party shall bear joint and several liability for compensation.
- II. If the Lessee violates Articles 14.2, 14.3, 14.4, 14.5.9, 14.5.10, or 14.5.11 of the "TAITRA TAITRA Taipei Nangang Exhibition Center, Hall 1 and Hall 2 Rental and Operational and Technical Regulations," or any public safety or fire safety laws, and such violations result in public safety incidents or fines imposed on TAITRA (including violations of environmental air quality regulations), the Lessee shall be fully responsible for paying all penalties and damages.
- III. If violations of Article 12 of the "TAITRA Taipei Nangang Exhibition Center, Hall 1 and Hall 2 Rental and Operational and Technical Regulations" result in personal injury, death, or property loss, the Lessee and its subcontractors shall be jointly and severally liable for all resulting claims and damages.

Article 21 Insurance

- I. To prevent accidents, during the rental period specified in Article 3 of this Contract (including the move-in and move-out periods), the Lessee shall, taking into account the type of exhibition, the scope of use, the scale, and the expected number of visitors, procure adequate public liability insurance. Such insurance shall cover compensation liabilities arising from injuries or property damage caused by indoor and outdoor signage, stage-related design and construction, exhibits, elevators, and escalators. The types of insurance and the minimum insured amounts shall not be lower than those stipulated in the "Regulations for Compulsory Public Liability Insurance for Consumer Venues in Taipei City." The Lessee shall also submit a copy of the insurance policy to TAITRA for record at least seven (7) days prior to move-in.
- II. The Lessee and exhibitors shall also obtain fire, theft, and water damage insurance to cover any loss or damage (including personal injury or death, property damage, or disruption to other concurrent events) caused by their exhibits, booths, signs (indoor/outdoor), stages, lighting, audiovisual equipment, LED displays, special effects, decoration, advertisements, and all related installations. This insurance must also include coverage against damages from natural disasters such as typhoons, earthquakes, floods, or heavy rain. A copy of the insurance policy must likewise be

submitted to TAITRA at least seven (7) days prior to move-in.

Article 22 Breach of Contract

If the Lessee violates the terms of this Contract and fails to rectify the situation within a reasonable time after written notice from TAITRA, or if any of the following circumstances occurs, TAITRA may terminate the Contract, revoke the Lessee's right to use the venue, and forfeit the security deposit. All payments made shall be non-refundable. The Lessee shall also bear full liability for any damages incurred.

- I. TAITRA possesses evidence that the Lessee's exhibition violates applicable laws or regulations.
- II. The content of the exhibition significantly deviates from what was stipulated in the signed Contract.
- III. The Lessee violates any provision of this Contract or the TAITRA Taipei Nangang Exhibition Center, Hall 1 and Hall 2 Rental and Operational and Technical Regulations.

Article 23 Information Security

- I. The Lessee shall endeavor to maintain cybersecurity and comply with all obligations under the Cybersecurity Management Act, its subordinate laws, and any cybersecurity standards or regulations issued by the Executive Yuan. In the event of any cybersecurity incident involving either TAITRA or the Lessee, the Lessee must notify TAITRA within 30 minutes, initiate emergency response measures, and fully cooperate with TAITRA's remediation efforts.
- II. If the Lessee's operations involve information and communication software, hardware, or services, and the competent authority announces a list of vendors or products deemed harmful to national cybersecurity under the Principles for Restricting the Use of Products Threatening National Cybersecurity by Government Agencies, the Lessee shall not use any products developed, manufactured, or supplied by those vendors or listed in said announcements. This obligation remains in effect even if the list is later amended.
- III. If the Lessee uses digital signage, LED screens, or other devices to disseminate public content, such content must not violate laws, public morals, or social order. If such systems are hacked and inappropriate content is displayed, the Lessee must immediately cease transmission and report and handle the incident in accordance with the procedures set forth in this Article.
- IV. If the Lessee's failure to comply with this Article causes TAITRA to suffer any direct or indirect losses, the Lessee shall compensate TAITRA in full. If the incident results in damage to third-party rights or interests, the Lessee shall assume sole liability.

Article 24 Others

- I. The Lessee may use the corridor on the leased floor free of charge for an opening ceremony, subject to prior application and limited to decoration one day before the event. All decorations must be removed and the area restored to its original condition on the same day of the event. For non-opening events or decorations/teardowns outside the permitted period, the Lessee will be charged in accordance with the "TAITRA Taipei Nangang Exhibition Center, Hall 2 Rental Fee Standards."
- II. If two or more Lessees apply to use public facilities, corridors, or VIP rooms at the same time, TAITRA will coordinate shared use among the Lessees. If shared use is not feasible, TAITRA shall determine the allocation method and usage schedule.
- III. Upon prior application and TAITRA's approval, the Lessee may use one VIP room on the leased floor free of charge during the exhibition period, for VIP reception only. Any other use or time outside the exhibition period shall be subject to applicable rental fees.
- IV. TAITRA shall not be involved in any contracts or agreements between different Lessees or between the Lessee and third parties. All dealings related to exhibition arrangements, contract execution, collection and refund of exhibition fees among Lessees shall be deemed as having mutual agency. TAITRA may transact with any one party on behalf of all Lessees, and such acts shall be binding on all parties.
- V. TAITRA leases the venue to the Lessee under the terms of this Contract; however, based on free market principles, TAITRA reserves the right to lease other venues under its management to third parties to host exhibitions of similar or identical nature during adjacent or overlapping periods.

Article 25 Contract Attachments

- I. Prior to signing this Contract, the Lessee shall thoroughly review the "TAITRA Taipei Nangang Exhibition Center, Hall 1 and Hall 2 Rental and Operational and Technical Regulations" and related attachments [posted on the Nangang Exhibition Center website (<https://www.tainex.com.tw/venue/app-exhibition/2>)]. Upon signing, the Lessee acknowledges agreement with and compliance to these documents, which form an integral part of the Contract with equal legal force. TAITRA reserves the right to amend these rules and attachments; any amendment shall take effect upon publication on the said website, and both parties agree to abide by the updated version. Violation shall be deemed a breach of this Contract.
- II. Based on the nature and content of the exhibition, TAITRA may require the Lessee to submit a detailed safety management plan (including placement of security, first aid personnel, and staff). Once approved by TAITRA, this plan shall be deemed a Letter of Undertaking and an integral part of this Contract.

- III. Any additional undertakings or declarations jointly signed by TAITRA and the Lessee in relation to the exhibition shall be deemed part of this Contract and carry the same binding force. Breach of any such documents shall be deemed a breach of this Contract.

Article 26 Termination of Contract

- I. If either party is subject to or initiates bankruptcy proceedings, applies for or is declared in liquidation, reorganization, dissolution, ceases operations, or is blacklisted by any financial institution, the other party may terminate this Contract by written notice, regardless of whether prior notice or knowledge existed.
- II. If the Lessee fails to fulfill obligations under this Contract due to reasons attributable to itself and does not rectify such failures within the period specified in TAITRA's written notice, TAITRA may terminate this Contract prior to its expiration.
- III. Termination of this Contract shall not relieve either party from any rights, liabilities, or obligations accrued prior to the termination.

Article 27 Contract Amendment

Any changes, amendments, or matters not covered in this Contract shall be made in writing with the mutual consent of both parties

Article 28 Interpretation and Jurisdiction

- I. In the event of ambiguity or matters not covered in this Contract that affect its execution, both parties agree to resolve such issues in good faith in accordance with the applicable laws and regulations of the Republic of China.
- II. If disputes cannot be resolved through good faith negotiation, both parties agree that the Taipei District Court of Taiwan shall have jurisdiction as the court of first instance.
- III. The governing law of this Contract shall be the laws of the Republic of China (Taiwan).

Article 29 Personal Data Protection

If the Lessee collects, processes, or uses personal data or files (as defined in Article 2, Paragraph 1 of the Personal Data Protection Act) in the course of activities governed by this Contract, it shall comply with all relevant provisions of the Act and bear full responsibility. TAITRA may require the Lessee to sign a "Personal Data Protection Letter of Undertaking."

Article 30 Execution and Copies

This Contract is executed in two original copies and one duplicate. Each party shall retain

one original, and TAITRA shall keep the duplicate copy for record. In the case of discrepancies, the Chinese version shall prevail.

Article 31 Effective Date

This Contract shall be deemed concluded and effective from the date of signature by both parties.

Lessor: Taiwan External Trade Development Council
Authorized Representative: Wang, Hsi-Mong
Address: 6F, No. 333, Keelung Road Section 1, Taipei City

Lessee: _____ Institutional Seal:

Authorized Signatory: _____

Authorized Signatory Signature or Seal:

Address: _____

Unified Business Number:

_____(Year)____(Month)____(Day)