



October 10, 2025

**PHILIPPINE STOCK EXCHANGE**

9th Floor, Philippine Stock Exchange Tower,  
28<sup>th</sup> Street corner 5<sup>th</sup> Avenue, BGC Taguig City  
Attention: Atty. Johanne Daniel M. Negre  
OIC, Disclosure Department

**PHILIPPINE DEALING AND EXCHANGE CORPORATION**


29th Floor, BDO Equitable Tower  
Paseo de Roxas, Makati City  
Attention: Atty. Suzy Claire R. Selleza  
Head - Issuer Compliance and Disclosure Department

Subject: Vista Land & Lifescapes, Inc.: **Top 100 Stockholders (Preferred Shares) as of September 30, 2025**

Gentlemen:

Please see attached list of Vista Land & Lifescapes, Inc.'s Preferred Series 2B Top 100 Stockholders with the PCD participants as of September 30, 2025 based on the records of our stock and transfer agent, BDO Unibank, Inc. – Trust and Investments Group.

Very truly yours,



Brian N. Edang  
Officer-in-Charge

VISTA LAND & LIFESCAPES, INC. - PREFERRED SERIES 2B  
LIST OF TOP 100 STOCKHOLDERS  
AS OF SEPTEMBER 30, 2025

| Name  | No. of Shares     | Percentage  |
|---|-------------------|-------------|
| 1 PCD NOMINEE CORPORATION (FILIPINO)                                  | 15,384,930        | 98.22%      |
| 2 PCD NOMINEE CORPORATION (NON-FILIPINO)                              | 278,030           | 1.78%       |
| <b>TOTAL OUTSTANDING, ISSUED AND SUBSCRIBED (PREFERRED SERIES 2B)</b> | <b>15,662,960</b> | <b>100%</b> |

VISTA LAND & LIFESCAPES, INC. - PREFERRED SERIES 2B  
LIST OF TOP 100 STOCKHOLDERS  
AS OF SEPTEMBER 30, 2025

Beneficial Owner Report  
Vista Land & Lifescapes, Inc.  
As of September 30, 2025

| Participants Name                                 | No. of Shares     | Percentage     |
|---|-------------------|----------------|
| A & A SECURITIES, INC.                            | 16,300            | 0.10%          |
| ABACUS SECURITIES CORPORATION                     | 25,070            | 0.16%          |
| PHILSTOCKS FINANCIAL INC                          | 33,640            | 0.21%          |
| A. T. DE CASTRO SECURITIES CORP.                  | 40,240            | 0.26%          |
| AP SECURITIES INCORPORATED                        | 110,000           | 0.70%          |
| AB CAPITAL SECURITIES, INC.                       | 57,050            | 0.36%          |
| SB EQUITIES, INC.                                 | 1,768,920         | 11.29%         |
| ASIASEC EQUITIES, INC.                            | 50,000            | 0.32%          |
| CHINA BANK SECURITIES CORPORATION                 | 1,265,180         | 8.08%          |
| BPI SECURITIES CORPORATION                        | 156,040           | 1.00%          |
| CAMPOS, LANUZA & COMPANY, INC.                    | 2,000             | 0.01%          |
| E. CHUA CHIACO SECURITIES, INC.                   | 95,000            | 0.61%          |
| EASTERN SECURITIES DEVELOPMENT CORPORATION        | 10,000            | 0.06%          |
| EVERGREEN STOCK BROKERAGE & SEC., INC.            | 50,000            | 0.32%          |
| FIRST ORIENT SECURITIES, INC.                     | 10,000            | 0.06%          |
| F. YAP SECURITIES, INC.                           | 185,000           | 1.18%          |
| JSG SECURITIES, INC.                              | 500               | 0.00%          |
| GUILD SECURITIES, INC.                            | 15,000            | 0.10%          |
| H. E. BENNETT SECURITIES, INC.                    | 3,000             | 0.02%          |
| IMPERIAL, DE GUZMAN, ABALOS & CO., INC.           | 32,980            | 0.21%          |
| INTRA-INVEST SECURITIES, INC.                     | 11,500            | 0.07%          |
| COL Financial Group, Inc.                         | 682,410           | 4.36%          |
| MDR SECURITIES, INC.                              | 20,000            | 0.13%          |
| RCBC SECURITIES, INC.                             | 56,310            | 0.36%          |
| PAN ASIA SECURITIES CORP.                         | 20,580            | 0.13%          |
| MAYBANK SECURITIES, INC.                          | 271,500           | 1.73%          |
| PNB SECURITIES, INC.                              | 61,880            | 0.40%          |
| REGINA CAPITAL DEVELOPMENT CORPORATION            | 11,000            | 0.07%          |
| AAA SOUTHEAST EQUITIES, INCORPORATED              | 35,540            | 0.23%          |
| THE FIRST RESOURCES MANAGEMENT & SECURITIES CORP. | 20,000            | 0.13%          |
| DRAGONFI SECURITIES, INC.                         | 36,610            | 0.23%          |
| LANDBANK SECURITIES, INC.                         | 22,500            | 0.14%          |
| FIRST METRO SECURITIES BROKERAGE CORP.            | 1,765,790         | 11.27%         |
| WEALTH SECURITIES, INC.                           | 1,000             | 0.01%          |
| YU & COMPANY, INC.                                | 10,000            | 0.06%          |
| BDO SECURITIES CORPORATION                        | 3,194,590         | 20.40%         |
| GOLDEN TOWER SECURITIES & HOLDINGS, INC.          | 1,500             | 0.01%          |
| SOLAR SECURITIES, INC.                            | 40,000            | 0.26%          |
| PHILIPPINE EQUITY PARTNERS, INC.                  | 10,000            | 0.06%          |
| UNICAPITAL SECURITIES INC.                        | 1,100             | 0.01%          |
| COHERCO SECURITIES, INC.                          | 10,000            | 0.06%          |
| TIMSON SECURITIES, INC.                           | 32,000            | 0.20%          |
| CITIBANK N.A.                                     | 51,500            | 0.33%          |
| CHINA BANKING CORPORATION - TRUST GROUP           | 2,171,350         | 13.86%         |
| RCBC TRUST CORPORATION                            | 268,250           | 1.71%          |
| RCBC TRUST CORPORATION                            | 182,130           | 1.16%          |
| SOCIAL SECURITY SYSTEM                            | 2,000,000         | 12.77%         |
| STERLING BANK OF ASIA TRUST GROUP                 | 7,000             | 0.04%          |
| BPI ASSET MANAGEMENT AND TRUST CORPORATION        | 508,000           | 3.24%          |
| BDO PRIVATE BANK, INC.-TRUST GROUP                | 233,000           | 1.49%          |
|   | <b>15,662,960</b> | <b>100.00%</b> |

**RECAP:**

|                                    |                   |
|------------------------------------|-------------------|
| PCD NOMINEE CORPORATION (FOREIGN)  | 15,384,930        |
| PCD NOMINEE CORPORATION (FILIPINO) | 278,030           |
| <b>TOTAL</b>                       | <b>15,662,960</b> |