West Indies Petroleum Terminal Limited

Consolidated Financial Statements
31 December 2024

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Independent auditors' report

To the Shareholder of West Indies Petroleum Terminal Limited

Our opinion

In our opinion, the consolidated financial statements present fairly, in all material respects, the consolidated financial position of West Indies Petroleum Terminal Limited (the Company) and its subsidiary (together 'the Group') as at 31 December 2024, and their consolidated financial performance and their consolidated cash flows for the year then ended in accordance with IFRS Accounting Standards.

What we have audited

The Group's consolidated financial statements comprise:

- the consolidated statement of financial position as at 31 December 2024;
- the consolidated statement of comprehensive income for the year then ended;
- the consolidated statement of changes in equity for the year then ended;
- the consolidated statement of cash flow for the year then ended; and
- the notes to the consolidated financial statements, comprising material accounting policy information and other explanatory information.

Basis for opinion

We conducted our audit in accordance with International Standards on Auditing (ISAs). Our responsibilities under those standards are further described in the *Auditors' responsibilities for the audit of the consolidated financial statements* section of our report.

We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.

Independence

We are independent of the Group in accordance with the International Code of Ethics for Professional Accountants (including International Independence Standards) issued by the International Ethics Standards Board for Accountants (IESBA Code). We have also fulfilled our other ethical responsibilities in accordance with the IESBA Code.

Responsibilities of management and those charged with governance for the consolidated financial statements

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

In preparing the consolidated financial statements, management is responsible for assessing the Group'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 Group or to cease operations, or has no realistic alternative but to do so.

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

Auditors' responsibilities for the audit of the consolidated financial statements

Our objectives are to obtain reasonable assurance about whether the consolidated financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditors' 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 ISAs 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 consolidated financial statements.

As part of an audit in accordance with ISAs, we exercise professional judgement and maintain professional scepticism throughout the audit. We also:

- Identify and assess the risks of material misstatement of the consolidated 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 Group'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 Group's ability to continue as a going concern. If we conclude that a material uncertainty exists, we are required to draw attention in our auditors' report to the related disclosures in the consolidated 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 auditors' report. However, future events or conditions may cause the Group to cease to continue as a going concern.

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

- Plan and perform the group audit to obtain sufficient appropriate audit evidence regarding the financial information of the entities or business units within the Group as a basis for forming an opinion on the consolidated financial statements. We are responsible for the direction, supervision and review of the audit work performed for purposes of the group audit. We remain solely responsible for our audit opinion.

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.

Other matter

This report, including the opinion, has been prepared for and only for the Company in accordance with the terms of our engagement letter and for no other purpose. We do not, in giving this opinion, accept or assume responsibility for any other purpose or to any other person to whom this report is shown or into whose hands it may come save where expressly agreed by our prior consent in writing.

PricewaterhouseCoopers

Castries, St. Lucia
23 October 2025

West Indies Petroleum Terminal Limited

Consolidated Statement of Financial Position

31 December 2024

(expressed in United States dollars unless otherwise indicated)

	Note	2024 $	2023 Restated* $	1 January 2023 Restated* $
Assets				
Non-Current Assets				
Property, plant and equipment	4	38,944,707	34,261,870	34,726,383
Right-of-use asset	5	1,716,734	-	-
Intangible assets	7	11,236	25,173	21,738
		40,672,677	34,287,043	34,748,121
Current Assets				
Inventory		-	-	10,473
Receivables	8	534,997	413,854	336,386
Due from related party	12	244,742	-	-
Directors current account		63,891	-	-
Short-term investments	9	287,664	159,651	-
Cash	10	11,213	128,041	28,690
		1,142,507	701,546	375,549
Total Assets		41,815,184	34,988,589	35,123,670
Equity				
Share capital	13	3,971,763	3,000,100	3,000,100
Revaluation reserve	14	16,491,919	11,683,261	11,683,261
Retained earnings		6,599,355	5,555,895	3,385,186
Total Equity		27,063,037	20,239,256	18,068,547
Liabilities				
Non-Current Liabilities				
Borrowings	15	3,632,995	598,757	-
Leases liabilities	5	1,438,670	-	-
Deferred tax liabilities	16	3,728,496	2,966,779	2,834,522
		8,800,161	3,565,536	2,834,522
Current Liabilities				
Trade and other payables	11	428,365	347,656	404,541
Due to related party	12	4,348,157	6,935,867	11,000,933
Taxation		149,912	141,324	142,003
Borrowings	15	670,329	3,758,950	2,673,124
Current portion of lease liabilities	5	355,223	-	-
		5,951,986	11,183,797	14,220,601
Total Liabilities		14,752,147	14,749,333	17,055,123
Total Equity and Liabilities		41,815,184	34,988,589	35,123,670

Approved for issue by the Board of Directors on 17 October 2025 and signed on its behalf by:

Gerald Chambers — Director

Tarik Felix — Director

The accompanying notes form an integral part of these financial statements

West Indies Petroleum Terminal Limited

Consolidated Statement of Comprehensive Income

Year ended 31 December 2024

(expressed in United States dollars unless otherwise indicated)

	Note	2024 $	2023 Restated* $
Revenue	22	8,206,548	7,577,741
Other income	23	143,693	21,161
		8,350,241	7,598,902
Staff costs	21	(1,387,843)	(1,423,340)
Other operating costs	20	(3,500,579)	(3,373,986)
Net impairment loss on financial asset	6	(1,035,590)	-
Finance costs	18	(1,080,159)	(364,095)
Profit before Taxation		1,346,070	2,437,481
Taxation	17	(302,610)	(266,772)
Net profit for the year		1,043,460	2,170,709
Other Comprehensive Income			
Items that will not be reclassified to profit or loss			
Revaluation of property, plant and equipment, net of taxation		4,808,658	-
Comprehensive Income		5,852,118	2,170,709
Earnings per share for the profit attributable to the			
Ordinary equity holders of the company:			
Basic	28	0.00010	0.00024

Net profit and comprehensive income is solely attributable to the shareholders of the Company.
Other comprehensive income is not subject to reclassification.

West Indies Petroleum Terminal Limited

Consolidated Statement of Changes in Equity

Year ended 31 December 2024

(expressed in United States dollars unless otherwise indicated)

	Note	Share Capital	Revaluation Reserve	Retained Earnings	Total
		$	$	$	$
Balance at 1 January 2023		3,000,100	11,683,261	3,964,282	18,647,643
Correction of error (net of tax)		-	-	(579,096)	(579,096)
Restated total equity at the beginning of the financial year	26	3,000,100	11,683,261	3,385,186	18,068,547
Net profit and comprehensive income		-	-	2,170,709	2,170,709
Balance as at 31 December 2023 (restated*)		3,000,100	11,683,261	5,555,895	20,239,256
Net profit for the period		-	-	1,043,460	1,043,460
Other comprehensive income		-	4,808,658	-	4,808,658
Shares issued		971,663	-	-	971,663
Balance as at 31 December 2024		3,971,763	16,491,919	6,599,355	27,063,037

Equity is solely attributable to the shareholders of the Company.

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

West Indies Petroleum Terminal Limited

Consolidated Statement of Cash Flows
Year ended 31 December 2024
(expressed in United States dollars unless otherwise indicated)

	Note	2024 $	2023 $
Cash Flows from Operating Activities			
Net profit		1,043,460	2,170,709
Items not affecting cash:			
Depreciation	4	1,387,427	1,363,363
Depreciation – right-of-use asset	5	343,347	-
Amortisation	7	13,937	16,554
Interest income		(134,450)	-
Foreign exchange gain/(losses)		(10,360)	6,121
Taxation expense	17	302,610	266,772
Interest expense - lease	5	183,812	-
Interest expense - loans	18	906,733	452,856
Employees stocks	13	6,632	-
Impairment loss	6	1,035,590	-
		5,078,738	4,276,375
Changes in operating assets and liabilities:			
Inventory		-	10,473
Other receivables		(121,142)	(77,468)
Due to related parties		(2,587,713)	(4,065,065)
Due from related parties		(244,742)	-
Other payables		80,711	(56,886)
		2,205,852	87,429
Taxation paid		(113,829)	(135,194)
Interest paid		(656,290)	(355,755)
Cash provided by/(used in) operating activities		1,435,733	(403,520)
Cash Flows from Investing Activities			
Purchase of property, plant and equipment	4	(680,083)	(907,512)
Purchase of intangible assets	7	-	(19,989)
Short term investments	9	(128,013)	(159,651)
Cash used in investing activities		(808,096)	(1,087,152)
Cash Flows from Financing Activity			
Proceeds from loan received	15	3,871,795	6,446,727
Repayment on borrowings	15	(4,166,237)	(4,852,886)
Lease payments		(450,000)	-
Cash (used in)/ provided by financing activities		(744,442)	1,593,841
(Decrease)/Increase in cash		(116,805)	103,169
Effects of exchange rate changes on cash and cash equivalents		(23)	(3,818)
Cash at beginning of year		128,041	28,690
CASH AT END OF YEAR	10	11,213	128,041

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

West Indies Petroleum Terminal Limited

Notes to Financial Statements
31 December 2024
(expressed in United States dollars unless otherwise indicated)

1. Identification and Principal Activities

West Indies Petroleum Terminal Limited (the "Company") is incorporated and domiciled in St. Lucia. Its registered address is 20 Micoud Street, Castries, Saint Lucia. The ultimate parent company, West Indies Petroleum Limited is incorporated and domiciled in Jamaica. West Indies Petroleum Terminal Limited is a holding company with ownership interests in West Indies Petroleum South Terminal, which operates petroleum storage and distribution facilities.

On 17 October 2025, the Board of Directors approved the consolidated financial statements and authorised them for issue. The Board of Directors has the power to amend the financial statements after issue.

2. Material Accounting Policies and Basis of Compliance

The material accounting policies adopted in the preparation of these financial statements are set out below.

(a) Basis of preparation

The financial statements of the Group have been prepared in accordance with IFRS Accounting Standards as promulgated by the International Accounting Standards Board (IASB). The financial statements have been prepared under the historical cost convention except for certain items of property, plant and equipment which are measured are fair value.

The preparation of financial statements in conformity with IFRS requires the use of certain critical accounting estimates. It also requires management to exercise its judgement in the process of applying the Group's accounting policies. Although these estimates are based on management's best knowledge of current events and actions, actual results could differ from those estimates. The areas involving a higher degree of judgement or complexity, or areas where assumptions and estimates are significant to the financial statements, are disclosed in Note 3.

Standards, interpretations and amendments to existing standards effective in the current year
Certain new standards, amendments and interpretations to existing standards have been published that became effective during the current financial year. The Group has assessed the relevance of all such new standards, interpretations and amendments and has affected the following, which are immediately relevant to its operations.

Amendment to IAS 1 Non current liabilities with covenant (effective for annual periods beginning on or after 1 January 2024). These amendments clarify how conditions which an entity must comply within twelve months after the reporting period affect the classification of a liability. The amendments also aim to improve information an entity provides related to liabilities subject to these amendments. There was no material impact to the Group on adoption of this amendment.

Amendment to IFRS 16 *Leases* on sale and leaseback (effective for annual periods beginning on or after 1 January 2024). These amendments include requirements for sale and leaseback transactions in IFRS 16 to explain how an entity accounts for a sale and leaseback after the date of the transaction. Sale and leaseback transactions where some or all the lease payments are variable lease payments that do not depend on an index or rate are most likely to be impacted. There was no material impact on the Group on adoption of this amendment.

Amendment to IAS 7 and IFRS 7 – Supplier finance (effective for annual periods beginning on or after 1 January 2024 (with transitional reliefs in the first year). These amendments require disclosures to enhance the transparency of supplier finance arrangements and their effects on an entity's liabilities, cash flows and exposure to liquidity risk. The disclosure requirements are the IASB's response to investors' concerns that some companies' supplier finance arrangements are not sufficiently visible, hindering investors' analysis. There was no material impact on the Group on adoption of this amendment.

West Indies Petroleum Terminal Limited
Notes to Financial Statements
31 December 2024
(expressed in United States dollars unless otherwise indicated)

2. Material Accounting Policies and Basis for Compliance (Continued)

(a) Basis of preparation (continued)

Standards, interpretations and amendments to published standards that are not yet effective
At the date of authorisation of these financial statements, certain new standards, amendments and interpretations to existing standards have been issued which were not yet effective for the Group at the statement of financial position date, and which the Group has not early adopted. The Group has assessed the relevance of all such new standards, interpretations and amendments, has determined that the following may be relevant to its operations, and has concluded as follows:

IFRS 18 ***Presentation and Disclosure in Financial Statements*** (effective for annual periods beginning on or after 1 January 2027). This is the new standard on presentation and disclosure in financial statements, which replaces IAS 1, with a focus on updates to the statement of profit or loss. The key new concepts introduced in IFRS 18 relate to:

- the structure of the statement of profit or loss with defined subtotals.
- requirement to determine the most useful structure summary for presenting expenses in the statement of profit or loss
- required disclosures in a single note within the financial statements for certain profit or loss performance measures that are reported outside an entity's financial statements (that is, management-defined performance measures); and
- enhanced principles on aggregation and disaggregation which apply to the primary financial statements and notes in general.

The Group is assessing the impact of the standard on its operations.

Amendments to the Classification and Measurement of Financial Instruments – Amendments to IFRS 9 and IFRS 7 (effective for annual periods beginning on or after 1 January 2026). The IASB issued targeted amendments to IFRS 9 *Financial Instruments* and IFRS 7 *Financial Instruments: Disclosures* to respond to recent questions arising in practice, and to include new requirements not only for financial institutions but also for corporate entities. These amendments:

a. clarify the date of recognition and derecognition of some financial assets and liabilities, with a new exception for some financial liabilities settled through an electronic cash transfer system;
b. clarify and add further guidance for assessing whether a financial asset meets the solely payments of principal and interest (SPPI) criterion;
c. add new disclosures for certain instruments with contractual terms that can change cash flows (such as some financial instruments with features linked to the achievement of environment, social and governance targets); and
d. update the disclosures for equity instruments designated at fair value through other comprehensive income (FVOCI).

2. Material Accounting Policies and Basis of Compliance (Continued)

(a) Basis of preparation (continued)

Standards, interpretations and amendments to published standards that are not yet effective (continued)

The amendments in (b) are most relevant to financial institutions, but the amendments in (a), (c) and (d) are relevant to all entities. The adoption of the standard is not anticipated to have any significant impact on the operations of the Group.

Annual improvements to IFRS – Volume 11 (effective for annual periods beginning on or after (1January 2026). Annual improvements are limited to changes that either clarify the wording in an Accounting Standard or correct relatively minor unintended consequences, oversights or conflicts between the requirements in the Accounting Standards. The 2024 amendments are to the following standards, as applicable to the Group and Company:

- IFRS 1 First-time Adoption of International Financial Reporting Standards;
- IFRS 7 Financial Instruments: Disclosures and its accompanying Guidance on implementing IFRS 7;
- IFRS 9 Financial Instruments;
- IFRS 10 Consolidated Financial Statements; and
- IAS 7 Statement of Cash Flows.

IFRS 19, 'Subsidiaries without Public Accountability: Disclosures' (effective for annual periods beginning on or after 1 January 2027). This new standard works alongside other IFRS Accounting Standards. An eligible subsidiary applies the requirements in other IFRS Accounting Standards except for the disclosure requirements and instead applies the reduced disclosure requirements in IFRS 19. IFRS 19's reduced disclosure requirements balance the information needs of the users of eligible subsidiaries' financial statements with cost savings for preparers. IFRS 19 is a voluntary standard for eligible subsidiaries.

A subsidiary is eligible if:

- it does not have public accountability; and
- it has an ultimate or intermediate parent that produces consolidated financial statements available for public use that comply with IFRS Accounting Standards.

There are no other IFRS Accounting Standard or IFRIC interpretations that are not yet effective that would be expected to have a significant impact on the Group.

West Indies Petroleum Terminal Limited

Notes to Financial Statements
31 December 2024
(expressed in United States dollars unless otherwise indicated)

2. Material Accounting Policies and Basis of Preparation (Continued)

(b) Consolidation

Subsidiaries are all entities over which the Group has control. The Group controls an entity when it is exposed to or has rights to the variable returns from its involvement with the entity and has the ability to affect those returns through the power to direct the activities of the entity. Subsidiaries are fully consolidated from the date on which control is transferred to the Group. They are de-consolidated from the date that control ceases.

All material intra-group balances, transactions and gains are eliminated on consolidation. Accounting policies of subsidiaries have been changed where necessary to ensure consistency with the accounting policies adopted by the Group.

The Group's subsidiary, country of incorporation, and the Group's percentage interest are as follows:

	Country of Incorporation	Principal Activity	Groups Percentage Interest	
			2024	**2023**
West Indies Petroleum South Terminal	Jamaica	Storage and delivery of fuel products on behalf of customers for a fee.	100%	100%

West Indies Petroleum Terminal Limited

Notes to Financial Statements

31 December 2024

(expressed in United States dollars unless otherwise indicated)

2. Material Accounting Policies and Basis of Preparation (Continued)

(c) Revenue recognition

Operating revenue is recognised when the service of delivery of products from storage is provided on behalf of customers. Throughput fees are recognized when fuel is delivered on behalf of customers.

The Group assesses the individual elements of the agreements and assess whether these individual elements are separate performance obligations. Where the contracts include multiple performance obligations, and/or lease and non-lease components, the transaction price is allocated to each performance obligation based on the stand-alone selling prices. These selling prices are variable prices per the agreements where the Group establishes the price based on market rates and prices were accepted by customers.

Revenue is measured at the transaction price agreed under the contract. The Group currently does not have arrangements that include deferred payment terms. A receivable is recognised when services are provided as this is the point in time that the consideration is unconditional because only the passage of time is required before the payment is due.

(d) Trade and other receivables

Trade receivables are recognised initially at the amount of consideration that is unconditional. The Group holds the trade receivables with the objective to collect the contractual cash flows and therefore measures them subsequently at amortised cost using the effective interest method. Due to the short-term nature of the trade receivables, their carrying amount is considered to be the same as their fair value.

(e) Trade and other payables

Trade and other payable are recognised at fair value and subsequently stated at amortised cost.

(f) Borrowings

Borrowings are recognised initially at fair value, net of transaction costs incurred. Borrowings are subsequently stated at amortised cost. Any difference between proceeds (net of transaction costs) and the redemption value is recognised in the income statement over the period of the borrowings using the effective yield method.

(g) Property, plant and equipment

All property, plant and equipment are initially recorded at cost and are subsequently shown at market value based on triennial valuations by external independent valuers, less subsequent depreciation of buildings. Any accumulated depreciation at the date of revaluation is eliminated against the gross carrying amount of the asset, and the net amount is restated to the revalued amount. Increases in carrying amounts arising on revaluation are credited to other comprehensive income and shown in revaluation reserve in shareholders' equity. Decreases that offset previous increases of the same asset are charged to other comprehensive income and debited against capital reserve; all other decreases are charged to profit or loss. Cost includes expenditures that are directly attributable to the acquisition of the asset.

West Indies Petroleum Terminal Limited
Notes to Financial Statements
31 December 2024
(expressed in United States dollars unless otherwise indicated)

2. Material Accounting Policies and Basis of Preparation (Continued)

(g) Property, plant and equipment (continued)

Depreciation on property, plant and equipment is calculated using the straight-line method to allocate their cost to their residual values over their estimated useful lives, as follows:

Buildings	50 years
Plant, tank & pipeline	3 – 44years
Furniture, fixtures, plant & equipment	3 – 25 years

The assets' residual values and remaining useful lives are reviewed and adjusted accordingly, at each reporting date. An asset's carrying amount is written down immediately to its recoverable amount if the asset's carrying amount is greater than its estimated recoverable amount. The remaining useful lives in 2024 were adjusted to reflect those determined by the property valuators and the equipment valuators during their valuation exercise on 14 August 2024.

Gains and losses on disposals are determined by comparing the proceeds with the carrying amount and are recognised within other operating income, in the statement of comprehensive income.

(h) Impairment of non-current assets

Property, plant and equipment and other non-current assets are reviewed for impairment whenever events or changes in circumstances indicate that the carrying amount may not be recoverable. An impairment loss is recognised for the amount by which the carrying amount of the asset exceeds its recoverable amount, which is the higher of an asset's net selling price and value in use. For the purposes of assessing impairment, assets are grouped at the lowest level for which there are separately identifiable cash flows.

An impairment loss is recognised whenever the carrying amount of an asset, or company of operating assets, its recoverable amount. Impairment losses are recognised in the statement of comprehensive income.

West Indies Petroleum Terminal Limited

Notes to Financial Statements
31 December 2024
(expressed in United States dollars unless otherwise indicated)

2. Material Accounting Policies and Basis of Preparation (Continued)

(i) Financial instruments

A financial instrument is any contract that gives rise to both a financial asset in one entity and a financial liability or equity of another entity.

Financial assets
Classification
The Group classifies its financial assets in the following measurement categories: those to be measured subsequently at fair value and those to be measured at amortised cost. The classification depends on the business model used for managing the financial assets and, in respect of debt instruments, the contractual terms of the cash flows.

Recognition and measurement
Debt instruments held for the collection of contractual cash flows, where those represent solely payments of principal and interest, are measured at amortised cost. Interest income from these financial assets is included in the statement of comprehensive income using the effective interest rate method. Any gains or losses arising on derecognition are recognised directly in the statement of comprehensive income. Impairment losses are presented as a separate line in the statement of comprehensive income.

Debt instruments that are held for the collection of contractual cash flows and for the selling of financial assets, where the asset's cash flows represent solely payments of principal and interest, are measured at fair value through other comprehensive income. Interest income and impairment gains and losses are recognised in the statement of comprehensive income. When the debt instrument is derecognised, the cumulative gains or losses previously recognised in other comprehensive income are reclassified to profit or loss. Interest income from these financial assets is included in the statement of comprehensive income using the effective interest rate method. Any gains or losses arising on derecognition are recognised in the statement of comprehensive income. Impairment losses are presented as a separate line in the statement of comprehensive income.

Gains and losses on such instruments are recognised in profit or loss in the period in which they arise.

Application of the simplified approach to trade receivables
For trade receivables, the Group applies the simplified approach which requires that the impairment provision is measured at initial recognition and throughout the life of the receivables using a lifetime expected credit losses (ECL). As a practical expedient, a provision matrix is utilised in determining such lifetime ECLs. The lifetime ECLs are determined by taking into consideration historical rates of default for each category of aged receivables as well as the estimated impact of forward-looking information.

(j) Foreign currency transactions

(i) Functional currency and presentational currency
Items included in the financial statements of the Group are measured using the currency of the primary economic environment in which it operates (the functional currency). The financial statements are presented in United States Dollars which is also the Group's functional currency.

(ii) Foreign currency transactions are translated into the functional currency using the exchange rates prevailing at the date of the transactions. Foreign exchange gains and losses resulting from the settlement of such transactions and from the translation at year-end exchange rates of monetary assets and liabilities denominated in foreign currencies are recognised in the profit or loss.

West Indies Petroleum Terminal Limited

Notes to Financial Statements
31 December 2024
(expressed in United States dollars unless otherwise indicated)

2. Material Accounting Policies and Basis of Preparation (Continued)

(k) Income taxes

Taxation on the profit or loss for the year comprises current and deferred tax and is recognised in the statement of comprehensive income. Current tax is the expected tax payable on the income for the year, using tax rates enacted at the statement of financial position date, and any adjustment to tax payable in respect of previous years.

A deferred tax liability is recognised for all taxable temporary differences except to the extent that the Group is able to control the timing of the reversal of the temporary differences and it is probable that the temporary differences will not be reversed in the foreseeable future.

Deferred tax is computed using the statement of financial position liability method, providing for temporary differences between carrying amounts of assets and liabilities for financial reporting purposes and the amounts used for taxation purposes. The amount of deferred tax of assets and liabilities, using taxes enacted at the statement of financial position date.

A deferred tax asset is recognised only to the extent that it is probable that future taxable profits will be available against which the asset can be utilised. Deferred tax assets are reduced to the extent that it is no longer probable that the related tax benefit will be realized.

(l) Leases

Assets and liabilities arising from a lease are initially measured on a present value basis. Lease liabilities include the net present value of the following lease payments:

- fixed payments (including in-substance fixed payments), less any lease incentives receivable.
- variable lease payment that are based on an index or a rate, initially measured using the Consumer Price Index (CPI) for the previous year.

The lease payments are discounted using the interest rate implicit in the lease. If that rate cannot be readily determined, the lessee's incremental borrowing rate is used, being the rate that the individual lessee would have to pay to borrow the funds necessary to obtain an asset of similar value to the right-of-use asset in a similar economic environment with similar terms, security and conditions. To determine the incremental borrowing rate, the Group uses the current borrowing rate.

Right-of-use assets are measured at cost comprising the following:

- the amount of the initial measurement of lease liability.
- any lease payments made at or before the commencement date less any lease incentives received; and
- any initial direct costs.

Right-of-use assets are generally depreciated over the lease term on a straight-line basis.

Extension and termination options

- Extension and termination options are included in the lease to the extent they are reasonably certain to be exercised. These are used to maximize operational flexibility in terms of managing the assets used in the operations.

3. Use of estimates and judgements

The preparation of financial statements in accordance with IFRS Accounting Standards requires management to make estimates and assumptions that affect the amounts reported in the financial statements. These estimates are based on historical experience and management's best knowledge of current events and actions. Actual results may differ from these estimates and assumptions.

There were no critical judgements, apart from those involving estimation, that management has made in the process of applying the Group's accounting policies that have a significant effect on the amounts recognised in the financial statements.

The estimates and assumptions which have the most significant risk of causing a material adjustment to the carrying amounts of assets and liabilities are discussed below.

(i) Depreciation of property, plant and equipment

Depreciation is provided to write down the respective assets to their residual values over their expected useful lives and, as such, the selection of the estimated useful lives and the expected residual values of the assets require the use of estimates and judgments. Details of the estimated useful lives are as shown in Note 2(g).

(ii) Taxation

The Group is required to estimate income tax payable to the Commissioner of Tax Administration Jamaica on any profit derived from operations. This requires an estimation of the current tax liability together with an assessment of the temporary differences which arise because of different accounting and tax treatments. These temporary differences result in deferred tax assets or liabilities which are included in the statement of financial position. Deferred tax assets and liabilities are measured using the enacted tax rate at the end of the reporting period.

If the tax eventually payable or recoverable differs from the amounts originally estimated, then the difference will be accounted for in the accounts in the year such determination is made.

(iii) Fair value of property, plant and equipment

The Group carries its land, building and terminal assets at fair market value with changes in fair value being recognised in the revaluation reserve through other comprehensive income.

Valuation process

The Group engaged an external, independent and qualified property appraiser to determine the fair value of the Group's terminal assets. The fair values were derived using a mix of the sales comparison approach and the cost approach.

Sales Comparison Approach

The sale comparison approach is an approach where recent sales and offering prices of similar property are analyzed to arrive at an indication of the most probable selling price of the property being appraised. The market value estimates are predicated upon prices in actual market transactions and current listings.

Cost Approach

In the cost approach, the appraiser determined the reproduction cost-new or replacement cost of the property and then adjusted the market value of the subject based on its various elements of depreciation, physical deterioration and functional, technological and economic obsolescence. For machinery and equipment appraisals, this technique is always used for those specialized producer goods assets (production machinery & equipment) that are not frequently exchanged in the market.

3. Use of estimates and judgements (continued)

(iv) Amendment to Trust deed

During the year, management reassessed the interpretation of a financial covenant contained in the Trust Deed dated August 2023 relating to bonds issued by WIPST. The original covenant was stated as a minimum debt to equity ratio of 2.5 times. Based on this clause, the 2023 financial statements reflected a breach of covenant, resulting in the reclassification of the related borrowings as current liabilities.

In 2025, it was concluded by the Trustee and Management that the covenant was intended to be a maximum debt to equity ratio of 2.5 times (rather than “minimum”), which aligns with standard creditor protection mechanisms and commercial substance. The use of the word “minimum” in the clause was therefore deemed to be a manifest error.

The Trustee, pursuant to clause 11.1 of the Trust Deed (“Manifest Errors Clause”), which permits the Trustee to unilaterally correct manifest errors with binding effect on all parties, corrected the manifest error formally via an amendment in 2025. Management determined that the Trustee’s exercise of the Manifest Errors Clause allows for the effect of an obvious and demonstrable error to be invalidated and set aside which gives the application of the Manifest Error Clause a retrospective nature.

Accordingly, the amendment has been treated as an adjusting subsequent event under IAS 10, and the financial statements have been restated to reflect the corrected covenant as if it had been in effect from inception. This resulted in the reversal of the previously reported breach and the reclassification of the borrowings as non-current in the prior year.

Management’s judgement in this matter was based on:

- The lack of commercial substance in the originally stated covenant
- The intent of the parties involved to have a commercially substantive arrangement
- The Trustee’s decision to exercise its power under the Manifest Errors Clause
- The legal enforceability and retrospective nature of the Manifest Errors Clause
- The implications for classification and disclosure under IFRS Accounting Standards

Further details are provided in the Borrowings (see note 15) and Critical estimates, judgments and errors (see note 27).

West Indies Petroleum Terminal Limited

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4. Property, Plant and Equipment

	2024				
	Land and Building	Furniture, Fixtures and Equipment	Plant, Tank, and Pipeline	Capital Work in Progress	Total
	$	$	$	$	$
At Cost / Valuation -					
1 January 2024	6,000,000	3,555,577	25,458,242	847,053	35,860,872
Additions	-	17,580	5,183	657,320	680,083
Transfers	54,836	6,730	-	(61,566)	-
Revaluation	1,445,564	(892,206)	2,441,895	-	2,995,253
31 December 2024	7,500,400	2,687,681	27,905,320	1,442,807	39,536,208
Depreciation -					
1 January 2024	141,677	304,942	1,152,383	-	1,599,002
Charge for the year	130,083	206,615	1,050,729	-	1,387,427
Revaluation	(212,514)	(448,914)	(1,733,500)	-	(2,394,928)
31 December 2024	59,246	62,643	469,612	-	591,501
Net Book Value -					
31 December 2024	7,441,154	2,625,038	27,435,708	1,442,807	38,944,707

	2023				
	Land and Building	Furniture, Fixtures and Equipment	Plant, Tank, and Pipeline	Capital Work in Progress	Total
	$	$	$	$	$
At Cost -					
1 January 2023	6,000,000	3,531,990	25,166,629	263,403	34,962,022
Additions	-	23,587	39,355	844,570	907,512
Transfers	-	-	252,258	(252,258)	-
Adjustment	-	-	-	(8,662)	(8,662)
31 December 2023	6,000,000	3,555,577	25,458,242	847,053	35,860,872
Depreciation -					
1 January 2023	30,532	51,125	153,982	-	235,639
Adjustment	-	(12,565)	12,565	-	-
Charge for the year	111,145	266,382	985,836	-	1,363,363
31 December 2023	141,677	304,942	1,152,383	-	1,599,002
Net Book Value -					
31 December 2023	5,858,323	3,250,635	24,305,859	847,053	34,261,870

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4. Property, Plant and Equipment (Continued)

The parent company has payable balances due to BP Latin America, LLC under a Products Supply and Storage Agreement between the parties made effective as of 16 December 2019. This agreement is also secured by a fixed and floating charge over the assets of West Indies Petroleum South Terminal Limited via:

- General Security Agreement over real and other personal property of whatever kind or nature used in the ordinary course of business dated 20 April 2023, supported by:
- Legal Mortgage by way of Guarantee over property located at Long's Wharf in the parish of St. Catherine

Revaluation of property and terminal assets
An independent valuation of the West Indies Petroleum South Terminal Limited's Land and Building was performed by valuators Property Consultants Limited while the other terminal assets comprising tanks, pipelines, furniture and equipment located at Port Esquivel were revalued by equipment valuators, Delano Reid and Associates Limited as at 14 August 2024. The revaluation surplus of $4,808,658 has been credited to other comprehensive income, net of deferred taxes.

If the land and building and terminal assets were stated on the historical cost basis, the amounts would be as follows:

	2024 $	2023 $
Land and building:		
Cost	7,001,129	7,001,129
Accumulated depreciation	(618,205)	(527,107)
Net book value	6,382,924	6,474,022
Plant, Tank, Pipeline, Furniture and Equipment:		
Cost	27,142,503	27,119,738
Accumulated depreciation	(12,944,131)	(11,587,006)
Net book value	14,198,372	15,532,732

4. Property, Plant and Equipment (Continued)

(a) Fair Value Hierarchy and Sensitivity Analysis

The Group applies the revaluation model to all classes of Property, Plant, and Equipment (PPE), in accordance with IAS 16. Revaluations are performed periodically to ensure that carrying amounts do not differ materially from fair value.

(i) Fair Value Hierarchy

The fair value of revalued PPE is determined using valuation techniques categorized within the following hierarchy:

Level	**Description**
Level 1	Quoted prices in active markets for identical assets
Level 2	Inputs include observable market data such a prices for similar assets in active markets or recent transactions
Level 3	Inputs are unobservable and include assumptions such as present worth of future benefits of ownership

(ii) Sensitivity Analysis – Level 3 PPE

The valuation of Level 3 assets is sensitive to changes in key assumptions. The fair value of buildings and specialized equipment is determined by using valuation techniques that incorporate significant unobservable inputs, including estimates of condition and utility, effective age of items, mode of installation, operation and storage. These inputs are inherently subjective and sensitive to changes in valuation assumptions. Management has assessed that reasonably possible changes in key assumptions could have a material impact on the fair value of these assets. Specifically:

- An increase in the discount rate would generally result in a decrease in fair value, reflecting higher expected returns required by market participants.
- A decrease in the discount rate would typically lead to a higher fair value, as future cash flows are discounted at a lower rate.
- An increase in usage would result in a decrease in fair value as higher usage would result in a lower useful life.
- These sensitivities highlight the estimation uncertainty inherent in Level 3 fair value measurements.

(iii) Valuation Process

Valuations are conducted by independent, professionally qualified valuers. Key inputs include:

- Market prices for similar assets
- Construction cost
- Remaining useful life
- How often it is used
- Asset condition and remaining useful life
- How old it was when acquired
- The climate and/or environment in which it is used
  - The quality of preventative maintenance practiced

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4. Property, Plant and Equipment (Continued)

(b) Fair Value Measurement – Hierarchy of Inputs

2024	Level 3
	$
Land and building	7,441,154
Furniture, fixtures and equipment	2,618,308
Plant, tank, and pipeline	27,442,438
	37,501,900

2023	Level 3
	$
Land and building	5,858,323
Furniture, fixtures and equipment	3,250,635
Plant, tank, and pipeline	24,305,859
	33,414,817

(c) Reconciliation

	2024	2023
	$	$
At start of year	33,414,817	34,462,980
Additions	22,763	62,942
Transfers	61,566	252,258
Fair value gain	5,390,181	-
Depreciation	(1,387,427)	(1,363,363)
At end of year	37,501,900	33,414,817

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5. Leases

(i) Amounts recognised in the balance sheet

	2024
	$
Right-of-use asset:	
Balance at 1 January 2024	-
Additions	2,060,081
Depreciation charge for the year	(343,347)
Balance at 31 December 2024	1,716,734

(ii) Lease liabilities

	2024
	$
Undiscounted cash flows of lease liabilities:	
Lease liabilities:	
Less than one year	540,000
One to five years	1,080,000
More than five years	630,000
	2,250,000
Less unamortized interest	(456,107)
Carrying amount of lease liabilities	1,793,893

(iii) Lease liabilities movement schedule

	2024
	$
Balance 1 January 2024	-
Addition	2,060,081
Repayment	(450,000)
Net interest movement	183,812
Balance 31 December 2024	1,793,893
Current liabilities	355,223
Non-current liabilities	1,438,670

(iv) Amounts recognised in the statement of profit or loss

	2024
	$
Depreciation charge - right-of-use asset	343,347
Interest expense	183,812

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6. Investment in Bond

Investment in bond relates to a non-interest bearing 15-year promissory note issued by World Energy Solutions Limited on March 27th, 2024, to West Indies Petroleum Terminal Limited. This bond was issued regarding 2,232,074,400 ordinary shares transferred to World Energy Solutions from West Indies Petroleum Terminal Limited. The principal amount of this bond is USD$7,256,489 and will mature on April 1st, 2039. This principal amount was discounted at an assumed borrowing rate of 14.92%, and the present value was calculated at USD$901,140. The Interest earned yearly will accrete to the profit and loss in accordance with the amortization schedule, being USD$134,450 for 2024.

The Group applied the IFRS 9 approach to measuring the ECL on this bond. Considering available historical data and assessing the impact of forward-looking information, it determined an appropriate loss allowance of USD$1,035,590.

	2024 **$**	**2023** **$**
Present value of bond	901,140	-
Interest income accreted for 2024	134,450	-
Gross amount	1,035,590	-
Less provision for impairment	(1,035,590)	-
Investment in bond	-	-

7. Intangible Assets

	$
Cost -	
At 1 January 2023	53,866
Additions	19,989
At 31 December 2023	73,855
Additions	-
As at 31 December 2024	73,855
Amortisation -	
At 1 January 2023	32,128
Amortisation for the year	15,011
Adjustment	1,543
At 31 December 2023	48,682
Amortisation for the year	13,937
At 31 December 2024	62,619
Net Book Value -	
At 31 December 2024	11,236
At 31 December 2023	25,173

Intangible assets represent software.

(expressed in United States dollars unless otherwise indicated)

8. Receivables

	2024 $	2023 $
Accounts receivable	227,429	64,940
Prepaid insurance	143,150	197,009
Prepaid expenses	113,377	143,634
Withholding tax recoverable	5,302	5,307
Other receivables	45,739	2,964
	534,997	413,854

9. Short-term investments

Short-term investments relate to restricted cash held as collateral under the Interest Reserve Account Agreement. The funds are held by the Loan Arranger for the repayment of interest accordance with the loan agreement (Note 15). There are no short-term investments which are regarded as cash and cash equivalent for the purpose of the statement of cash flows.

10. Cash

	2024 $	2023 $
Cash at bank	11,213	128,041

The effective interest rates on the bank accounts for the years were:

	2024 $	2023 $
	%	%
-J$	0.41	0.28
-US$	0.01	0.04

11. Trade and other payables

	2024 $	2023 $
Trade payables	321,327	254,107
Other payables and accruals	107,038	93,549
	428,365	347,656

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12. Related Party Balances and Transactions

Parties are considered to be related if one party is controlled by another party, is under common control with another party, or has the ability to control the other party or exercise significant influence over the other party in making financial and operating decisions. Related party transactions and balances are disclosed for the following:

(i) Enterprises and individual owning directly or indirectly an interest in the voting power of the Group that gives them significant influence over the Group's affairs and close members of the families of those individuals.

(a) Period end balances with related parties:

	2024 $	2023 $
Due from related party-		
Fellow subsidiary	244,742	-
Due to related party-		
Parent company	4,348,157	6,935,867

(b) Sales of goods and services

	2024 $	2023 $
Fellow subsidiary	1,308,929	-
Ultimate parent company	5,796,754	7,577,741
	7,105,683	7,577,741

(c) Expenses – management fees

	2024 $	2023 $
Ultimate parent company	156,929	189,794

The amounts outstanding are interest-free, unsecured with no fixed repayment period and will be settled in cash. No guarantees have been given or received. No expense has been recognized in the current or prior periods for bad or doubtful debts in respect of the amounts owed by related parties.

The key management functions are performed by the parent company management and the costs forms part of the management fees above.

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13. Share Capital

	2024 $	2023 $
Authorised: 3,000,100 ordinary shares		
Issued and fully paid		
Class A Ordinary Shares of $1 each	-	1,530,051
Class B Ordinary Shares of $1 each	-	1,470,049
Authorised: Unlimited ordinary shares		
Converted Ordinary Shares	3,000,100	-
Issued 2024	971,663	-
	3,971,763	3,000,100

During the year the Group cancelled Class A and Class B 3,000,100 Common shares and converted these to 3,000,100 Ordinary shares @ no par value to existing shareholder West Indies Petroleum Limited.

In addition to the above, the Group also executed the following Ordinary Share issues:

1. April 8th 2024, 8,923,257,500 to West Indies Petroleum
2. April 8th 2024, 2,040,000 to Individual Shareholders for a consideration of USD$6,632
3. April 8th 2024, 2,232,074,400 to World Energy Solutions Limited for a consideration of USD$7,256,489 via 15-year promissory note as discussed in Note 6 for reference.
4. August 26th 2024, 20,000,000 to Kurt Boothe for consideration of USD$63,891

As of 31 December 2024, there are 11,180,372,000 Ordinary Shares at no par value outstanding.

14. Revaluation reserve

	2024 $	2023 $
Unrealised surplus on the revaluation of property, plant and equipment	18,742,479	13,352,298
Deferred tax	(2,250,560)	(1,669,037)
	16,491,919	11,683,261

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15. Borrowings

	2024 $	2023 $
US Indexed Secured notes 2024 – 10.0 % per annum (i)	-	3,720,341
US Indexed Secured notes 2025 – 11 % per annum (ii)	595,766	598,758
US Fixed Rate Secured notes 2027 – 12.0% per annum (iii)	1,413,598	-
JMD Fixed Rate Secured notes 2029 – 14.0% per annum (iv)	2,219,396	-
Interest payable	74,564	38,608
	4,303,324	4,357,707
Classified as:		
Current	670,329	3,758,950
Non-current	3,632,995	598,757
	4,303,324	4,357,707

(i) This loan issued in November 2023 and matured December 2024. It attracted interest at a rate of 10% per annum.

(ii) This loan issued in November 2023 scheduled to mature June 2025 and previously attracted interest at a rate of 10.5% per annum. This bond has been extended to December 2025, with a revised interest rate of 11%.

(iii) This loan issued in June 2024 maturing February 2027 attracts interest at a rate of 12%.

(iv) This loan issued in June 2024 maturing February 2029 attracts interest at a rate of 14%. This loan is equivalent to JMD$370,000,000.

The loan in (ii) above is secured by:

(a) Promissory note.
(b) Debenture over present and future property and assets of the company.
(c) Legal Mortgage over property Volume 1471 and Filio 801
(d) Security Contract (over equipment situated and the Port Esquivel Terminal Facility in St. Catherine)
(e) Interest Reserve Account Agreement (Note 9)
(f) First priority charge over all assets of West Indies Petroleum South Terminal Limited is supported by:

- Intercreditor Agreement with BP Latin America LLC; and
- Mortgage over property located at Long's Wharf in the parish of Saint Catherine registered at Volume 1471 Folio 80.

West Indies Petroleum Terminal Limited

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15. Borrowings (Continued)

Net debt reconciliation

This section sets out an analysis of net debt and the movements in net debt for each of the periods presented.

	$
Debt as at 1 January 2023	2,673,124
New loans received	6,446,727
Repayment – principal	(4,852,886)
Foreign currency translation	(6,359)
Arranger fee amortisation	88,760
Net interest movement	8,341
Debt as at 31 December 2023	4,357,707
New loans received	3,871,795
Repayment – principal	(4,166,237)
Foreign currency translation	(10,386)
Arranger fee amortisation	214,490
Net interest movement	35,955
Debt as at 31 December 2024	4,303,324

The Group's loan is subjected to covenant clauses, whereby the Group is required to meet certain key financial ratios, see capital management note 25.

16. Deferred Tax Liabilities

Deferred income taxes are calculated in full on temporary differences under the liability method using a principal tax rate of 12.5%.

The analysis of the deferred balances is as follows:

	2024	**2023**
	$	**$**
Deferred tax liabilities	(3,728,496)	(2,966,779)
	(3,728,496)	(2,966,779)

The movement of the deferred income tax account is as follows:

	2024	**2023**
	$	**$**
Balance as at 1 January	(2,966,779)	(2,834,522)
Charged to profit or loss	(180,194)	(132,257)
Charged to other comprehensive income	(581,523)	-
Balance as at 31 December	(3,728,496)	(2,966,779)

16. Deferred Tax Liabilities (Continued)

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The deferred tax assets and liabilities at the end of the year are as follows:

	2024 $	2023 $
Deferred income tax assets -		
Intangible assets	5,120	4,186
Interest payable	9,321	4,828
Leased asset	224,237	-
Unrealised foreign exchange translation	1,371	-
Tax losses unused	151,558	331,273
	391,607	340,287
Deferred income tax liabilities -		
Unrealised foreign exchange translation	-	891
Leased liabilities	214,593	-
Property, plant and equipment	3,905,510	3,306,175
	4,120,103	3,307,066
Net deferred tax liabilities	(3,728,496)	(2,966,779)

The deferred tax credited/(debited) in profit or loss comprises the following temporary differences:

	2024 $	2023 $
Profit or loss:		
Intangible assets	933	1,261
Interest payable	4,495	1,167
Tax losses unused	(179,714)	(184,590)
Unrealised foreign exchange translation	1,371	(1,035)
Right-of-use-asset	(214,591)	-
Leased liabilities	224,237	-
Property, plant and equipment	(16,925)	50,940
	(180,194)	(132,257)

Deferred tax credited/(charged) against items of other comprehensive income is as follows:

	2024		
	Before tax	Tax credited	After Tax
	$	$	$
Items that will not be reclassified to profit or loss:			
Gains on revaluation			
- Land	1,120,399	-	1,120,399
- Building	2,501,827	(312,728)	2,189,099
- Terminal assets	15,120,253	(1,937,832)	13,182,421
	18,742,479	(2,250,560)	16,491,919

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16. Deferred Tax Liabilities (Continued)

	2023		
	Before tax	**Tax credited**	**After Tax**
	$	**$**	**$**
Items that will not be reclassified to profit or loss:			
Gains on revaluation			
- Land	1,964,146	-	1,964,146
- Building	11,388,152	(1,669,037)	9,719,115
	13,352,298	(1,669,037)	11,683,261

There were no revaluation adjustments 2023.

The amounts shown in the statement of financial position included the following:

	2024	2023
	$	$
Deferred tax assets to be recovered after more than 12 months	224,237	340,284
Deferred tax liabilities to be recovered after more than 12 months	3,895,865	3,307,063

17. Taxation

The Group's subsidiary, West Indies Petroleum South Terminal Limited (formerly JB Terminal Limited), was an approved enterprise under the *Jamaica Export Free Zone Act 1982* which was repealed in 2016 by the *Special Economic Zones Act* (SEZA). Effective 1 January 2020, the Group was granted approval to operate as an approved developer under the SEZA. Under the SEZA, a corporate income tax rate of 12.50% is applicable to approved developers and occupants.

(a) Taxation in based on the net profit adjusted for tax purposes as follows:

	2024	2023
	$	$
Current tax expenses:		
Current income tax	122,416	134,515
Deferred tax (Note 16)	180,194	132,257
Total taxation expenses in the statement of comprehensive income	302,610	266,772

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17.Taxation (Continued)

(b) Reconciliation of effective tax rate:

	2024 $	2023 $
Profit for the year	1,346,070	2,437,481
Computed “expected” tax expense at 12.5% (2023 – 12.5%)	168,259	304,685
Tax effect of expenses not deductible for tax purposes	1,490	5,146
Effect of tax being charged at 25%	(1,114)	-
Employment tax credit	(52,459)	(54,591)
Other	186,434	11,532
Actual expense in the statement of comprehensive income	302,610	266,772

Subject to agreement with Tax Administration Jamaica, losses available for offset against future profits amount to $1,212,463 (2023)– $2,701,657(restated – see note 27).

18. Finance Costs

	2024 $	2023 $
Interest expense – lease	183,812	-
Interest expense – loans	906,733	364,095
Foreign exchange – loans	(10,386)	-
	1,080,159	364,095

19. Profit before Tax

Profit before tax is stated after charging:

	2024 $	2023 $
Auditors’ remuneration	34,679	84,437
Depreciation	1,387,427	1,363,363
Depreciation – ROU	343,347	-
Interest expense	1,080,159	364,095

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20. Expenses by Nature

	2024 $	2023 $
Auditors' remuneration	34,679	83,437
Cleaning and sanitation	74,657	43,923
Amortisation	13,937	16,554
Depreciation	1,387,427	1,363,363
Depreciation – ROU	343,347	-
Impairment loss on financial asset (Note 6)	1,035,590	-
Insurance	370,285	336,580
Maintenance	209,711	580,376
Management fee	156,929	189,794
Other expenses	214,927	205,934
Professional fees	182,901	171,525
Rates and taxes	12,552	19,861
Security expenses	240,472	138,247
Staff costs (Note 21)	1,387,843	1,423,340
Utilities	258,755	224,392
	5,924,012	4,797,326

Total direct, selling and other operating expenses:

21. Staff Costs

	2024 $	2023 $
Salaries, wages and related expense	1,143,429	1,167,220
Employer contribution	155,562	153,259
Staff welfare	88,852	102,861
	1,387,843	1,423,340

22. Revenue

	2024 $	2023 $
Storage rental	7,488,742	6,365,761
Throughput fees	717,806	1,211,980
	8,206,548	7,577,741

23. Other Income

	2024 $	2023 $
Interest income	134,493	21,161
Rental income	9,200	-
	143,693	21,161

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24. Financial Risk Management

(a) Fair value of financial instruments

Fair value represents estimates of arms-length consideration that would be currently agreed between knowledgeable, willing parties who are under no compulsion to act and is best evidenced by a quoted market price. Where no quoted market prices exist,, they are valued using present value or other valuation techniques and the fair value shown may not necessarily be indicative of the amounts realisable in an immediate settlement of the instruments:

(i) The carrying value reflected in the financial statements for cash resources, accounts receivable and accounts payable are estimated to approximate to their fair value due to their short-term nature.

(b) Financial instrument risk

The Group has exposure to the following risks from its use of financial instruments, credit risk, market risk, liquidity risk and cash flow risk. Information about the Group's exposure to each of the above, the Group's objectives, and policies for measuring and managing risk is detailed below.

The directors have overall responsibility for the establishment and oversight of the Group's risk management framework.

The risk management policies are established to identify and analyse the risks faced by the Group, to set appropriate risk limits and controls, and to monitor risk and adherence to limits. Risk management policies and systems are reviewed regularly to reflect changes in market conditions and the Group's activities.

The Group manages the risk associated with accounts receivable by extending credit to reputable customers only. Cash resources are placed with reputable financial institutions that are believed to have minimal risk of default.

(c) Credit risk

Credit risk is the risk that one party to a financial instrument will fail to discharge and cause the other party financial loss.

The Group faces credit risk in respect of its receivables and cash. However, this risk is controlled by close monitoring by the Group.

The Group considers that credit risks associated with these financial instruments is minimal. In respect of receivables, the Group has no credit enhancements, however, the Group considers the counterparties to be credit worthy and does not expect them to default on their obligations.

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24. Financial Risk Management (Continued)

(d) Market risk

Market risk is the risk that the value of a financial instrument will fluctuate as a result of changes in the market prices whether those changes are caused by factors specific to the individual security or its issuer or factors affecting all securities traded in the market.

(i) Interest rate risk
Interest rate risk is the risk that the fair value or future cash flows of a financial instrument will fluctuate due to changes in market interest rates. The Group's bank borrowings are subject to interest rate risk. However, the Group attempts to manage this risk by monitoring its interest-bearing instruments closely and procuring the most advantageous rates under contracts with interest rates that are fixed for the life of the contract, where possible.

Interest rates on bank borrowings are fixed for the life of the contract and as such are not affected by fluctuations in market interest rates.

The following tables summarise the Group's exposure to interest rate risk. It includes the Group's financial instruments at carrying amounts.

	Within 12 months $	Within 1 to 5 Years $	Non-Interest bearing $	Total $
At 31 December 2024:				
Financial Assets				
Cash at bank	11,213	-	-	11,213
Directors current account		63,891	-	63,891
Short-term investments	-	287,664	-	287,664
Due from related party	-	-	244,742	244,742
Receivables	-	-	227,428	227,428
Total financial assets	11,213	351,555	472,170	834,938
Financial Liabilities				
Trade and other payables	-	-	378,430	378,430
Due to related party	-	-	4,348,157	4,348,157
Borrowings	670,329	3,632,995	-	4,303,324
Lease liability	355,223	1,438,670	-	1,793,893
Total financial liabilities	1,025,552	5,071,665	4,726,587	10,823,804
Net financial position	(1,014,339)	(4,720,110)	(4,254,417)	(9,988,866)

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24. Financial Risk Management (Continued)

(d) Market risk (continued)

	Within 12 months $	Within 1 to 5 Years $	Non-Interest bearing $	Total $
At 31 December 2023:				
Financial Assets				
Cash at bank	128,041	-	-	128,041
Short-term investments	-	159,651	-	159,651
Other receivables	-	-	67,904	67,904
Total financial assets	128,041	159,651	67,904	355,596
Financial Liabilities				
Other payables	-	-	287,589	287,589
Due to related parties	-	-	6,935,868	6,935,868
Borrowings	3,758,950	598,757	-	4,357,707
Total financial liabilities	3,758,950	598,757	7,223,457	11,581,164
Net financial position	(3,630,909)	(439,106)	(7,155,553)	(11,225,568)

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24. Financial Risk Management (Continued)

(e) Liquidity risk

Liquidity risk also referred to as funding risk that the Group will encounter difficulty in raising funds to meet commitments associated with financial instruments. Liquidity risk may result from an inability to sell financial assets quickly at close to its fair value. Prudent liquidity risk management implies maintaining sufficient cash and marketable securities, and the availability of finding adequate amount of committed credit facilities.

As at 31 December 2024, the Group's financial liabilities comprise borrowings and due to related party. The table below shows the undiscounted cash flows of the financial liabilities based on the earliest date on which the Group can be required to pay.

	2024			
	Current Within 3 Months $	Current Within 12 Months $	Non-Current 1 to 5 years $	Total $
Liabilities				
Trade and other payables	378,430	-	-	378,430
Due to related party	4,348,157	-	-	4,348,157
Borrowings	144,115	993,842	4,971,184	6,109,141
Lease	135,000	405,000	1,710,000	2,250,000
Total	5,005,702	1,398,842	6,681,184	13,085,728

	2023			
	Current Within 3 Months $	Current Within 12 Months $	Non-Current 1 to 5 years $	Total $
Liabilities				
Other payables	287,589	-	-	287,589
Due to related party	6,935,868	-	-	6,935,868
Borrowings	1,057,806	3,698,889	-	4,756,695
Total	8,281,263	3,698,889	-	11,980,152

Management aims at maintaining flexibility in funding by keeping lines of funding available as well as by acquiring and maintaining prudent cash resources in appropriate currencies required to settle commitments.

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24. Financial Risk Management (Continued)

(f) Currency risk

Currency risk is the risk that the fair value or future cash flows of a financial instrument will fluctuate because of changes in foreign exchange rates.

The Group is exposed to foreign exchange risk arising from various currency exposures, primarily with respect to the Jamaican dollar. Foreign exchange risk arises from future commercial transactions, recognised assets and liabilities.

The Group manages its foreign exchange risk by ensuring that the net exposure in foreign assets and liabilities is kept to an acceptable level by monitoring currency positions. The Group further manages this risk by maximising foreign currency earnings and holding foreign currency balances.

The tables below summarise the Group's exposure to foreign currency exchange rate risk at 31 December:

	JMD $ 2024	JMD $ 2023
Financial Assets		
Cash	1,518	18,893
Total financial assets	1,518	18,893
Financial Liabilities		
Total financial liabilities	(2,219,396)	-
Net Financial Position	(2,217,878)	18,893

The following table indicates the currencies to which the Group had significant exposure on their monetary assets and liabilities and forecast cash flows. The change in currency rate below represents management's assessment of the possible change in foreign exchange rates. The sensitivity analysis represents outstanding foreign currency denominated monetary items and adjusts their translation at the year end for a reasonably expected change in foreign currency rates. The sensitivity of the profit or loss was primarily as a result of foreign exchange gains and losses on translation of cash. There would be no impact on other components of equity.

	% Change in Currency Rate 2024 %	Effect on Profit before Tax 2024 $	% Change in Currency Rate 2023 %	Effect on Profit before Tax 2023 $
Currency:				
JMD	-4%	88,715	-4%	(756)
JMD	1%	(22,179)	1%	189

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25. Capital Management, Policies and Procedures

The Group's capital management objectives are to ensure the Group's ability to continue as a going concern and to sustain future development of the business. The Group's Board of Directors review the financial position of the group at regular meetings.

The capital structure of the Group consists of equity attributable to shareholders.

The financial performance of the Group is subject to the following financial covenants:

	Required	Actual 2024	Actual 2023
Minimum interest coverage	1.5:1	4.73:1	11.8:1
Maximum debt to EBITDA	4.5:1	1.19:1	1.1:1
Maximum debt to Equity	2.5:1	0.22:1	0.22:1

26. The Group as Lessor

The Group is not exposed to residual values at the end of the current leases, nor have any obligation to sell any facility to the lessee. The Group will retain full title of all the facilities subject to lease. The future minimum lease payments receivable under the non-cancellable operating lease, grouped according to their maturity dates. The amounts shown in the table are the contractual undiscounted cash flows:

	2024 $	2023 $
2023	-	7,488,742
2024	7,263,787	7,263,787
2025	7,481,700	7,481,700
2026	7,706,151	7,706,151
	22,451,638	29,940,380

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27. Critical estimates, judgments and errors

(a) Deferred Tax

During the current financial year, the Group identified a material error in the financial statements for the year ended 31 December 2022. The error related to the incorrect calculation of the deferred tax adjustment on the company's tax losses. The error resulted in material understatement of the taxation recognised in 2022 and a corresponding overstatement of the deferred tax liability on the statement of financial position.

(b) Cash

It was identified that Short Term Investments were incorrectly recorded as Cash and Cash Equivalent for the year ended 31 December 2023. The Short-term Investments relates to Restricted Cash held in a Interest Reserve Account (see note 9 – Short Term Investments). The error resulted in an overstatement in Cash and Cash Equivalent and a corresponding understatement in Short Term Investments.

(c) Receivables

Arranger fees prepaid were incorrectly included in Receivables for the year ended 31 December 2023. This resulted in Receivables being overstated and a corresponding understatement in Borrowings. In addition, Borrowings was stated as being current due to the breach of certain loan covenants. The reclassification of the loan as current results only if certain actions are taken by the bondholders, none of which occurred up to the end of the financial year.

(d) Financial Statements Extracts

The error has been corrected by restating each of the affected financial statement line items for the following period:

Statement of financial position (extract)	31 December 2023	Increase/ (Decrease)	31 December 2023 (Restated)	31 December 2022	Increase/ (Decrease)	1 January 2023 (Restated)
	$	$	$	$	$	$
Deferred tax liability	(2,385,304)	(581,475)	(2,966,779)	(2,255,426)	(579,096)	(2,834,522)
Short-term investments	-	159,651	159,651	-	-	-
Cash and cash equivalents	287,692	(159,651)	128,041	-	-	-
Receivables	609,246	(195,392)	413,854	-	-	-
Borrowings	(4,553,099)	195,392	(4,357,707)	-	-	-
Retained earnings	(6,137,370)	581,475	(5,555,895)	(3,964,282)	579,096	(3,385,186)
Total equity	(20,820,731)	581,475	(20,239,256)	(18,647,643)	579,096	(18,068,547)

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27. Critical estimates, judgments and errors (continued)

	2023 $	Profit Increase/ (Decrease) $	2023 (Restated) $
Taxation	(264,393)	(2,379)	(266,772)
Net profit for the year	2,173,088	(2,379)	2,170,709
Total Comprehensive Income	2,173,088	(2,379)	2,170,709

28. Earnings per share

Earnings per share is calculated by dividing the net profit attributable to ordinary shareholders by the weighted average number of ordinary shares in issue during the period.

	2024 $	2023 $
Profit attributable to stockholder	1,043,460	2,170,709
Weighted average number of stock units in issue	10,608,510,067	8,926,257,600
Earnings per stock unit	0.00010	0.00024

29. Subsequent Events

On 12th March 2025, WIP Energy Limited, a related company, acquired West Indies Petroleum Limited (Jamaica) 79.84% interest in the issued share capital of West Indies Petroleum Terminal Limited (a St Lucian IBC) for US$22,930,777.74 by the issue of 23,058,107,384 of WIP Energy Limited ordinary shares based on West Indies Petroleum Limited 's net assets reported in its unaudited management accounts as at February 28th, 2025. West Indies Petroleum Terminal is the parent of West Indies Petroleum South Terminal Limited.