# AS Moda Kapitāls

Unaudited condensed Interim Financial statements for the period 01.01.2013.-31.12.2013., prepared in accordance with the International Financial Reporting Standards as adopted in European Union

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# **INFORMATION ON THE COMPANY**

Name of the company AS Moda Kapitāls

Legal status of the company

Joint stock company

Number, place and date of registration Commercial register

Nr.40003345861 Riga, 9 June 1997

Address Ganibu dambis 40A-34,

Riga, LV-1005

Latvia

Type of operations Issuance of short-term loans against movable and

immovable property collateral

NACE classification code 64.92

Members Ilvars Sirmais - 24,75%

Guntars Zvīnis - 24,75% Verners Skrastiņš - 21,00% Inese Kanneniece - 14,76% Andris Banders - 14,74%

Names and positions of the Board and Councel members Ilvars Sirmais - member of the board

Guntars Zvīnis - member of the board

Andris Banders - member of the council Inese Kanneniece - member of the council Aleksandrs Sirmais - member of the council Verners Skrastiņš- member of the council Diāna Zvīne - member of the council

Financial year 1 January, 2013 - 31 December, 2013

#### REPORT OF THE MANAGEMENT

#### Type of operations

The basic activity of AS "Moda Kapitāls" is issue of short-term loans against a pledge of movable and immovable property and a wide range of home appliances, electronics and items made of precious metals trading.

# Performance during the financial year and financial situation of the Company

In 2013 AS "Moda Kapitāls" opened two new branches - in Cesis and Riga. Locations of branches were changed in some towns and their new locations are considered to be geographically more advantageous for the present clients of the company, as well as give an advantage in terms of the attraction of new clients.

The Company's management analyzes the current general situation of non-bank lenders in the market to be able to objectively evaluate the additional of new branch openings and their potential profitability.

In 2014 is expected to open an additional one branche, which will be located in the city where the company is already successfully running. At the same time the company is working on a project where existing customers and new customers will be given the opportunity to receive a share of AS "Moda kapitāls" services with remote access, which we believe will better

Continuously are being improved the qualification of employees and improved the company's customer service system, as well as will continue to branch premises improvement and modernization, developing range of goods for sale.

In 2013 was observed moderate increase in customer activity and demand for AS ''Moda Kapitāls'' services rendered and it continued to increase gradually. At the same time growing the circle of clients who regularly use the Company's services, as concluding loans, as well as purchasing commodities traded. There is a trend that customers more responsibly assess the need for credit and are showing greater interest in the purchase of various items.

Compared to the previous year, further development may be observed within branches and it suggests that rise in turnover will be recorded in 2014. Similar as previous years, major attention is being paid to the payment discipline of clients and individual work with clients so that the delayed payment problem would be solved through co-operation. Work on offering higher quality loan services to clients continued.

### Foreign subsidiaries and representation offices

Currently thirty pawnshop branches are operating: in Aizkraukle, Alūksne, Balvi, Bauska, Cēsis (two branches), Dobele, Daugavpils (two branches), Gulbene, Jēkabpils (two branches), Jelgava, Krāslava, Kuldīga, Liepāja, Limbaži, Madona, Ogre, Rēzekne, Riga (two branches), Saldus, Talsi, Valmiera, Ventspils, Tukums, Preiļi, Ludza, Valka, and an office in Riga.

# Events after the end of financial year

During the time period from the last day of the financial year, no significant events have occurred that would significantly affect the financial condition of the Company at 31 December 2013.

# Future development plans

We forecast that sales will continue to increase moderately in 2014 and the year will be closed with profit

Guntars Zvīnis board member

# REPORT OF THE MANAGEMENT

The Board of the Joint Stock Company Moda Kapitāls (hereinafter – the Company) is responsible of the preparation of the interim financial statements of the Company are not audited.

The financial statements on pages 6 to 16 are prepared in accordance with the underlying accounting and source documents and present fairly the financial position of the Company as of 31 December 2013 and the result of its operations and cash flows for the period from 1 January 2013 to 31 December 2013.

The financial statements are prepared in accordance with International Accounting Standard (IAS) No.34 "Interim Financial Reporting" as adopted by European Union on a going concern basis. Appropriate accounting policies have been applied on a consistent basis. The Board of Directors in the preparation of the financial statements has made prudent and reasonable judgments and estimates.

The Board of AS Moda Kapitāls is responsible for the maintenance of proper accounting records, the safeguarding of the Company's assets and the prevention and detection of fraud and other irregularities in the Company. The Board is also responsible for operating the Company in compliance with the legislation of the Republic of Latvia.

Guntars Zvīnis board member

# STATEMENT OF COMPREHENSIVE INCOME

	2013	2012	2013	2012
Continuing operations	(unaudited) Ls	Ls	(unaudited) <b>EUR</b>	EUR
Net sales	2,089,292	2,182,755	2,972,794	3,105,781
Cost of sales	(1,768,070)	(1,807,593)	(2,515,737)	(2,571,973)
Gross profit or losses	321,222	375,162	457,058	533,808
Distribution expenses	(10,431)	(12,179)	(14,842)	(17,329)
Administrative expenses	(252,546)	(255,159)	(359,340)	(363,059)
Other operating income	20,468	10,449	29,124	14,868
Other operating expenses	(41,068)	(19,544)	(58,434)	(27,809)
Financial expenses	(2,120)	(1,237)	(3,016)	(1,760)
Profit before taxes	35,525	97,492	50,549	138,719
Corporate income tax	(2,662)	(6,272)	(3,789)	(8,924)
Deferred income tax	(3,781)	1,399	(5,380)	1,991
Income of the reporting period from continuing operations	29,082	92,619	41,380	131,786
Other income, which are not recognized in the income statement	-	-	-	-
Total comprehensive net income for the period	29,082	92,619	41,380	131,786

Notes on pages 11 to 16 are an integral part of these financial statements.

Guntars Zvīnis board member

BALANCE SHEET		31.12.2013.	31.12.2012.	31.12.2013.	31.12.2012.
		(unaudited)		(unaudited)	
	Notes	Ls	Ls	EUR	EUR
ASSETS Non-current assets Intangible assets:					
Concessions, patents, licenses, trademarks and similar rights		30,802	33,411	43,828	47,540
Total intangible assets:		30,802	33,411	43,828	47,540
Fixed assets:					
Land and buildings	(1)	230,805	239,123	328,406	340,242
Leasehold improvements	(1)	6,948	4,354	9,886	6,195
Other fixed assets	(1)	279,090	274,159	397,109	390,093
Fixed assets under construction	(1)	451	-	642	-
Advances for fixed assets	(1)	39,447	18,891	56,128	26,879
Total fixed assets:	( )	556,742	536,527	792,171	763,409
Investment property:		166,709	109,478	237,205	155,773
investment property.		100,705			
Non-current financial investments	:	100	100	1.10	1.10
Other securities and investments		100 100	100 100	142 142	142
Total non-current financial investr	ments:	100	100	142	142
Total non-current investments:		754,352	679,516	1,073,345	966,864
Current assets					
Inventories:					
Goods for sale		343,272	325,959	488,433	463,798
Advances for goods		30,076	15,913	42,795	22,642
Total inventories:		373,349	341,872	531,227	486,440
Account receivable:					
Trade receivables	(2)	1,818,984	1,861,959	2,588,181	2,649,329
Other receivables		12,682	10,326	18,045	14,693
Deferred expenses		16,535	18,148	23,527	25,822
Accrued income		60,668	67,695	86,323	96,321
Total receivables:		1,908,869	1,958,128	2,716,076	2,786,165
Cash and bank:		219,571	85,338	312,421	121,425
Total current assets:		2,501,790	2,385,338	3,559,724	3,394,030
Total assets		3,256,142	3,064,854	4,633,070	4,360,894

Notes on pages 11 to 16 are an integral part of these financial statements.

BALANCE SHEET		31.12.2013.	31.12.2012.	31.12.2013.	31.12.2012.
		(unaudited)		(unaudited)	
	Notes	Ls	Ls	EUR	EUR
EQUITY, PROVISIONS AND					
LIABILITIES					
Equity					
Share capital		300,000	300,000	426,862	426,862
Non-current investments	(1)	93,675	93,675	133,288	133,288
revaluation reserve	(1)	93,073	93,073	155,200	133,200
Retained earnings					
a) previous year's retained earnings		(15,759)	(43,378)	(22,424)	(61,722)
b) current years profit or losses		29,082	92,619	41,380	131,785
Total equity:		406,998	442,916	579,106	630,213
Liabilities:					
Non-current liabilities:					
Debenture loans	(3)	2,010,182	2,009,801	2,860,231	2,859,689
Loans from banks	(4)	8,816	29,913	12,545	42,562
Other borrowings	(5)	317,539	68,406	451,817	97,333
Deferred income tax liabilities		40,473	36,692	57,588	52,208
Total non-current liabilities:		2,377,010	2,144,812	3,382,182	3,051,792
Current liabilities:					
Loans from banks	(4)	49,426	19,883	70,327	28,291
Other borrowings	(5)	266,021	323,548	378,514	460,367
Advances from customers		15,999	2,618	22,765	3,725
Trade payables		14,474	15,897	20,594	22,619
Taxes and social insurance		30,344	23,697	43,176	33,718
payments Other liabilities		25,167	21,585	35,808	20.712
Accrued liabilities		70,700	69,898		30,713
Total current liabilities:		472,132	477,126	100,598 <b>671,782</b>	99,456 <b>678,889</b>
total current hadmues:		4/4,134	4//,140	0/1,/82	0/0,089
Total liabilities:		2,849,142	2,621,938	4,053,964	3,730,681
Total equity, provisions and liabilities	<u> </u>	3,256,140	3,064,854	4,633,070	4,360,894

Notes on pages 11 to 16 are an integral part of these financial statements.

Guntars Zvīnis board member

# STATEMENT OF CHANGES IN EQUITY

s	Share capital	Long-term investments revaluation reserve	Retained earnings	Total
	Ls	Ls	Ls	Ls
31.12.2011.	300,000	93,675	4,622	398,297
Dividends	-	-	(48,000)	(48,000)
Profit for the year	-	-	92,619	92,619
31.12.2012.	300,000	93,675	49,241	442,916
Dividends	-	-	(65,000)	(65,000)
Profit for the period	-	-	29,082	29,082
31.12.2013.	300,000	93,675	13,323	406,998
S	Share capital	Long-term investments revaluation reserve	Retained earnings	Total
	EUR	EUR	EUR	EUR
31.12.2011.	426,862	133,288	6,577	566,727
Dividends	-	-	(68,298)	(68,298)
Profit for the year	-	-	131,785	131,785
31.12.2012.	426,862	133,288	70,064	630,214

426,862

(92,488)

133,288

41,380

18,956

(92,488)

41,380

579,106

Notes on pages 11 to 16 are an integral part of these financial statements.

Guntars Zvīnis board member

Dividends

31.12.2013.

Profit for the period

# **CASH FLOW STATEMENT**

Cash flow from operating activities   Profit or losses before taxes   35,525   97,492   50,549   138,719     Adjustments for:   depreciation of fixed and intangible assets   write-orlf of intangible and fixed   12,075   2,568   17,181   3,654     assets   profit from sales of fixed and   12,075   2,568   17,181   3,654     assets   profit from sales of fixed and   1002   (5,653)   (144   (8,043)     intangible assets   120,717   143,621   171,765   204,355     Cash flow prior to changes in current assets and liabilities     Inventory (increase)/decrease   (74,544)   (223,100)   (106,067)   (318,443)     Account receivable (increase)/decrease   35,095   (88,938)   49,936   (126,547)     Account payable increase/(decrease)   20,326   30,385   28,922   43,234     Net cash flow generated from   101,596   (138,032)   144,555   (197,401)     operating activities     Cash flow from investing activities     Cash flow from financing activities     Cash flow generated from   (100,203)   (202,311)   (142,576)   (287,863)     Net cash flow generated from   (100,203)   (202,311)   (142,576)   (287,863)     Net cash flow generated from   (100,203)   (202,311)   (142,576)   (287,863)     Net cash flow generated from   (100,203)   (202,311)   (142,576)   (287,863)     Net cash flow generated from   (100,203)   (39,496)   (92,487)   (56,198)     Optical conservation   (308,306)   (805,025)   (438,869)   (1,144,947)     Dividends paid   (65,000)   (39,496)   (92,487)   (56,198)     Finance lease payments   (2,594)   (48,000)   (30,91)   (68,298)     Net increase / (decrease) in cash and   (65,000)   (39,496)   (92,487)   (56,198)     Finance lease payments   (2,594)   (48,000)   (30,91)   (68,298)     Net increase / (decrease) in cash and   (38,388)   (49,657)   (38,688)   (38,6		2013	2012	2013	2012
Profit of losses before taxes   Adjustments for:   depreciation of fixed and intangible assets   virit-off of intangible and fixed   12,075   2,568   17,181   3,654   assets   virit-off of intangible and fixed   12,075   2,568   17,181   3,654   assets   virit-off of intangible and fixed   12,075   2,568   17,181   3,654   assets   virit-off of intangible assets   120,717   143,621   171,765   204,355   virit-off of intangible assets   virit-off of intangi		` '	Ls	, ,	EUR
Adjustments for:   depreciation of fixed and intangible assets write-off of intangible and fixed assets write-off of intangible and fixed and intangible assets	Cash flow from operating activities				
assets write-off of intangible and fixed assets   12,075   2,568   17,181   3,654		35,525	97,492	50,549	138,719
assets profit from sales of fixed and intangible assets  [120,717	assets	73,219	49,214	104,181	70,025
Intangible assets	<u> </u>	12,075	2,568	17,181	3,654
Inventory (increase)/decrease   (74,544)   (223,100)   (106,067)   (318,443)		(102)	(5,653)	(144)	(8,043)
Inventory (increase)/decrease   (74,544)   (223,100)   (106,067)   (318,443)     Account receivable (increase)/decrease   35,095   (88,938)   49,936   (126,547)     Account payable increase/(decrease)   20,326   30,385   28,922   43,234     Net cash flow generated from operating activities   (138,032)   144,555   (197,401)     Cash flow from investing activities     Acquisition of fixed and intangible assets   (100,203)   (202,311)   (142,576)   (287,863)     Net cash flow generated from   (100,203)   (202,311)   (142,576)   (287,863)     Net cash flow from financing activities     Cash flow from financing activities     Proceeds from issue of bonds   58,742   804,694   723,874   1,144,976     Loans received   508,742   804,694   723,874   1,144,976     Loans received   (308,306)   (805,025)   (438,680)   (1,145,447)     Dividends paid   (65,000)   (39,496)   (92,487)   (56,198)     Finance lease payments   (2,594)   (48,000)   (3,691)   (68,298)     Net cash flow generated from   132,842   376,024   189,017   535,034     Financing activities     Net increase / (decrease) in cash and cash equivalents at the beginning of the financial year   (219,574   85,338   49,657   121,425   70,656     Cash and Cash equivalents at the end   219,574   85,338   312,421   120,426     Cash and Cash equivalents at the end   219,574   85,338   312,421   120,426     Cash and Cash equivalents at the end   219,574   85,338   312,421   120,426     Cash and Cash equivalents at the end   219,574   85,338   312,421   120,426     Cash and Cash equivalents at the end   219,574   85,338   312,421   120,426     Cash and Cash equivalents at the end   219,574   85,338   312,421   120,426     Cash and Cash equivalents at the end   219,574   85,338   312,421   120,426     Cash and Cash equivalents at the end   219,574   85,338   312,421   120,426     Cash and Cash equivalents at the end   219,574   85,338   312,421   120,426     Cash and Cash equivalents at the end   219,574   85,338   312,421   120,426     Cash and Cash equivalents at the en		120,717	143,621	171,765	204,355
Account receivable (increase)/decrease 35,095 (88,938) 49,936 (126,547)  Account payable increase/(decrease) 20,326 30,385 28,922 43,234  Net cash flow generated from operating activities  Cash flow from investing activities  Acquisition of fixed and intangible assets (100,203) (202,311) (142,576) (287,863)  Net cash flow generated from investing activities  Cash flow from financing activities  Proceeds from issue of bonds - 463,851 - 660,001  Loans received 508,742 804,694 723,874 1,144,976  Loans repaid (308,306) (805,025) (438,680) (1,145,447)  Dividends paid (65,000) (39,496) (92,487) (56,198)  Finance lease payments (2,594) (48,000) (3,691) (68,298)  Net cash flow generated from 132,842 376,024 189,017 535,034  financing activities  Net increase / (decrease) in cash and cash equivalents at the beginning of the financial year  Cash and Cash equivalents at the end 219,574 85,338 312,421 120,426	= = =				
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Net cash flow generated from operating activities         101,596         (138,032)         144,555         (197,401)           Cash flow from investing activities         Acquisition of fixed and intangible assets         (100,203)         (202,311)         (142,576)         (287,863)           Net cash flow generated from investing activities         (100,203)         (202,311)         (142,576)         (287,863)           Cash flow from financing activities         Proceeds from issue of bonds         -         463,851         -         660,001           Loans received         508,742         804,694         723,874         1,144,976           Loans repaid         (308,306)         (805,025)         (438,680)         (1,145,447)           Dividends paid         (65,000)         (39,496)         (92,487)         (56,198)           Finance lease payments         (2,594)         (48,000)         (3,691)         (68,298)           Net cash flow generated from financing activities         Net cash flow generated from financing activities           Net increase / (decrease) in cash and cash equivalents at the beginning of the financial year         85,338         49,657         121,425         70,656	Account receivable (increase)/decrease	35,095	(88,938)	49,936	(126,547)
Cash flow from investing activities  Acquisition of fixed and intangible assets (100,203) (202,311) (142,576) (287,863)  Net cash flow generated from (100,203) (202,311) (142,576) (287,863)  investing activities  Cash flow from financing activities  Proceeds from issue of bonds - 463,851 - 660,001  Loans received 508,742 804,694 723,874 1,144,976  Loans repaid (308,306) (805,025) (438,680) (1,145,447)  Dividends paid (65,000) (39,496) (92,487) (56,198)  Finance lease payments (2,594) (48,000) (3,691) (68,298)  Net cash flow generated from 132,842 376,024 189,017 535,034  financing activities  Net increase / (decrease) in cash and cash equivalents at the beginning of the financial year  Cash and Cash equivalents at the end 219,574 85,338 312,421 120,426	Account payable increase/(decrease)	20,326	30,385	28,922	43,234
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Net cash flow generated from investing activities       (100,203)       (202,311)       (142,576)       (287,863)         Cash flow from financing activities       Froceeds from issue of bonds       -       463,851       -       660,001         Loans received       508,742       804,694       723,874       1,144,976         Loans repaid       (308,306)       (805,025)       (438,680)       (1,145,447)         Dividends paid       (65,000)       (39,496)       (92,487)       (56,198)         Finance lease payments       (2,594)       (48,000)       (3,691)       (68,298)         Net cash flow generated from financing activities       132,842       376,024       189,017       535,034         Net increase / (decrease) in cash and cash equivalents       134,236       35,681       190,996       49,770         Cash and cash equivalents at the beginning of the financial year       85,338       49,657       121,425       70,656         Cash and Cash equivalents at the end       219,574       85,338       312,421       120,426	Cash flow from investing activities				
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Proceeds from issue of bonds  Loans received  508,742  804,694  723,874  1,144,976  Loans repaid  (308,306)  (805,025)  (438,680)  (1,145,447)  Dividends paid  (65,000)  (39,496)  (92,487)  (56,198)  Finance lease payments  (2,594)  (48,000)  (3,691)  (68,298)  Net cash flow generated from financing activities  Net increase / (decrease) in cash and cash equivalents at the beginning of the financial year  Cash and Cash equivalents at the end  85,338  49,657  121,425  70,656		(100,203)	(202,311)	(142,576)	(287,863)
Loans received       508,742       804,694       723,874       1,144,976         Loans repaid       (308,306)       (805,025)       (438,680)       (1,145,447)         Dividends paid       (65,000)       (39,496)       (92,487)       (56,198)         Finance lease payments       (2,594)       (48,000)       (3,691)       (68,298)         Net cash flow generated from financing activities       132,842       376,024       189,017       535,034         Net increase / (decrease) in cash and cash equivalents       134,236       35,681       190,996       49,770         Cash and cash equivalents at the beginning of the financial year       85,338       49,657       121,425       70,656         Cash and Cash equivalents at the end       219,574       85,338       312,421       120,426					
Loans repaid       (308,306)       (805,025)       (438,680)       (1,145,447)         Dividends paid       (65,000)       (39,496)       (92,487)       (56,198)         Finance lease payments       (2,594)       (48,000)       (3,691)       (68,298)         Net cash flow generated from financing activities       132,842       376,024       189,017       535,034         Net increase / (decrease) in cash and cash equivalents       134,236       35,681       190,996       49,770         Cash and cash equivalents at the beginning of the financial year       85,338       49,657       121,425       70,656         Cash and Cash equivalents at the end       219,574       85,338       312,421       120,426		-	•	-	,
Dividends paid       (65,000)       (39,496)       (92,487)       (56,198)         Finance lease payments       (2,594)       (48,000)       (3,691)       (68,298)         Net cash flow generated from financing activities       132,842       376,024       189,017       535,034         Net increase / (decrease) in cash and cash equivalents       134,236       35,681       190,996       49,770         Cash and cash equivalents at the beginning of the financial year       85,338       49,657       121,425       70,656         Cash and Cash equivalents at the end       219,574       85,338       312,421       120,426		/ -			
Finance lease payments (2,594) (48,000) (3,691) (68,298)  Net cash flow generated from financing activities  Net increase / (decrease) in cash and cash equivalents  Cash and cash equivalents at the beginning of the financial year  Cash and Cash equivalents at the end 219,574 85,338 312,421 120,426					
Net cash flow generated from financing activities  Net increase / (decrease) in cash and cash equivalents  Cash and cash equivalents at the beginning of the financial year  Cash and Cash equivalents at the end  219 574  85 338  376,024  189,017  535,034  190,996  49,770  49,770  211,425  70,656	-	. , ,	` , ,		
Net increase / (decrease) in cash and cash equivalents  Cash and cash equivalents at the beginning of the financial year  Cash and Cash equivalents at the end  219 574  85 338  312 421  120 426		132,842			
Cash equivalents  Cash and cash equivalents at the beginning of the financial year  Cash and Cash equivalents at the end  219 574  85 338  312 421  120 426		,	,	,	,
beginning of the financial year  Cash and Cash equivalents at the end  219 574  85 338  312 421  120 426		134,236	35,681	190,996	49,770
		85,338	49,657	121,425	70,656
		219,574	85,338	312,421	120,426

Notes on pages 11 to 16 are an integral part of these financial statements.

Guntars Zvīnis board member

# NOTES TO THE FINANCIAL STATEMENTS

#### I. ACCOUNTING POLICIES

#### 1. General Information

AS Moda Kapitals (further - Company) basic operations are providing of short-term loans against pledge of movable and immovable property. AS Moda Kapitāls is a joint stock company founded and operating in Latvia. Its registered office is Ganibu dambis 40A-34, Riga, LV-1005. The Company management has prepared this interim financial statements for issue on 28 February 2014 and it is signed by the Member of Board on behalf of the Company.

#### 2. Key principles for preparing the financial statement

These condensed interim financial statements cover the period of time from 1 January 2013 to 31 December 2013. The condensed interim financial statements are prepared in accordance with the International Accounting Standard (IAS) No. 34 "Interim Financial Reporting". These condensed interim financial statements should be read in conjunction with the financial statements of the annual report of AS Moda Kapitāls for the year ended on 31 December 2013, that were prepared in accordance with the International Financial Reporting Standards as adopted in the European Union.

#### 3. Summary of significant accounting principles

The accounting principles used to prepare the financial statements for the period from 01.01.2012. to 31.12.2012. are the same as used for the annual report 2013, that were prepared in accordance with the International Financial Reporting Standards as adopted in the European Union.

Corporate Income Tax is calculated based on effective tax rate applied to total perspective profit before income tax for reporting period.

# 4. Aims and policies of financial risk management

# 4.1 Financial risk factors

The Company is subjected to various financial risks in relation to its activity – market risk (including currency risk and interest rate risk of cash flows, credit risk and liquidity risk). The Company's general risk management program addresses mainly nonpredictability of financial markets, and its aim is to reduce the possible negative influence on the financial results of the Company.

Risk management is performed by the financial managers of the Company observing the policy and separate decisions made by the board.

#### 4.2 Market risk Currency risk

The Company is subjected to fluctuation risk of currency exchange rate mainly in connection with the debts and loans of its buyers and customers that have been concluded in LVL and EUR currencies. Starting with 2005, the Bank of Latvia has set the official exchange rate of lat against euro (1 EUR = 0.702804 LVL) and ensures that the market exchange rate does not differ from the official exchange rate by more than 1%. While the Bank of Latvia will maintain the abovementioned currency exchange rate corridor, the Company is not subjected to notable currency risk.

Open value positions of the Company are:

	31.12.2013.	31.12.2012.
Financial assets, EUR	1,592,857	1,366,516
Financial liabilities, EUR	3,862,068	3,246,140
Open position EUR, net	(2,269,211)	(1,879,624)
Open position EUR, calculated in lats, net	(1,594,811)	(1,321,007)
,		

# Interest rate risk

The Company is not subjected to notable interest rate risk because all significant debts and liabilities of debtors are with a fixed interest rate. Liabilities with no fixed interest rate are in the loan contract (Note 4 on Loans from banks) and in the concluded finance leasing contracts (Note 5 on Other borrowings).

# 4.3.Credit risk

Within the Company the credit risk is managed using centralized procedures and control. Credit risk occurs in connection with outstanding debts of buyers and customers. To reduce these risks the Company applies a conservative credit policy – the sum of issued loans is much smaller than the value of pledged movable and immovable property. Such policy allows the Company to reduce its credit risk to minimum.

The Company is not subjected to credit concentration risk, because the Company gains income from many clients where the total payment of interest income or commission fees is formed from small sums.

# 4.4 Liquidity risk

In compliance with careful liquidity risk management, sufficient amount of money is maintained and accordant financing is ensured by using credit lines allotted by banks. The Company has flexible financing possibilities, ensuring availability of credit lines. The management monitors preparation of operational prognosis of liquidity reserves of the Company based on the expected cash flows. All debts of the Company's debtors are short-term with repayment term of up to 1 year, which reduces the liquidity risk of the Company.

#### 4.5 Establishment of the fair value

The balance value of debts of buyers and customers and the debt to the suppliers and contractors approximately corresponds to their fair value. If it is necessary for reflection in the financial statement, the fair value of financial liabilities is calculated by discounting the future cash flows envisaged in the contract applying current market interest rate that at the accordant moment is available to the Company regarding similar financial instruments. The fair value of derived financial instruments correspond to the sum that is necessary to conclude a similar compensatory contract for a similar remaining period of time based on process quoted in the market.

#### 4.6 Management of capital

The key task of the Company's management of capital is to ensure that it retains a high credit rating and proper indicator of credit sufficiency to support business and increase value of the stock company. The Company manages its capital structure and corrects it according to the changes in economic situation. During the financial years reflected in the statement no changes in the tasks, policy or processes of capital management have been made. In compliance with the legislation, the board should ask the shareholders to evaluate and make a decision on continuation of activity of the Company if own capital of the Company reduced by 50% of the fixed capital.

The Company monitors the capital using the following ratios:

	31.12.2013.	31.12.2012.
	Ls	Ls
Equity	406,998	442,916
Total assets	3,256,140	3,064,854
Equity ratio	12%	14%
Net liabilties*	2,432,414	1,534,837
Equity	406,998	442,916
Proportion of net liabilities against equity	5.98	3.47

<sup>\* -</sup> Net liabilities are calculated like all loans by deducting money resources and deposits.

	31.12.2013. EUR	31.12.2012. EUR
Equity	579,106	630,213
Total assets	4,633,070	4,360,894
<b>Equity Ratio</b>	12%	14%
Net liabilties*	3,461,014	2,183,876
Equity	579,106	630,213
Proportion of net liabilities against equity	5.98	3.47

st - Net liabilities are calculated like all loans by deducting money resources and deposits.

#### (1) Fixed assets

	Land and buildings	Leasehold improvements	Other fixed assets	Fixed assets under construction	Advances for fixed assets	Total
	Ls	Ls	Ls	Ls	Ls	Ls
Cost/revaluation						
31.12.2012.	251,600	6,529	364,887	-	18,891	641,907
Additions	-	5,782	68,863	451	27,595	102,691
Disposals	-	(921)	(8,553)	-	-	(9,474)
Moved to another item	-	-	-	-	(7,039)	(7,039)
31.12.2013.	251,600	11,390	425,197	451	39,447	728,085
Depreciation						
31.12.2012.	(12,477)	(2,175)	(90,728)	-	-	(105,380)
Calculated	(8,318)	(3,188)	(58,997)	-	=	(70,501)
Disposals	-	921	3,618	-	-	4,538
31.12.2013.	(20,795)	(4,442)	(146,107)	-	-	(171,343)
Net carrying amount 31.12.2012.	239,123	4,354	274,159	-	18,891	536,527
Net carrying amount 31.12.2013.	230,805	6,948	279,090	451	39,447	556,742
	Land and buildings	Leasehold improvements	Other fixed assets	Fixed assets under construction	Advances for fixed assets	Total
			Other fixed assets  EUR	under		Total EUR
Cost/revaluation	buildings	improvements		under construction	fixed assets	
Cost/revaluation 31.12.2012.	buildings	improvements		under construction	fixed assets	
31.12.2012. Additions	buildings EUR	improvements EUR	EUR	under construction	fixed assets  EUR	EUR
31.12.2012. Additions Disposals	buildings EUR	EUR 9,290	<b>EUR</b> 519,187	under construction EUR	EUR  26,879 39,264	EUR 913,351 146,115 (13,480)
31.12.2012. Additions Disposals Moved to another item	EUR  357,995	9,290 8,226 (1,310)	EUR 519,187 97,983 (12,170)	under construction EUR - 642 -	EUR  26,879 39,264 (10,015)	913,351 146,115 (13,480) (10,015)
31.12.2012. Additions Disposals	buildings EUR	### EUR 9,290 8,226	EUR 519,187 97,983	under construction EUR	EUR  26,879 39,264	EUR 913,351 146,115 (13,480)
31.12.2012. Additions Disposals Moved to another item	EUR  357,995	9,290 8,226 (1,310)	EUR 519,187 97,983 (12,170)	under construction EUR - 642 -	EUR  26,879 39,264 (10,015)	913,351 146,115 (13,480) (10,015)
31.12.2012. Additions Disposals Moved to another item 31.12.2013.	EUR  357,995	9,290 8,226 (1,310)	EUR 519,187 97,983 (12,170)	under construction EUR - 642 -	EUR  26,879 39,264 (10,015)	913,351 146,115 (13,480) (10,015)
31.12.2012. Additions Disposals Moved to another item 31.12.2013.  Depreciation 31.12.2012. Calculated	EUR  357,995	9,290 8,226 (1,310)	519,187 97,983 (12,170) - 605,000 (129,094) (83,945)	under construction EUR - 642 -	EUR  26,879 39,264 (10,015)	913,351 146,115 (13,480) (10,015) 1,035,972
31.12.2012. Additions Disposals Moved to another item 31.12.2013.  Depreciation 31.12.2012. Calculated Disposals	EUR  357,995	9,290 8,226 (1,310) - 16,207	519,187 97,983 (12,170) - 605,000	under construction EUR - 642 -	EUR  26,879 39,264 (10,015) 56,128	913,351 146,115 (13,480) (10,015) <b>1,035,972</b> (149,942)
31.12.2012. Additions Disposals Moved to another item 31.12.2013.  Depreciation 31.12.2012. Calculated	EUR  357,995	9,290 8,226 (1,310) - 16,207 (3,095) (4,536)	519,187 97,983 (12,170) - 605,000 (129,094) (83,945)	under construction EUR - 642 -	EUR  26,879 39,264 (10,015) 56,128	913,351 146,115 (13,480) (10,015) 1,035,972 (149,942) (100,316)
31.12.2012. Additions Disposals Moved to another item 31.12.2013.  Depreciation 31.12.2012. Calculated Disposals	EUR  357,995	9,290 8,226 (1,310) - 16,207 (3,095) (4,536) 1,310	519,187 97,983 (12,170) 	under construction  EUR  - 642 642	EUR  26,879 39,264 (10,015) 56,128	913,351 146,115 (13,480) (10,015) 1,035,972 (149,942) (100,316) 6,457

As at 31 December 2004 the Company has made the first revaluation of real estate, clasiffied under Fixed assets. As a result of revaluation, a revaluation reserve of non-current assets in the amount of LVL 37 620 was recognized, where 15% of the reserve was attributed to deferred corporate income tax liabilities. Initially calculated revaluation reserve was adjusted in 2011 decreasing it by LVL 7 777 to LVL 28 843.

In June 2011 certified real estate valuator M. Vilnitis (Latvian Association of Property Valuator certificate No. 90) who was appointed by the Board of Company, appraised the market value of real estate classified under Property, Plant and Equipment. As a result of revaluation a revaluation reserve of non-current assets was increased by LVL 77 158, where 15% or LVL 11 574 of the reserve was attributed to the liabilities of deferred corporate income tax liabilities.

(2) Trade receivables	31.12.2013. Ls	31.12.2012. Ls	31.12.2013. EUR	31.12.2012. EUR
Short-term loans issued against pledge Customer debts brought to court Short-term loans issued with no pledge Provisions for doubtful receivables	1,419,383 353,172 55,232 (8,803) 1,818,984	1506987 333204 30571 (8,803) 1,861,959	2,019,600 502,519 78,588 (12,525) <b>2,588,181</b>	2,144,249 474,107 43,499 (12,526) 2,649,329
Short-term loan interest rate:				
For loans against possessory pledge of up to 300 lats	132 - 240% yearly	7		
For loans against possessory pledge of above 300 lats	132 - 180% yearly	7		
Road transport in disposition of the clients	144 - 240% yearly	7		
Road transport in storage of the Company (parking lot)	60 - 144% yearly			

# (3) Debenture loans

Real estate

On 24 November 2010 the Company issued 1 700 bonds with a nominal value of EUR 1 000 or total of EUR 1 700 000 (1 194 767 LVL). Coupon rate is set at 12% and matures in October 25, 2015. Coupons are payable on a quarterly basis. Bonds are included in Baltic bond list of NASDAQ OMX Riga AS stock exchange. On first 6 month 2011 were additionally issued 500 bonds with a nominal value of EUR 1 000 or together with a total nominal value of EUR 500 000 (LVL 351 402), which is reflected in this report, considering with issuance of the bonds associated costs. In 2012 additional 660 bonds were issued with a nominal value of EUR 1 000 or together with a total nominal value of EUR 660 000 (LVL 463 851), which is reflected in this report, considering with issuance of the bonds associated costs.

30 - 120% yearly

		31.12.2013. Ls	31.12.2012. Ls	31.12.2013. EUR	31.12.2012. EUR
The posted emissions in the Latvian Central Depository (number of bonds)		5000	5000	5000	5000
Issued bonds at the beginning of the reporting period bonds)	(number of	2860	2860	2860	2860
Additions on the reporting period (number of bonds)	_	-	-	-	-
Issued bonds at the end of the reporting period (no bonds)	umber of	2860	2860	2860	2860
Registered nominal value of bonds (LVL/EUR per un Amortized cost of issuing bonds	it)	703	703 (218)	1000 (310)	1000 (310)
Total nominal value at the end of the reporting pe	riod _	2,010,182	2,009,801	2,860,231	2,859,690
(4) Loans from banks	31.12.2013. Ls	31.12.2	012. 31 Ls	1.12.2013. EUR	31.12.2012. EUR
<b>Non-current</b> The loan with a maturity of up to 31.03.2015.					
and interest rate of 6.5% + 6 months EURIBOR	8,816 <b>8,816</b>		,913 , <b>913</b>	12,544 <b>12,544</b>	42,562 <b>42,562</b>
Current					
The loan with a maturity of up to 30.06.2014. and interest rate of 6.5% + 6 months EURIBOR The xredit line with a maturity of up to 25.02.2015.	20,611	32,	,940	29,327	28,291
and interest rate of 5% + 6 months EURIBOR	28,815 <b>20,611</b>	32.	,940	41,000 <b>29,327</b>	28,291

(5)	Other borrowings						
	Rate	Maturity	Amount in currency	31.12.2013.	31.12.2012.	31.12.2013.	31.12.2012.
			EUR	Ls	Ls	EUR	EUR
Non-current							
Finance lease	2.5% +3 m EURIBOR	25.07.2015.	7,868	4,837	6,841	6,882	9,734
Finance lease	2.5% +3 m EURIBOR	25.07.2015.	7,868	4,837	6,841	6,882	9,734
Finance lease	2.5% +3 m EURIBOR	25.07.2015.	7,868	4,837	6,841	6,882	9,734
Finance lease	2.5% +3 m EURIBOR	25.07.2015.	7,868	4,837	6,841	6,882	9,733
Finance lease	2.5% +3 m EURIBOR	25.07.2015.	7,868	4,837	6,841	6,882	9,733
Finance lease	2.5% +3 m EURIBOR	25.07.2015.	7,868	4,837	6,841	6,882	9,733
Finance lease	2.5% +3 m EURIBOR	25.07.2015.	7,868	4,836	6,841	6,882	9,733
Finance lease	2.5% +3 m EURIBOR	25.07.2015.	7,868	4,836	6,841	6,881	9,733
Finance lease	2.5% +3 m EURIBOR	25.07.2015.	7,868	4,836	6,841	6,881	9,733
Finance lease	2.5% +3 m EURIBOR	25.07.2015.	7,868	4,836	6,841	6,881	9,733
Borrowings	10.0%	31.12.2015.	13,000	9,136	0	13,000	0
Borrowings	10.0%	31.12.2013.	300,000	14,056	24,597	20,000	24,597
Borrowings	6.0%	12.10.2014.	175,701	175,701	210,841	250,000	300,000
Borrowings	12.0%	25.10.2015.	100,000	70,280	70,280	100,000	100,000
			_	317,540	374,128	451,817	521,930
			_	317,340	3/7,120	431,017	521,930
			=	317,540	374,120	431,617	521,930
	Rate	Maturity	= Amount in	,	·	,	· · · · · ·
	Rate	Maturity	currency	31.12.2013.	31.12.2012.	31.12.2013.	31.12.2012.
	Rate	Maturity		,	·	,	· · · · · · · · · · · · · · · · · · ·
Current		•	currency EUR	31.12.2013. Ls	31.12.2012. Ls	31.12.2013. EUR	31.12.2012. EUR
Finance lease	2.5% +3 m EURIBOR	30.06.2014.	currency EUR 2,852	31.12.2013. Ls 2,004	31.12.2012. Ls	31.12.2013. EUR 2,852	31.12.2012. EUR 2,537
Finance lease Finance lease	2.5% +3 m EURIBOR 2.5% +3 m EURIBOR	30.06.2014. 30.06.2014.	2,852 2,852	31.12.2013. Ls 2,004 2,004	31.12.2012. Ls 1,783 1,783	31.12.2013. EUR 2,852 2,852	31.12.2012. EUR 2,537 2,537
Finance lease Finance lease Finance lease	2.5% +3 m EURIBOR 2.5% +3 m EURIBOR 2.5% +3 m EURIBOR	30.06.2014. 30.06.2014. 30.06.2014.	2,852 2,852 2,852 2,852	31.12.2013. Ls 2,004 2,004 2,004	31.12.2012. Ls 1,783 1,783 1,783	31.12.2013. EUR 2,852 2,852 2,852	31.12.2012. EUR 2,537 2,537 2,537
Finance lease Finance lease Finance lease Finance lease	2.5% +3 m EURIBOR 2.5% +3 m EURIBOR 2.5% +3 m EURIBOR 2.5% +3 m EURIBOR	30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014.	2,852 2,852 2,852 2,852 2,852	31.12.2013. Ls 2,004 2,004 2,004 2,004	31.12.2012. Ls 1,783 1,783 1,783 1,783	31.12.2013. EUR 2,852 2,852 2,852 2,852 2,852	31.12.2012. EUR 2,537 2,537 2,537 2,537
Finance lease Finance lease Finance lease Finance lease Finance lease	2.5% +3 m EURIBOR 2.5% +3 m EURIBOR 2.5% +3 m EURIBOR 2.5% +3 m EURIBOR 2.5% +3 m EURIBOR	30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014.	2,852 2,852 2,852 2,852 2,852 2,852 2,851	31.12.2013. Ls 2,004 2,004 2,004 2,004 2,004	31.12.2012. Ls 1,783 1,783 1,783 1,783 1,783	31.12.2013. EUR 2,852 2,852 2,852 2,852 2,852 2,851	31.12.2012. EUR 2,537 2,537 2,537 2,537 2,537
Finance lease Finance lease Finance lease Finance lease Finance lease Finance lease	2.5% +3 m EURIBOR 2.5% +3 m EURIBOR	30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014.	2,852 2,852 2,852 2,852 2,852 2,851 2,851	31,12,2013. Ls 2,004 2,004 2,004 2,004 2,004 2,004	31.12.2012. Ls 1,783 1,783 1,783 1,783 1,783 1,783	31.12.2013. EUR 2,852 2,852 2,852 2,852 2,851 2,851	31.12.2012. EUR 2,537 2,537 2,537 2,537 2,537 2,537
Finance lease Finance lease Finance lease Finance lease Finance lease Finance lease	2.5% +3 m EURIBOR 2.5% +3 m EURIBOR	30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014.	2,852 2,852 2,852 2,852 2,852 2,851 2,851 2,851	31.12.2013. Ls 2,004 2,004 2,004 2,004 2,004 2,004 2,004	31.12.2012. Ls 1,783 1,783 1,783 1,783 1,783 1,783 1,783	31.12.2013. EUR 2,852 2,852 2,852 2,852 2,851 2,851 2,851	31.12.2012. EUR  2,537 2,537 2,537 2,537 2,537 2,537 2,537
Finance lease Finance lease Finance lease Finance lease Finance lease Finance lease Finance lease Finance lease	2.5% +3 m EURIBOR 2.5% +3 m EURIBOR	30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014.	2,852 2,852 2,852 2,852 2,852 2,851 2,851 2,851 2,851	31.12.2013. Ls 2,004 2,004 2,004 2,004 2,004 2,004 2,004 2,004	31.12.2012. Ls 1,783 1,783 1,783 1,783 1,783 1,783 1,783 1,783	31.12.2013. EUR 2,852 2,852 2,852 2,852 2,851 2,851 2,851 2,851	31.12.2012. EUR 2,537 2,537 2,537 2,537 2,537 2,537 2,537 2,537
Finance lease Finance lease Finance lease Finance lease Finance lease Finance lease	2.5% +3 m EURIBOR 2.5% +3 m EURIBOR	30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014.	2,852 2,852 2,852 2,852 2,852 2,851 2,851 2,851 2,851 2,851	31.12.2013. Ls 2,004 2,004 2,004 2,004 2,004 2,004 2,004 2,004 2,004	31.12.2012. Ls  1,783 1,783 1,783 1,783 1,783 1,783 1,783 1,783 1,783 1,783	2,852 2,852 2,852 2,852 2,852 2,851 2,851 2,851 2,851 2,851	31.12.2012. EUR  2,537 2,537 2,537 2,537 2,537 2,537 2,537 2,537 2,537
Finance lease Finance lease Finance lease Finance lease Finance lease Finance lease Finance lease Finance lease Finance lease Finance lease	2.5% +3 m EURIBOR 2.5% +3 m EURIBOR	30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014.	2,852 2,852 2,852 2,852 2,852 2,851 2,851 2,851 2,851 2,851 2,851	31.12.2013. Ls 2,004 2,004 2,004 2,004 2,004 2,004 2,004 2,004 2,004 2,004	31.12.2012. Ls 1,783 1,783 1,783 1,783 1,783 1,783 1,783 1,783	31.12.2013. EUR 2,852 2,852 2,852 2,852 2,851 2,851 2,851 2,851 2,851 2,851	31.12.2012. EUR 2,537 2,537 2,537 2,537 2,537 2,537 2,537 2,537
Finance lease Finance lease Finance lease Finance lease Finance lease Finance lease Finance lease Finance lease Finance lease	2.5% +3 m EURIBOR 2.5% +3 m EURIBOR 8.4%	30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 31.12.2014.	2,852 2,852 2,852 2,852 2,851 2,851 2,851 2,851 2,851 2,851 2,851 2,851 2,00,000	31.12.2013. Ls 2,004 2,004 2,004 2,004 2,004 2,004 2,004 2,004 2,004 140,561	31.12.2012. Ls  1,783 1,783 1,783 1,783 1,783 1,783 1,783 1,783 1,783	2,852 2,852 2,852 2,852 2,852 2,851 2,851 2,851 2,851 2,851 2,851 2,851 2,851 2,851	31.12.2012. EUR  2,537 2,537 2,537 2,537 2,537 2,537 2,537 2,537 2,537
Finance lease	2.5% +3 m EURIBOR 2.5% +3 m EURIBOR 8.4% 9.0%	30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 31.12.2014.	2,852 2,852 2,852 2,852 2,851 2,851 2,851 2,851 2,851 2,851 2,851 2,850 75,000	31.12.2013. Ls 2,004 2,004 2,004 2,004 2,004 2,004 2,004 2,004 2,004 140,561 52,710	31.12.2012. Ls  1,783 1,783 1,783 1,783 1,783 1,783 1,783 1,783 1,783 1,783 1,783 1,783	2,852 2,852 2,852 2,852 2,851 2,851 2,851 2,851 2,851 2,851 2,851 2,851 2,851 2,851 2,851 2,851	31.12.2012. EUR  2,537 2,537 2,537 2,537 2,537 2,537 2,537 2,537 2,537 2,537
Finance lease Finance lease	2.5% +3 m EURIBOR 2.5% +3 m EURIBOR 8.4%	30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 30.06.2014. 31.12.2014.	2,852 2,852 2,852 2,852 2,851 2,851 2,851 2,851 2,851 2,851 2,851 2,851 2,00,000	31.12.2013. Ls 2,004 2,004 2,004 2,004 2,004 2,004 2,004 2,004 2,004 140,561	31.12.2012. Ls  1,783 1,783 1,783 1,783 1,783 1,783 1,783 1,783 1,783	2,852 2,852 2,852 2,852 2,852 2,851 2,851 2,851 2,851 2,851 2,851 2,851 2,851 2,851	31.12.2012. EUR  2,537 2,537 2,537 2,537 2,537 2,537 2,537 2,537 2,537

# (6) Transactions with related parties

A party is related to the company if it is a shareholder, member of the Supervisory Board or Board of Directors of the Company, as well as their close relative and company in which they have significant impact or control.

	Interest expense in 2013	The loan amount on 31.12.2013.	Interest expense in 2012	The loan amount on 31.12.2012.
	Ls	Ls	Ls	Ls
Related entities				
ORHEJA SIA	214	9,136	1,181	-
TREZORS SIA	1,742	14,056	2,105	24,598
PREMIUM FINANCE GROUP SIA	9,251	140,561	-	-
	11,207	163,753	3,286	24,598
	Interest expense in 2013	The loan amount on 31.12.2013.	Interest expense in 2012	The loan amount on 31.12.2012.
	EUR	EUR	EUR	EUR
Related entities				
ORHEJA SIA	304	13,000	1,680	-
TREZORS SIA	2,479	20,000	2,995	35,000
PREMIUM FINANCE GROUP SIA	13,163	200,000	-	-
	15,946	233,000	4,675	35,000