DDMP REIT, INC.

PROCEDURES AND REQUIREMENTS FOR PARTICIPATION AND VOTING IN THE 2026 ANNUAL STOCKHOLDERS' MEETING

DDMP REIT, INC. (the "Corporation") will conduct the 2026 Annual Shareholders' Meeting ("ASM") scheduled on December 18, 2026, 3:30 PM by remote communication and will conduct voting in absentia or by proxy.

Only stockholders of record as of November 25, 2026 are entitled to participate and vote in the 2026 ASM.

The Corporation has adopted the following procedures and requirements to enable its stockholders to register, participate and vote in the 2026 ASM.

I. ONLINE REGISTRATION STEPS AND REQUIREMENTS

A. Stockholders may register from 9:00 AM November 28, 2026 to 6:00 PM of December 15, 2026 to signify his/her/its intention to participate in the 2026 ASM by remote communication. The registration steps and requirements are available in the Company's website https://www.ddmpreit.com.com.ph/ASM2026.

B. To register, stockholder shall submit the following requirements to the Office of the Corporate Secretary via email at corporatesecretary@ddmpreit.com.ph

B.1 For Individual Stockholders –

(i) Scanned copy of stock certificate issued in the name of the individual stockholder or

(ii) Valid email address and active contact number; and

(iii) Scanned copy of valid government-issued identification card.

B.2 For Stockholders with Joint Accounts –

(i) Authorization letter signed by all stockholders indicating the name of the person authorized to cast the votes;

(ii) Scanned copy of the stock certificate issued in the name of the joint stockholders;

(iii) Valid email address and active contact number of the authorized stockholder; and

(iv) Scanned copy of valid government-issued identification card of the authorized stockholder.

B.3 For stockholders under PCD Participant/Brokers Account or holding 'Scripless Share's-

(i) Stockholders should coordinate with their broker and request for the full account name and reference number or account number they provided the Company;

(ii) Broker's Certification on the stockholder's number of shareholdings;

(iii) Valid email address and active contact number of the stockholder; and

(iv) Scanned copy of valid government-issued identification card of stockholder.

B.4 For Corporate Stockholders –

(i) Secretary's Certificate attesting to the authority of the representative to vote the shares on behalf of the corporate stockholders.

(ii) Scanned copy of stock certificate issued in the name of the corporate stockholder;

(iii) Valid email address and active contact number of authorized representative; and

(iv) Valid government-issued identification card of authorized representative.

II. ELECTRONIC VOTING IN ABSENTIA

A. Duly registered stockholders have the option to vote for the matters contained in the agenda for the 2026 ASM through electronic voting in absentia. The deadline for registration is 6:00 PM of December 15, 2026. Beyond this date, stockholders may no longer avail of the option to vote in absentia.

B. After verification, the Company shall send a ballot to the registered stockholder through his/her/its email address which shall contain all the agenda items for approval as indicated in the Notice of Meeting and the registered stockholder may vote as follows:

(1) For items other than Election of Directors, the registered stockholder has the option to vote: In Favor of, Against or Abstain. The vote is considered cast for all the registered stockholder's share.

(2) For the election of Directors, the registered stockholder may vote for all nominees, not for any of the nominees, or vote for some nominees only, in such number of shares as preferred by the stockholder, provided that the total number of votes cast shall not exceed the number of shares owned, multiplied by the number of directors to be elected. The total number of votes the stockholder is allowed to cast shall be based on the number of shares he/she or it owns.

(3) Once voting on the agenda items is finished, the stockholder can proceed to submit the accomplished ballot via email to corporatesecretary@ddmpreit.com.ph.

(4) After the ballot has been submitted, the stockholder may no longer change his/her vote. The stockholder will receive a confirmation email that his/her vote has been recorded.

C. The Office of the Corporate Secretary shall tabulate all valid and confirmed votes cast through electronic voting; together with the votes through proxies, subject to validation by representatives of the Company's external auditors.

D. Registered stockholders shall have until 6:00 PM of December 15, 2026 to cast their votes in absentia.

E. Stockholders will not be allowed to cast votes during the proceedings of the 2026 ASM.

III. VOTING BY PROXY

A. For individual stockholders holding certificated shares of the Company – Download the proxy form that is available at https://www.ddmpreit.com.com.ph/ASM2026.

B. For stockholders holding 'scripless' shares or shares held under PCD Participant/Broker – Download the proxy form that is available at https://www.ddmpreit.com.com.ph/ASM2026. Stockholders are advised to coordinate with their brokers first for the execution of this type of proxy.

C. For corporate stockholders – Download the proxy form that is available at https://www.ddmpreit.com.com.ph/ASM2026. A copy of the duly signed and notarized Secretary's Certificate must be submitted together with the proxy form.

D. GENERAL INSTRUCTION ON VOTING BY PROXY:

(1) Download and fill up the appropriate proxy form. Follow the instructions on how to cumulate or allocate votes in the election of directors.

(2) Send the scanned copy of the duly executed proxy form via email to corporatesecretary@ddmpreit.com.ph or submit the original proxy form to the

Office of the Corporate Secretary c/o Atty. Joselito L. Barrera, Jr. at DoubleDragon Headquarters 10th Floor Tower 1 DoubleDragon Plaza, Macapagal corner EDSA Ext Avenues Pasay City 1302.

(3) Deadline for the submission of proxies is at 6:00 PM of December 15, 2026.
(4) Validation of proxies and tabulation of votes will be on December 16, 2026.
(5) If a stockholder avails the option to cast his/her vote in absentia and also issues proxy votes with differing instructions, the duly accomplished ballots sent through email shall replace the proxy votes issued by the stockholder.

IV. PARTICIPATION BY REMOTE COMMUNICATION

A. Only duly registered stockholders will be included in determining the existence of a quorum.
B. Duly registered stockholder may send their question and/or comments prior to the ASM through email at asm2026@ddmpreit.com.ph. The deadline for submitting questions shall be at 6:00 PM of December 15, 2026.
C. The proceedings during the 2026 ASM will be recorded.

For any clarifications, please contact the Office of the Corporate Secretary via email at corporatesecretary@ddmpreit.com.ph.