

**Private and Confidential**

Date: 1 November 2024

**The Board of Directors  
Courage Investment Group Limited  
Room 1501, 15<sup>th</sup> Floor,  
Great Eagle Centre,  
23 Harbour Road,  
Wanchai,  
Hong Kong**

Dear Sirs/Madams,

**MAJOR TRANSACTIONS  
ACQUISITION OF THE ENTIRE ISSUED SHARE CAPITAL OF A COMPANY  
AND  
DISPOSAL OF THE ENTIRE ISSUED SHARE CAPITAL OF A COMPANY**

We refer to the circular issued by Courage Investment Group Limited dated 1 November 2024 (the “Circular”) in respect of the captioned matter. Unless otherwise defined, capitalised terms used herein shall have the same meanings as those defined in the Circular.

We hereby give, and confirm that we have not withdrawn, our consent to: (i) the issue of the Circular with the inclusion therein of our letters, opinions, reports and/or statements and references therein to our name, address, logo and qualifications, in the form and context in which they respectively appear in the Circular; and (ii) this letter being made available for display as described in the Circular.

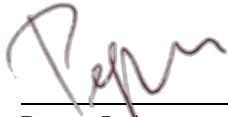
We also confirm that as at the date of this letter, we do not/did not have any shareholding, directly or indirectly, in any member of the Group and do not/did not have any right (whether legally enforceable or not) to subscribe for or to nominate persons to subscribe for securities in any member of the Group; and do not/did not have any direct or indirect interest in any assets which have been acquired or disposed of by, or leased to, any member of the Group, or is proposed to be acquired or disposed of by, or leased to, any member of the Group since 31 December 2023 (being the date to which the latest published audited financial statements of the Group were made up) up to the date of this letter.

This consent applies regardless of whether the Circular or this letter is issued in hard copy or electronic format or both.

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Yours faithfully,

For and on behalf of  
JP Assets Consultancy Limited

A handwritten signature in dark ink, appearing to read 'Peggy Lai', is written over a horizontal line.

Peggy Lai  
Director