



**GENERALFINANCE**

# Mid & Small Conference London



April 18, 2024

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# Agenda

- **Generalfinance: Overview**
- **Factoring Market and Distressed Financing**
- **Digital, Low Risk Player**
- **Main 2023 Results**
- **Focus on Asset Quality and Digital Factoring**
- **2023 Results: Balance Sheet, P&L, Funding and Capital**
- **Annex**

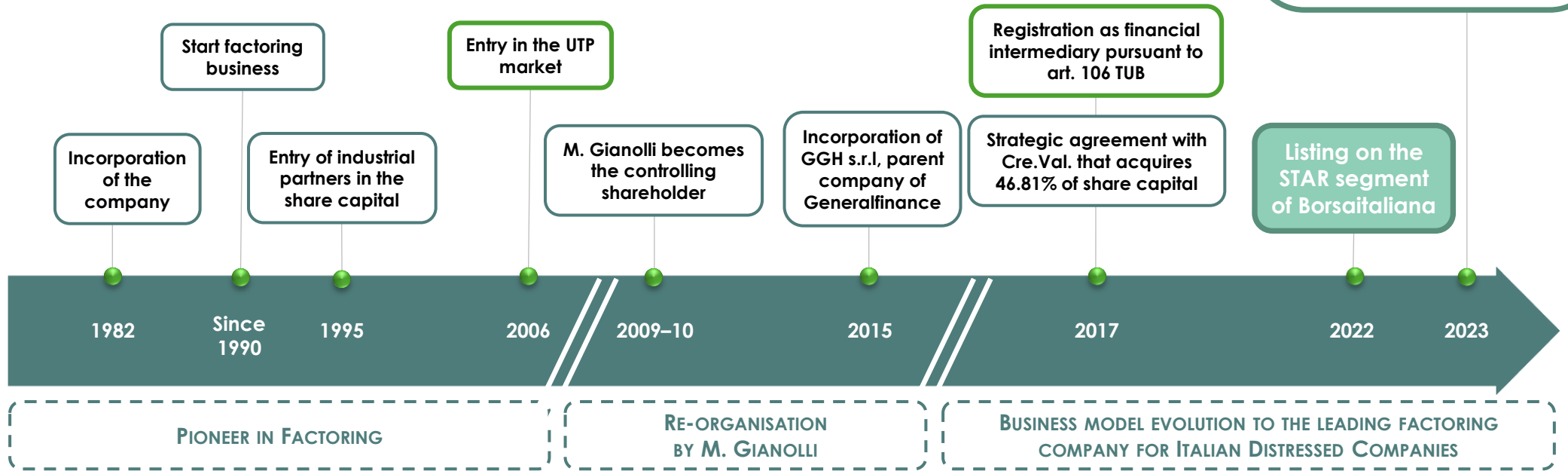
## Generalfinance: Overview





# Generalfinance: a long and successful history

- ❑ C. €2,6bn Turnover in 2023A
- ❑ C. €10,6bn Cumulated Turnover from the start of the factoring business
- ❑ Served Italian corporates mainly distressed (c. 62% in 2023A)



**Long Standing Experience, Specialisation and Unique Positioning**



# Generalfinance: Overview

- ✓ **Leading independent player** in the white space of **factoring for Distressed Italian SMEs**, unserved by traditional banks, with no comparable companies
- ✓ **Digital platform** enables unique efficiency, knowledge of clients (competitive advantage) and better risk management
- ✓ **Competitive advantage** with tailor-made services to customers by using a unique in-house Scoring and Rating system and **high sector diversification**
- ✓ **Excellent risk management** due to digital platform data management and managerial proven experience
- ✓ **Strong growth opportunities** supported by sound capital and excellent funding structure
- ✓ **Management with a solid experience in financial services** to distressed companies, as well as significant skills in business development

## KEY FIGURES 2023

Turnover € 2,559M

**+27%**  
vs 2022

Net Income € 15.1M

**+38%**  
vs 2022

Gross NPE ratio  
**0.61%**  
(vs 3.96% Avg market)

CET1 ratio  
**13.6%**  
(vs 4.5% Regulatory req.)

ROE  
**29.3%**

Cost Income Ratio  
**35.7%**

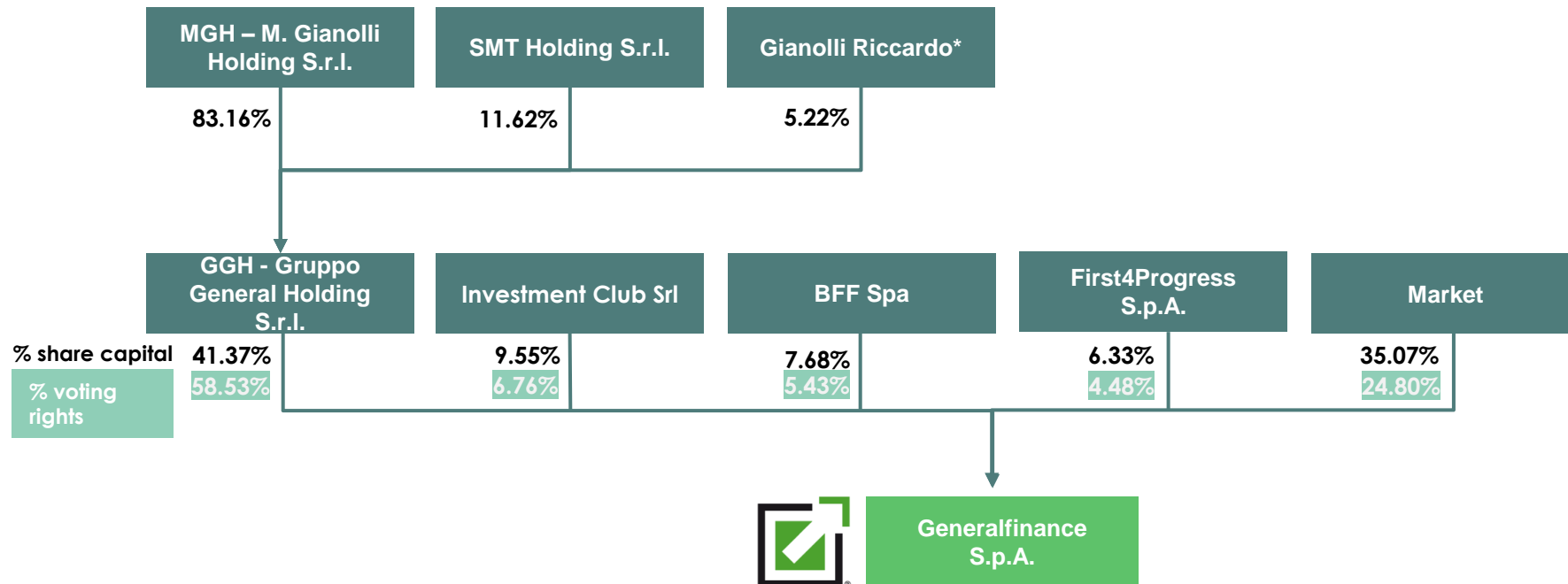
In accordance with the interpretation provided for pro-solvendo transactions by the Bank of Italy following the 2022 inspection, **in 4Q 2023 Generalfinance has applied a new definition of default (DoD) under which past due amounts are to be counted from the moment they exceed 1% of the relevant exposure** (and are higher than 100 euro or 500 euro depending on the type of the counterparty), **even if there is a buffer between the nominal value of the receivable and the company's exposure.**

**However, there was no impact in Q4 2023 deriving from the application of the new DoD, thanks to a proactive collection and credit management activities on certain exposures.**

*However, due to the new DoD, it is possible that past due amounts may experience greater volatility in the future.*

# Strong and long term oriented shareholder base

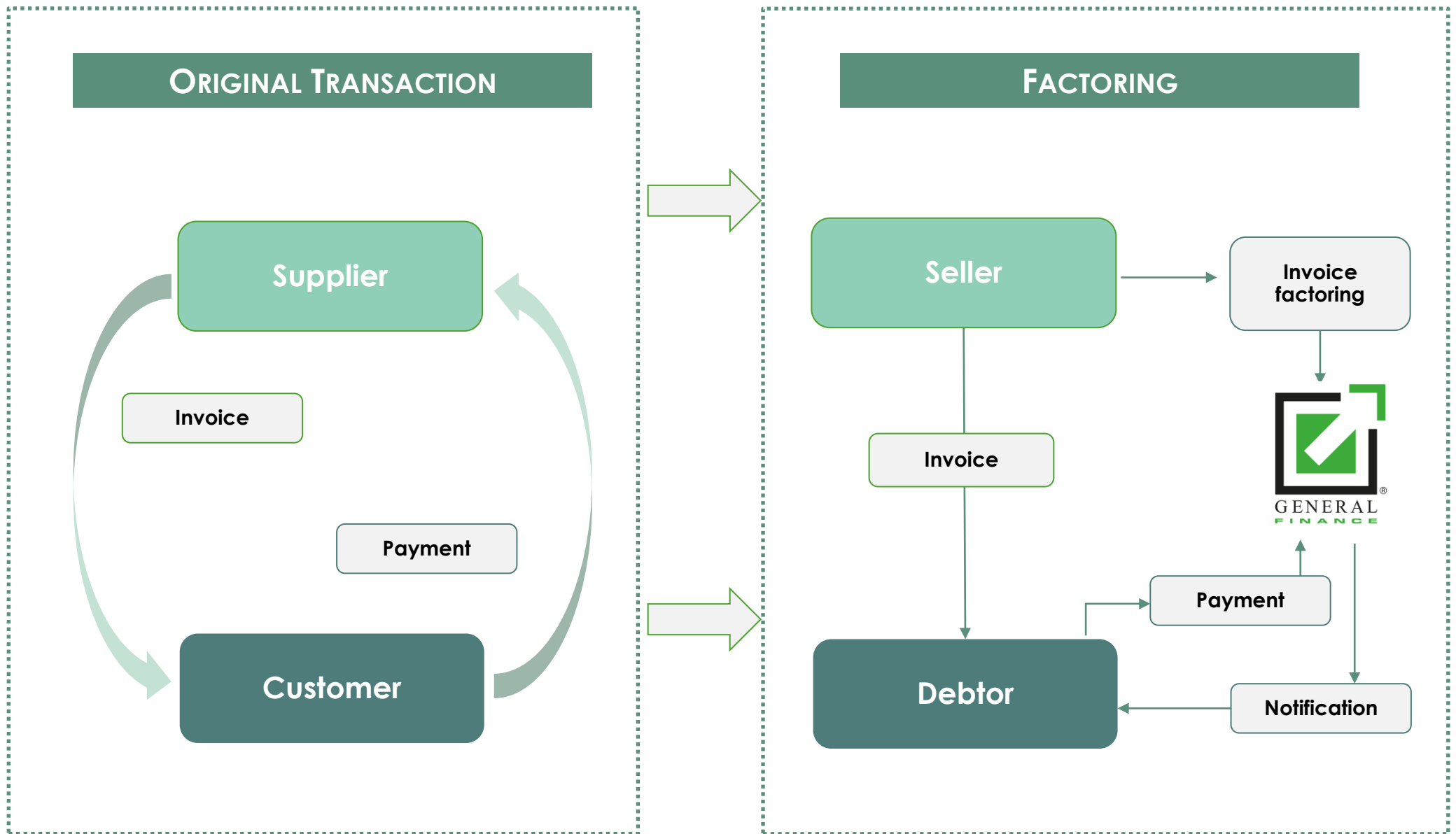
## Shareholders' structure



## Factoring Market and Distressed Financing



# What is Factoring? (1/2)



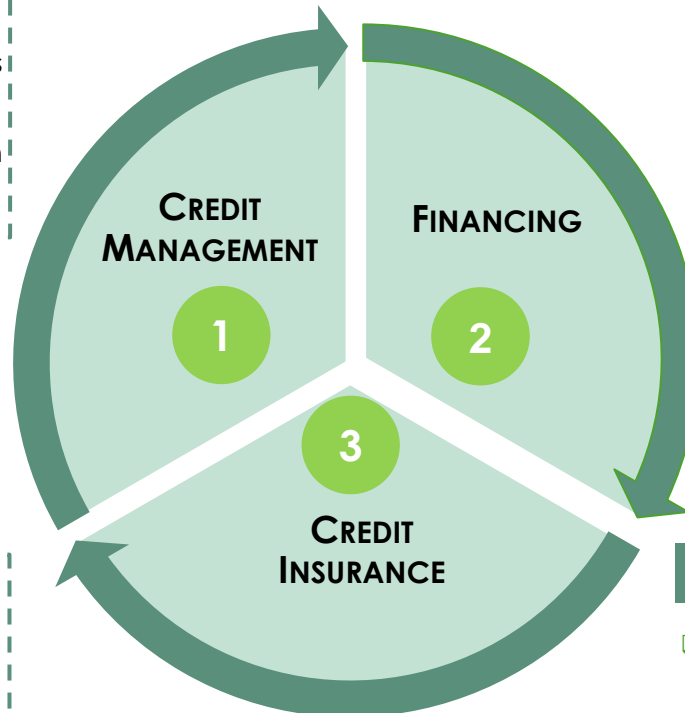
Source: Management

# What is Factoring? (2/2)

**Credit management** (debtor management and payment collection) is the **core business** of a factoring company and allows the creditor to outsource activities that are usually carried out in-house, thus achieving:

- Greater **effectiveness** (credit management is the core business of a Factor)
- Greater **efficiency** (a Factor can leverage on economies of scale)

1



In the **working capital financing service**, the Factor differs from a bank since it analyses the assigned receivables/debtors in addition to performing the usual creditworthiness assessments

2

In the **credit insurance** service, the Factor analyses the **specific features of the assigned receivables** and can issue a solvency guarantee

3

## FURTHER KEY TAKEAWAYS ON FACTORING

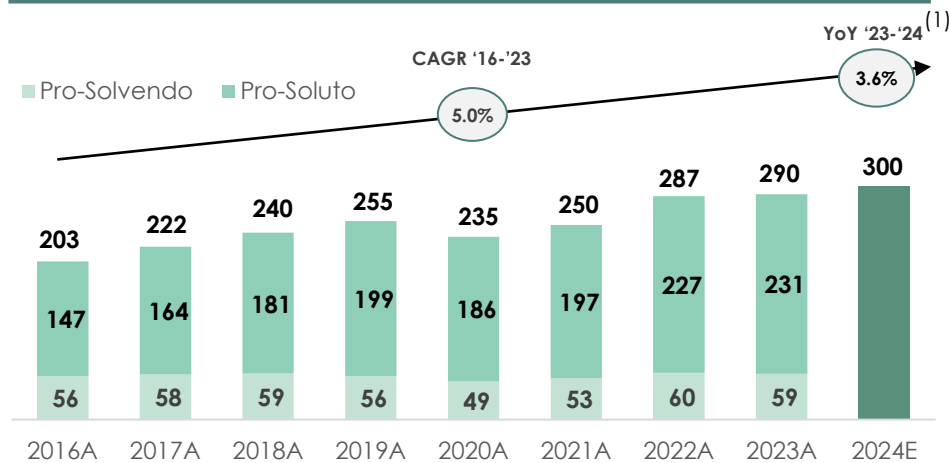
- ❑ Factoring is a **flexible tool** for the **management of working capital**, offering a wide range of services to release, manage and successfully deliver trade receivables;
- ❑ The **legal instrument underpinning factoring** is the **assignment of receivables in accordance with Law no. 52 of 21 February 1991** (Law on the assignment of receivables).

Source: Management

# Leader in the high-growth distressed market segment

In the overall fast growing factoring market (turnover in Italy is expected to grow from € 290bn in 2023 up to €300bn in 2024) Generalfinance focuses on distressed sellers (UTP, forborne and past due) with a portfolio of performing debtors (in bonis)

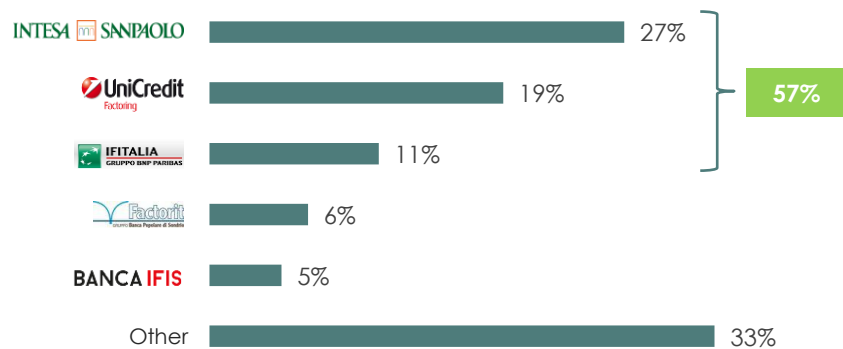
Evolution of Turnover in Italy (€bn)



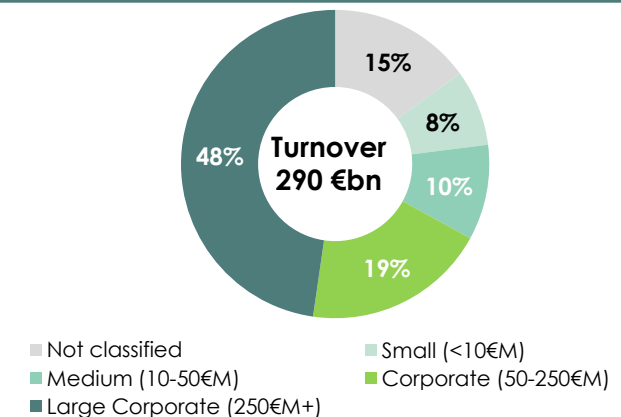
## Generalfinance's Market Key Drivers

- 1 Impact of Russia – Ukraine war and spike in interest rates
- 2 Vulnerable companies and new non-bankruptcy procedures
- 3 Regulatory framework affecting banks and NPE

Ranking of the Italian factoring market – 2023 (%)



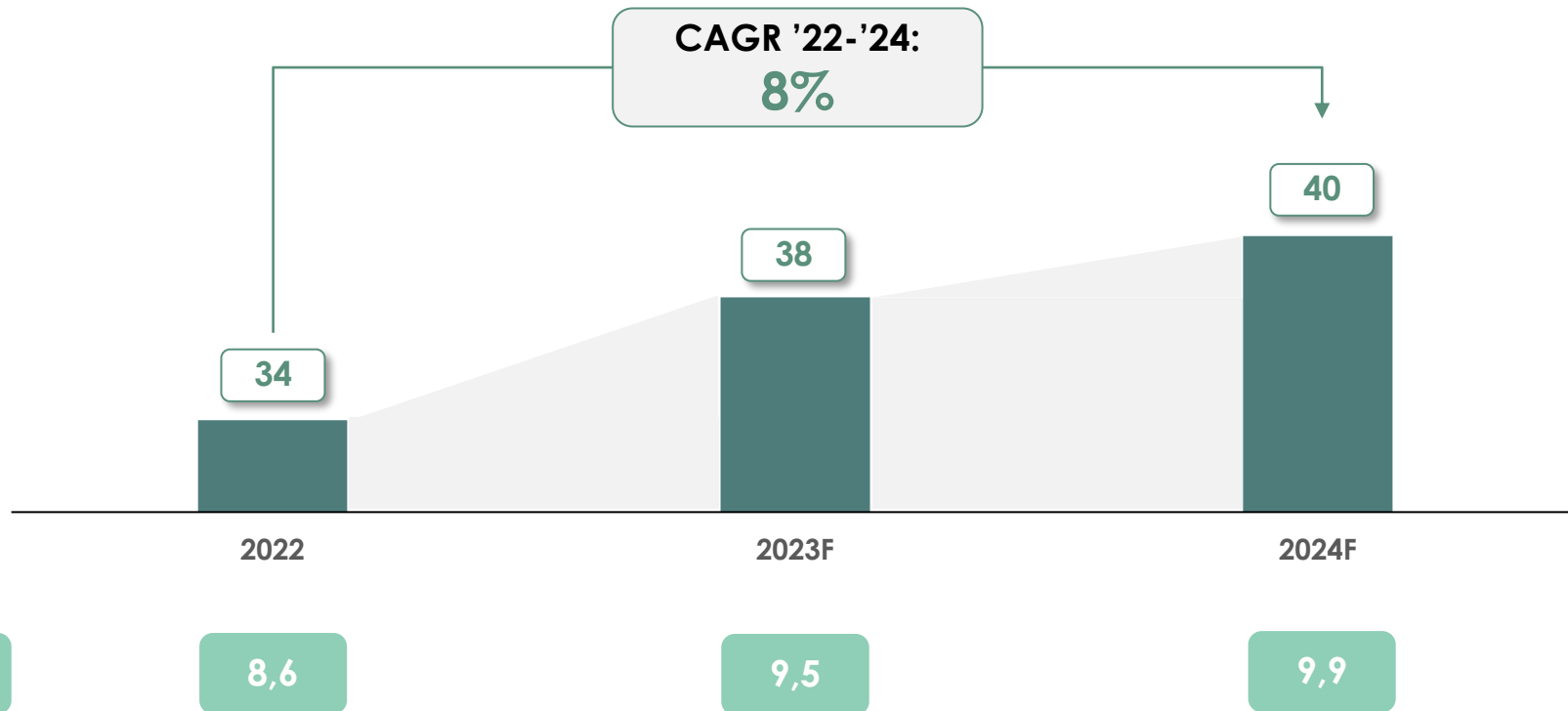
Sellers by Size – 2023



Notes: (1) range of values estimated in the last Assifact report «ForeFact» 24 n.2  
Source: Assifact monthly and quarterly statistics

# Addressable market

Potential turnover of factoring to distressed enterprises\* (€Bn, 2022-2024F)



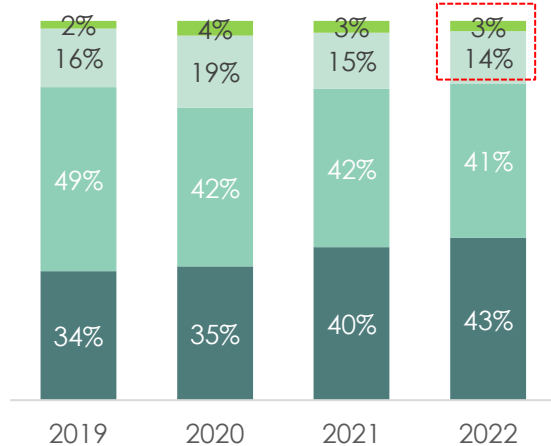
The worsening financial conditions of Italian companies expected in the next three-year period and the consequent increase in rates of deterioration could in fact drive a growth in the potential turnover of factoring to distressed companies by 8 percent annually, up to a market value of ca. 40 billion € by 2024

# Vulnerable companies and new procedures

## Cerved Group Score (CGS)

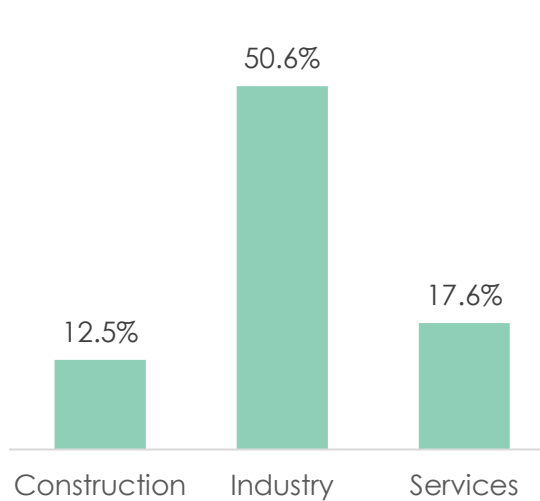
More than 17% of SMEs are in vulnerability or risk condition

■ Solidity ■ Solvency ■ Vulnerability ■ Risk



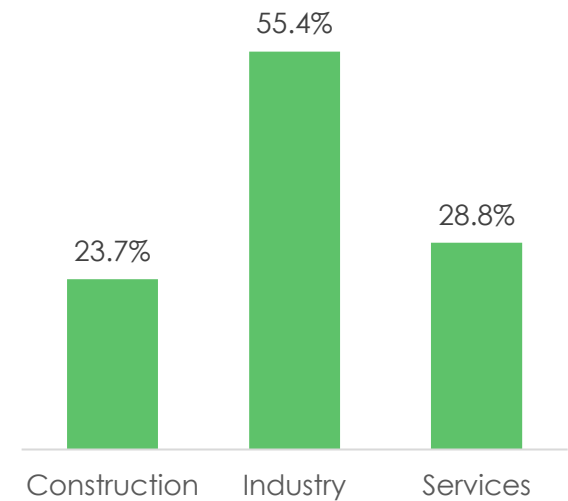
## Bankruptcy

% increase in bankruptcies in 1H 2023 compared to 1H 2022 by sector



## Voluntary Liquidation

% increase in voluntary liquidations in 1H 2023 compared to 1H 2022 by sector

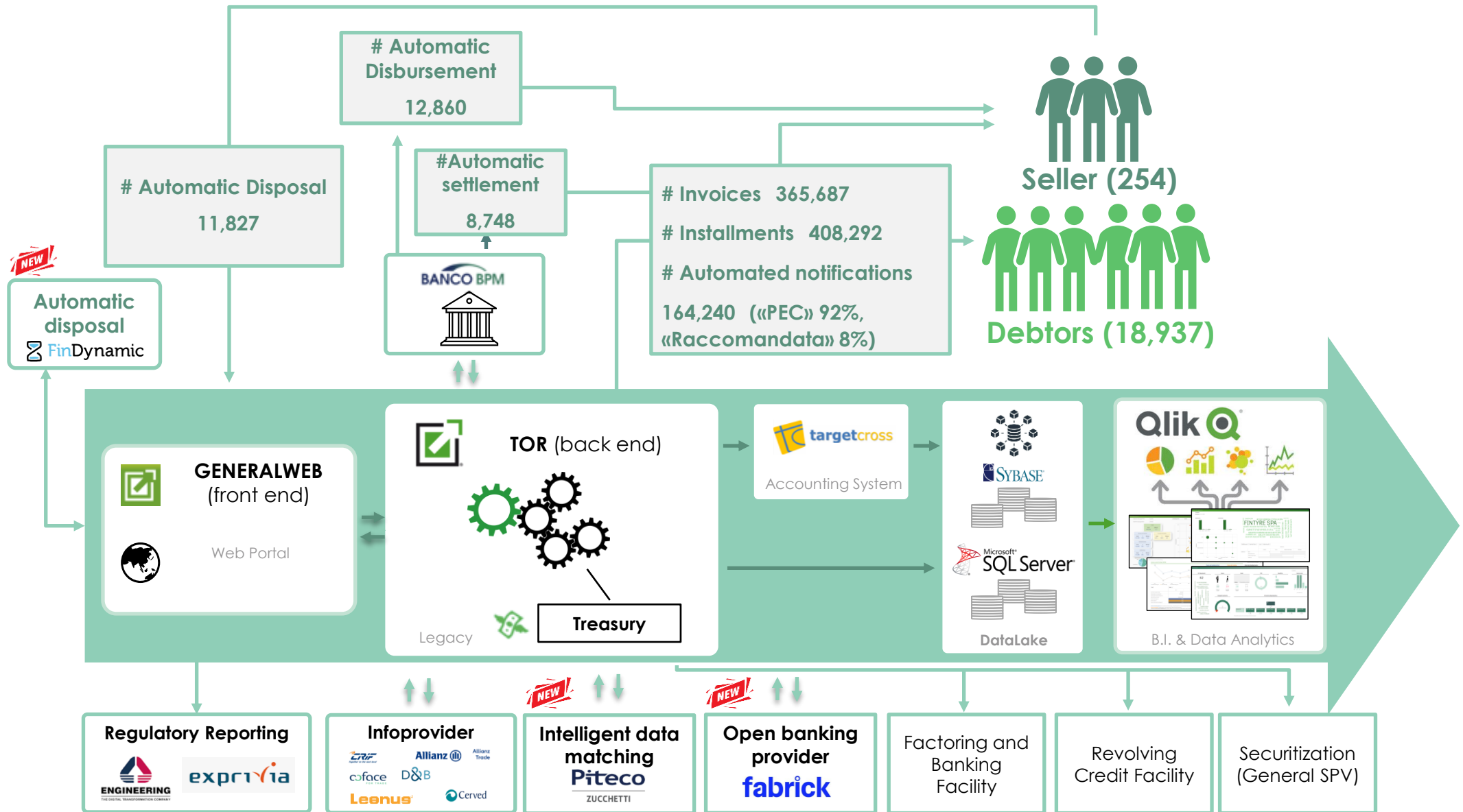


Source: Cerved «Rapporto PMI 2023»

## Digital, Low Risk Player

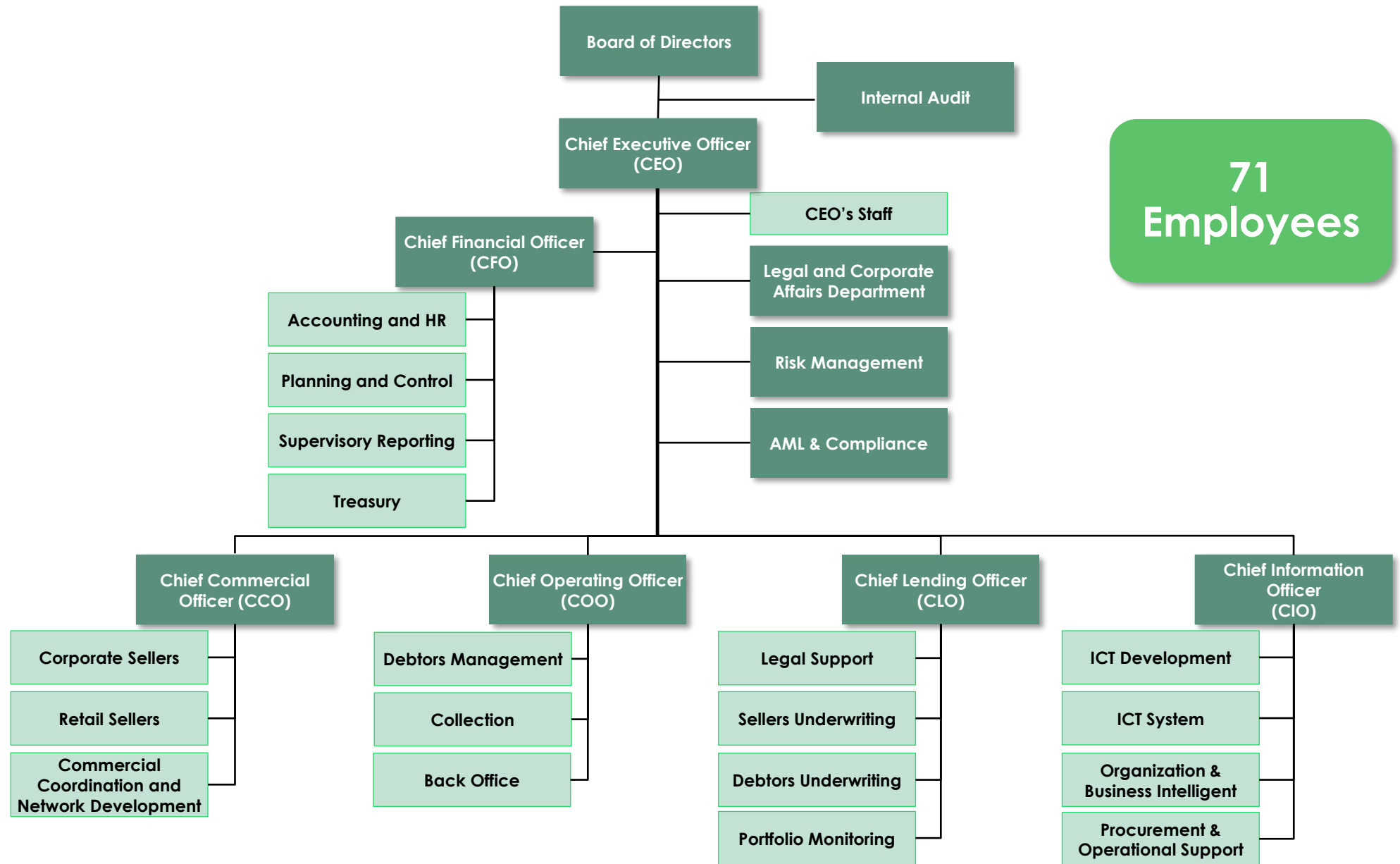


# A strategic asset: the proprietary digital platform



Data LTM, as of December 2023

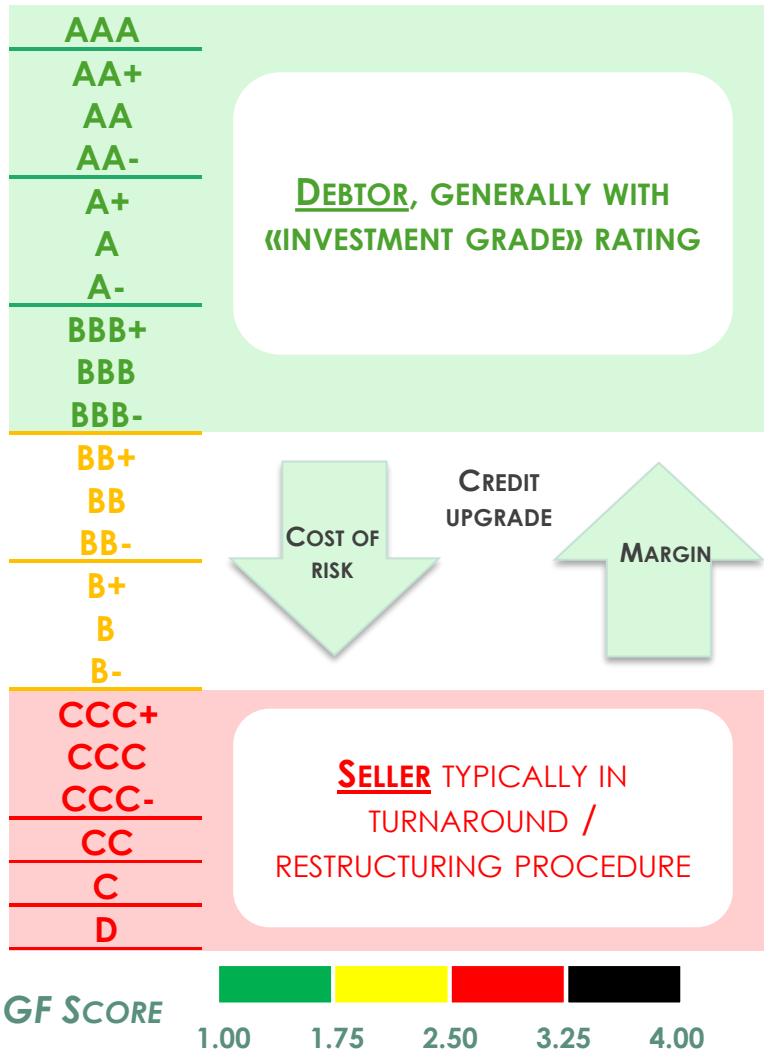
# An organization oriented to risk control and business



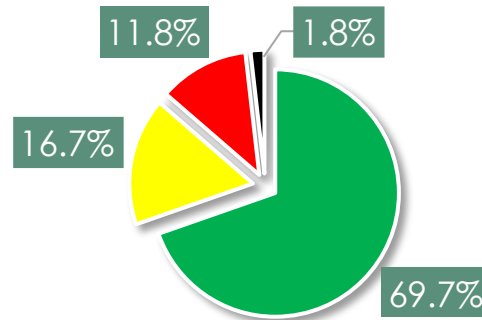
**71  
Employees**

# A unique business model, leveraging the factoring features

The peculiarity of Generalfinance's business model is the choice of Seller-Debtor, where clients (**Sellers**) typically have a **low credit rating** (turnaround situation) while the **Debtors** underlying customer loans refer to a **high credit rating** ("investment grade")

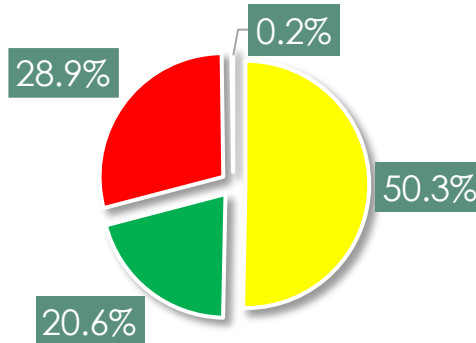


Turnover 2023 – per Debtor



Green score equal to **69.7%**

Turnover 2023 – per Seller



Green score equal to **20.6%**

**HIGHLIGHTS FOR GENERALFINANCE<sup>1</sup>**

**PRODUCTS**

- ✓ Pro-solvendo factoring (c. **76%** of turnover; vs 21% Assifact average)
- ✓ Pro-soluto factoring (c. **24%** of turnover; vs 79% Assifact)
- ✓ Reverse factoring

**CREDIT RISK MITIGATION**

- ✓ C. **79%** of turnover covered by insurance with Allianz Trade (83% Pro-soluto, 78% Pro-Solvendo)
- ✓ **80%** LTV Pro solvendo in 2023, adjustable according to credit risk

**CUSTOMERS**

- ✓ High ratio Debtor/Seller (~**75** vs **7** of Assifact average<sup>2</sup>)
- ✓ Average Seller **retention about 6 years**

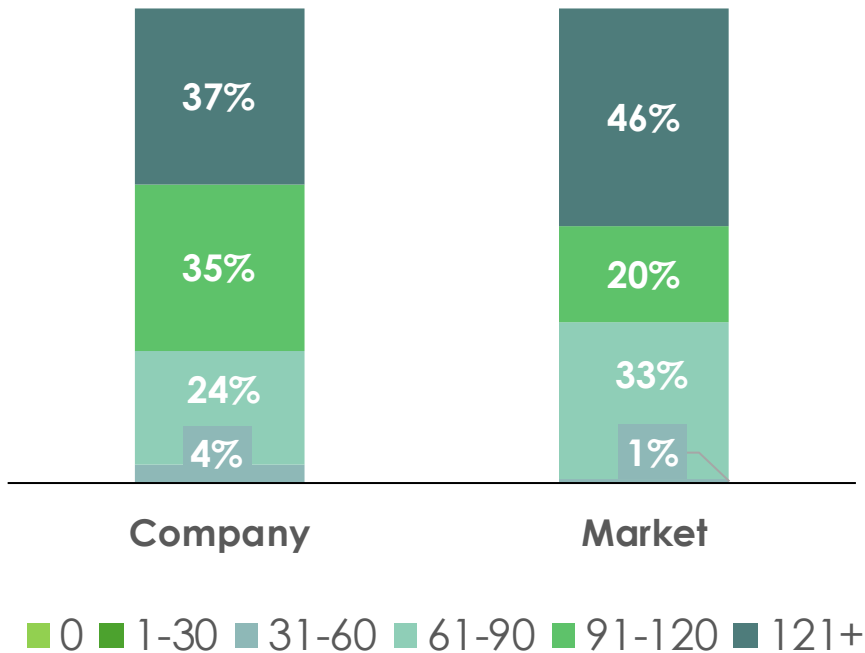
■ Distressed ■ Bonis

Notes: 1) Generalfinance data refers to December 31, 2023 (LTM); Assifact data refers to September 30, 2023; 2) Assifact data net of household debtors.

# Collection performance: a strategic delivery to our Customers

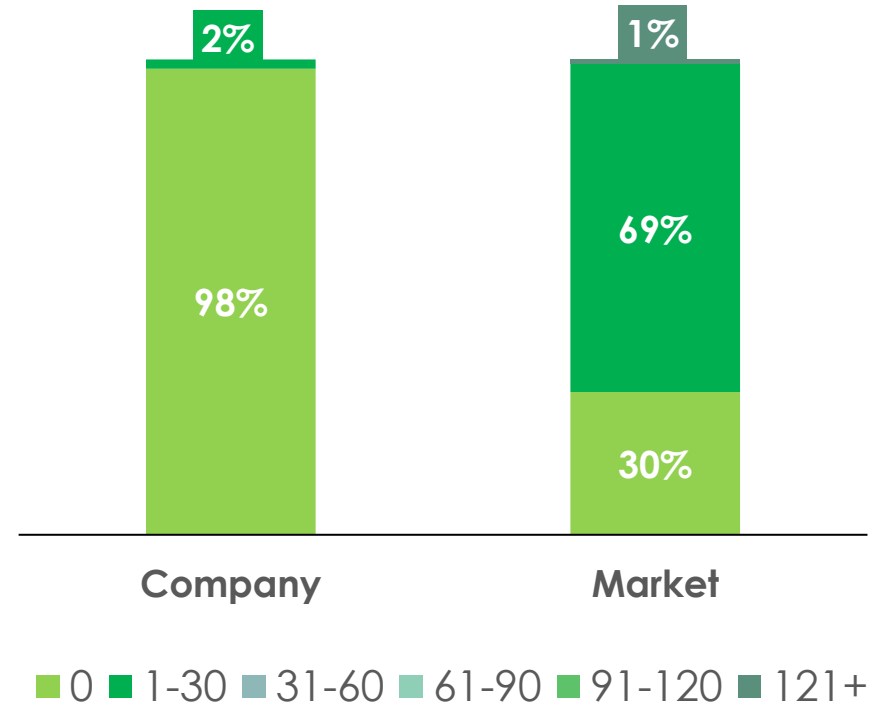
## Payment Conditions (DSO)

Only **37%** of Generalfinance's portfolio has payment conditions exceeding 120 days (vs **46%** of the market)



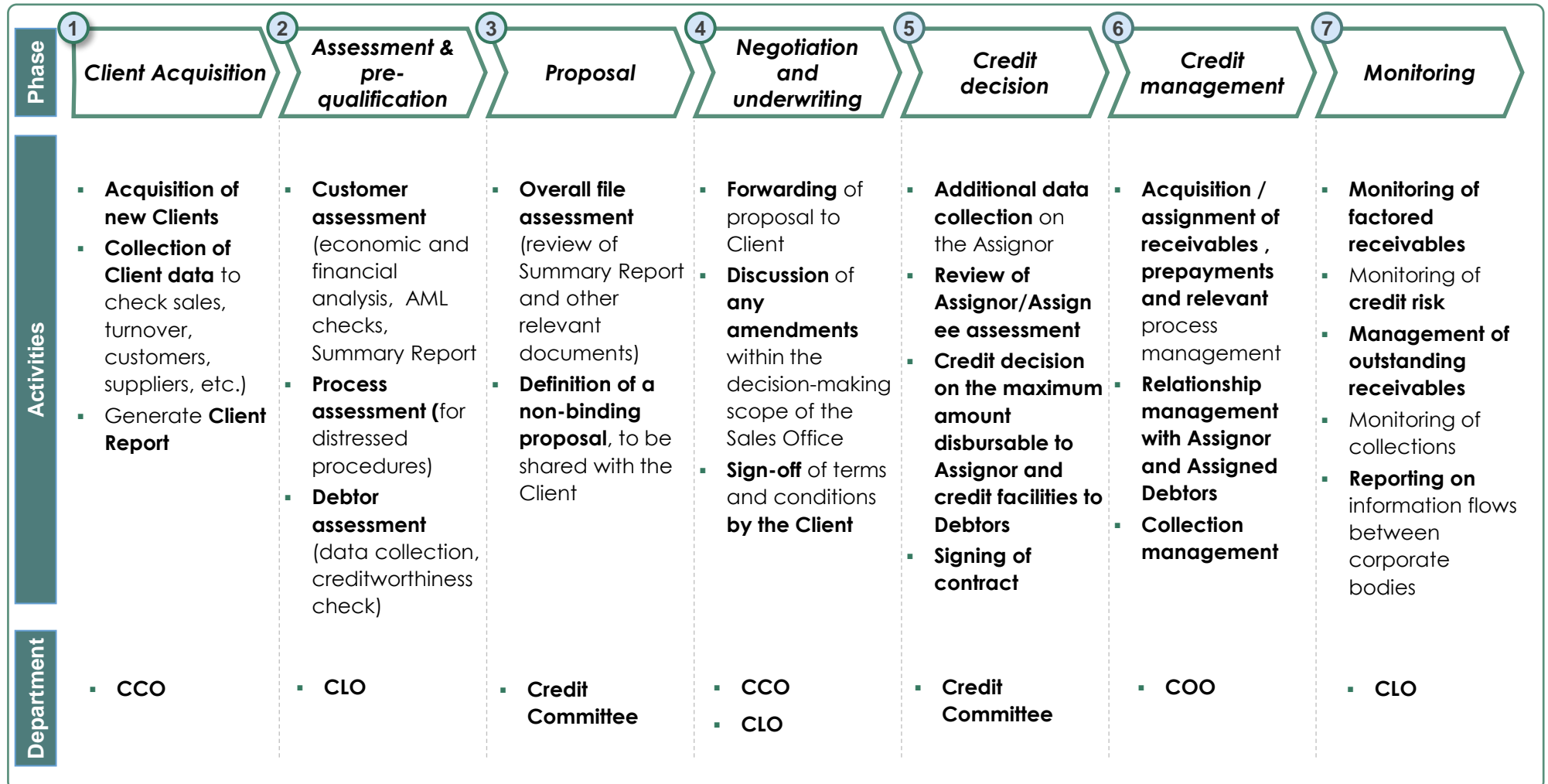
## Payment Delays (days)

**98%** of Generalfinance's portfolio has **no payment delays** (vs **30%** of the market)



Generalfinance boasts an excellent portfolio quality, both in terms of Payment Conditions and Payment Delays

# Credit Process Overview



# Value proposition, distinctive features and value chain

## 1 Value proposition

Generalfinance offers its customers (mostly companies under financial stress) rapid and customized interventions for the financing of the working capital and trade receivables, covering the entire supply chain finance



## 2 Distinctive skills

- **Consolidated expertise** throughout the entire process
- **End-to-end in-house valuation process**, tailored to customer specifications
- **Strong risk reduction and diversification mechanisms**
- **In-house-developed proprietary factoring platform** to support business specifications
- **Fast operational processes** and capability to **provide bridge financing** within turnaround processes

## 3 Generalfinance masters all the crossroads of the value chain

- All operational steps and core activities are **carried out internally** by Generalfinance's dedicated structures
- Generalfinance does not rely on external consultants to assess the creditworthiness of sellers and debtors but **owns all the skills**
- The process is reinforced by **credit insurance policies** provided by Allianz Trade insurance company which, during the risk acquisition phase, performs an independent assessment of the assigned debtors, providing Generalfinance a feedback on the results of their assessment



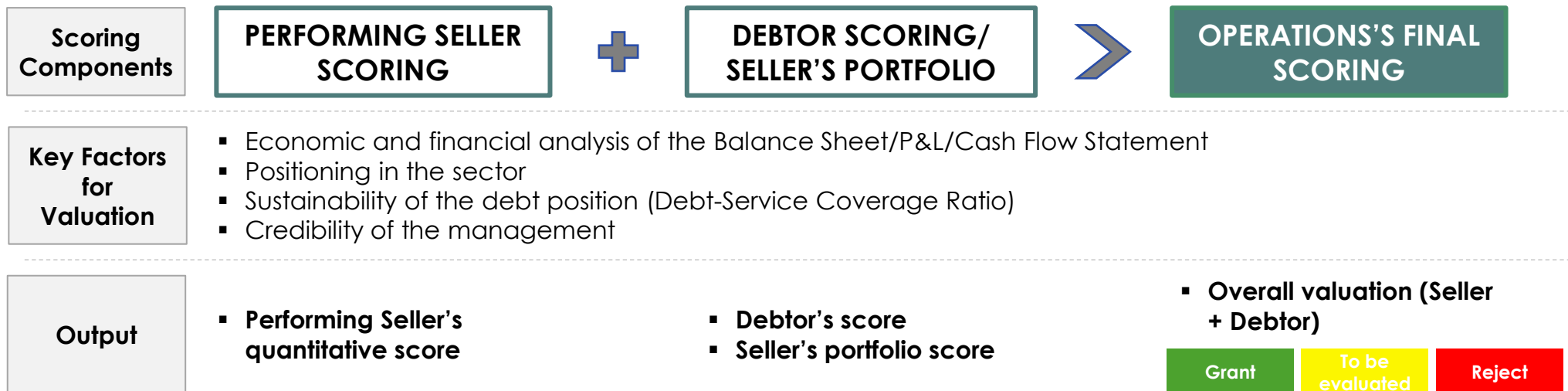


# Valuation Framework

## Distressed Client



## Performing Client



# Risk reduction in Distressed Factoring

Given that the majority of Generalfinance's turnover is realized towards distressed Sellers, the Company can benefit from a reduction in risk, because of 3 main factors



## Lower Credit Risk

- Effects of insolvency proceedings on financial position (ex. credit write-offs)
- Recovery and relaunch plan
- Possible change in the Governance
- Possible capital injection or new financing
- Preeductibility (i.e., superpriority) of receivables arising from loans disbursed in execution of the plan and loans disbursed prior to the submission of the composition with creditors plan, respectively, if the conditions provided by the regulations are met



## Lower Operating Risk











- Court approval (arrangement with creditors, restructuring agreement)
- Supervision by the court commissioner (arrangement with creditors)
- Presence of high standing Financial Advisors and Legal Counsels
- Management change



## Lower Risk of Clawback Action

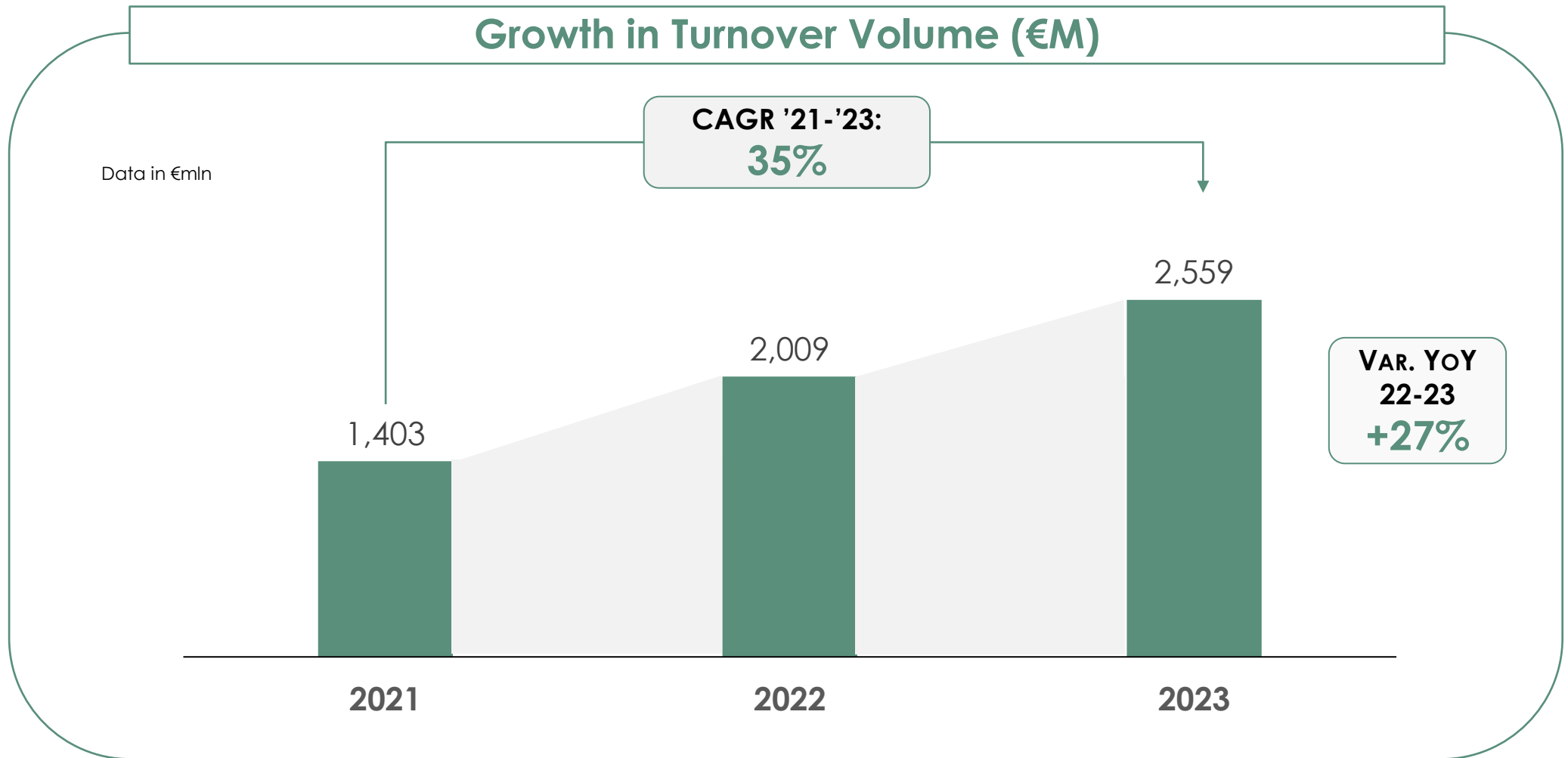
- Financial assistance for the implementation of the agreement / plan / arrangement with creditors with exemptions from clawback actions
- Authorization for bridge financing (in these cases, the risk of clawback actions is excluded on a *de facto* basis)
- Factoring law and related protections (clawback actions regarding collections from assigned debtors)

# Debtor Scoring

Macro score	Indicator	Assessment details
1 Commercial score	BRI 	<ul style="list-style-type: none"> <li>Counterparty summary assessment considering the economic and financial aspects, the history of the company, the shareholders structure, etc.</li> </ul>
	CGS 	<ul style="list-style-type: none"> <li>Counterparty summary assessment considering the economic and financial aspects, the history of the company, the shareholders structure, etc.</li> </ul>
	Rating Score 	<ul style="list-style-type: none"> <li>Counterparty summary assessment considering the economic and financial aspects, the history of the company, the shareholders structure, etc.</li> </ul>
	Delinquency Score 	<ul style="list-style-type: none"> <li>Probability of late payments over the next 12 months</li> </ul>
	Failure Score 	<ul style="list-style-type: none"> <li>Company probability of default over the next 12 months</li> </ul>
2 Payments score	Paydex 	<ul style="list-style-type: none"> <li>Score on the counterparty's payment performance</li> </ul>
	Payline 	<ul style="list-style-type: none"> <li>Score on the counterparty's payment performance</li> </ul>
3 Credit insurability score	Grade Allianz Trade 	<ul style="list-style-type: none"> <li>Degree of credit insurability</li> </ul>
	DRA 	<ul style="list-style-type: none"> <li>Degree of credit insurability</li> <li>Coface – <i>in progress</i></li> </ul>
4 Credit insurance	Insurance 	<ul style="list-style-type: none"> <li>Insurance partnership with Allianz Trade to insure up to 100% of the credit cross, starting from amounts above 30k</li> </ul>

## Main 2023 Results

# Turnover witnessing a strong growth story



**2023 annual growth rate (27%) significantly higher than the market average (+1%)**

# Net Income: high profitability from the operations

## Growth in net income (€M)

Data in €mln

CAGR '21-'23:  
**26%**

9.5

10.9

15.1

VAR. YOY  
22-23  
**+38%**

2021

2022

2023

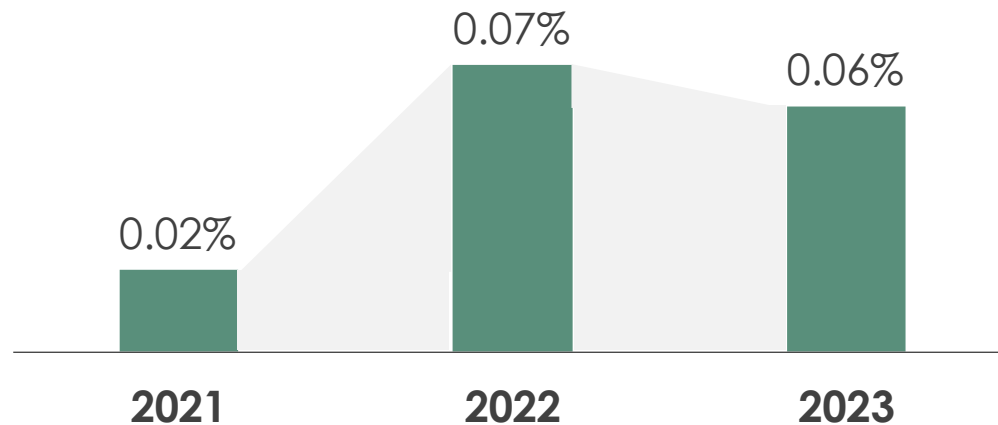
Improvement in profitability level in the last 3 years



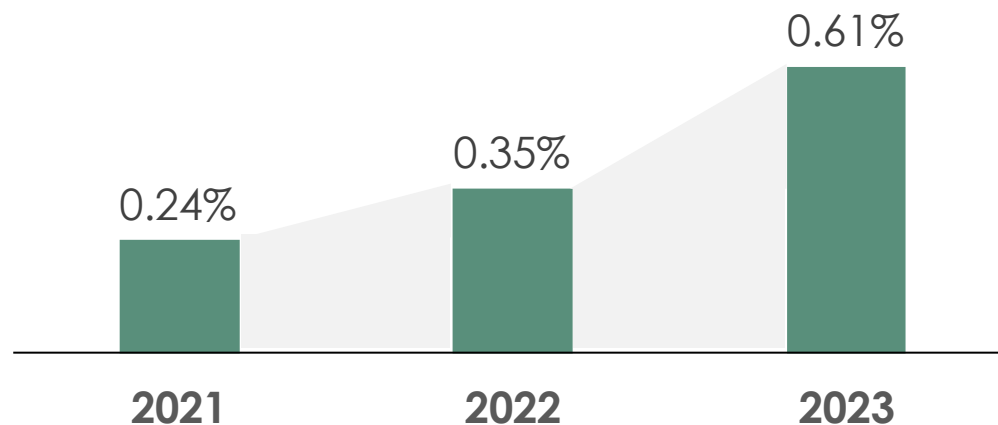
## Focus on Asset Quality and Digital Factoring

# A low risk model with a best in class asset quality

## COST OF RISK (%)



## GROSS NPE RATIO (%)



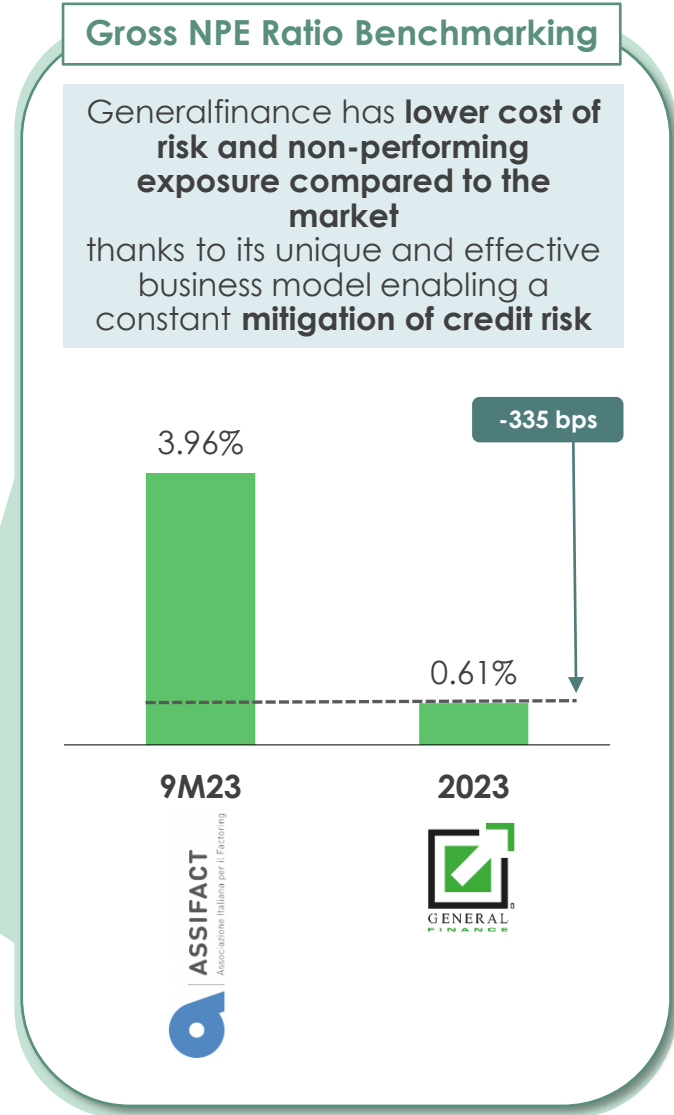
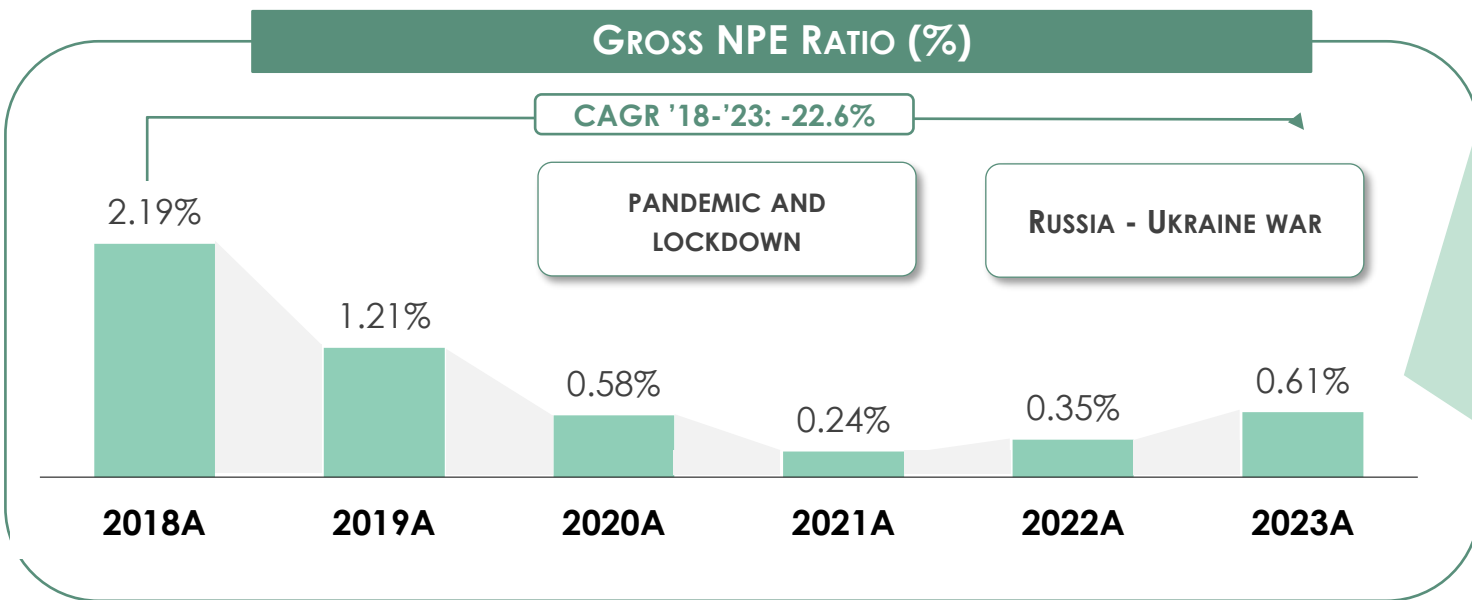
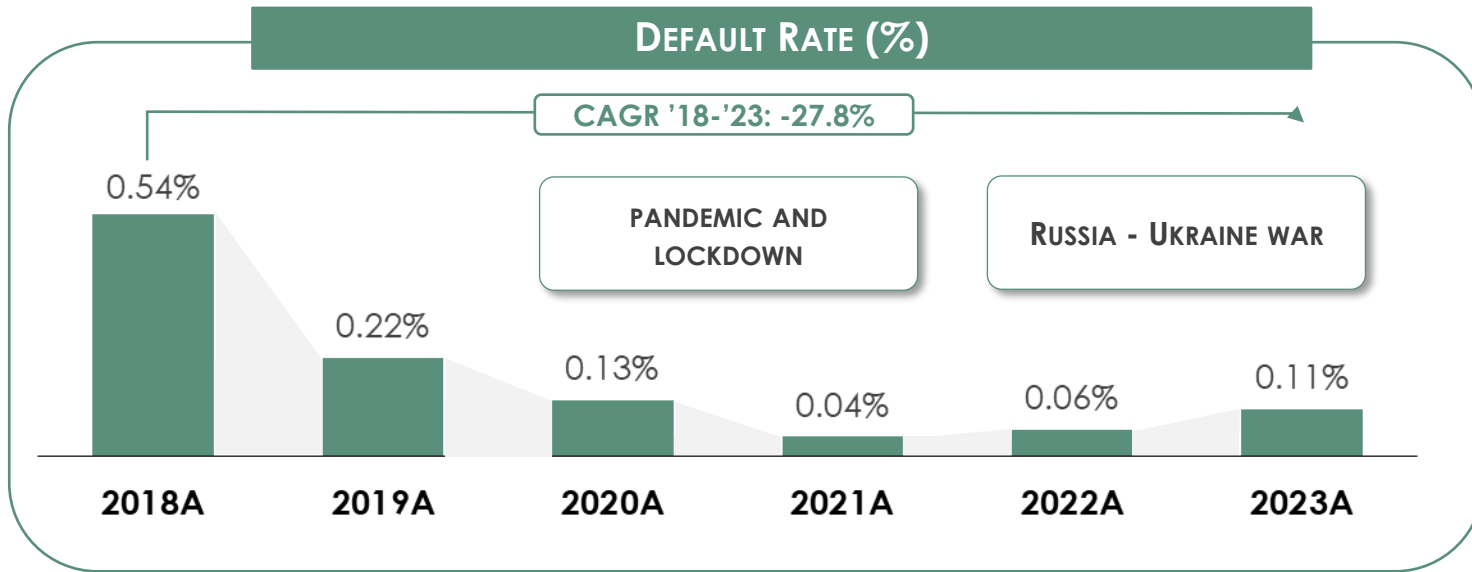
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**However, there was no impact in Q4 2023 deriving from the application of the new DoD, thanks to a proactive collection and credit management activities on certain exposures.**

*However, due to the new DoD, it is possible that past due amounts may experience greater volatility in the future.*

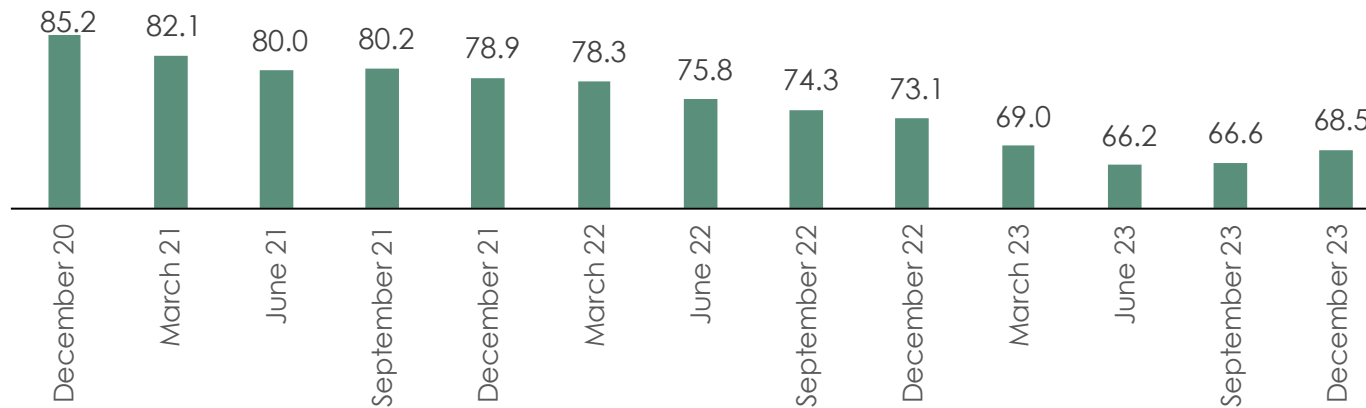
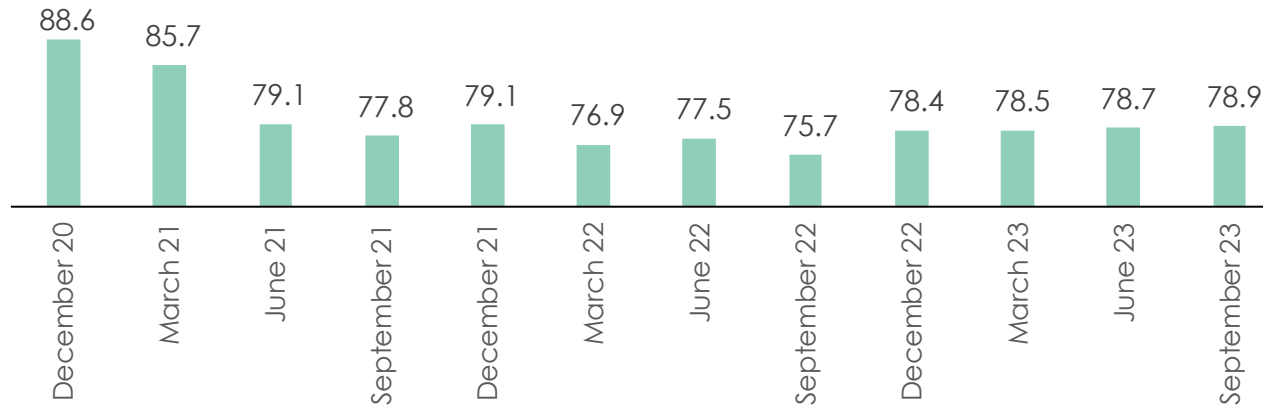
# Default Rate and NPE Ratio constantly improving



Default rate: NPE inflow of the year / loans disbursement flow of the year  
 Assifact NPE Ratio (%) as at September, 30 2023

# Company's DSO expressing a very low duration of the portfolio

## Days Sales Outstanding (DSO) – Receivables from private companies



Source: Assifact monthly and quarterly statistics; excluding public sector.

## 2023 Results: Balance Sheet, P&L, Funding and Capital

# Main KPIs behind our business

Income Statement (€m)	2021A	2022A	2023A	YoY%	CAGR '21-'23
Interest Margin	6.2	7.3	9.0	23.6%	20.0%
Net Commission	17.7	23.6	27.2	15.4%	24.0%
<b>Net Banking Income</b>	<b>23.9</b>	<b>30.9</b>	<b>36.2</b>	<b>17.3%</b>	<b>23.0%</b>
Net value adjustments / write-backs for credit risk	(0.2)	(1.2)	(1.3)	4.8%	141.2%
Operating Costs	(9.8)	(13.2)	(12.9)	(1.9%)	15.0%
<b>Net Profit</b>	<b>9.5</b>	<b>10.9</b>	<b>15.1</b>	<b>38.4%</b>	<b>26.2%</b>

(€m)	2021A	2022A	2023A	YoY%	CAGR '21-'23
Turnover	1,402.9	2,009.4	2,559.3	27.4%	35.1%
Allocated Amount	1,118.5	1,674.0	2,161.4	29.1%	39.0%
<b>LTV</b>	<b>79.7%</b>	<b>83.3%</b>	<b>84.5%</b>	<b>1.4%</b>	<b>2.9%</b>
<b>LTV Pro-solvendo</b>	<b>78.6%</b>	<b>81.6%</b>	<b>79.7%</b>	<b>-2.4%</b>	<b>0.7%</b>

Net Banking Income / Average Loan (%)	9.6%	8.7%	8.5%	(2.3%)	(5.8%)
Interest Margin / Net Banking Income (%)	26.0%	23.5%	24.8%	5.4%	(2.4%)
Cost Income Ratio	40.9%	42.7%	35.7%	(16.4%)	(6.5%)
ROE (%)	42.0%	23.7%	29.3%	23.7%	(16.4%)

Balance Sheet (€m)	2021A	2022A	2023A	YoY%	CAGR '21-'23
Cash & Cash Equivalents	33.5	43.7	21.7	(50.5%)	(19.6%)
Financial Assets	321.0	385.4	462.4	20.0%	20.0%
Other Assets	10.7	14.7	15.9	8.0%	21.7%
<b>Total Assets</b>	<b>365.3</b>	<b>443.8</b>	<b>500.0</b>	<b>12.7%</b>	<b>17.0%</b>
Financial Liabilities	314.6	368.4	409.4	11.1%	14.1%
Other Liabilities	18.7	18.6	24.2	30.6%	13.9%
<b>Total Liabilities</b>	<b>333.3</b>	<b>387.0</b>	<b>433.6</b>	<b>12.0%</b>	<b>14.1%</b>
<b>Shareholder's Equity</b>	<b>32.0</b>	<b>56.8</b>	<b>66.4</b>	<b>17.0%</b>	<b>44.2%</b>



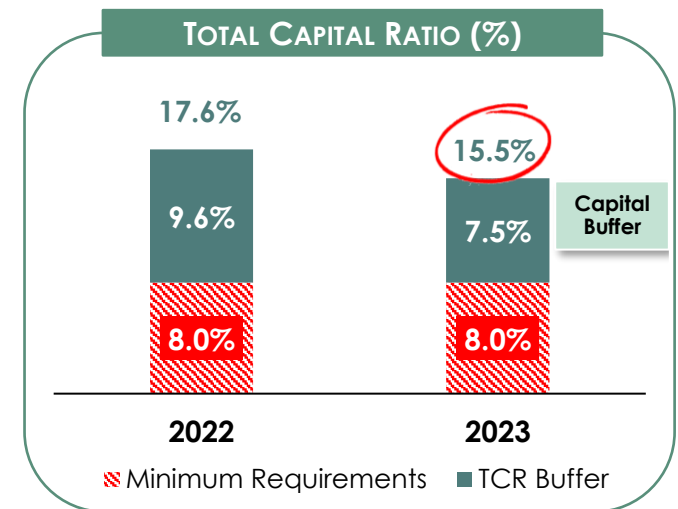
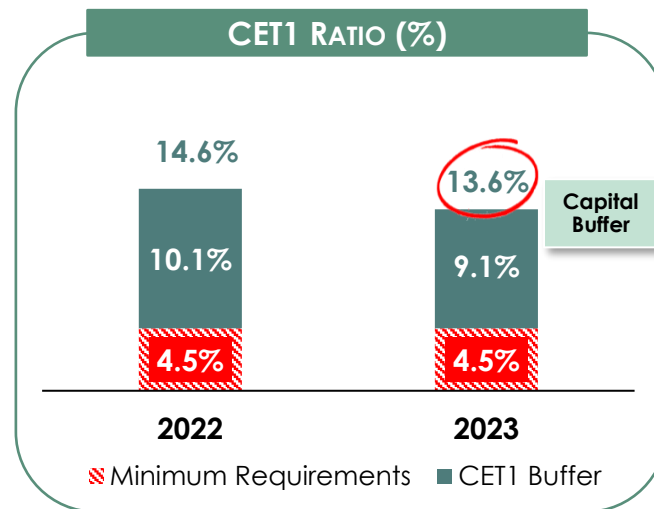
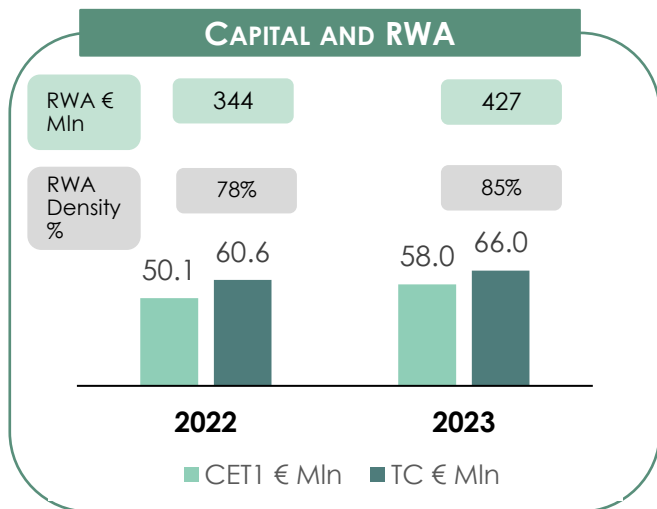
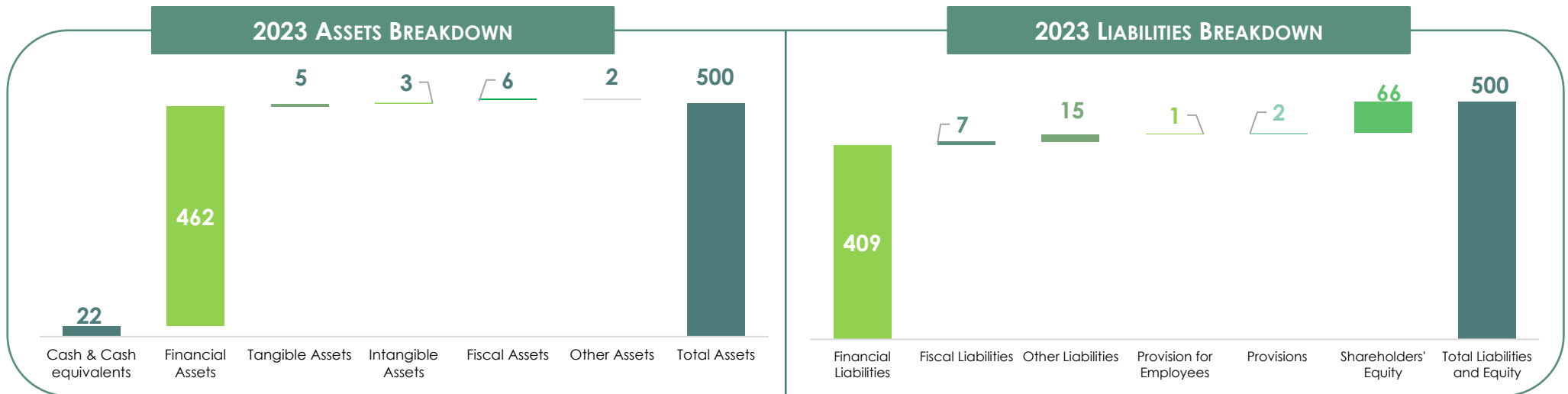
Note: Turnover includes Future receivables

ROE = Net Profit / (Equity - Net Profit)

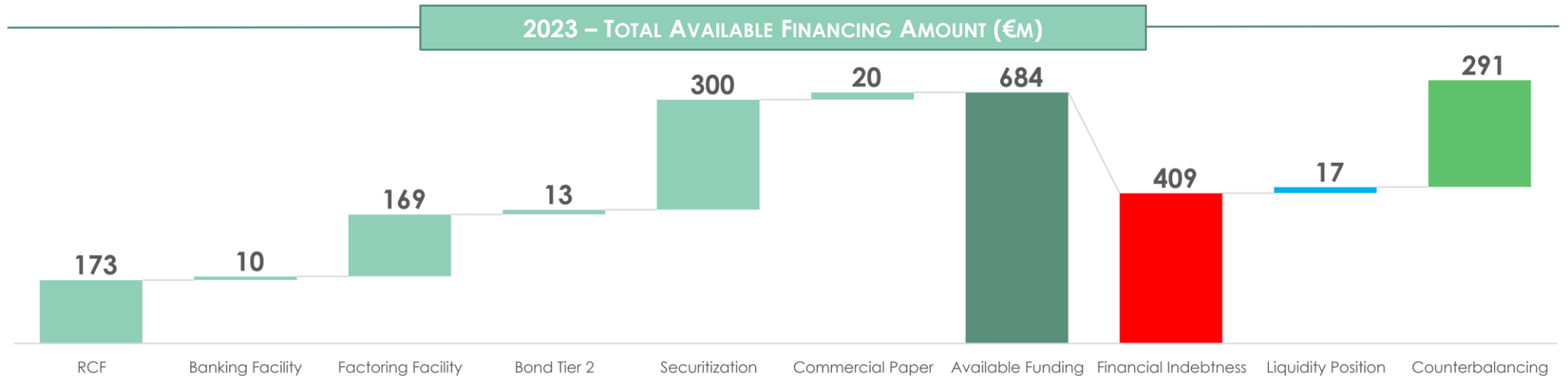
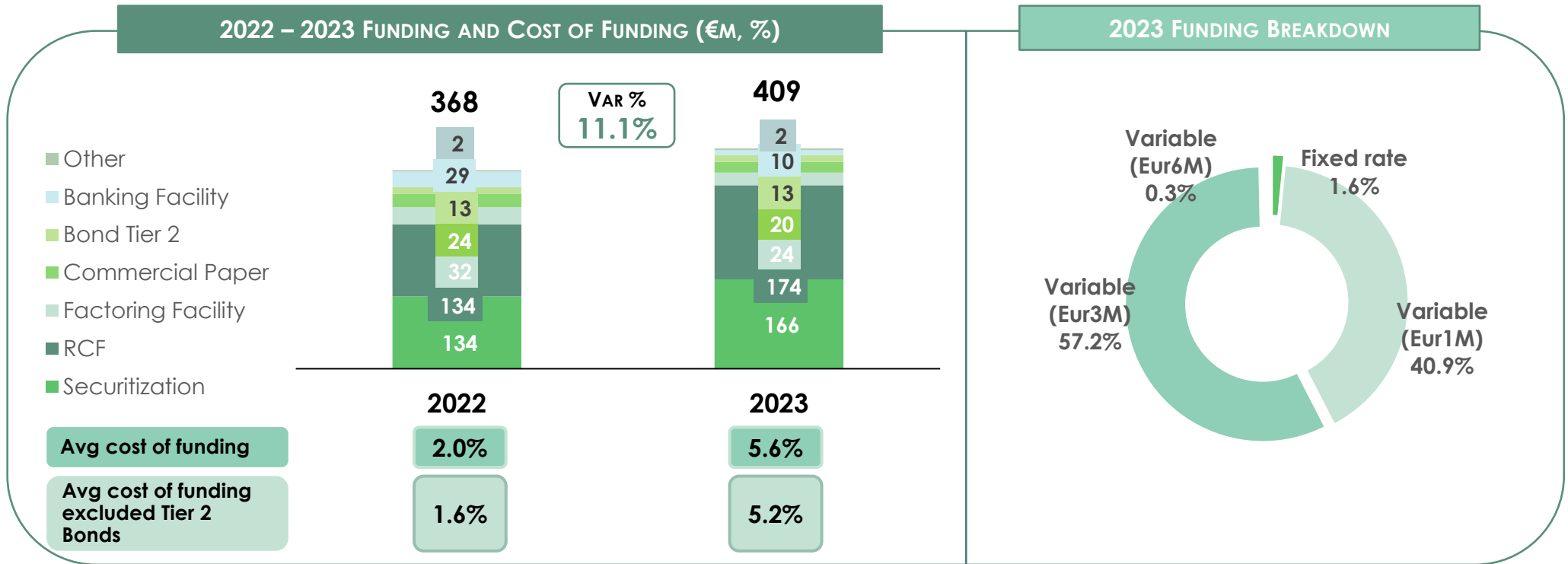
LTV: Pro Solvendo

Net Profit 2022 Adj: 12.1 €mIn (YoY% +25% adj), net of IPO costs

# A very simple balance sheet with a strong capital position...



# ...coupled with a robust funding and liquidity position

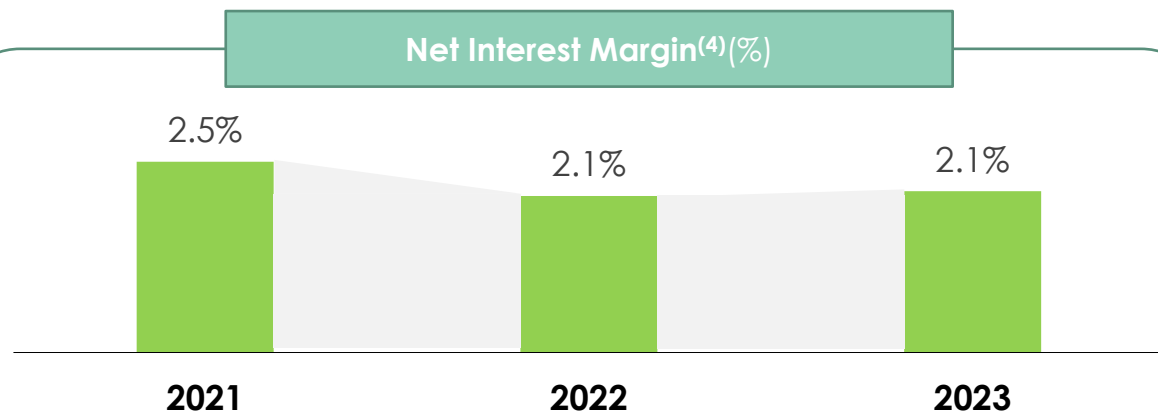
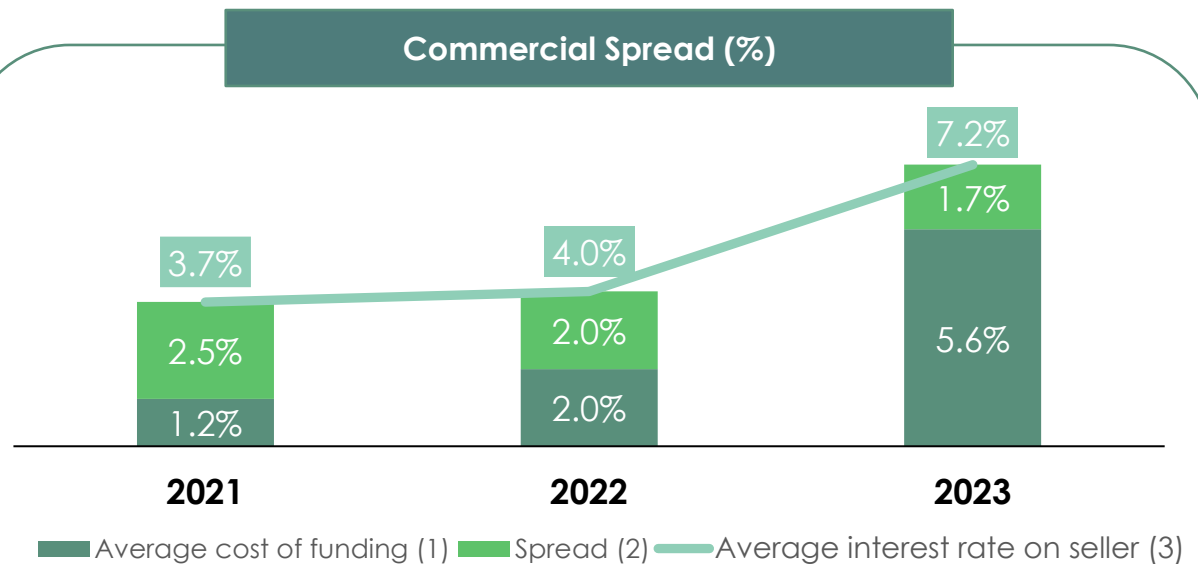


Note: Commercial Papers included in «Fixed Rate»  
 Liquidity Position: excluding pledged accounts equal to 5.0 €mln  
 Securitization: included only for an amount equal to the credit lines approved by banks



# Net interest Income fully «hedged» against interest rates volatility

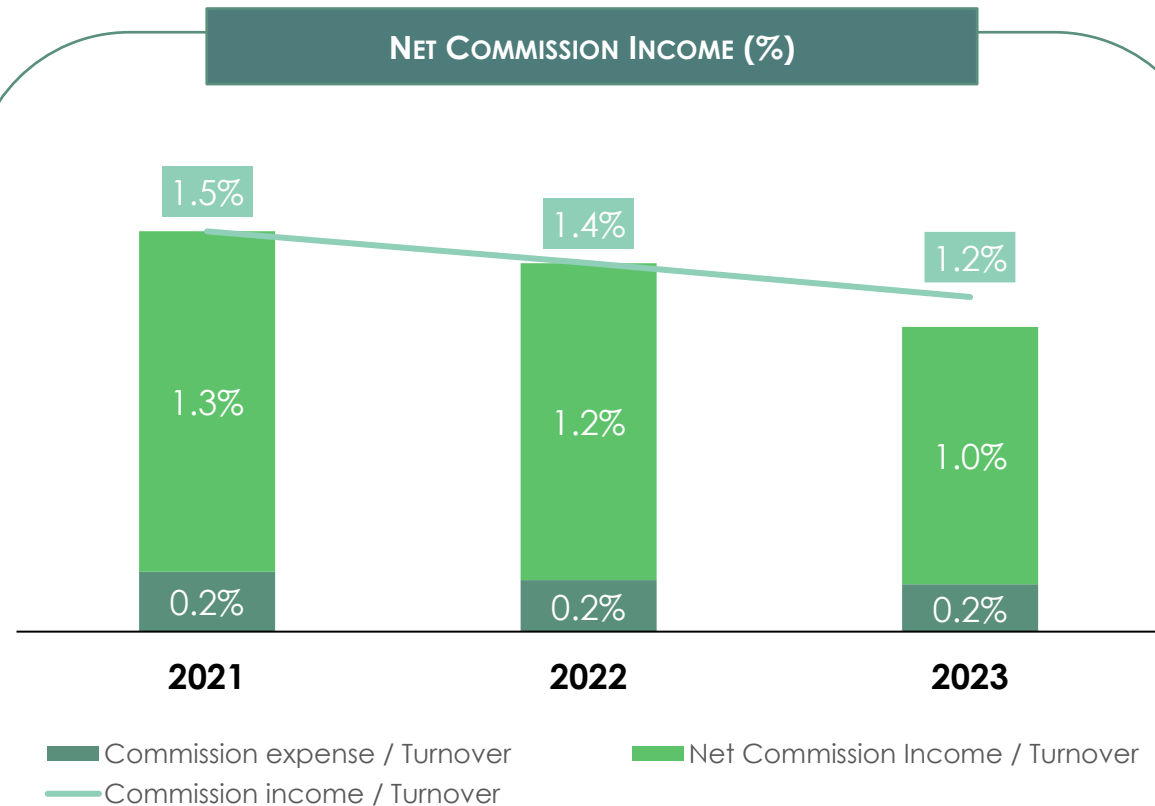
- Net Interest Income **~25%** of the Net Banking Income
- Almost all **funding** available at **variable rates** (Euribor 1M, 3M and 6M)
- All the **factoring contracts** at variable rates (based on Euribor 3M)



Notes: (1) Calculated as interest expense / average financial liabilities (current and previous year); (2) Spread: average interest rate on seller – average cost of funding (3) (Interest income + delayed payment interest + other interest) / average loans (current and previous year); (4) Calculated as Net Interest income / average loans (current and previous year)

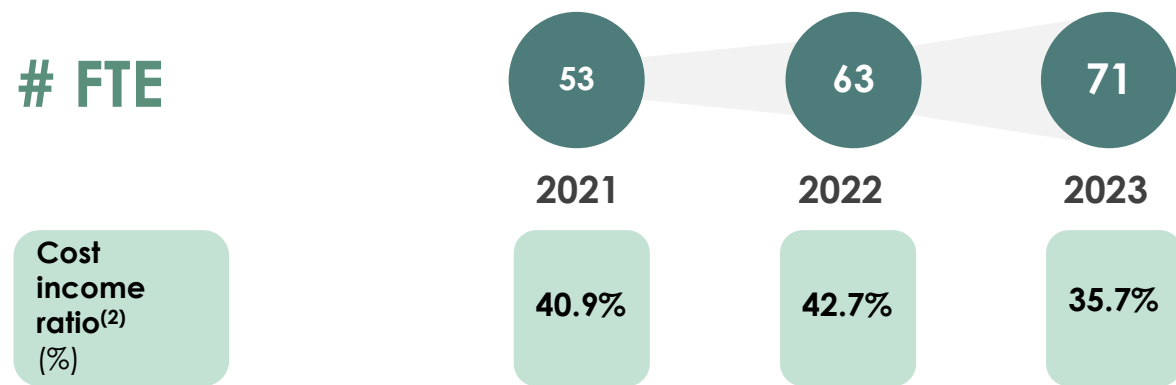
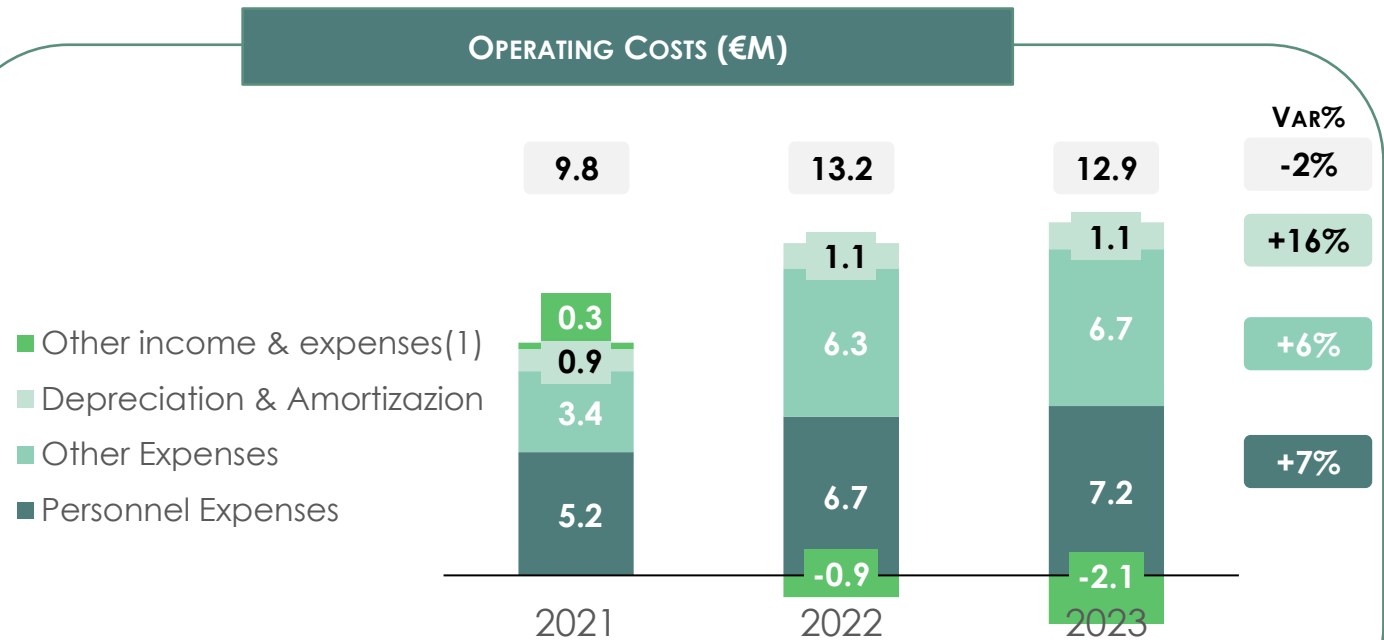
# Net commission income, the primary source of profitability

- Net Commission Income **~75%** of the Net Banking Income
- Commission Income/Turnover slightly lower YoY, taking into consideration the **different mix of the portfolio** (Corporate Sellers vs Retail Sellers)
- **Stable commission expense rate** thank to optimization of insurance costs and banking fees



# Cost / Income reflecting the efficiency of the operating machine

- **#71 FTE** as of 2023
- **Cost income remaining at excellent levels** due to the high **efficiency** of the operating machine and the **economy of scale (IT proprietary platform)**



Note: (1) Other net revenues and risk charges; (2) Operating Costs / Net Banking Income.  
 Operating costs 2022 Adjusted (net of IPO costs): 11.6 €mln  
 Cost income ratio 2022 Adjusted (net of IPO costs): 37.7%

# Annex

# Income Statement

Income Statement (€m)	2022A	2023A	YoY%
Interest income and similar income	14,0	30,6	118,3%
Interest expense and similar charges	(6,7)	(21,6)	220,4%
<b>INTEREST MARGIN</b>	<b>7,3</b>	<b>9,0</b>	<b>23,6%</b>
Fee and commission income	27,3	31,7	15,6%
Fee and commission expense	(3,8)	(4,5)	17,2%
<b>NET FEE AND COMMISSION INCOME</b>	<b>23,6</b>	<b>27,2</b>	<b>15,4%</b>
Dividends and similar income	0,0	0,0	(100,0%)
Net profit (loss) from trading	(0,0)	0,0	(308,0%)
Net results of other financial a/l measured at fv	0,0	(0,0)	(117,5%)
<b>NET INTEREST AND OTHER BANKING INCOME</b>	<b>30,9</b>	<b>36,2</b>	<b>17,3%</b>
Net value adjustments / write-backs for credit risk	(1,2)	(1,3)	4,8%
a) Financial assets measured at amortised cost	(1,2)	(1,3)	4,8%
<b>NET PROFIT (LOSS) FROM FINANCIAL MANAGEMENT</b>	<b>29,7</b>	<b>34,9</b>	<b>17,8%</b>
Administrative expenses	(13,0)	(13,9)	6,2%
a) Personnel expenses	(6,7)	(7,2)	6,6%
b) Other administrative expenses	(6,3)	(6,7)	5,7%
Net provision for risks and charges	(0,1)	(0,1)	242,1%
b) Other net provisions	(0,1)	(0,1)	242,1%
Net value adjustments / write-backs on pppe	(0,7)	(0,7)	8,7%
Net value adjustments / write-backs on int. Ass.	(0,4)	(0,4)	31,9%
Other operating income and expenses	1,0	2,2	135,5%
<b>OPERATING COSTS</b>	<b>(13,2)</b>	<b>(12,9)</b>	<b>(1,9%)</b>
<b>PRE-TAX PROFIT (LOSS) FROM CURRENT OPERATIONS</b>	<b>16,5</b>	<b>22,0</b>	<b>33,6%</b>
Income tax for the year on current operations	(5,6)	(6,9)	24,2%
<b>PROFIT (LOSS) FOR THE YEAR</b>	<b>10,9</b>	<b>15,1</b>	<b>38,4%</b>

# Balance Sheet

Balance Sheet (€m)	2022A	2023A	Var% YoY
Cash and cash equivalents	43,7	21,6	(50,5%)
Financial assets measured at fair value through p/l	0,0	0,0	13,2%
Financial assets measured at amortised cost	385,4	462,4	20,0%
Equity investments	0,0	0,0	-
Property, Plan and Equipment (PPE)	4,9	5,0	2,6%
Intangible assets	2,0	2,6	27,1%
Tax assets	4,6	5,7	24,2%
a) current	4,1	5,1	23,4%
b) deferred	0,5	0,6	31,8%
Other assets	3,2	2,7	(13,4%)
<b>TOTAL ASSETS</b>	<b>443,8</b>	<b>500,0</b>	<b>12,7%</b>
Financial liabilities measured at amortised cost	368,4	409,4	11,1%
a) payables	331,2	376,8	13,8%
b) outstanding securities	37,2	32,6	(12,3%)
Tax liabilities	4,9	7,1	44,6%
Other liabilities	11,6	14,0	21,2%
Severance pay	1,3	1,5	11,7%
Provision for risk and charges	0,8	1,6	93,3%
Share capital	4,2	4,2	0,0%
Share premium reserve	25,4	25,4	0,0%
Reserves	16,2	21,6	33,7%
Valuation reserves	0,1	0,1	25,5%
Profit (loss) for the year	10,9	15,1	38,4%
<b>TOTAL LIABILITIES AND SHAREHOLDERS'S EQUITY</b>	<b>443,8</b>	<b>500,0</b>	<b>12,7%</b>

# Business Plan 2022-2024 KPIs

Top Line (€ bn)	2021A	2022A ADJ	2024E	CAGR '21-'24
<b>Turnover</b>	<b>1,4</b>	<b>2,0</b>	<b>3,4</b>	<b>34%</b>
Allocated Amount	1,1	1,7	2,8	36%
<b>LTV<sup>(2)</sup></b>	<b>80%</b>	<b>83%</b>	<b>83%</b>	<b>n.a.</b>

P&L (€ mn)	2021A	2022A ADJ	2024E	CAGR '21-'24
Interest Margin	6,2	7,3	13,7	30%
Net Commision	17,7	23,6	35,7	26%
<b>Net Banking Income</b>	<b>23,9</b>	<b>30,9</b>	<b>49,3</b>	<b>27%</b>
Operating costs	(9,8)	(11,6)	(14,7)	14%
<b>Net Profit</b>	<b>9,5</b>	<b>12,1</b>	<b>21,5</b>	<b>31%</b>

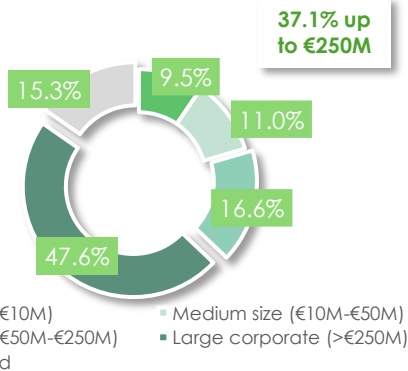
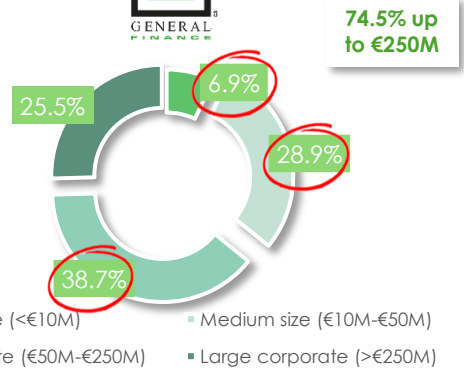
BS (€ mn)	2021A	2022A ADJ	2024E	CAGR '21-'24
Cash & Cash Equivalents	33,5	43,7	54,7	18%
Financial Assets	321,0	385,4	697,9	30%
Other Assets	10,8	14,6	13,8	9%
<b>Total Assets</b>	<b>365,3</b>	<b>443,8</b>	<b>766,5</b>	<b>28%</b>
Financial Liabilities	314,6	368,4	648,5	27%
Other Liabilities	18,7	17,4	36,7	25%
<b>Shareholder's Equity</b>	<b>32,0</b>	<b>58,0</b>	<b>81,3</b>	<b>36%</b>
<b>Total Liabilities</b>	<b>365,3</b>	<b>443,8</b>	<b>766,5</b>	<b>28%</b>

KPI (%)	2021A	2022A ADJ	2024E	CAGR '21-'24
Net Banking Income / Average Loans	9,6%	8,7%	8,0%	n.a.
Interest Margin / Net Banking Income	26,0%	23,5%	27,8%	n.a.
Cost Income Ratio	40,9%	37,7%	29,7%	n.a.
<b>ROE</b>	<b>42,0%</b>	<b>26,3%</b>	<b>36,0%</b>	<b>n.a.</b>
<b>CET1 Ratio</b>	<b>9,4%</b>	<b>14,6%</b>	<b>11,2%</b>	<b>n.a.</b>
<b>Total Capital Ratio</b>	<b>13,7%</b>	<b>17,6%</b>	<b>13,3%</b>	<b>n.a.</b>

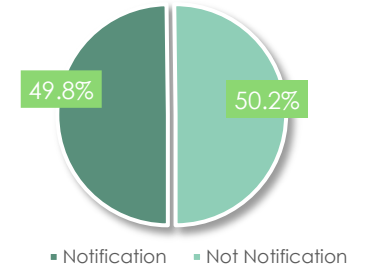
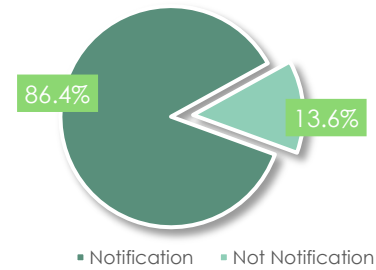
Note: 2022A ADJ means that the values are neutralized from IPO costs € 1,6 mn (2) LTV: Loan to Value

# Turnover breakdown vs system average 1/2

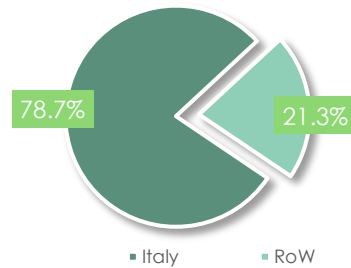
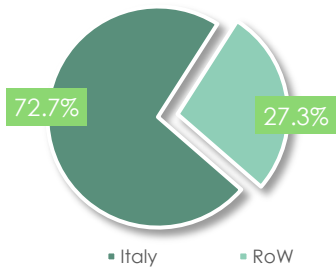
## SELLERS' DIVERSIFICATION BY DIMENSION



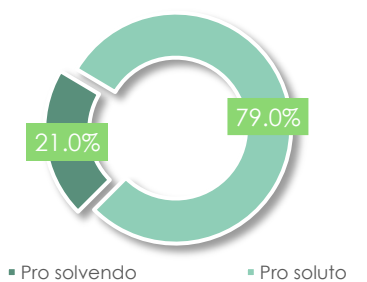
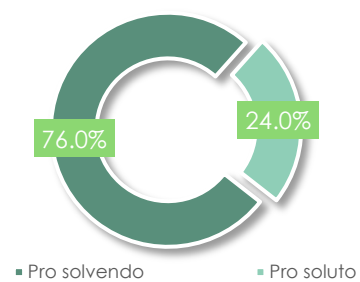
## FACTORING BY NOTIFICATION STATUS



## NATIONAL VS INTERNATIONAL TURNOVER



## TURNOVER BY PRODUCT

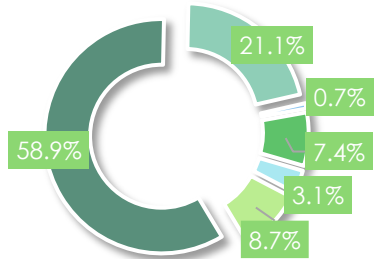


Generalfinance's Turnover data refers to December 31, 2023  
Assifact's Turnover data refers to September 30, 2023

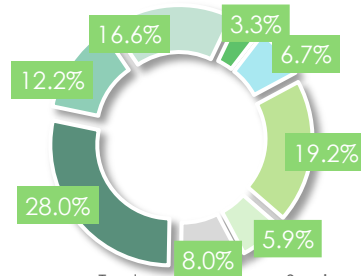


# Turnover breakdown vs system average 2/2

## SELLERS' DIVERSIFICATION BY SECTOR

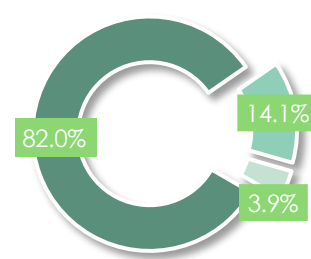


- Manufacture
- Transportation
- Trade
- Construction
- Services
- Others

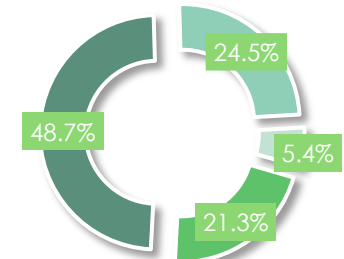


- Manufacture
- Transportation
- Trade
- Construction
- Services
- Others
- Foreign
- Not classified

## SELLERS' DIVERSIFICATION BY GEOGRAPHY



- Northern Italy
- Center of Italy
- Southern Italy



- Northern Italy
- Center of Italy
- Southern Italy
- International

## HIGHER NUMBER OF DEBTORS PER SELLER



Generalfinance's Turnover data refers to December 31, 2023

Assifact's Turnover data refers to September 30, 2023

1) Household debtors have not been included

# Top line components

SINCE 2016, GENERALFINANCE HAS ADOPTED IAS/IFRS ACCOUNTING STANDARDS

## PRO SOLVENDO FACTORING

Factoring Commissions

+

Other Commissions

+

Interest Income

+

Interests and commissions derived  
from delay in payments

- Deducting from allocated amount
- Accounted in financial statements through accrued income or by cash (other commissions)

- Accounted by cash at the payment time
- Settled within the DPP (Deferred Purchase Price) framework

## PRO SOLUTO FACTORING<sup>1</sup>

Factoring Commissions

+

Other Commissions

+

Interest Income

SIMPLE AND TRANSPARENT P&L PAIRED WITH ALMOST NO VOLATILITY OF FAIR VALUE / CREDIT ADJUSTMENT

# Revenues' generation – example

PRO SOLVENDO TRANSACTION		Formula	P&L Accounting
Invoice's nominal value	100,000.00	<b>a</b>	
Advance rate	80.00%	<b>b</b>	
<b>Gross disbursed amount</b>	<b>80,000.00</b>	<b><math>c = a \times b</math></b>	
Maturity of disbursed amount (days)	69	<b>e</b>	
Contractual interest rate (floating)	7.50%	<b>f</b>	
<b>Interest revenues</b>	<b>1,167.12</b>	<b><math>g = (c \times f \times (e+2)) / 365</math></b>	Prepayment
DSO	70	<b>h</b>	
Monthly commission rate	0.40%	<b>i</b>	
<b>Commission revenues</b>	<b>933.33</b>	<b><math>l = a \times i \times (h/30)</math></b>	Prepayment
<b>Total revenues</b>	<b>2,100.46</b>	<b><math>m = g + l</math></b>	Prepayment
<b>Net disbursed amount</b>	<b>77,899.54</b>	<b><math>n = c - m</math></b>	
Delay in payment (days)	8	<b>o</b>	
Delay in payment interest rate	7.00%	<b>p</b>	
Delay in payment commission rate	0.50%	<b>q</b>	
<b>Delay in payment interest revenues</b>	<b>122.74</b>	<b><math>r = (c \times p \times o) / 365</math></b>	Cash basis
<b>Delay in payment commission revenues</b>	<b>133.33</b>	<b><math>s = a \times q \times (o/30)</math></b>	Cash basis
<b>Delay in payment total revenues</b>	<b>256.07</b>	<b><math>t = r + s</math></b>	Cash basis
Non-advance amount	20,000.00	<b><math>u = a - c</math></b>	
<b>Net settlement</b>	<b>19,743.93</b>	<b><math>v = u - t</math></b>	

# Benefits of pro-solvendo lending contract

The offsetting mechanism is a specific technicality of the Factoring Agreement, which is elaborated consistently with the Assifact standard

## ARTICLE 28 OF GENERALFINANCE FACTORING AGREEMENT

*"The Factor will be entitled to retain sums and set off the debts (of every kind) due by the Factor to the Seller against the Receivables (of every kind) due from the Seller to the Factor, including the Receivables due from the Seller to third parties and assigned to/guaranteed by the Factor.*

*Should the Seller default on any of its payment obligations, the Factor will be able to treat its Receivables as liquid and payable, even if not already fallen due. Offsets by the Seller require the prior written consent of the Factor".*

### A PRACTICAL EXAMPLE:

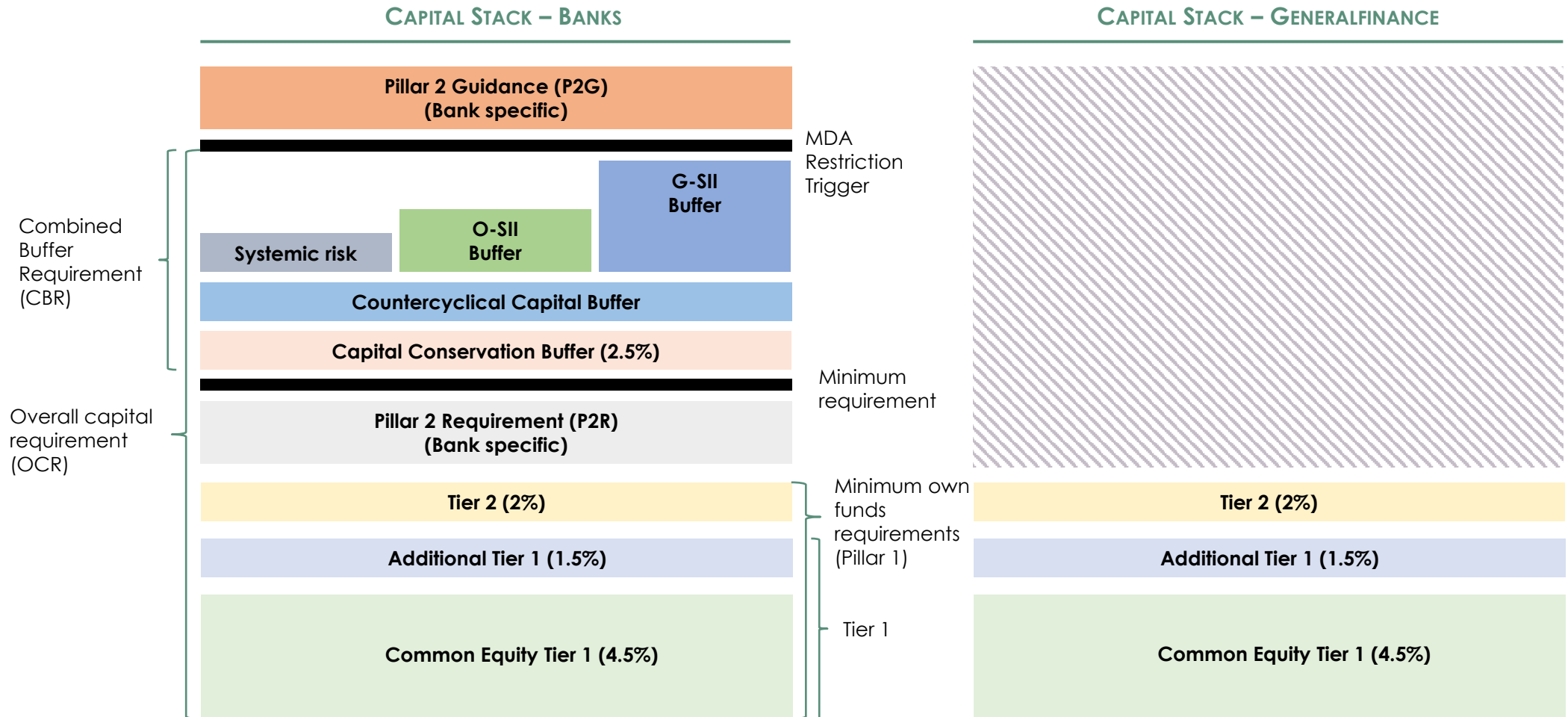
#### Seller A

ID Borrower	Nominal Value (A)	LTV (B)	Disbursement (C) = (A x B)	Unpaid	Amount Collected (D)	Amounts not advanced to be settled (D - C)
1	100.000,00	80%	80.000,00	Yes	-	-
2	100.000,00	80%	80.000,00	No	100.000,00	20.000,00
3	100.000,00	80%	80.000,00	No	100.000,00	20.000,00
4	100.000,00	80%	80.000,00	No	100.000,00	20.000,00
5	100.000,00	80%	80.000,00	No	100.000,00	20.000,00
6	100.000,00	80%	80.000,00	No	100.000,00	20.000,00
7	100.000,00	80%	80.000,00	No	100.000,00	20.000,00
8	100.000,00	80%	80.000,00	No	100.000,00	20.000,00
9	100.000,00	80%	80.000,00	No	100.000,00	20.000,00
10	100.000,00	80%	80.000,00	No	100.000,00	20.000,00
	<b>1.000.000,00</b>		<b>800.000,00</b>		<b>900.000,00</b>	<b>180.000,00</b>
			Debts of the Factor			180.000,00
			Unpaid debts compensated			80.000,00
			<b>Netting to be liquidated</b>			<b>100.000,00</b>

In FY 2021, Generalfinance paid an average advance equal to **80%** of Turnover. With regard to the pro-solvendo factoring, Generalfinance is entitled to set off amounts owed by the Sellers to it against amounts owed by Generalfinance to the Sellers based on specific clauses included in the factoring agreement.

The Company has a high Debtor/Seller ratio equal to **58**, growing steadily over the last 3 financial years, against an average of the Italian factoring market - calculated excluding private assigned Debtors - equal to 10<sup>1</sup>, which expands the possibilities of **offsetting between receivables and debit items against the Sellers as part of pro-solvendo transactions.**

# Capital Stack – A capital light lending business



Source: Management



1°  
giorno di  
quotazione

BORSA ITALIANA Euronext



**GENERALFINANCE**

# Mid & Small Conference London

