CHINA STAR FOOD GROUP LIMITED
(FORMERLY KNOWN AS BROOKE ASIA LIMITED)
(Incorporated in the Republic of Singapore)
(Company Registration Number: 200718683N)

CONDITIONAL SALE OF SHARES BY DIRECTOR AND CONTROLLING SHAREHOLDER

The board of directors ("**Board**") of China Star Food Group Limited ("**Company**") wishes to announce that it has been informed by Huang Lu, a non-executive director and controlling shareholder of the Company holding 84,339,000 ordinary shares in the capital of the Company ("**Shares**"), as follows:

1. That she had, on 23 September 2016, entered into conditional sale and purchase agreements with the following purchasers (collectively, the "**Agreements**"):

No.	Purchaser	Number of Shares	Total Consideration (S$)*
1	Law Chee Keong	8,000,000	880,000
2	Leong Choon Meng	4,000,000	440,000
3	Teo Khiam Chong	8,000,000	880,000
4	Luo Fangfen	12,199,500	1,341,945
5	Xue Congyan	10,000,000	1,100,000
6	Liang Wenshu	10,000,000	1,100,000
7	Liang Aifu	8,000,000	880,000
8	Jiang Benwei	7,000,000	770,000
9	Xue Congyan	5,000,000	550,000
10	Liu Nailin	7,000,000	770,000
11	Chen Feng	5,199,500	571,945
		84,339,000	**9,283,890**

** based on S$0.11 per Share*

2. For the transfers pursuant to the agreements involving purchasers from 1 to 5 as tabulated above, the legal and beneficial titles to the Shares will only be transferred on 20 October 2016, after the expiry of the relevant moratorium period for those Shares.

   For the transfers pursuant to the agreements involving purchasers from 6 to 11 as tabulated above, the legal and beneficial titles to the Shares will only be transferred on 20 April 2017, after the expiry of the relevant moratorium period for those Shares.

3. Pending completion of the transfers under the Agreements, the relevant transfer documents and purchase consideration have been placed in escrow by both Huang Lu and the purchasers.

4. Upon completion of the transfers under the Agreements, Huang Lu will cease to be a shareholder of the Company.

The Company has sought the necessary legal and regulatory advice, and will keep shareholders of the Company ("**Shareholders**") updated on any material developments.

Shareholders and potential investors are advised to read this announcement and any further announcements by the Company carefully, and to exercise caution when dealing and/or trading in the

shares of the Company. Shareholders and potential investors who are in doubt as to the action they should take should consult their stockbroker, bank manager, solicitor or other professional advisers.

By Order of the Board

Liang Chengwang
Executive Chairman and Chief Executive Officer
28 September 2016

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*This announcement has been prepared by the Company and its contents have been reviewed by the Company's sponsor, PrimePartners Corporate Finance Pte. Ltd. ("**Sponsor**") for compliance with the Singapore Exchange Securities Trading Limited ("**SGX-ST**") Listing Manual Section B: Rules of Catalist. The Sponsor has not verified the contents of this announcement.*

This announcement has not been examined or approved by the SGX-ST. The Sponsor and the SGX-ST assume no responsibility for the contents of this announcement, including the accuracy, completeness or correctness of any of the information, statements or opinions made or reports contained in this announcement.

The contact person for the Sponsor is Mr Lance Tan, Director, Continuing Sponsorship, at 16 Collyer Quay, #10-00 Income at Raffles, Singapore 049318, telephone (65) 6229 8088.