

RIVWEST FINANCE LIMITED

Quarterly Disclosure Document

ASIC Regulatory Guide 69 — Benchmark Information and Statutory Confirmations

Issuer:	Rivwest Finance Limited (ACN 073 358 666)
AFSL:	497169
ACL:	386803
Prospectus:	Twenty-Sixth Prospectus No. 26 dated 8 May 2026
Reporting period:	1 st Apr 2026 to 30 th Jun 2026
Date of report:	22 July 2026
Prepared by:	Mark O'Brien, Managing Director

Pursuant to Clause 9 and Schedule 7 of the Trust Deed dated 8 March 2001, Rivwest Finance Limited submits this Quarterly Disclosure Document for the period 1st Apr 2026 to 30th Jun 2026. A copy is lodged with ASIC pursuant to section 283BF of the *Corporations Act 2001* and published on the Borrower's website at www.rivwest.com pursuant to section 283BHA(3).

Throughout this document, references to *Secured Notes* are references to the Debenture Stock issued by Rivwest Finance Limited under the Trust Deed dated 8 March 2001. Rivwest is permitted to describe its debentures as Secured Notes pursuant to Section 283BH(4) of the Corporations Act. The Trust Deed and certain statutory obligations use the term 'Debenture Stock', which has the same meaning in the context of this document.

Part 1 — Statutory Reporting Obligations

The following disclosures are made pursuant to section 283BF of the *Corporations Act 2001* and clause 1.6 of Schedule 7 of the Trust Deed.

Obligation	Rivwest Finance Limited — Confirmation
A. Charges and Security Interests	
New Charge Notification <i>s283BE & Cl. 10.2</i> <i>Advise whether any new charge has been created during the quarter</i>	Pursuant to section 283BE of the <i>Corporations Act 2001</i> and clause 10.2 of the Trust Deed, the Borrower advises that no new charge or security interest has been created during the quarter.
B. Compliance, Events and Circumstances	
Compliance with Debenture Terms, Trust Deed and Chapter 2L <i>s283BF(4)(a) & Sch 7 1.6(b)(ii)</i>	The Borrower confirms that there has been no failure by the Borrower or any guarantor to comply with the terms of the Secured Notes, the provisions of the Trust Deed, or Chapter 2L of the Corporations Act 2001 during the quarter.

<i>No failure to comply with the terms of the Secured Notes, Trust Deed or Chapter 2L</i>	
No Enforcement Trigger Events <i>s283BF(4)(b) & Sch 7 1.6(b)(iii)</i> <i>Whether any event has happened which has caused or could cause this Deed to become enforceable or the Debenture Stock repayable</i>	The Borrower confirms that no event has occurred that has caused, or could cause: • any amount deposited or lent under the Secured Notes to become immediately payable; • the Secured Notes to become immediately enforceable; or • any other right or remedy under the terms of the Secured Notes or the Trust Deed to become immediately enforceable.
No Material Prejudice to Borrower or Security <i>s283BF(4)(c) & Sch 7 1.6(b)(iv)</i> <i>No circumstances materially prejudicing the Borrower, any subsidiary, any guarantor or any security or charge</i>	The Borrower confirms that no circumstances have occurred during the quarter that materially prejudice the Borrower, any of its subsidiaries, any guarantor, or any security or charge included in or created by the Secured Notes or the Trust Deed.
No Substantial Change in Nature of Business <i>s283BF(4)(d) & Sch 7 1.6(b)(v)</i> <i>No substantial change in the nature of the business of the Borrower, any subsidiary or any guarantor</i>	The Borrower confirms that there has been no substantial change in the nature of the business of the Borrower, any of its subsidiaries, or any guarantor during the quarter. The Borrower remains focused on its principal activities of issuing Secured Notes and lending to Commercial and Consumer customers.
Guarantor Events <i>s283BF(4)(e)</i> <i>No guarantor appointed, no guarantor liability ceased, no guarantor name change</i>	The Borrower confirms that none of the following events occurred during the quarter: the appointment of a guarantor; the cessation of liability of a guarantor body; or a change of name of a guarantor.
Indeterminate Advances <i>s283BF(4)(f)</i> <i>Report any advances at quarter end where the security total is indeterminate and merged in a current account</i>	The Borrower confirms that it has no amounts outstanding on any advances at the end of the quarter from a charge created where the total amount to be advanced is indeterminate and advances are merged in a current account with bankers, trade creditors or anyone else. Rivwest has no external borrowings and no advances merged in any current account.
No Other Material Prejudice to Noteholders <i>s283BF(4)(g) & Sch 7 1.6(b)(iv)</i> <i>No other matters that may materially prejudice any security or the interests of Secured Note holders</i>	The Borrower confirms that there are no other matters that may materially prejudice any security or the interests of Secured Note holders.

C. Related Body Corporate Transactions**Deposits and Loans to Related Bodies Corporate***s283BF(5) & Sch 7 1.6(b)(vi)**Details of any amounts deposited with or lent to a related body corporate, and amounts owing at quarter end*

The Borrower confirms that no amounts have been deposited with or lent to any related body corporate during the quarter, and no amount is owing to the Borrower from any related body corporate at the end of the quarter.

Assumed Liabilities of Related Bodies Corporate*s283BF(6) & Sch 7 1.6(b)(vi)**Details of any liabilities of a related body corporate assumed by the Borrower during the quarter*

The Borrower confirms that it has not assumed any liability of a related body corporate during the quarter.

Part 2 — Secured Notes — Additional Disclosure

The following disclosures are made pursuant to sections 283BH(4) and 283BHA(2) of the *Corporations Act 2001*, which apply because the Borrower describes its debentures as 'Secured Notes'.

Obligation	Rivwest Finance Limited — Disclosure
Entitlement to Use Description 'Secured Notes' <i>s283BH(4) - s283BHA</i> <i>Confirm continued entitlement to use the description 'Secured Notes'</i>	The Borrower confirms that its use of the description 'Secured Notes' is in accordance with the requirements of sections 283BH(4) and 283BHA(2) of the <i>Corporations Act 2001</i>. The Secured Notes are secured by a first ranking security interest in favour of the Trustee over the whole of the present and future property of the Borrower.
Key Features of the Security Interest <i>s283BHA(2)(a)</i> <i>Disclose: (i) first ranking status; (ii) type; (iii) provider identity; (iv) property constituting the security</i>	The key features of the security interest are: • Ranking: the security interest is first ranking. • Type: general security agreement over the whole of the present and future property of the Borrower. • Provider: Rivwest Finance Limited (ACN 073 358 666), being the Borrower. • Property: the whole of the present and future assets and undertaking of Rivwest Finance Limited, including the loan book, cash and cash equivalents, and all Permitted Investments held from time to time.
Directors' Sufficiency Assessment — Current <i>s283BHA(2)(b) - s283BH(4)(b)</i> <i>The Borrower's assessment that the security is currently</i>	In the assessment of the Directors, the property that constitutes the security for the security interest is sufficient to meet the liability for the repayment of all money deposited or lent under the Secured Notes, together with all other liabilities that have been or may be incurred and that rank in priority to or equally with that liability.

Obligation	Rivwest Finance Limited — Disclosure
<i>sufficient to meet all amounts owing</i>	As at 30th Jun 2026, the total value of Secured Notes on issue was \$41,430,636. The Directors are satisfied, having reviewed the Borrower's financial position, loan portfolio, and arrears position, that the assets of the Borrower available as security are sufficient to meet repayment as each Secured Note falls due.
Directors' Sufficiency Assessment — Forward Looking <i>s283BHA(2)(b) - s283BHA(3)</i> <i>Assessment that the security is 'reasonably likely to remain sufficient'. s283BHA(3) imposes a continuous ongoing obligation</i>	The Directors further assess that the property constituting the security is reasonably likely to remain sufficient to meet those liabilities as they fall due. This assessment is based on the Directors' review of the Borrower's current financial position, loan portfolio quality, arrears position, and liquidity as at 30th Jun 2026. The Directors are not aware of any circumstances that would reasonably be expected to impair the sufficiency of the security on a forward-looking basis.
Related Party Impact on Security Value <i>s283BHA(2)(c)</i> <i>Disclose if the value of the security could be affected by the financial position of a related body corporate or related party</i>	The value of the property constituting the security for the security interest is not materially affected by the financial position or performance of any related body corporate or related party of the Borrower. Rivwest Finance Limited operates independently and does not rely on any related body corporate to maintain the value of its secured asset pool.
Website Publication Obligations <i>s283BHA(3)</i> <i>Quarterly report, current prospectus and s675 notices from the past 12 months must be published on the website as soon as practicable after ASIC lodgement</i>	The Borrower confirms that the following documents are published on its website at www.rivwest.com: • This Quarterly Disclosure Document, published as soon as practicable after ASIC lodgement. • Twenty-Sixth Prospectus dated 8 May 2026 and all supplementary documents lodged with ASIC in the past 13 months. • All continuous disclosure notices lodged under section 675 in the past 12 months.

Part 3 — Trust Deed Obligations

The following disclosures are made pursuant to clause 1.6(b) of Schedule 7 of the Trust Deed dated 8 March 2001.

Obligation	Rivwest Finance Limited — Confirmation
A. Borrowing Limitations	
Debenture Stock Limit <i>Cl. 8.1 - Sch. 6 Item 1</i> <i>Total Secured Notes on issue must not exceed \$500,000,000 (the Debenture Stock Limit under the Trust Deed)</i>	The Borrower confirms that the total Secured Notes on issue as at 30th Jun 2026 was \$41,430,636 , which does not exceed the limit of \$500,000,000 prescribed by the Trust Deed.
Prior Secured Borrowings Limitation <i>Cl. 8.2 - Sch. 6 Item 4</i> <i>No borrowings may rank ahead of amounts owed to noteholders beyond 25% of Total Tangible Assets</i>	The Borrower confirms that no borrowings of any Group Member rank for repayment ahead of the amounts owed to Secured Note holders. Rivwest has no external borrowings.
Minimum Net Tangible Assets <i>Cl. 8.3 - Sch. 6 Item 7</i> <i>Group Members must maintain Net Tangible Assets of not less than the greater of \$100,000 and 0.5% of Total Tangible Assets</i>	The Borrower confirms that the Group Members maintain Net Tangible Assets of not less than the Minimum Net Tangible Asset Amount, being the greater of \$100,000 and 0.5% of Total Tangible Assets on a consolidated basis.
B. Investments and Liquidity	
Principal Moneys in Permitted Investments Only <i>Cl. 11.1 & Sch 7 1.6(b)(xiv) & Sch. 8</i> <i>All Principal Moneys must be invested only in Permitted Investments as defined in Schedule 8</i>	The Borrower confirms that all investor funds received through the issue of Secured Notes have been dealt with in accordance with clause 11.1 of the Trust Deed and invested only in Permitted Investments as defined in Schedule 8. No investor funds have been applied to any investment outside those permitted categories.
Minimum Liquid Asset Requirement <i>Cl. 11.2 & Sch. 6 Item 8</i> <i>Group Members must maintain liquid assets of at least 7% of Moneys Owning, being all amounts owing to Secured Note holders under the Trust Deed, invested only in permitted liquid investments.</i>	The Borrower confirms that the Group Members maintain liquid assets of not less than 7% of Moneys Owning, being all amounts owing to Secured Note holders under the Trust Deed, invested in permitted liquid investments in accordance with paragraph (c) of Schedule 8 of the Trust Deed. As at 30th Jun 2026 , the Borrower's liquidity position was \$7,022,480 , representing 16.59% of Moneys Owning of \$42,318,106 .

Construction Projects <i>Sch 7 1.6(b)(xv)</i> <i>Where Principal Moneys are invested in construction projects, confirm all projects are on time and on budget</i>	The Borrower confirms that no investor funds raised through the issue of Secured Notes have been used in any construction projects. Rivwest does not provide construction or development finance.
C. Financial Position Confirmations	
No Material Trading or Capital Loss <i>Sch 7 1.6(b)(vii)</i> <i>No material trading or capital loss sustained by Group Members during the quarter</i>	The Borrower confirms that no material trading or capital loss has been sustained by the Group Members trading as a group during the quarter.
Contingent Liabilities <i>Sch 7 1.6(b)(viii)</i> <i>No contingent liabilities incurred, or if incurred, none likely to mature within 12 months in a way that materially affects ability to repay</i>	The Borrower confirms that no contingent liabilities have been incurred by any Group Member during the quarter, and there are no contingent liabilities likely to mature within the next 12 months that will materially affect the ability of any Group Member to repay Secured Notes.
Accounting and Valuation Methods <i>Sch 7 1.6(b)(ix)</i> <i>No change in any accounting method or method of valuation of assets or liabilities</i>	The Borrower confirms that there has been no change in any accounting method or method of valuation of assets or liabilities, and no circumstances have arisen which require alteration to the existing method of valuation of assets or liabilities.
Current Asset Realisability <i>Sch 7 1.6(b)(x)</i> <i>Directors confirm current assets appear in books at values they consider realisable in the ordinary course of business</i>	In the opinion of the Directors, the current assets of the Borrower and its subsidiaries appear in the relevant books at values which the Directors consider realisable in the ordinary course of business.
D. Legal and Structural Confirmations	
No Material Change in Law Affecting Enforceability <i>Sch 7 1.6(b)(xi)</i> <i>Directors not aware of any material change in laws affecting enforceability of guarantees and charges</i>	The Directors confirm they are not aware of any material change in the laws of any place which might affect the enforceability of guarantees and charges given to or in favour of the Trustee.
Asset Values by State <i>Sch 7 1.6(b)(xii)</i> <i>Report the value of assets attributable to each Group Member in each State</i>	The Borrower confirms that the value of the Assets as shown in the books of account, being \$48,831,261, is attributable in its entirety to the State of New South Wales.

Secured Notes on Issue by State <i>Sch 7 1.6(b)(xiii)</i> <i>Report the value of Secured Notes on issue for each State</i>	As at 30th Jun 2026, the total value of Secured Notes on issue was \$41,430,636, distributed across the following States and Territories based on the address of each Noteholder as shown in the register of Noteholders: <table> <tr> <td>New South Wales</td><td>\$31,398,600</td></tr> <tr> <td>Queensland</td><td>\$9,912,036</td></tr> <tr> <td>Northern Territory</td><td>\$120,000</td></tr> </table>	New South Wales	\$31,398,600	Queensland	\$9,912,036	Northern Territory	\$120,000
New South Wales	\$31,398,600						
Queensland	\$9,912,036						
Northern Territory	\$120,000						
E. Personnel							
Material Personnel Changes <i>Sch 7 1.6(b)(xvi)</i> <i>Confirm whether any material changes in the personnel of the Group Members have occurred</i>	The Borrower confirms that no material changes in the personnel of the Group Members occurred during the quarter.						
F. Insurance and Professional Certifications							
Borrower Insurance Conditions <i>Sch 7 1.6(b)(xviii)</i> <i>All insurances required from borrowers as a condition of lending have been taken out</i>	The Borrower confirms that all insurances which the Borrower requires persons borrowing money against a property to take out have been taken out, including property insurance for the full replacement value of improvements on properties securing non-construction loans.						
Rivwest Group Insurance <i>Sch 7 1.6(b)(xix) - Cl. 6.8(k)</i> <i>Group Members must maintain adequate insurance including investment loss cover (min \$50,000) and professional indemnity</i>	The Borrower confirms that the Group Members maintain adequate insurance with a reputable insurer as would be effected by a prudent company engaged in a similar business, including investment loss insurance and professional indemnity insurance in amounts not less than the minimum amounts required under the Trust Deed.						
Professional Certifications <i>Sch 7 1.6(b)(xvii)</i> <i>Certifications from surveyors, engineers and valuers received for all advances during the quarter</i>	The Borrower confirms that certifications from registered valuers have been received for all advances made during the quarter in accordance with the requirements of the Trust Deed. Rivwest does not undertake construction or development lending, and accordingly, no certifications from surveyors or engineers were required during the quarter.						

Part 4 — ASIC Regulatory Guide 69: Benchmark Information

ASIC Regulatory Guide 69 (RG 69) sets out eight benchmarks for issuers of unlisted notes. Rivwest is required to address each benchmark on an 'if not, why not' basis, either confirming that the benchmark is met or explaining how the relevant risk is otherwise managed. Benchmarks 1 to 4 apply to all issuers of unlisted notes. Benchmarks 5 and 6 apply to issuers who on-lend funds raised through the notes. Benchmarks 7 and 8 apply to issuers involved in mortgage financing.

This document provides updated information with respect to the benchmarks contained in the Borrower's Twenty-Sixth Prospectus dated 8 May 2026.

Rivwest expects to continue to meet each of the benchmarks set out below for the term of the current Prospectus.

Benchmark 1: Equity Ratio

Benchmark 1: Equity Ratio — ASIC's Requirement

- (a) where more than a minor part (e.g. 10%) of the issuer's activities is property development or lending funds directly or indirectly for property development, the issuer should maintain a minimum equity ratio of 20%;
- (b) In all other cases, the issuer should maintain a minimum equity ratio of 8%;
- (c) The issuer's equity ratio should be calculated as: $\text{Total Equity} / (\text{Total Liabilities} + \text{Total Equity})$; and
- (d) The issuer should disclose its comparative equity ratio from the prior year.

Rivwest Finance Limited — COMPLIES

Rivwest meets this benchmark.

The equity ratio measures the proportion of the Company's total funding provided by its shareholders. A higher equity ratio means shareholders have more of their own capital at risk, providing a buffer for investors and an incentive for prudent management.

ASIC's benchmark is that an issuer should maintain a minimum equity ratio of 8%, calculated as total equity divided by total liabilities plus total equity. A higher minimum of 20% applies where property development represents more than a minor part of the issuer's activities. As Rivwest does not lend for property development purposes, the 8% benchmark applies.

As at **30th Jun 2026**, Rivwest's equity ratio was **12.34%**, comfortably above the 8% benchmark. The table below shows the equity ratio for the current quarter and prior comparative periods.

	Current Quarter	31 Mar 2026	30 Jun 2025
Total equity	\$6,027,687	\$6,002,817	\$5,972,588
Total liabilities + equity	\$48,831,261	\$49,253,278	\$47,400,344
Equity ratio	12.34%	12.19%	12.60%

Benchmark 2: Liquidity

Benchmark 2: Liquidity — ASIC's Requirement

- (e) have cash flow estimates for the next three months; and
- (f) ensure that at all times they have cash or cash equivalents sufficient to meet their projected cash needs over the next three months.
- (g) Issuers should also disclose whether they would have sufficient cash if: (a) the percentage of note funds rolled over during the next three months were 20% less than the percentage rolled over in the past three months; or (b) for 'at call' note funds — the amount retained during the next three months were 20% less than the amount retained during the past three months.

Rivwest Finance Limited — COMPLIES

Rivwest meets this benchmark.

Liquidity refers to the availability of cash or cash equivalents to meet the Company's short-term financial obligations. For an issuer of Secured Notes, adequate liquidity is critical, ensuring that principal repayments, interest payments and other obligations can be met as they fall due.

Rivwest maintains a minimum liquidity threshold of 10% of Moneys Owing, being total Secured Notes on issue plus accrued interest. As at **30th Jun 2026**, Rivwest held cash of **\$7,022,480**, representing **16.59%** of Moneys owing of **\$42,318,106**, well above the minimum threshold.

Cash Flow Forecasting

Rivwest prepares monthly cash flow forecasts covering a rolling three-month period. These forecasts incorporate projected note maturities, interest payments, loan repayments received and other operating inflows, together with projected rollovers and new investor funds on a business as usual basis.

The key assumption in the forecasts is the rate at which investors roll over their Secured Notes at maturity. Rivwest's rollover rate for the current period is **85.53%**.

Stress Testing

In accordance with ASIC's guidance, Rivwest stress tests its liquidity by modelling a scenario where the rollover rate for the next three months is 20 percentage points lower than the historical rate, being a rollover rate of **65.53%**. The stress test excludes new

fundraising. Early redemption of Secured Notes prior to maturity is permitted at Rivwest's discretion and only in circumstances where cash flow permits, and accordingly early redemptions are treated as a managed outflow rather than an assumed one in the stress model. Rivwest has confirmed that under this stress scenario, it retains sufficient cash to meet all projected obligations.

Because the stress scenario excludes new fundraising, it also addresses the situation where an ASIC stop order or similar disruption prevented new investor inflows.

Asset and Liability Maturity Management

Rivwest does not maintain a formal policy of matching the maturity profile of its assets to its liabilities. Instead, Rivwest actively manages liquidity by maintaining cash reserves at a level sufficient to cover periods where liability maturities exceed asset maturities.

Benchmark 3: Rollovers

Benchmark 3: Rollovers — ASIC's Requirement

- (h) clearly disclose their approach to rollovers, including: (a) what process is followed at the end of the investment term; and (b) how they inform those rolling over or making further investments of any current Prospectus and continuous disclosure announcements.

Rivwest Finance Limited — COMPLIES

Rivwest meets this benchmark.

Rivwest's notes are issued for fixed terms, typically ranging from 31 days to 5 years. Upon approaching maturity, Rivwest contacts each noteholder with a rollover notification approximately one month prior to the maturity date.

That notification includes:

- the current interest rates available for each term;
- a copy of the current Prospectus;
- a rollover election form allowing noteholders to select a new term, change their investment amount, or request repayment of principal; and
- a questionnaire to allow Rivwest to assess whether the Noteholder remains within Rivwest's Target Market Determination.

Where a noteholder does not respond prior to the maturity date, and Rivwest, having made reasonable efforts to obtain a response, without success, determines that the Noteholder remains within the target market, Rivwest's standard practice is to roll the investment over into the same term at the then-current interest rate, consistent with the terms disclosed in this Prospectus.

Benchmark 4: Debt Maturity

Benchmark 4: Debt Maturity — ASIC's Requirement

- (i) disclose an analysis of the maturity profile of interest-bearing liabilities (including notes on issue) by term and value; and
- (j) disclose the interest rates, or average interest rates, applicable to their debts.

Rivwest Finance Limited — COMPLIES

Rivwest meets this benchmark.

The debt maturity benchmark requires disclosure of the maturity profile of interest-bearing liabilities by term and value, and the interest rates applicable to those debts. The table below sets out the maturity profile of Rivwest’s Secured Notes on issue as at **30th Jun 2026**.

Average Interest Rate	0–3 Months	3–12 Months	1–5 Years
5.23%	\$9,507,432	\$26,565,055	\$5,358,149

Benchmark 5: Loan Portfolio

Benchmark 5: Loan Portfolio — ASIC's Requirement

- (k) disclose how many loans they have and the value of those loans;
- (l) provide an analysis of the maturity profile of interest-bearing assets by term and value;
- (m) disclose the interest rates, or average interest rates, applicable to the assets;
- (n) disclose by number and value, the loans they have by class of activity and geographic region;
- (o) provide an analysis of those loans more than 30 days past due and renegotiated loans;
- (p) disclose by number and value, what proportion of the total loan money is lent on a ‘secured’ basis and the nature of the security;
- (q) disclose by number and value, what proportion of total loan money has been lent to the largest borrower and the ten largest borrowers; and
- (r) disclose by number, value and percentage, what loans are subject to legal proceedings.

Rivwest Finance Limited — COMPLIES

Rivwest meets this benchmark.

An important risk management tool is diversification. The following tables provide an overview of the nature of Rivwest’s loan portfolio as at **30th Jun 2026**, illustrating the spread of credit risk across borrowers, industries, loan sizes and geographic regions.

Loan Portfolio Statistics

Metric	Result
Total number of loans	504
Total value of loan portfolio (gross)	\$42,420,298
Average interest rate	9.77%
Loans in arrears	1 loan in arrears (\$521)

Loans by Class

Class	No. of Loans	Loan Amount (\$)	% of Portfolio
Business	458	\$38,711,471	91.26%
Consumer	46	\$3,708,827	8.74%
Total	504	\$42,420,298	100.00%

Maturity Profile of Loan Receivables

Average Interest Rate	0–3 Months	3–12 Months	1–5 Years
9.77%	\$6,835,990	\$18,771,878	\$16,812,430

Lending Portfolio by Security Type

Security Type	No. of Loans	Outstanding (\$)	% of Portfolio
Plant, Equipment & Chattels	349	\$19,211,278	45.29%
Property — 1st Mortgage	50	\$20,938,988	49.36%
Insurance Premium Funding	79	\$2,032,173	4.79%
Professional Fee Funding	25	\$185,751	0.44%
Property — 2nd Mortgage	1	\$52,108	0.12%
Total	504	\$42,420,298	100%

Lending Portfolio by Geographic Region

Region	No. of Loans	% of Portfolio	Outstanding (\$)
Central West	268	55.90%	23,713,118
Interstate	73	19.39%	8,227,363
Riverina	64	14.80%	6,276,649
South West Slopes	4	1.63%	692,927
NSW Metro	18	3.38%	1,434,892
Hunter	12	1.38%	585,944
Far West	17	0.91%	384,797

North Coast	9	0.94%	396,622
South Coast	17	0.42%	176,714
Other	22	1.25%	531,272
Total	504	100%	42,420,298

Loans in Arrears

Arrears Category	No. of Loans	Arrears Amount (\$)	Total Loan Value (\$)
31-60 days in arrears	0	0	0
61-90 days in arrears	1	521	521
More than 90 days in arrears	0	0	0

As at **30th Jun 2026**, Rivwest had one loan in arrears, being a loan 61-90 days past due with a total outstanding balance of \$521 (less than 0.01% of the gross loan portfolio), and no renegotiated loans.

Loans Subject to Legal Proceedings

As at **30th Jun 2026**, the Borrower had no loans subject to legal proceedings.

Largest Borrower and Top 10 Exposures

Exposure	No. of Loans	Outstanding (\$)	% of Portfolio
Largest borrower	1	2,767,143	6.52%
Aggregate - 10 largest borrowing groups.	12	13,499,554	31.82%

Lending Policy

All loans are assessed in accordance with Rivwest's Lending Policy and Risk Appetite Statement, with consideration given to the value and nature of security offered and the borrower's capacity to repay. Rivwest's lending delegations require credit committee approval for loans above \$500,000 and Board approval for loans above \$2,000,000.

Benchmark 6: Related Party Transactions

Benchmark 6: Related Party Transactions — ASIC's Requirement

- (s) disclose their approach to related party transactions, including: (a) how many loans they have made to related parties; (b) the value of those loans; (c) the value of loans as a percentage of total assets; and (d) the assessment and approval process they follow with related party loans when loans are advanced, varied or extended.

Rivwest Finance Limited — COMPLIES

Rivwest complies with this benchmark.

ASIC requires issuers who on-lend funds to disclose their approach to related party transactions, including the number and value of loans made to related parties, the value of those loans as a percentage of total assets, and the assessment and approval process applied to related party lending.

For the purposes of this benchmark, 'related party' is interpreted broadly in accordance with s228 of the *Corporations Act 2001* and AASB 124 Related Party Disclosures. This includes directors and their immediate family members, entities controlled by or associated with directors, and key management personnel.

Rivwest's policy is that all loans to related parties are provided on commercial, arm's length terms and conditions no more favourable than those applicable to an unrelated borrower, and are subject to the same credit assessment criteria as all other loans. Rivwest does not generally extend credit to key management personnel or their associated entities; where such lending does occur, full Board approval is required.

As at **30th Jun 2026**, there were **7** loans to **5** related party borrowers totalling **\$229,870**, representing **0.54%** of the gross loan portfolio and **0.47%** of total assets. All loans are on commercial arm's length terms, current and in order with no arrears.

Benchmark 7: Valuations

Benchmark 7: Valuations — ASIC's Requirement

- (t) properties should be valued on an 'as is' and (for development property) an 'as if complete' basis;
- (u) development properties should be re-valued at least every 12 months unless the funds are retained by the issuer and only released in stages to cover project completion costs;
- (v) issuers should have a clear policy on how often they obtain valuations, including how recent a valuation has to be when they make a new loan;
- (w) issuers should establish a panel of valuers and ensure that no single valuer conducts more than one-third of the total number of valuations obtained; and
- (x) the appointment of valuers should be with the Trustee's consent.

Rivwest Finance Limited — COMPLIES

Rivwest meets this benchmark.

This benchmark applies to issuers who are directly or indirectly involved in, or on-lend funds for, property-related activities. Rivwest holds mortgage-secured loans as part of its loan portfolio and addresses this benchmark accordingly.

All property accepted as security is independently valued on an 'as is' basis by a registered professional valuer. Rivwest does not advance funds on the basis of 'as if complete' valuations and does not provide construction or development finance. While some Rivwest borrowers may conduct property development activities, all loans are

assessed solely against the 'as is' value of the security property, with lending limited to a maximum of 70% of that value.

Rivwest maintains a panel of registered professional valuers. Prior to admission to the panel, each valuer's qualifications, experience and professional indemnity insurance are reviewed. All panel valuers have been appointed with the consent of the Trustee. No single valuer on the panel conducts more than 30% of the total number of valuations obtained by Rivwest.

For new mortgage-secured loans, a current valuation is required at the time of lending. For existing customers, a valuation may be accepted for up to five years provided there has been no significant change in the value of the security. Where there has been a material change in market conditions, a new valuation will be required. All mortgage-secured loans are reviewed at least annually, and a new independent valuation is obtained where a loan becomes non-performing.

As at **30th Jun 2026**, Rivwest held **1** mortgage-secured loan, representing more than 5% of the gross loan portfolio. There are no construction or development loans.

Benchmark 8: Lending Principles — Loan-to-Valuation Ratios

Benchmark 8: Lending Principles — Loan-to-Valuation Ratios — ASIC's Requirement

- (y) where the loan relates to property development — maintain a loan-to-valuation ratio of 70% on the basis of the latest complying valuation; and
- (z) in all other cases, maintain a loan-to-valuation ratio of 80% on the basis of the latest complying valuation.
- (aa) Where the loan relates to property development by a third party, funds are to be provided only in stages based on external evidence of the development's progress.

Rivwest Finance Limited — COMPLIES

Rivwest meets this benchmark.

This benchmark applies to issuers who are directly or indirectly involved in, or on-lend funds for, property-related activities. The ASIC benchmark for loan-to-valuation ratios (LVRs) in relation to property-related lending is: (a) where the loan relates to property development — 70% on the basis of the latest complying valuation; and (b) in all other cases — 80% on the basis of the latest complying valuation.

Rivwest does not provide construction or development finance and does not advance funds against 'as if complete' valuations. While some Rivwest borrowers may conduct property development activities, all lending is assessed on the 'as is' value of the security property only. Rivwest's policy is that all mortgage-secured loans are limited to a maximum of 70% of the 'as is' valuation, a standard that equals or exceeds the benchmark requirement in all cases.

Under the terms of the Trust Deed, Rivwest is further bound by the following lending limits:

Security Type	Maximum LVR
Rural land	50% of latest valuation
All other mortgage-secured loans	70% of latest valuation

Rivwest’s approach to loan-to-valuation ratios is equal to or more conservative than the benchmark requirement in each case.

Part 5 — Regulatory Compliance

5.1 Continuous Disclosure

The Borrower confirms that it has complied at all times with the requirements of Chapter 6CA of the *Corporations Act 2001* during the quarter. No circumstances arose during the quarter that required the Borrower to issue a supplementary prospectus, replacement prospectus, or continuous disclosure notice. The Borrower’s Twenty-Sixth Prospectus dated 8 May 2026 was lodged with ASIC during the quarter in the ordinary course and is published on the Borrower’s website.

5.2 AFSL and ACL Compliance

The Borrower confirms that it has complied at all times with the conditions of its Australian Financial Services Licence (No. 497169) and Australian Credit Licence (No. 386803) during the quarter.

5.3 AML/CTF Compliance

The Borrower confirms that it has complied in all respects with its obligations under the *Anti-Money Laundering and Counter-Terrorism Financing Act 2006* (Cth) during the quarter and that it has maintained an adequate AML/CTF Programme in accordance with that Act.

Directors' Declaration

On the basis of the disclosures set out in this document, the Directors declare that they are of the view that the financial position and performance of the Borrower is such that the property of the Borrower that is or should be available will be sufficient to repay the amount of each Secured Note when it becomes due and payable.

This document is made in accordance with a resolution of Directors dated 22 July 2026.

Signed by:



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Director

Mark O'Brien

22 July 2026

Signed by:



6C0BD75C6152489...

Director

Robert Elliott

22 July 2026