

**Form 605**Corporations Act 2001  
Section 671B**Notice of ceasing to be a substantial holder****To: Company Name/Scheme:** Centuria Capital GroupACN/ARSN: Centuria Capital Limited ACN 095 454 336  
Centuria Funds Management Limited ACN 607 153 588  
Centuria Capital Fund ARSN 613 856 358**1. Details of substantial holder**

Name: Mitsubishi UFJ Financial Group, Inc.

The holder ceased to be a substantial holder on: 2 January 2026

The previous notice was given to the company on: 5 January 2026

The previous notice was dated: 5 January 2026

The holder became aware on: 6 January 2026

**2. Changes in relevant interests**

Particulars of each change in, or change in the nature of, a relevant interest of the substantial holder or an associate in voting securities of the company or scheme, since the substantial holder was last required to give a substantial holding notice to the company or scheme are as follows:

| Date of change                | Person whose relevant interest changed | Nature of change | Consideration given in relation to change | Class and number of securities affected | Person's votes affected |
|-------------------------------|----------------------------------------|------------------|-------------------------------------------|-----------------------------------------|-------------------------|
| See annexure A to this notice |                                        |                  |                                           |                                         |                         |

**3. Changes in association**

The persons who have become associates of, ceased to be associates of, or have changed the nature of their association with, the substantial holder in relation to voting interests in the company or scheme are as follows:

| Name and ACN/ARSN (if applicable) | Nature of association |
|-----------------------------------|-----------------------|
|                                   |                       |

**4. Addresses**

The addresses of persons named in this form are as follows:

| Name                                 | Address                                              |
|--------------------------------------|------------------------------------------------------|
| Mitsubishi UFJ Financial Group, Inc. | 1-4-5, Marunouchi, Chiyoda-ku, Tokyo 100-8330, Japan |

**5. Signature**


Date 7 January 2026

Hidetoshi Fuwa Authorised signatory

This is annexure A of 3 pages referred to in Form 605, Notice of ceasing to be a substantial holder dated 7 January 2026



Hidetoshi Fuwa  
Authorised signatory

Date 7 January 2026

| Date of change | Person whose relevant interest changed | Nature of change                                                 | Consideration given in relation to change | Class and number of securities affected    | Person's votes affected |
|----------------|----------------------------------------|------------------------------------------------------------------|-------------------------------------------|--------------------------------------------|-------------------------|
| 31/12/2025     | Mitsubishi UFJ Financial Group, Inc.   | Purchase of securities by an entity controlled by Morgan Stanley | 13,197.66                                 | 6,566 Fully Paid Units Stapled Securities  | 6,566                   |
| 31/12/2025     | Mitsubishi UFJ Financial Group, Inc.   | Purchase of securities by an entity controlled by Morgan Stanley | 127.26                                    | 63 Fully Paid Units Stapled Securities     | 63                      |
| 31/12/2025     | Mitsubishi UFJ Financial Group, Inc.   | Purchase of securities by an entity controlled by Morgan Stanley | 902.49                                    | 449 Fully Paid Units Stapled Securities    | 449                     |
| 31/12/2025     | Mitsubishi UFJ Financial Group, Inc.   | Purchase of securities by an entity controlled by Morgan Stanley | 2,015.96                                  | 998 Fully Paid Units Stapled Securities    | 998                     |
| 31/12/2025     | Mitsubishi UFJ Financial Group, Inc.   | Purchase of securities by an entity controlled by Morgan Stanley | 658.52                                    | 326 Fully Paid Units Stapled Securities    | 326                     |
| 31/12/2025     | Mitsubishi UFJ Financial Group, Inc.   | Purchase of securities by an entity controlled by Morgan Stanley | 82,452.21                                 | 41,021 Fully Paid Units Stapled Securities | 41,021                  |
| 31/12/2025     | Mitsubishi UFJ Financial Group, Inc.   | Purchase of securities by an entity controlled by Morgan Stanley | 3,357.24                                  | 1,662 Fully Paid Units Stapled Securities  | 1,662                   |
| 31/12/2025     | Mitsubishi UFJ Financial Group, Inc.   | Purchase of securities by an entity controlled by Morgan Stanley | 14,703.53                                 | 7,261 Fully Paid Units Stapled Securities  | 7,261                   |
| 31/12/2025     | Mitsubishi UFJ Financial Group, Inc.   | Purchase of securities by an entity controlled by Morgan Stanley | 962.22                                    | 474 Fully Paid Units Stapled Securities    | 474                     |
| 31/12/2025     | Mitsubishi UFJ Financial Group, Inc.   | Purchase of securities by an entity controlled by Morgan Stanley | 3,878.00                                  | 1,939 Fully Paid Units Stapled Securities  | 1,939                   |
| 31/12/2025     | Mitsubishi UFJ Financial Group, Inc.   | Purchase of securities by an entity controlled by Morgan Stanley | 2,602.00                                  | 1,301 Fully Paid Units Stapled Securities  | 1,301                   |
| 31/12/2025     | Mitsubishi UFJ Financial Group, Inc.   | Purchase of securities by an entity controlled by Morgan Stanley | 147.46                                    | 73 Fully Paid Units Stapled Securities     | 73                      |
| 31/12/2025     | Mitsubishi UFJ Financial Group, Inc.   | Purchase of securities by an entity controlled by Morgan Stanley | 4,157.58                                  | 2,084 Fully Paid Units Stapled Securities  | 2,084                   |
| 31/12/2025     | Mitsubishi UFJ Financial Group, Inc.   | Purchase of securities by an entity controlled by Morgan Stanley | 638.32                                    | 316 Fully Paid Units Stapled Securities    | 316                     |
| 31/12/2025     | Mitsubishi UFJ Financial Group, Inc.   | Purchase of securities by an entity controlled by Morgan Stanley | 59,060.76                                 | 29,238 Fully Paid Units Stapled Securities | 29,238                  |
| 31/12/2025     | Mitsubishi UFJ Financial Group, Inc.   | Purchase of securities by an entity controlled by Morgan Stanley | 330.89                                    | 163 Fully Paid Units Stapled Securities    | 163                     |
| 31/12/2025     | Mitsubishi UFJ Financial Group, Inc.   | Purchase of securities by an entity controlled by Morgan Stanley | 4,239.13                                  | 2,100 Fully Paid Units Stapled Securities  | 2,100                   |
| 31/12/2025     | Mitsubishi UFJ Financial Group, Inc.   | Sale of securities by an entity controlled by Morgan Stanley     | 465.75                                    | 225 Fully Paid Units Stapled Securities    | 225                     |
| 31/12/2025     | Mitsubishi UFJ Financial Group, Inc.   | Sale of securities by an entity controlled by Morgan Stanley     | 10,586.98                                 | 5,122 Fully Paid Units Stapled Securities  | 5,122                   |

|            |                                      |                                                                  |            |                                            |        |
|------------|--------------------------------------|------------------------------------------------------------------|------------|--------------------------------------------|--------|
| 31/12/2025 | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 2,416.95   | 1,179 Fully Paid Units Stapled Securities  | 1,179  |
| 31/12/2025 | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 10,817.82  | 5,226 Fully Paid Units Stapled Securities  | 5,226  |
| 31/12/2025 | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 104.81     | 51 Fully Paid Units Stapled Securities     | 51     |
| 31/12/2025 | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 12,273.90  | 5,923 Fully Paid Units Stapled Securities  | 5,923  |
| 31/12/2025 | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 3,993.40   | 1,948 Fully Paid Units Stapled Securities  | 1,948  |
| 2/01/2026  | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 188,790.00 | 93,000 Fully Paid Units Stapled Securities | 93,000 |
| 2/01/2026  | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 25,583.85  | 12,634 Fully Paid Units Stapled Securities | 12,634 |
| 2/01/2026  | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 1,360.80   | 672 Fully Paid Units Stapled Securities    | 672    |
| 2/01/2026  | Mitsubishi UFJ Financial Group, Inc. | Purchase of securities by an entity controlled by Morgan Stanley | 182.45     | 89 Fully Paid Units Stapled Securities     | 89     |
| 2/01/2026  | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 8.10       | 4 Fully Paid Units Stapled Securities      | 4      |
| 2/01/2026  | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 8,493.52   | 4,184 Fully Paid Units Stapled Securities  | 4,184  |
| 2/01/2026  | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 493.29     | 243 Fully Paid Units Stapled Securities    | 243    |
| 2/01/2026  | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 72,671.97  | 35,799 Fully Paid Units Stapled Securities | 35,799 |
| 2/01/2026  | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 530.00     | 265 Fully Paid Units Stapled Securities    | 265    |
| 2/01/2026  | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 2.03       | 1 Fully Paid Units Stapled Security        | 1      |
| 2/01/2026  | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 3,254.23   | 1,615 Fully Paid Units Stapled Securities  | 1,615  |
| 2/01/2026  | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 30,969.09  | 15,258 Fully Paid Units Stapled Securities | 15,258 |
| 2/01/2026  | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 11,304.24  | 5,624 Fully Paid Units Stapled Securities  | 5,624  |
| 2/01/2026  | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 2.03       | 1 Fully Paid Units Stapled Security        | 1      |
| 2/01/2026  | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 2,095.88   | 1,035 Fully Paid Units Stapled Securities  | 1,035  |
| 2/01/2026  | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 180.23     | 89 Fully Paid Units Stapled Securities     | 89     |
| 2/01/2026  | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 153.52     | 76 Fully Paid Units Stapled Securities     | 76     |
| 2/01/2026  | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 245.63     | 121 Fully Paid Units Stapled Securities    | 121    |
| 2/01/2026  | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 106,018.78 | 52,226 Fully Paid Units Stapled Securities | 52,226 |

|           |                                      |                                                                  |           |                                            |        |
|-----------|--------------------------------------|------------------------------------------------------------------|-----------|--------------------------------------------|--------|
| 2/01/2026 | Mitsubishi UFJ Financial Group, Inc. | Purchase of securities by an entity controlled by Morgan Stanley | 580.15    | 283 Fully Paid Units Stapled Securities    | 283    |
| 2/01/2026 | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 321.60    | 160 Fully Paid Units Stapled Securities    | 160    |
| 2/01/2026 | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 4.05      | 2 Fully Paid Units Stapled Securities      | 2      |
| 2/01/2026 | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 4,490.36  | 2,212 Fully Paid Units Stapled Securities  | 2,212  |
| 2/01/2026 | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 141.75    | 70 Fully Paid Units Stapled Securities     | 70     |
| 2/01/2026 | Mitsubishi UFJ Financial Group, Inc. | Purchase of securities by an entity controlled by Morgan Stanley | 120.00    | 60 Fully Paid Units Stapled Securities     | 60     |
| 2/01/2026 | Mitsubishi UFJ Financial Group, Inc. | Purchase of securities by an entity controlled by Morgan Stanley | 2,474.57  | 1,219 Fully Paid Units Stapled Securities  | 1,219  |
| 2/01/2026 | Mitsubishi UFJ Financial Group, Inc. | Purchase of securities by an entity controlled by Morgan Stanley | 7,990.08  | 3,936 Fully Paid Units Stapled Securities  | 3,936  |
| 2/01/2026 | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 152.25    | 75 Fully Paid Units Stapled Securities     | 75     |
| 2/01/2026 | Mitsubishi UFJ Financial Group, Inc. | Purchase of securities by an entity controlled by Morgan Stanley | 1,633.85  | 797 Fully Paid Units Stapled Securities    | 797    |
| 2/01/2026 | Mitsubishi UFJ Financial Group, Inc. | Purchase of securities by an entity controlled by Morgan Stanley | 2,240.65  | 1,093 Fully Paid Units Stapled Securities  | 1,093  |
| 2/01/2026 | Mitsubishi UFJ Financial Group, Inc. | Purchase of securities by an entity controlled by Morgan Stanley | 21,298.76 | 10,492 Fully Paid Units Stapled Securities | 10,492 |
| 2/01/2026 | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 19,240.34 | 9,478 Fully Paid Units Stapled Securities  | 9,478  |
| 2/01/2026 | Mitsubishi UFJ Financial Group, Inc. | Purchase of securities by an entity controlled by Morgan Stanley | 2,507.02  | 1,217 Fully Paid Units Stapled Securities  | 1,217  |
| 2/01/2026 | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 1,502.20  | 740 Fully Paid Units Stapled Securities    | 740    |
| 2/01/2026 | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 12,204.86 | 6,057 Fully Paid Units Stapled Securities  | 6,057  |
| 2/01/2026 | Mitsubishi UFJ Financial Group, Inc. | Sale of securities by an entity controlled by Morgan Stanley     | 10,972.64 | 5,432 Fully Paid Units Stapled Securities  | 5,432  |
| 2/01/2026 | Mitsubishi UFJ Financial Group, Inc. | Purchase of securities by an entity controlled by Morgan Stanley | 19,077.94 | 9,398 Fully Paid Units Stapled Securities  | 9,398  |
| 2/01/2026 | Mitsubishi UFJ Financial Group, Inc. | Purchase of securities by an entity controlled by Morgan Stanley | 5,107.48  | 2,516 Fully Paid Units Stapled Securities  | 2,516  |
| 2/01/2026 | Mitsubishi UFJ Financial Group, Inc. | Purchase of securities by an entity controlled by Morgan Stanley | 1,075.90  | 530 Fully Paid Units Stapled Securities    | 530    |