Rural Funds Group | ASX: RFF

Rural Funds Management
Managing good assets with good people

ASX release

Subject: Revised managed investment trust notice providing estimated components for distribution for quarter ended 30 September 2026

29 October 2026

Rural Funds Management Limited (RFM), as responsible entity for Rural Funds Group (ASX: RFF), provides revised estimated components for the distribution with a record date of 30 September 2026.

This announcement replaces the estimated distribution component information released on 29 October 2026. The revision relates to a typographical correction on the "Total amounts subject to withholding tax". There has been no change to the estimated individual components of the distribution.

Rural Funds Management Limited (**RFM**) as responsible entity for the Rural Funds Group (**ASX: RFF**) considers RFF is a withholding managed investment trust and an Attribution Managed Investment Trust (AMIT) for the purposes of Subdivision 12-H and Division 12A of the *Taxation Administration Act 1953* (Cth) in respect of the financial year ending 30 June 2027.

RFF is a stapled security comprising Rural Funds Trust (**RFT**) (ARSN 112 951 578) and RF Active (**RFA**) (ARSN 168 740 805). Set out below are the estimated components of the distribution with a record date of 30 September 2026.

Rural Funds Trust (RFT)
These components are provided for the purposes of the Subdivision 12-H of the *Taxation Administration Act 1953* (Cth) and should not be used for any other purpose. The components are estimates only – the actual components for the income year ending 30 June 2027 will be provided in the 2027 AMIT Member Annual Statement, to be sent to Unitholders by September 2027.

For the purposes of section 12-395 of Schedule 1 of the *Taxation Administration Act 1953* (Cth), this distribution includes "fund payments" in respect of the financial year ending 30 June 2027 of 4.8838 cents per Unit. The components are set out below:

Component	Cents per unit
Income excluded from Non-Concessional MIT income – Non-primary production	0.0000
Non-Concessional MIT income – Non-primary production[1]	1.5588
Discounted capital gain (Taxable Australian Property)	1.6625
AMIT CGT gross up	1.6625
Total fund payments	**4.8838**
Interest income	0.0106
Total amounts subject to withholding tax	**4.8944**
Tax deferred – Other non-attributable amounts	-
Net franked dividend	-
Total amounts not subject to withholding tax	**0.0000**
Total cash distribution	**2.9325**

[1] Non-Concessional MIT income is derived from agricultural land assets. A withholding tax rate of 30% is payable by foreign entities on this component.

The total attribution amount[2] exceeds the cash distribution amount due to capital gains on certain asset sales, as announced in the ASX release 'Asset sales' dated 10 July 2026, which have been attributed to the period.

RFM notes that according to the AMIT regime, where the attribution amount[2] exceeds the cash distribution, the excess may be used to increase the tax cost base for capital gains tax purposes.

The total distribution is franked at 0% at the corporate tax rate of 30%.

Distribution	Total cash distribution cents per unit	Franking credit cents per unit	Gross distribution cents per unit
Rural Funds Trust (RFT)	2.9325	0.0000	**2.9325**

Australian resident Unitholders should not rely on this notice for the purpose of completing their income tax returns.

More information can be found on the ASX website at www.asx.com.au using the Fund's ASX code "RFF", on the Responsible Entity's website www.ruralfunds.com.au, by calling RFM Investor Services on 1800 026 665, or by emailing investorservices@ruralfunds.com.au.

Rural Funds Group (ASX: RFF)
Rural Funds Group is an agricultural Real Estate Investment Trust (REIT) listed on the ASX under the code RFF. RFF owns a diversified portfolio of Australian agricultural assets. RFF's strategy is to generate capital growth and income from developing and leasing agricultural assets. RFF targets distribution growth of 4% per annum. Distributions are paid quarterly. RFF is a stapled security, incorporating Rural Funds Trust (ARSN 112 951 578) and RF Active (ARSN 168 740 805).

Rural Funds Management Limited (RFM)
Rural Funds Management Limited is the responsible entity and manager of RFF. RFM is an agricultural fund and asset manager established in 1997. The management team includes specialist fund managers, finance professionals, horticulturists, agronomists and other agricultural managers. RFM's company culture is informed by its long-standing motto "Managing good assets with good people".

Authorised by:	For further information:		RFM details:
Tim Sheridan Chief Operating Officer Rural Funds Management T 02 6203 9700 E TSheridan@ruralfunds.com.au	**James Powell** General Manager - Investor Relations, Corporate Affairs & Sustainability Rural Funds Management T 02 6203 9700 E JPowell@ruralfunds.com.au	**David Bryant** Managing Director Rural Funds Management T 02 6203 9700 E DBryant@ruralfunds.com.au	ABN 65 077 492 838 AFSL 226701 Level 2, 2 King St Deakin ACT 2600 PO Box 347 Curtin ACT 2605 T 02 6203 9700 E management@ruralfunds.com.au

www.ruralfunds.com.au

[2] Includes income such as Australian income, capital gains, foreign income and other non-assessable amounts as shown in the AMIT Member Annual Statement.