

ORACLE FIXED INTEREST FUND

ARSN 650 401 004

Additional Information Booklet (AIB) – Ordinary Units

29 July 2026

Issued By

One Managed Investment Funds Limited
ACN 117 400 987
(Responsible Entity, we or us)

Investment Manager

Tamarama Investment Management Pty Ltd
ACN 696 539 625
(Tamarama or Investment Manager)

This Additional Information Booklet (**AIB**) provides important information in relation to the Oracle Fixed Interest Fund ARSN 650 401 004 (**Fund**), in addition to the Product Disclosure Statement for the Fund dated 29 July 2026 (**PDS**).

The information in this AIB forms part of the PDS.

We have prepared the PDS and this AIB without taking account of your investment objectives, financial situation or needs. The PDS and this AIB do not contain investment, legal or tax advice. You should obtain professional advice tailored to your own circumstances before investing.

Contact Details

If you have any questions or would like a copy of the PDS, this AIB or any updates or other information about the Fund, please contact us or the Investment Manager by:

Phone: 02 8277 0000

Email: oracle@oneinvestment.com.au

Website: www.oneinvestment.com.au/oracle

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Glossary

Certain capitalised terms used in this AIB are defined in the Glossary.

1. How we invest your money

1.1 Investment products

The Fund's investments may include:

- Cash
- Government bonds
- Term deposits
- Secured debt instruments
- Senior unsecured debt instruments
- Subordinated debt instruments
- Hybrid securities/capital notes*
- Both rated and unrated fixed interest investments

*Hybrid securities are a class of securities that possess both debt and equity characteristics. They usually pay fixed or floating interest payments over an agreed period, at which point they may be repaid or converted into equity. Generally, these securities rank behind all other debt securities and only ahead of ordinary equity. As such, they tend to offer higher income yields, to compensate for the additional risks associated with the investment.

1.2 Selection process

The Investment Manager uses a range of strategies when constructing the Fund.

The Investment Manager always bears in mind that its objective is to generate returns in excess of 2.5% per annum above the RBA Cash Rate, after fees and expenses, and so it looks for investment opportunities that will meet this objective.

Examples of opportunities that may meet the Investment Manager's objectives are as follows:

- A. Companies that pay a high yield. The Investment Manager has extensive equity market experience and its investment team has the expertise to research and analyse a wide range of companies. Many quality companies have not as yet reached Investment Grade status, however their balance sheets and profit and loss accounts may be in excellent shape and they may have a long history of being a successful company. Many of these companies offer attractive yields, which the Investment Manager chooses to invest in for the duration of the security.
- B. The Investment Manager aims to invest a high proportion of the portfolio in securities that it believes are mispriced by the market. The Investment Manager spends considerable time analysing the returns offered by the issuer and compare this to the returns offered by companies of similar quality. Where the Investment Manager identifies a variance between the offered return and what it considers to be the market return, it will invest with the view to capitalize on this variance. This is typically undertaken with Investment Grade securities, many of which are offering modest yields. The Investment Manager is seeking to achieve a superior return through capital gain more than the income generated on this type of investment.

The Investment Manager considers many aspects of the security when undertaking this analysis, including duration of security, fixed or floating, currency, credit rating and margin, as compared to other issuances.

The Investment Manager locates many of these opportunities in new issues, where issuers are providing a premium income due to a variety of factors, including

new issuer premium, or simply the need to issue a premium to the market to ensure that the issue is fully subscribed in a timely manner.

- C. The Investment Manager also buys securities at a discount to face value, with the view that it believes the issuer is likely to redeem the securities within an estimated time frame. Reasons for redemption by an issuer may include the security ceasing to be classed by regulators or ratings agencies as equity and transitioning to a period of being classified as debt.
- D. The Investment Manager also takes a top-down approach when considering interest bearing securities. At different times, some sectors may be out of favour with the market and hence their interest bearing securities are offered at a higher than normal interest rate, to attract investors. It may elect to hold the security until the sector is more in favour, which causes the interest rate to fall and the price of the security to rise. This strategy is usually only conducted with Investment Grade securities.
- E. The Investment Manager will also invest in companies that are Investment Grade, however some of their securities are lower in the investment hierarchy and hence attract a higher interest rate.
- F. When selling, the Investment Manager's strategy is not to simply focus on the running yield or on the return that has been achieved on the security, but focuses on yields to maturity and on the expected future return.

The Investment Manager does not take into consideration labour, environmental, social, or ethical considerations in the selection, retention or realisation of investments of the Fund, as these decisions are primarily based on economic considerations. However, sometimes these matters do indirectly affect the economic factors upon which investment decisions are based.

1.3 What is meant by 'Investment Grade'

Securities in which the Fund invests are assigned a credit rating. A credit rating is an assessment of the credit quality of the bond and is meant to indicate to an investor the level of risk they will be carrying by investing in a bond.

In some cases the credit rating is undertaken by a credit rating agency (such as S&P, Moodys or FitchRatings) and they take into account the financial strength of the bond issuer, the quality of the collateral and where the bond ranks in priority for return of principal.

However, sometimes borrowers in the corporate loan market do not have independent ratings. Instead, in order to assess the creditworthiness of borrowers, the Investment Manager uses its own proprietary credit rating models that employ a similar approach to that used by the independent credit rating agencies.

In assessing the credit worthiness of a borrower, the Investment Manager applies a rating to reflect the risk of payment default and recovery.

While the Investment Manager's methodology is similar to that applied by the independent rating agencies and regulated banks it is not identical meaning some ratings applied by the Investment Manager may be higher (better credit risk) or lower (weaker credit risk) than those applied by independent rating agencies.

2. Fees and costs – additional information

2.1 Additional information about management fees and costs

Management costs

The management costs in the fees and costs table in the PDS include the Other Fees and Expenses incurred during the year to 30 June 2025, which comprise the Responsible Entity's fees as well as indirect costs associated with investments in interposed vehicles and the usual ongoing expenses associated with operating the Fund (such as annual tax and audit costs, fund administration fees, registry fees and custody fees).

The Responsible Entity's fees are tiered, based upon the total value of assets in the Fund. See also 'Maximum fees' in Section 2.3.

The Fund's Other Fees and Expenses incurred during the year to 30 June 2025 do not include any abnormal costs. Abnormal costs are costs that may be incurred by the Fund irregularly or on a one-off basis, such as costs associated with calling unitholder meetings, fees associated with any removal of the Responsible Entity and other unexpected legal or other advisory costs to the Fund.

Management costs do not include transaction costs. Transaction costs are amounts which an investor in a fund would bear if they invested in the assets of the Fund directly. This is explained below under the heading 'Transaction costs'.

The management costs disclosed in the fees and costs tables in the PDS are based on costs incurred during the year to 30 June 2025.

2.2 Transaction costs

These are costs associated with making and disposing of the Fund's investments. They include –

- (a) any buy/sell spread, and
- (b) other transaction costs (i.e. brokerage, settlement and clearing costs).

Buy/sell spread

Where transaction costs are incurred as a result of buying and selling Fund assets for applications and withdrawals, an allowance for those expected costs may be added to, or subtracted from, the Fund's unit price in determining an application price (for applications) and a withdrawal price (for withdrawals) per unit. The difference between the application price and the withdrawal price is the buy/sell spread.

A buy/sell spread is an additional cost to Investors (within the application price or withdrawal price) and is not a fee paid to the Responsible Entity or the Investment Manager, but is instead retained as part of the assets of the Fund.

Other transaction costs

These can include for example brokerage and settlement costs.

Transaction costs are payable from the Fund and may vary from year to year.

The transaction costs incurred for the year to 30 June 2025 were 0.03% of the gross asset value of the Fund.

For example, for every \$50,000 of asset value of the Fund, the Fund will incur transaction costs of \$15 per annum. This amount is net of any amount of costs recovered by a buy-sell spread.

Transaction costs are an additional cost to an Investor, where they have not already been recovered by a buy-sell spread.

2.3 General

Fees paid to a financial adviser or broker

If you have a financial adviser or broker, then you may also have to pay other fees to your adviser. Details of adviser fees should be set out in the Statement of Advice given to you by your adviser.

Waiver or deferral of fees

The Responsible Entity or the Investment Manager may, in their discretion, accept lower fees and expenses than they are entitled to receive, or may defer or waive payment of those fees and expenses for any time. If payment is deferred, then the fee will accrue until paid.

Maximum fees

Under the Constitution, the Responsible Entity is entitled to charge management fees. The maximum management fees payable to the Responsible Entity under the Constitution is 2% per annum of gross asset value of the Fund.

Government and other charges

Government fees, taxes and duties, as well as charges made by your financial institution (including dishonour fees), may also apply to investments and withdrawals, and these are payable from your investment.

Differential fees

The Responsible Entity may negotiate with 'wholesale clients' (as defined in the Corporations Act), on an individual basis, in relation to rebates on management fees in circumstances permitted by the Corporations Act or applicable relief granted by ASIC. In the event rebates are offered, they will be paid by either the Responsible Entity or Investment Manager and therefore will not affect the fees paid by, or any distributions to, other Investors.

3. How managed investment schemes are taxed – additional information

We recommend that investors obtain their own specific income tax advice tailored to their particular circumstances with respect to their investment in the Fund. The following are general comments regarding the Australian income tax implications from an investment made in the Fund and may or may not apply to you. The comments below assume that Investors are Australian residents holding their Units in the Fund on capital account.

The Fund will be an Australian resident trust for Australian income tax purposes and the income of the Fund should 'flow through' to Investors on the basis that Investors will either be presently entitled to the income of the Funds each financial year or, if the Fund is an AMIT, on the basis that Investors have had income 'attributed' to them. On this basis, the Fund itself should not pay any Australian income tax.

Each Investor who is an Australian resident for tax purposes will be required to include in their assessable income their proportionate share of the net income of the Fund in a year, whether the amounts are distributed in the same year or the following year, or reinvested.

Based on the Fund's investment strategy, distributions could comprise:

- assessable income (such as distributions and interest);
- tax deferred income; and
- tax offsets or credits.

The Responsible Entity will send Investors an annual tax statement setting out the components of their distributions in respect of that year. The sum of these components may differ to the amount of cash distribution that Investors receive.

3.1 Disposal of units

Australian resident Investors are generally subject to CGT on gains made when they dispose of their Units, such as a withdrawal from the Fund.

Depending on your particular circumstances, including whether you are an Australian resident and if you have held the Units for at least 12 months, you may be entitled to discount CGT treatment. The current CGT concession is 50% for an Australian resident individual or trust and 33 1/3% for an investor that is a complying superannuation fund. Investors who are companies are not eligible for the CGT discount.

The Fund may distribute tax deferred income (non-assessable amounts) which are generally not subject to income tax. Broadly, the receipt of certain non-assessable amounts may reduce the cost base of the Investor's investment in the Fund. If the cost base of an Investor is reduced to 'nil' by tax-deferred distributions, further tax deferred distributions received may trigger a taxable capital gain. Capital gains arising as a result of this may qualify for discount CGT treatment (if eligible).

3.2 Providing a Tax File Number (TFN)

You do not have to disclose your tax file number (**TFN**) or any Australian Business Number (**ABN**) you may have. The law is very strict on how we can use these details.

If you choose not to provide us with your TFN or ABN and do not quote a valid exemption, we must withhold tax at the highest marginal rate, plus the Medicare levy, before paying on any distribution to you.

3.3 Non-resident Investors

Tax outcomes can be different for Investors who are not residents of Australia for tax purposes. For example, when a non-resident Investor is entitled to a share of the net income of the Fund, the Responsible Entity may be required to withhold tax from the distribution of certain Australian sourced income or capital gains. The amount withheld will depend on the type of income and the country of residence of the Investor, as well as whether the Fund is a withholding MIT.

Non-resident Investors will generally not be subject to capital gains tax in the event they dispose of their Units where the Unit is not 'taxable Australian property'. Generally, a Unit will not be taxable Australian property for this purpose, unless the Investor has (with associates) a 10% or more interest in the Fund and more than 50% of the market value of the Fund's assets are attributable to Australian real property.

You are strongly advised to seek your own professional tax advice in respect of your investment in the Fund, including any transfers or withdrawal from the Fund.

3.4 Attribution Managed Investment Trust regime

A regime for taxing certain eligible MITs (known as AMITs) is available where the conditions for eligibility to be an AMIT are met and the Responsible Entity makes an irrevocable choice for it to apply.

The AMIT regime includes the following measures:

- an attribution method for allocating taxable income to Investors, which is independent of the amount of income distributed to them;
- clarification that income distributed to Investors retains the tax character it had in the hands of the Fund;
- an ability for under and over distributions of income to be dealt with in the year in which they are discovered;
- both upwards and downwards adjustments to Investors' cost base for CGT purposes in specified circumstances;
- clarification of the treatment of tax deferred distributions; and
- deemed fixed trust treatment.

As at the date of this Additional Information Booklet, the Responsible Entity has made no election for the AMIT regime to apply to the Fund. If, in the future, the Responsible Entity makes a choice for the AMIT regime to apply, Investors will be advised.

The tax position of the Fund and Investors will change if the AMIT regime begins to apply to the Fund. Investors should seek their own tax advice on the potential impact of the Responsible Entity choosing for the AMIT regime to apply to the Fund.

3.5 Proposed reform to taxation of trust taxable income

Additionally, we note that a proposed measure was announced in the 2026-2027 Federal Budget delivered on 12 May 2026 which may effectively require the trustee of a discretionary trust to pay tax, at a rate of 30%, on the taxable income of a discretionary trust. The measure overall is intended to operate from 1 July 2028, subject to certain exceptions. Legislation on how this measure will be implemented has not yet been released and it is not yet known how a "discretionary trust" will be defined for these purposes. From the information available, the Responsible Entity does not anticipate that these amendments will apply to the Fund, or the trusts in which the Fund invests. However, the Responsible Entity will monitor these changes as they develop.

As part of the 2026-2027 Federal Budget, the government has passed legislation which replaces the CGT discount for individual and trusts with cost base indexation from 1 July 2027, and imposes a 30% minimum tax on capital gains accruing from 1 July 2027. The changes do not apply to capital gains made by companies or superannuation funds.

All prospective investors should carefully consider these changes and should consult with an independent professional tax advisor as to the implications of these CGT changes and any other changes announced in the 2026-2027 Federal Budget but which have not yet been legislated.

4. Additional information

4.1 Important documents

Constitution

The Fund has been registered by ASIC as a managed investment scheme pursuant to Chapter 5C of the Corporations Act. The Constitution is the primary document governing the rights and obligations between the Responsible Entity and investors. If you invest in the Fund, you agree to be bound by the terms of the Constitution. A copy of the Constitution is available free of charge from the Responsible Entity.

Compliance Plan

The Responsible Entity has a compliance plan for the Fund lodged with ASIC. The compliance plan describes the procedures used by the Responsible Entity to ensure it complies with the Corporations Act and Constitution, in the operation of the Fund.

Investment Management Agreement

The Investment Management Agreement is an agreement between the Responsible Entity and the Investment Manager, which governs the role of the Investment Manager in investing and managing the Fund and providing other services in relation to the Fund.

The Investment Manager is entitled to receive a management fee of 0.51% per annum (inclusive of GST less RITCs) of the gross asset value of the Fund in respect of Ordinary Units.

The Investment Manager is entitled to be reimbursed for all expenses (reasonably incurred) by the Investment Manager.

The Investment Management Agreement contains provisions dealing with matters such as the Investment Manager's obligations to report to the Responsible Entity.

The Investment Management Agreement will remain in force until the Fund is wound up, unless the agreement is terminated earlier in accordance with its provisions. The agreement can be terminated by the Responsible Entity if the Investment Manager is in material breach of the agreement, and that breach has not been remedied after a certain time. There are also provisions allowing the Responsible Entity to terminate if, for example, the Investment Manager becomes insolvent.

4.2 Investing through an Investment Service

As explained in the PDS, an Investor through an Investor Directed Property Service (**IDPS**) or IDPS-like scheme (known commonly as a master trust or wrap account or nominee or custody service) is not a direct investor in the Fund, rather they are an "indirect investor", and some things are different for them.

Indirect investors –

- (a) are not investors in the Fund – the administration platform operator is the investor,
- (b) do not acquire the rights of an investor – the administration platform operator has these rights,
- (c) do not receive distributions or reports directly from us – we send these to the administration platform operator, and
- (d) do not directly participate in investor meetings or directly in any winding up of the Fund, and the administration platform operator can participate if it chooses.

Investors who wish to access the Fund through an administration platform are authorised to use the PDS for that purpose. However, you should contact your Investment Service operator to find out how some of the features of the Fund might be different for you.

4.3 Related party transactions and conflicts of interest

In our position as responsible entity of the Fund, we may from time-to-time face conflicts between our duties as responsible entity, our duties to other funds we manage and our own interests. We will manage any conflicts in accordance with the Corporations Act, the Constitution, ASIC policy, our conflicts of interest policy, and the law.

The Responsible Entity has appointed an associated company, Unity Fund Services Pty Ltd ABN 16 146 747 122, as Administrator for fund accounting services and has also appointed a related party, One Registry Services Pty Limited ABN 69 141 757 360, as Registry Provider for registry services in respect of the Fund. The Responsible Entity has appointed these parties in consultation with, and with agreement from, the Investment Manager.

The Administrator and the Registry Provider may be entitled to be paid removal fees from the Fund if their appointments are terminated within four years of the date of their appointment, in accordance with the relevant service agreements. The Registry Provider is entitled to retain any interest earned on a registry services account (eg applications account).

We may from time-to-time enter into other transactions with other related entities. All transactions will be effected at market rates or at no charge, and in accordance with the Corporations Act.

We and the Investment Manager have policies on proposed or potential related party transactions to ensure that any actual or potential conflicts of interest are identified and appropriately dealt with. Copies of our policy on related party transactions are available on request.

As part of the Fund's investment strategy, the Fund may invest into other investment funds which are managed by the Investment Manager.

Members of One Investment Group (**OIG**) hold and administer a large number of bank accounts on behalf of their clients/funds. Where possible, **OIG** seeks to negotiate terms for the bank accounts of its clients/funds that would not be available to those clients/funds on a standalone basis, including in particular the benefit of a higher interest rate than is ordinarily offered to other parties by a bank. Where such preferential terms are negotiated, **OIG** may also receive a fee or benefit (**OIG Benefit**) from the relevant bank. This **OIG Benefit** is not paid out of a client/fund bank account or from interest earned on such bank account and will not appear on any bank statement of a client/fund. Neither is it an asset of a client/fund.

4.4 Change of Responsible Entity

A change of responsible entity for the Fund requires Investors to pass an extraordinary resolution to give effect to the replacement. An extraordinary resolution must be passed by at least 50% of the total votes that may be cast by Investors entitled to vote (including Investors who are not present in person or by proxy).

4.5 Continuous disclosure

As the Fund has 100 or more Investors (as at the date of this PDS), it is a disclosing entity for the purposes of the Corporations Act and will be subject to regular reporting and disclosure obligations. We will follow ASIC's good practice guidance in satisfying our continuous disclosure obligations via website notices. Information and continuous disclosure notices for the Fund will be available by going to www.oneinvestment.com.au/oracle or by contacting us.

Direct Investors have the right to obtain from the Responsible Entity, free of charge, the following documents:

- The annual financial report most recently lodged with ASIC for the Fund.
- Any half-year financial report lodged with ASIC for the Fund.
- Any continuous disclosure notices given by the Fund.

The above documents will be available by going to www.oneinvestment.com.au/oracle or by contacting us.

4.6 Foreign tax compliance disclosure

The Foreign Account Tax Compliance Act (FATCA) is United States (US) legislation that enables the US Internal

Revenue Service to identify and collect tax from US residents that invest in assets through non-US entities. The OECD Common Reporting Standards for Automatic Exchange of Financial Account Information (CRS) is a similar global regime aimed at collecting and reporting on an investor's tax status. If you are a foreign resident for tax purposes, then you should note the Fund will comply with its FATCA and CRS obligations by collecting, retaining and reporting about certain investors to the ATO.

4.7 Indemnity

The Responsible Entity is indemnified out of the Fund against all liabilities incurred by it in properly performing or exercising any of its powers in the proper performance of its duties in relation to the Fund. This indemnity includes any liability incurred as a result of any act or omission of a delegate or agent appointed by the Responsible Entity.

Subject to the law, the Responsible Entity may retain or pay out from the assets of the Fund any sum necessary to effect such an indemnity.

4.8 Consents

Each of the parties referred below has given and not, prior to the date of the PDS and this AIB, withdrawn its written consent to the inclusion of the statements in the PDS and this AIB made in the capacity specified below in the form and content in which the statements appear:

- (a) Tamarama Investment Management Pty Ltd – Investment Manager.
- (b) Unity Fund Services Pty Limited – Administrator for the Fund.
- (c) One Registry Services Pty Limited – Unit Registry.

4.9 Reports to investors

Direct Investors will receive the following information:

- An investment confirmation upon issuing Units.
- Periodic Fund updates, generally provided quarterly.
- An annual tax statement detailing information required for inclusion in your annual income tax return.

Annual financial reports are available at www.oneinvestment.com.au/oracle. These will not be sent to you unless requested. Where the Fund becomes a disclosing entity, half-year financial reports will also be available for Direct Investors.

5. Glossary

AFS licence	Australian financial services licence.
AMIT	Attribution managed investment trust.
Constitution	The constitution of the Fund, as amended from time to time.
CPI	Consumer price index.
Direct Investor	Someone who invests directly in the Fund (rather than through an Investment Service).
Fund	Oracle Fixed Interest Fund ARSN 650 401 004.
GST	Goods and services tax.
Indirect Investor	Someone who invests in the Fund through an Investment Service.
Investment Grade	A BBB- rating or higher provided by Standard & Poors, Moodys or FitchRatings or alternatively has been rated by the Investment Manager as Investment Grade using its proprietary process (see Section 1.3).
Investment Manager	Tamarama Investment Management Pty Ltd ACN 696 539 625.
Investment Service	An Investor Directed Portfolio Service (IDPS) or IDPS-like scheme (known commonly as a master trust or wrap account or nominee or custody service).
Investor	A holder of Units in the Fund.
MIT	Managed investment trust.
Ordinary Unit	A Unit issued by the Responsible Entity in the class known as 'ordinary units', which have and are subject to all of the rights, obligations and restrictions set out in the Constitution, but subject always to the rights, obligations and restrictions attaching to any other class, as set out in the terms of issue of that other class.
Other Fees and Expenses	The usual ongoing costs of operating the Fund, including Responsible Entity fees, annual tax and audit costs, fund administration fees, registry fees and custody costs.
RBA Cash Rate	The official interest rate set by the Reserve Bank of Australia (RBA) on unsecured overnight loans between banks in the money market.
Responsible Entity	One Managed Investment Funds Limited ACN 117 400 987.
RITC	Reduced input tax credits.
Unit	A unit in the Fund.