PERIODIC REVIEW

ARC RATINGS ANNOUNCES THE PERIODIC REVIEW OF THE RATING ASSIGNED TO THE GLOBAL NOTES ISSUED BY ELM COMPANY

London, 14 May 2025 – ARC Ratings (UK) Limited (ARC) announces the periodic review of the rating assigned to the Global Notes issued by Elm Company.

Issuer	Tranche/Class	Amount	Final Maturity Date	Rating Class	Rating	Outlook	Next Review Date
Elm Company	Global Notes	USD 57m	15 June 2029	CLN	AA-	Stable	14 May 2026

This Periodic Review reflects the last time the transaction was formally reviewed, however does not involve a rating panel and does not announce a rating action. Periodic Reviews are carried out by ARC in conformity with the applicable criteria and the key rating factors detailed below.

CREDIT QUALITY

The credit quality reflects the underlying credit risk of the asset or pool of assets. This includes, when applicable, default risk of underlying obligors or obligations, loss given default, liquidity risk, and market risk. ARC uses performance reports and any available updated deal level data to determine changes in the underlying credit metrics, including, but not limited to, information on asset performance, current or potential future asset composition as well as other relevant credit developments in the deal. ARC will also take into account relevant qualitative or quantitative aspects as well as where it deems them appropriate to the Credit Quality.

JAKE SHOER
Senior Structured Finance Analyst
Lead Analyst
jake.shoer@arcratings.com

ASHLEY THOMAS
Head of Structured Finance (UK)
ashley.thomas@arcratings.com

COUNTERPARTY RISK

Counterparty risk reflects the risk of a potential default of any credit-relevant deal counterparties. This can include, but is not limited to, parties such as: originator/sponsor, servicer, hedge counterparty, account bank and guarantor/supporting entity. Potential default risk of instruments in which deal cash is invested is also considered. Resulting risks taken into account include, when applicable, set-off risk, commingling risk, hedge counterparty exposures, operational risk and risk of default by account bank, default of guarantor/supporting entity or of issuer's investments. Counterparty risk will continually be assessed against the applicable criteria thresholds for a given transaction. Information provided in performance reports may also be used in assessing Counterparty risk when relevant.

LEGAL/REGULATORY FACTORS

Legal/Regulatory factors take into account how legal, regulatory or tax risks affect deal performance. For instance, such risks may affect an issuer's bankruptcy remoteness, legal construct of hedges or the validity of true sale of the securitised assets. Periodic Reviews will include an analysis of such risks and will also address any changes in regulation, law or taxation which may have occurred since the last review of the deal.

STRUCTURAL CONSIDERATIONS:

Structural considerations are the analysis of the effect of a deal's particular cashflow mechanics on the overall credit analysis. The priority of payments contained in the deal's transaction documents is reviewed during a Periodic Review and compared with available information from remittance reports. Features such as subordination, triggers, revolving periods, overcollateralization, reserve accounts, excess spread trapping or other structural features may all have a material credit impact. Where applicable, external structural enhancements, such as letters of credit, or third-party liquidity sources are also reviewed.

The Periodic Review date reflects the last time the transaction was formally reviewed. Periodic Reviews do not involve a rating panel. The publication of information regarding Periodic Reviews does not announce a credit rating action and is not an indication of whether or not a credit rating action is likely in the near future. Credit ratings, outlooks and watch status cannot be changed in a Periodic Review and hence are not impacted by the publication of information regarding a Periodic Review. In cases where the last Periodic Review date is the date of the last rating action, please refer to the associated rating report or press release for a detailed description of the rating rationale. Periodic Reviews are carried out by ARC in conformity with the applicable criteria and the key rating factors detailed above.

For details regarding a deal`s credit rating actions, including the rationale and key rating factors, please see the respective issuer's profile on ARC Ratings' website (www.arcratings.com).

DISCLAIMERS

ARC Ratings only provides a rating of the rated securities or of the issuer and neither recommends nor will recommend how an issuer can or should achieve a particular rating outcome. A rating does not cover a potential change in laws and is not and cannot be regarded as an audit. Moreover, ARC Ratings is not a party to any transaction documents of the instrument/transaction it is rating. Users of our ratings should familiarise themselves with the transaction documents. ARC Ratings does not act as a legal, tax, financial, investment or other advisor and users should seek professional advice from appropriate third parties where necessary.

ARC Ratings, S.A. is registered as a Credit Rating Agency with the European Securities and Markets Authority (ESMA), within the scope of the Regulation (EC) Nº 1060/2009 of the European Parliament and of the Council, of 16 September, and recognised as External Credit Assessment Institution (ECAI).

ARC Ratings (UK) Limited is registered as a Credit Rating Agency with the United Kingdom Financial Conduct Authority, within the scope of the Statutory Instrument Nº 266/2019, of 13 February, and recognised as ECAI.

This Periodic Review should be read together with initial Rating Report/Press Releases and with the subsequent Review reports/press releases.

Credit Ratings assigned by ARC Ratings are independent and forward looking opinions of the relative credit risks of financial obligations issued by various entities. The credit risk is the risk that an entity may not meet its financial obligations as they come due i.e. the capacity and willingness of an entity/issuer to make all required interest and principal payments on a given obligation in a timely manner in accordance with its terms. Credit ratings express risk in relative rank order - they are an ordinal measure of credit risk whose probability of default or loss may vary through the credit cycle. They are issued using an established and defined ranking system of rating categories (rating scale). ARC's credit ratings are determined using ARC's published rating criteria.

The rating(s) assigned by ARC Ratings in this report was/were sought by the entity whose financial commitments are being rated.

ARC Ratings provides to the entity whose financial commitments are being rated the documents that substantiate the rating to be attributed. This entity is thus given the opportunity to clarify or correct factual details. ARC Ratings also grants the issuer the possibility of appealing a rating accorded by ARC as long as this appeal is supported on additional information that hasn't been taken into account in the original rating accordance.

ARC Ratings, S.A. historical default rates are published in the European Securities and Markets Authority Central Repository (CEREP) which can be accessed on the website cerep.esma.europa.eu/cerep-web/. It should be highlighted that ARC Ratings' rating portfolio can be characterized as a "very low default portfolio" and therefore the agency's historical defaults are not statistically significant. Default is the lack of full and timely payment of capital or interest or of the occurrence of any event that explicitly indicates that the future full and timely payment of those commitments will not occur (e.g., in case of insolvency).

Ratings do not constitute a recommendation or offer or solicitation to buy or sell any investments that may be mentioned, and are only one of the factors that investors may wish to consider. The use of any rating is entirely at the user's own risk.

Throughout the entire period during which ratings are valid, ARC Ratings monitors the issuer's performance on a constant basis and may bring forward the date of the review or carry out an interim review as events warrant. Hence, prior to an investor using a rating, ARC Ratings recommends that the user consults the listing of public ratings available at the website www.arcratings.com.

ARC Ratings' ratings are assigned based on information, which may include confidential information, collected from a wide variety of sources which ARC Ratings believes to be reliable including from the entity being rated or whose financial commitments are subject to rating. ARC Ratings has adopted and implements measures aiming to ensure that, to the extent available in the circumstances, it has obtained reasonable verification of the information it uses in assigning a rating and that such information is from reliable sources. Notwithstanding the foregoing, if ARC Ratings is not satisfied with the quality of the information it receives it will decline to assign the rating. The according of a rating should not be viewed as a guarantee of the accuracy, completeness, or timeliness of the information relied on in connection with the rating or the results obtained from the use of such information.

In the rating process, ARC Ratings adopts procedures and methodologies aimed at ensuring transparency, credibility and independence, and also that rating classifications are not influenced by conflicts of interest.

CONTACT DETAILS

ARC Ratings (UK) Limited

25 Cabot Square
Canary Wharf
London E14 4QZ
UNITED KINGDOM
+44 203 927 8600
arcratings_uk@arcratings.com

ARC Ratings, S.A.

Av. da Liberdade,
69 – 6º B
1250-140 Lisbon
PORTUGAL
+351 21 304 11 10
arcratings_eu@arcratings.com