

**PUBLIC OPENING POSITION DISCLOSURE/DEALING DISCLOSURE BY
A PERSON WITH INTERESTS IN RELEVANT SECURITIES REPRESENTING 1% OR MORE
Rule 8.3 of the Takeover Code (the "Code")**

1. KEY INFORMATION

(a) Full name of discloser:	Quilter PLC (and subsidiaries)
(b) Owner or controller of interests and short positions disclosed, if different from 1(a): <i>The naming of nominee or vehicle companies is insufficient. For a trust, the trustee(s), settlor and beneficiaries must be named.</i>	
(c) Name of offeror/offeree in relation to whose relevant securities this form relates: <i>Use a separate form for each offeror/offeree</i>	British Land Company plc
(d) If an exempt fund manager connected with an offeror/offeree, state this and specify identity of offeror/offeree:	
(e) Date position held/dealing undertaken: <i>For an opening position disclosure, state the latest practicable date prior to the disclosure</i>	09/02/2026
(f) In addition to the company in 1(c) above, is the discloser making disclosures in respect of any other party to the offer? <i>If it is a cash offer or possible cash offer, state "N/A"</i>	No

2. POSITIONS OF THE PERSON MAKING THE DISCLOSURE

If there are positions or rights to subscribe to disclose in more than one class of relevant securities of the offeror or offeree named in 1(c), copy table 2(a) or (b) (as appropriate) for each additional class of relevant security.

(a) Interests and short positions in the relevant securities of the offeror or offeree to which the disclosure relates following the dealing (if any)

Class of relevant security:	25p ordinary			
	Interests		Short positions	
	Number	%	Number	%
(1) Relevant securities owned and/or controlled:	14,910,543	1.49		
(2) Cash-settled derivatives:				
(3) Stock-settled derivatives (including options) and agreements to purchase/sell:				
TOTAL:	14,910,543	1.49		

All interests and all short positions should be disclosed.

Details of any open stock-settled derivative positions (including traded options), or agreements to purchase or sell relevant securities, should be given on a Supplemental Form 8 (Open Positions).

(b) Rights to subscribe for new securities (including directors' and other employee options)

Class of relevant security in relation to	
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which subscription right exists:	
Details, including nature of the rights concerned and relevant percentages:	

3. DEALINGS (IF ANY) BY THE PERSON MAKING THE DISCLOSURE

Where there have been dealings in more than one class of relevant securities of the offeror or offeree named in 1(c), copy table 3(a), (b), (c) or (d) (as appropriate) for each additional class of relevant security dealt in.

The currency of all prices and other monetary amounts should be stated.

(a) Purchases and sales

Class of relevant security	Purchase/sale	Number of securities	Price per unit
25p ordinary	Purchase	300	4.1269
25p ordinary	Purchase	1,689	4.124
25p ordinary	Purchase	10,000	4.059
25p ordinary	Purchase	99	4.03947
25p ordinary	Purchase	124	4.02749
25p ordinary	Purchase	666	4.02374
25p ordinary	Purchase	415	3.98073
25p ordinary	Sale	245	4.09713
25p ordinary	Sale	175	4.09335
25p ordinary	Sale	1,710	4.09332
25p ordinary	Sale	25	4.08131
25p ordinary	Sale	800	4.07724
25p ordinary	Sale	295	4.06755
25p ordinary	Sale	295	4.06752
25p ordinary	Sale	130	4.06552
25p ordinary	Sale	175	4.05829
25p ordinary	Sale	353	4.02777
25p ordinary	Sale	200	4.02716
25p ordinary	Sale	130	4.02651
25p ordinary	Sale	383	4.023
25p ordinary	Sale	25	4.02262
25p ordinary	Sale	250	4.01913
25p ordinary	Sale	2,050	4.017
25p ordinary	Sale	328	4.01516
25p ordinary	Sale	245	4.00914
25p ordinary	Sale	320	4.0091
25p ordinary	Sale	1,145	4.00866
25p ordinary	Sale	115	4.00852
25p ordinary	Sale	83	4.0075
25p ordinary	Sale	188	4.00517
25p ordinary	Sale	4,100	4.00404
25p ordinary	Sale	700	3.99826
25p ordinary	Sale	180	3.99318
25p ordinary	Sale	250	3.99244
25p ordinary	Sale	220	3.98115
25p ordinary	Sale	105	3.97253
25p ordinary	Sale	1,500	3.96732

(b) Cash-settled derivative transactions

Class of relevant security	Product description e.g. CFD	Nature of dealing e.g. opening/closing a long/short position, increasing/reducing a long/short position	Number of reference securities	Price per unit

(c) Stock-settled derivative transactions (including options)

(i) Writing, selling, purchasing or varying

Class of relevant security	Product description e.g. call option	Writing, purchasing, selling, varying etc.	Number of securities to which	Exercise price per unit	Type e.g. American, European	Expiry date	Option money paid/received
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			option relates		etc.		per unit

(ii) Exercise

Class of relevant security	Product description <i>e.g. call option</i>	Exercising/ exercised against	Number of securities	Exercise price per unit

(d) Other dealings (including subscribing for new securities)

Class of relevant security	Nature of dealing <i>e.g. subscription, conversion</i>	Details	Price per unit (if applicable)

4. OTHER INFORMATION

(a) Indemnity and other dealing arrangements

<p>Details of any indemnity or option arrangement, or any agreement or understanding, formal or informal, relating to relevant securities which may be an inducement to deal or refrain from dealing entered into by the person making the disclosure and any party to the offer or any person acting in concert with a party to the offer: <i>Irrevocable commitments and letters of intent should not be included. If there are no such agreements, arrangements or understandings, state "none"</i></p>
None

(b) Agreements, arrangements or understandings relating to options or derivatives

<p>Details of any agreement, arrangement or understanding, formal or informal, between the person making the disclosure and any other person relating to: (i) the voting rights of any relevant securities under any option; or (ii) the voting rights or future acquisition or disposal of any relevant securities to which any derivative is referenced: <i>If there are no such agreements, arrangements or understandings, state "none"</i></p>
None

(c) Attachments

Is a Supplemental Form 8 (Open Positions) attached?	NO
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Date of disclosure:	10 th February 2026
Contact name:	Henry Nevin
Telephone number*:	+44 (0)207 150 4209

Public disclosures under Rule 8 of the Code must be made to a Regulatory Information Service.

The Panel's Market Surveillance Unit is available for consultation in relation to the Code's disclosure requirements on +44 (0)20 7638 0129.

**If the discloser is a natural person, a telephone number does not need to be included, provided contact information has been provided to the Panel's Market Surveillance Unit.*

The Code can be viewed on the Panel's website at www.thetakeoverpanel.org.uk.

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