

LON Mortgage 75/100 (PP)



March 31, 2026

Canada Life segregated funds policy originally with London Life

A Canadian mortgage fund seeking to provide a high level of income while maintaining stability over the longer term.

Is this fund right for you?

- You want to protect your money from inflation while also protecting it from large swings in the market.
- You want to invest in mortgages on Canadian properties, diversified by both type and location.
- You're comfortable with a low level of risk.

RISK RATING



Fund category

Canadian Short Term Fixed Income

Inception date

July 09, 2018

Management expense ratio (MER)*

-

Fund management

Canada Life Investment Management

How is the fund invested? (as of March 31, 2026)



Asset allocation (%)

| | |
|----------------------|------|
| Domestic Bonds | 8.4 |
| Cash and Equivalents | 5.3 |
| Other | 86.3 |



Geographic allocation (%)

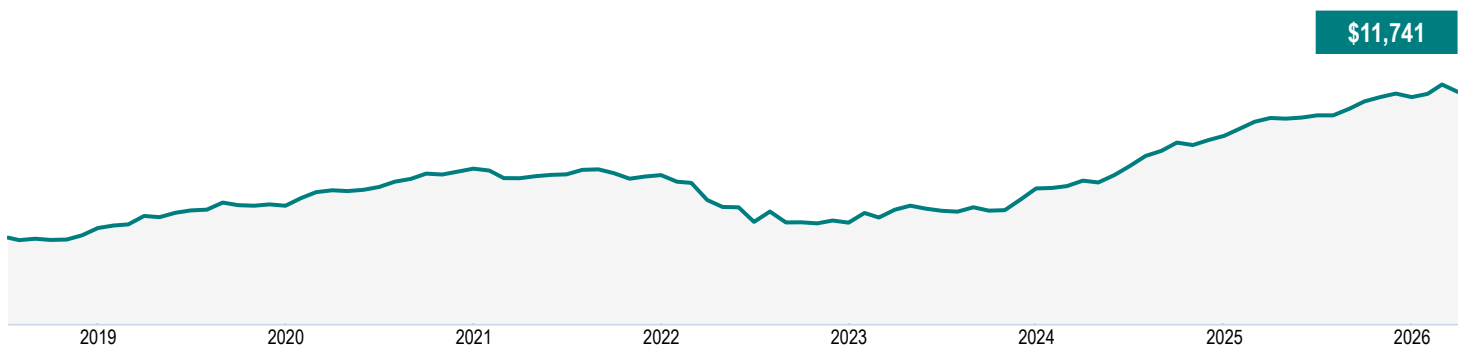
| | |
|--------|-------|
| Canada | 100.0 |
|--------|-------|



Sector allocation (%)

| | |
|--------------------------|------|
| Fixed Income | 94.7 |
| Cash and Cash Equivalent | 5.3 |

Growth of \$10,000 (since inception)



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Fund details (as of March 31, 2026)

| Top holdings | % |
|---|--------------|
| Commercial (Retail & Office) | 34.8 |
| Industrial | 23.9 |
| Apartments | 15.0 |
| Residential | 11.8 |
| Bonds | 8.4 |
| Cash & Short Term | 5.3 |
| Other Mortgages | 0.8 |
| Total allocation in top holdings | 100.0 |

| Portfolio characteristics | |
|------------------------------|-------|
| Standard deviation | 1.75% |
| Dividend yield | - |
| Yield to maturity | - |
| Duration (years) | - |
| Coupon | - |
| Average credit rating | - |
| Average market cap (million) | - |

Net assets (million)

-

Price
\$11.74

Number of holdings
7

Minimum initial
investment
\$500

Fund codes
FEL – CLGW036E

Understanding returns

Annual compound returns (%)

| 1 MO | 3 MO | YTD | 1 YR | 3 YR | 5 YR | 10 YR | INCEPTION |
|-------|------|------|------|------|------|-------|-----------|
| -0.75 | 0.53 | 0.53 | 2.72 | 4.35 | 1.86 | - | 2.10 |

Calendar year returns (%)

| 2025 | 2024 | 2023 | 2022 | 2021 | 2020 | 2019 | 2018 |
|------|------|------|-------|-------|------|------|------|
| 4.13 | 5.94 | 4.02 | -5.29 | -0.71 | 4.27 | 2.63 | - |

Range of returns over five years (August 01, 2018 - March 31, 2026)

| Best return | Best period end date | Worst return | Worst period end date | Average Return | % of periods with positive returns | Number of positive periods | Number of negative periods |
|-------------|----------------------|--------------|-----------------------|----------------|------------------------------------|----------------------------|----------------------------|
| 2.01% | Feb. 2026 | 0.67% | July 2023 | 1.28% | 100.00% | 33 | 0 |

Contact information

Customer service centre

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Commentary and opinions are provided by Canada Life Investment Management.

*For Partner series and Preferred partner series an advisory and management services (AMS) fee, of between 0.50% and 1.25%, is negotiated between you and your advisor. The MER doesn't include this fee.

^Deferred Sales Charge (DSC) purchase option is not available for new contributions given regulatory bans that came into effect June 1, 2023. For certain policies where DSC is the only sales charge option available, new contributions may be accepted. Additional disclosure may be required.

†Soft capped - Contributions are no longer accepted to new investors., ‡Hard capped - Contributions are no longer accepted.

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