CONFIDENTIAL INFORMATION MEMORANDUM

STRICTLY PRIVATE & CONFIDENTIAL

Wildlife Conservation & Breeding Platform

A vertically integrated breeding, conservation and international sourcing platform built around high-value specialized species.

PREPARED IN PARTNERSHIP WITH
Empowered Business Brokers

OPPORTUNITY
Equity Investment / Acquisition

DATE
June 2026

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NOTICE

Confidentiality & Disclaimer

This Confidential Information Memorandum (the “Memorandum”) has been prepared solely to assist the recipient in evaluating a potential investment in, or acquisition of, the wildlife conservation and breeding platform described herein (the “Platform”). It is provided on a strictly confidential basis to a limited number of qualified parties and may not be reproduced, distributed, or disclosed, in whole or in part, without the prior written consent of the Platform’s ownership and its representatives.

The information contained herein has been supplied by the Platform’s ownership and operating partner. While believed to be accurate, it has not been independently verified. No representation or warranty, express or implied, is made as to the accuracy or completeness of this Memorandum, and nothing herein shall be relied upon as a promise or representation as to future performance.

All financial figures, projections, returns, and unit economics presented in this Memorandum are **forward-looking estimates prepared by management** based on assumptions regarding breeding outcomes, animal pricing, import timing, sourcing availability, and operating costs. Actual results will differ, potentially materially. The model excludes terminal/residual value of the breeding herd, land, and facilities, and excludes recipient-specific tax, fee, and hurdle adjustments.

The Platform operates in a regulated sector. The sourcing, import, export, holding, breeding, and sale of the species described herein are subject to U.S. federal and state regulation and international (including CITES) permitting requirements. Projected timelines and volumes assume the continued availability of required permits and regulatory approvals. Photographs are representative of the species and are subject to their respective licensing terms.

This Memorandum does not constitute an offer to sell or a solicitation of an offer to buy any security and is not a recommendation regarding any transaction. Each recipient should conduct its own independent investigation and consult its own legal, financial, tax, and regulatory advisors.

01 — Executive Summary

The Opportunity at a Glance

A rare opportunity to acquire — or invest into — a vertically integrated wildlife breeding and conservation platform built around a portfolio of high-value, specialized species, anchored by deep international sourcing relationships that capital alone cannot replicate.

INITIAL CAPITAL
$11.5M
Sized through the cash trough with ~$1.1M contingency

5-YEAR REVENUE
$70.7M
Across four revenue-generating species lines

5-YEAR EBITDA
$37.1M
52.5% blended EBITDA margin

MOIC
4.04x
On a $11.5M equity basis, cash-only

5-YEAR IRR
32.2%
Geometric, excluding terminal value

CAPITAL PAYBACK
18 mo
First month cumulative cash ≥ capital

Why this Platform

- **High-value living assets.** An appreciating breeding herd of specialized species with limited U.S. supply and durable demand.
- **An irreplaceable network.** Decades of breeding, animal-management and import/export expertise, plus trusted global relationships with breeders, reserves and zoos.
- **Built-in continuity.** The founder remains as minority operating partner, transferring the network, knowledge and genetics pipeline intact.

The Structure

The investor or ownership group contributes capital, U.S.-based operational support and the strategic scaling the Platform is ready for. Day-to-day expertise stays in experienced hands through the continued operational involvement of the founding partner.

With **Empowered Business Brokers** guiding the process, this is an ideal moment to bring the right partner to the table.

02 — Business Overview

A Vertically Integrated Wildlife Platform

The Platform is a U.S.-based wildlife breeding and conservation operation that sources, imports, breeds and sells specialized, high-value species. It combines a working ranch and breeding facility with an established international sourcing channel — uniting origination, logistics, animal husbandry and sales under a single operating umbrella.

Revenue is generated by selling premium genetics into a U.S. market where demand for specialized species outpaces domestic supply. Founding affiliate facility **Global Exotic Wildlife Solutions** has been developed into a fully accredited zoological facility, reinforcing the Platform's standing and access.

Conservation at the Core

Breeding programs support genetic diversity and the propagation of sought-after and conservation-relevant species. This mission underpins regulatory credibility, industry goodwill, and privileged access to species and partners that remain closed to newcomers.

INTEGRATED VALUE CHAIN

- International & domestic sourcing of genetics
- Import / export, permitting & quarantine logistics
- Breeding, husbandry & facility operations
- Sales into the U.S. specialized-species market

Disease-free Cape buffalo — the Platform's largest revenue driver.

03 — The Ranch

The Ranch — Land & Facilities

Beyond the genetics and the operating network, the Platform is anchored by a physical ranch and breeding facility in the Texas Hill Country. The property is high game-fenced and improved with a steel building and barn, water storage and stock tanks, and an established network of interior roads and trails — the on-the-ground infrastructure that supports holding, breeding and day-to-day animal management.

Aerial view of the ranch, with the property boundary outlined.

STEEL BUILDING & BARN

GAME-FENCED FACILITY & WATER STORAGE

ON-SITE WATER / STOCK TANK

MIXED BROWSE, OAK & CEDAR COVER

SETTING & ACCESS IN THE SURROUNDING RANCH COUNTRY

04 — Species Portfolio

The Collection

Four species underpin the five-year revenue model; the broader collection reflects the operating partner's specialization and the Platform's future pipeline.

Cape Buffalo

Syncerus caffer caffer

Primary revenue driver. Disease-free breeding stock at premium genetics pricing.

REVENUE · ~$1.0M / ANIMAL

Forest Buffalo

Syncerus caffer nanus

Rare, hard-to-source subspecies commanding strong specialized demand.

REVENUE · ~$500K / ANIMAL

White Rhino

Ceratotherium simum

Flagship conservation species and a marquee breeding asset.

REVENUE · ~$250K / ANIMAL

Wallaby

Macropus rufogriseus

High-velocity, self-funding cohorts that offset early operating costs.

REVENUE · HIGH VOLUME

04 — Species Portfolio

The Collection

Sable Antelope

Hippotragus niger

Premium collection genetics; a future revenue pipeline species.

COLLECTION / PIPELINE

Roan Antelope

Hippotragus equinus

Scarce specialized antelope; high collector and breeder demand.

COLLECTION / PIPELINE

Giraffe

Giraffa camelopardalis

Marquee collection species with broad appeal across facilities.

COLLECTION / PIPELINE

Cheetah

Acinonyx jubatus

Marquee conservation species within the operating partner’s expertise.

COLLECTION / PIPELINE

05 — Operating Partner

Leadership & Operational Continuity

FRANCOIS S. SCHUTTE

Minority Operating Partner

CORE STRENGTHS

- Wildlife sourcing
- Breeding operations
- International logistics
- Animal management
- Specialized-species demand

The Platform is led operationally by **Francois Stephanus Schutte**, who intends to remain involved as a minority operating partner — providing operational leadership, international sourcing, and the industry relationships that underpin the business. With decades of experience in wildlife breeding, endangered-species management, international import/export, and conservation operations, he continues as the primary operational and industry contact.

Over a 25-year career he has specialized in the very species at the center of this Platform — Cape buffalo, white rhino, sable and roan antelope, giraffe and cheetah — and brings a rare combination of husbandry, capture and logistics capability, including commercial helicopter wildlife-capture qualification.

2011 – 2026 · Mbogo Wildlife Ranch, South Africa

Directed breeding, capture and translocation of platform species; oversaw the safe translocation of **33,000+ African wildlife specimens**; led ranch operations, animal health and staff; managed international wildlife import/export.

2021 – 2026 · Global Exotic Wildlife Solutions

Founded and developed the operation into a **fully accredited zoological facility**.

2004 – 2009 · Sable Ranch, South Africa

Game-capture management; played a key role establishing **disease-free Cape buffalo herds** across regions.

Credentials

BSc Animal Sciences (Wildlife Management), University of the Free State · Executive Board Member, Wildlife Translocation Association of South Africa · Commercial Helicopter Pilot (wildlife capture / mustering) · Fluent in English & Afrikaans.

06 — Partnership Structure

Roles, Responsibilities & Staffing

Operating Partner Responsibilities

Wildlife operations & facility oversight

- Oversee daily wildlife and ranch operations and animal-management protocols
- Lead breeding planning, expansion and long-term operational strategy
- Oversee animal-care staff and ranch personnel

International sourcing & logistics

- Source species domestically and internationally; develop future pipelines
- Personally oversee import/export logistics, permitting, transport & quarantine
- Maintain global relationships with breeders, reserves, zoos and exporters

> *Day-to-day hands-on animal-keeper duties are delegated to staff while the operating partner remains in management and oversight.*

Investor / Ownership Group

- Capital investment
- Business growth and expansion
- U.S.-based operational support
- Strategic scaling of the Platform

Staffing Plan

ROLE	PHASE
Administrative employee	Initial
Ranch operations employee	Initial
Animal keeper	Initial
Additional staff	**As operations expand**

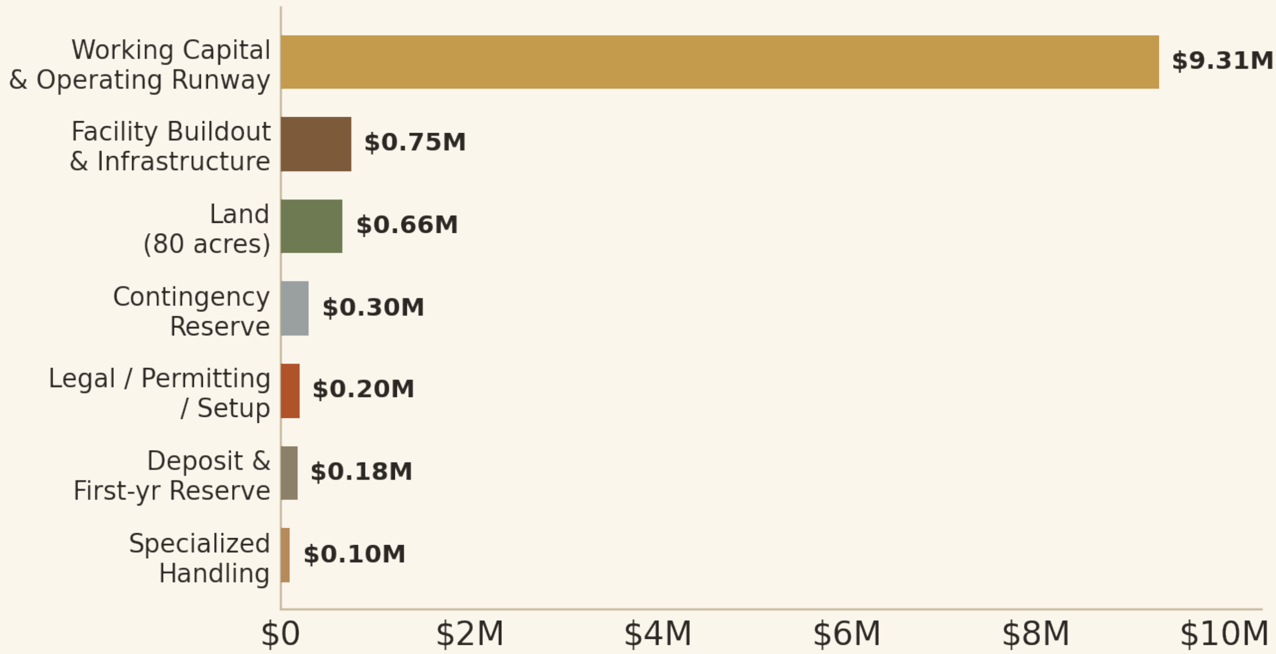
STRATEGIC IMPORTANCE OF CONTINUITY

The Platform relies on decades of industry experience, international access and trusted relationships built over generations — retained for the business through the operating partner's continued involvement.

07 — Financial Overview

Capitalization & Profit and Loss

The Platform is capitalized with an **$11.5M initial injection**, sized to fund startup capex, the first animal-import cohorts, and operating runway through the pre-delivery cash trough, with an approximate $1.1M contingency cushion.



Use of funds — $11.5M initial capital. Startup capex totals $2.19M (19%); the balance is working-capital reserve and operating runway (81%).

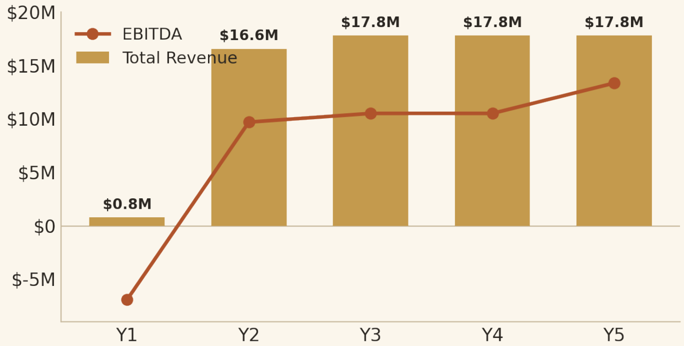
PROFIT & LOSS — ANNUAL VIEW (USD)

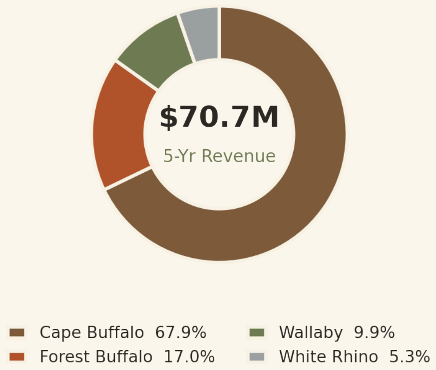
LINE ITEM	YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5	5-YR TOTAL
Total Revenue	$0.78M	$16.55M	$17.80M	$17.80M	$17.80M	$70.73M
Total COGS	($6.44M)	($4.00M)	($4.09M)	($4.09M)	($1.58M)	($20.19M)
Gross Profit	($5.66M)	$12.55M	$13.71M	$13.71M	$16.22M	$50.53M
Gross Margin	(730%)	75.8%	77.0%	77.0%	91.1%	71.5%
Total Operating Expenses	($1.26M)	($2.85M)	($3.20M)	($3.20M)	($2.87M)	($13.39M)
EBITDA	**($6.92M)**	**$9.70M**	**$10.51M**	**$10.51M**	**$13.35M**	**$37.15M**
EBITDA Margin	n/m	58.6%	59.1%	59.1%	75.0%	52.5%

P&L presents economic performance only; startup capex, the capital injection and working-capital timing are reflected on the cash-flow view. No depreciation is modeled. Year 1 reflects pre-delivery import and operating costs ahead of first major deliveries.

07 — Financial Overview

Revenue Build & Profit Centers





Revenue scales to a $17.8M annual run-rate from Year 3; EBITDA turns sharply positive from Year 2 as the first major delivery cycles complete. Cape buffalo represents ~68% of five-year revenue.

PROFIT CENTER ANALYSIS — INTEGRATED (5-YEAR)

SPECIES	UNITS	AVG / ANIMAL	REVENUE	% REV	DIRECT GROSS PROFIT	DIR. GM%
Cape Buffalo	48	$1,000,000	$48.00M	67.9%	$38.83M	80.9%
Forest Buffalo	24	$500,000	$12.00M	17.0%	$8.16M	68.0%
Wallaby	1,170	$5,962	$6.98M	9.9%	$4.50M	64.5%
White Rhino	15	$250,000	$3.75M	5.3%	$0.30M	8.0%
Combined	**1,257**	**—**	**$70.73M**	**100%**	**$51.78M**	**73.2%**

Direct Gross Profit = Revenue – import COGS – broker commission (7%) – transit insurance (2%). Shared platform opex (animal care, facility, regulatory, G&A) is not allocated to profit centers so unit economics compare like-for-like. White rhino is held primarily as a flagship/breeding asset; its direct margin reflects high import cost relative to per-unit sale price in the modeled period.

08 — Returns

Investment Returns & Cash Flow

INVESTED CAPITAL
$11.5M
Equity, Month 1

TERMINAL VALUE (CASH, M60)
$46.5M
Ending cash balance

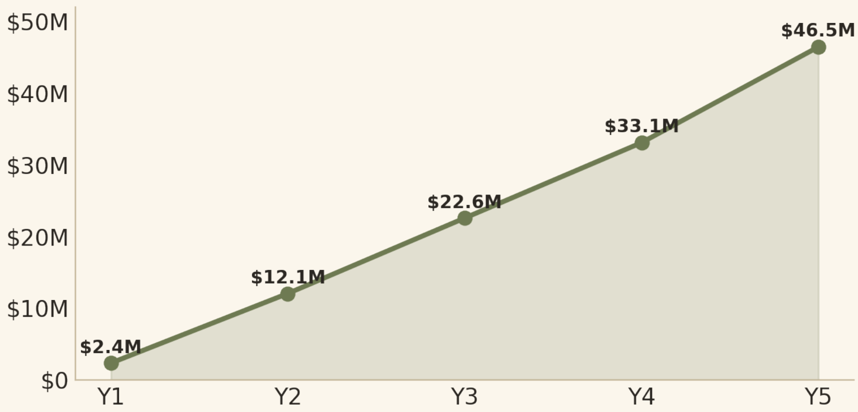
NET PROFIT (5-YR)
$35.0M
Cash-only basis

MOIC
4.04x
Multiple on invested capital

ANNUALIZED IRR
32.2%
Compound, cash-flow based

PAYBACK
Month 18
Cum. cash ≥ invested capital

Cumulative Cash Position



CASH FLOW — ANNUAL VIEW (USD)

LINE ITEM	YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5
EBITDA	($6.92M)	$9.70M	$10.51M	$10.51M	$13.35M
Net Cash Flow	$2.39M	$9.70M	$10.51M	$10.51M	$13.35M
Ending Cash Balance	**$2.39M**	**$12.08M**	**$22.60M**	**$33.11M**	**$46.46M**

Returns treat the full $11.5M as equity in Month 1, with ending cash at Month 60 as terminal value; ***no exit or residual herd value is modeled*** *— the residual herd, land and facilities carry substantial additional value a terminal multiple would capture. Investors should overlay their own tax, hurdle and fee assumptions.*

09 — Sensitivity & Scenario Analysis

Sensitivity & Scenario Analysis

Headline returns are most sensitive to realized sale price. The analysis below flexes average sale price uniformly across species, holding import costs, fixed opex, the one-time broker fee and capex constant. IRR is on the model's geometric basis (terminal cash at M60 vs. capital at M1).

DOWNSIDE · PRICE −20%

2.90x

IRR 23.7% · EBITDA $24.0M

BASE CASE

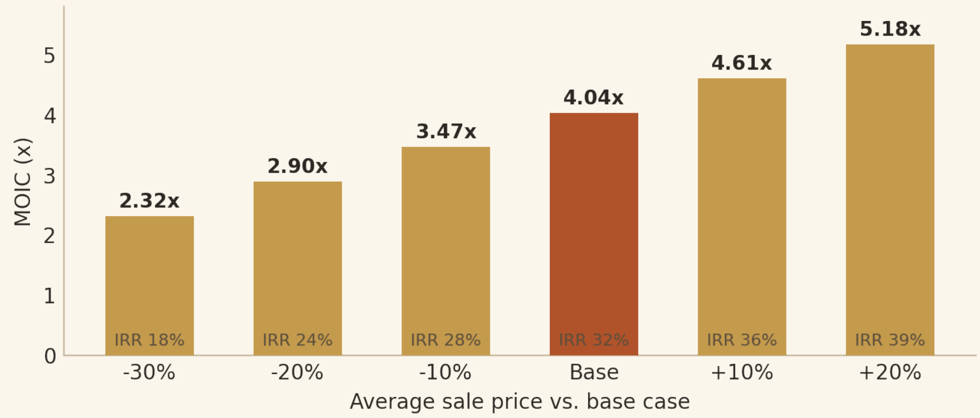
4.04x

IRR 32.2% · EBITDA $37.1M

UPSIDE · PRICE +10%

4.61x

IRR 35.8% · EBITDA $43.7M



PRICE SENSITIVITY — 5-YEAR OUTPUTS

AVG SALE PRICE	5-YR EBITDA	TERMINAL CASH (M60)	MOIC	IRR (GEOMETRIC)
−30%	$17.4M	$26.7M	2.32x	18.4%
−20%	$24.0M	$33.3M	2.90x	23.7%
−10%	$30.6M	$39.9M	3.47x	28.2%
Base case	$37.1M	$46.5M	4.04x	32.2%
+10%	$43.7M	$53.0M	4.61x	35.8%
+20%	$50.3M	$59.6M	5.18x	39.0%

Illustrative and isolates price. Other primary drivers — animal mortality, breeding and reproduction rates, and permitting/delivery timing — affect results independently; for example, a 6–12 month permitting delay pushes cash flows later and lowers IRR even at constant pricing. A full driver-level sensitivity should accompany diligence.

10 — Transaction & Capitalization

The Investment & Capitalization

The Ask

The Platform is seeking an initial capital injection of **$11.5M** to fund startup capex, the first import cohorts and operating runway through the pre-delivery cash trough.

USE OF FUNDS (SUMMARY)

CATEGORY	AMOUNT	%
Startup capex	$2.19M	19%
Working capital & operating runway	$9.31M	81%
Total Capital	**$11.50M**	**100%**

Terms to be Confirmed

- Instrument (common / preferred equity or structured)
- Valuation, ownership & board / governance rights
- Liquidation preference & distribution policy
- Information rights & anti-dilution
- Founder lockup, retention & non-compete

Illustrative Capitalization

$11.5M INVESTMENT — IMPLIED OWNERSHIP

POST-MONEY	NEW INVESTOR	× YR-3 EBITDA
$23.0M	50.0%	2.2x
$34.5M	33.3%	3.3x
$46.0M	25.0%	4.4x
$57.5M	20.0%	5.5x
$69.0M	16.7%	6.6x

Illustrative only. *These figures do not represent a stated or recommended valuation. They show the arithmetic of a $11.5M investment at various hypothetical post-money values, with the implied multiple of Year-3 run-rate EBITDA ($10.5M) for context. Final terms are to be set by ownership and its advisor.*

11 — Risk Factors

Key Risk Factors

The opportunity carries risks that should be evaluated in diligence. The following is a summary and is not exhaustive.

Regulatory & Permitting

Sourcing, import, export, holding and sale of these species are subject to U.S. federal (USDA/APHIS), state, and international (CITES) requirements. Timelines and volumes assume required permits remain available and are obtained on schedule.

Animal Health, Mortality & Biosecurity

Disease, transit losses, and herd-health events can reduce sellable inventory and value. The model includes transit mortality insurance; broader herd-health and biosecurity outcomes remain a risk.

Price & Demand Concentration

A large share of projected revenue depends on a single species and price point. Changes in buyer demand or realized prices would materially affect results, as shown in the sensitivity analysis.

Key-Person Dependence

The Platform relies heavily on the operating partner's relationships and expertise. Loss of continuity, or failure to transfer knowledge and network, would impair the business.

Execution & Timing

Facility buildout, cohort imports, breeding cycles and deliveries must execute on schedule. Delays push cash flows later and reduce returns, including extension of the pre-delivery cash trough.

Liquidity & Exit

Returns assume capital is held to Month 60. There is no committed exit or secondary market; realization depends on distributions, a future sale, or recapitalization.

Insurance & Catastrophe

Weather, natural disaster, theft, or escape events at a physical ranch could cause loss. Adequate, continuously maintained insurance coverage is essential and adds cost.

Forward-Looking Projections

All financials are management estimates dependent on assumptions that will differ from actual results, potentially materially. Recipients should overlay their own tax, fee and hurdle assumptions.

12 — Strategic Rationale & Next Steps

A Durable Moat — and a Clear Next Step

Why it is Difficult to Replicate

- **Generational relationships** across breeders, reserves, zoos, exporters and conservation groups worldwide.
- **Specialized knowledge** of sourcing, breeding, capture, translocation and cross-border logistics.
- **Permitting & compliance** capability that gates access to limited-availability species.
- **An assembled breeding herd** of scarce, high-value genetics that takes years to build.

Together these create significant barriers to entry that would be difficult to replicate without the operating partner's continued involvement — which the proposed structure is designed to preserve.

INVESTMENT SNAPSHOT

Capital	$11.5M
5-Yr Revenue	$70.7M
5-Yr EBITDA	$37.1M
MOIC	4.04x
IRR	32.2%

NEXT STEPS

Let's discuss this opportunity together

The ownership is partnering with **Empowered Business Brokers** — 40+ years and hundreds of completed transactions — to guide this process. We welcome a meeting with their CEO and qualified parties to review the opportunity, the model and a path to close.

ADVISOR	OPERATING PARTNER	STATUS
Empowered Business Brokers	Francois S. Schutte	Open to Investment / Acquisition