

June 2017

Winners and losers in May

Best performing funds in price terms in May:

	(%)		(%)
British & American	+32.1	Damille Investments II	-29.2
Prospect Japan	+25.6	Dolphin Capital	-19.9
Alternative Liquidity Fund	+14.5	Ashmore Global Opportunities USD	-9.8
Edinburgh Worldwide	+12.4	EF Realisation	-8.7
Oakley Capital Investments	+12.0	Jupiter US Smaller Companies	-7.3
EPE Special Opportunities	+11.6	Blue Planet	-7.0
Weiss Korea Opportunity	+10.2	Duke Royalty	-6.9
Dunedin Smaller Companies	+10.2	Industrial Multi Property	-6.5
TR European Growth	+9.9	Ranger Direct Lending	-5.5
BlackRock Smaller Companies	+9.7	Baker Steel Resources	-4.8

Source: Morningstar, Marten & Co

Worst performing funds in price terms in May:

Source Morningstar, Marten & Co

Best performing funds in NAV terms in May:

	(%)		(%)
Weiss Korea Opportunity	+12.4	EF Realisation	-7.3
Fidelity Japanese Values	+8.8	Crystal Amber	-6.1
Atlantic Japan Growth	+8.8	International Biotechnology	-4.4
Baillie Gifford Shin Nippon	+7.8	JPMorgan Russian Securities	-3.8
Allianz Technology	+7.8	BlackRock Latin American	-3.4
Ecofin Global Utilities & Infrastructure	+7.6	Jupiter US Smaller Companies	-3.0
Rights & Issues	+7.5	Kennedy Wilson European Real Estate	-2.8
JPMorgan Japanese	+7.5	AXA Property	-2.8
JPMorgan Income & Capital Income	+7.3	BlackRock Commodities Income	-2.8
Manchester & London	+7.0	Baker Steel Resources	-2.6

Source: Morningstar, Marten & Co

Source Morningstar, Marten & Co

Looking first at the NAV changes, Japan was one of the best places to be invested in May. A number of Japanese funds show up in the table and most of these are focused on Japanese smaller companies. European small cap funds also did well (although these didn't quite make the table) and this helped **Edinburgh Worldwide**. **Weiss Korea** takes the prize however, investors were pleased by the result of the Korean presidential election. **British & American**'s share price continues to gyrate. The bid for **Prospect Japan** was firmed up. **Alternative Liquidity** published a positive update (although this related to February so it's a bit out of date). **Oakley Capital** announced a flurry of deals.

Damille was hit by its holding in Sistema which is being sued by Rosneft. **Dolphin Capital** released results which showed a big drop in NAV mainly related to its Aristo subsidiary. **Ashmore Global** shareholders may be frustrated at the lack of progress on disposals from its portfolio. **EF Realisation** suffered as Lone Star Resources share price dropped. **Crystal Amber**'s Hurricane Energy investment was down, this could be profit taking and/or news of a warrant issue. **Ranger**'s share price continued to fall after last month's news on potential bad debts. Russia may be out of favour as the case builds against President Trump. Brazil, a major constituent of **BlackRock Latin**'s portfolio, was hit by a new presidential corruption scandal.

Significant moves in discounts and premiums

More expensive relative to NAV (notable changes)

British American's premium is looking excessive again. **Prospect Japan's** bid was formalised. **Syncona**, which is transitioning to the biotech sector, had some good news on one of its drugs, Axumin. **Alpha Real** got planning permission for its Monk Bridge site in Leeds and edged closer to receiving an award in an Indian court case.

Cheaper relative to NAV (notable changes)

Damille has problems with its investment in Sistema which is being sued by Rosneft. **Manchester & London's** NAV has been rising but the share price is not keeping pace. **Duke Royalty's** premium moderated a little but there was no new news from the company. **Ashmore Global's** shares may be falling as shareholders get more frustrated with the lack of progress on portfolio disposals. **Taliesin Property** moved to a more reasonable premium.

	% discount (-ve) or premium (+ve)			% discount (-ve) or premium (+ve)	
	30 Apr (%)	31 May (%)		30 Apr (%)	31 May (%)
British & American	+59.0	+90.5	Damille Investments II	-2.2	-33.1
Prospect Japan	-14.3	+9.5	Manchester & London	-8.4	-17.2
Syncona	+9.0	+17.4	Duke Royalty	+20.2	+11.9
Alpha Real	-26.4	-18.1	Ashmore Global Opportunities USD	-28.2	-35.3
Oakley Capital Investments	-32.4	-24.3	Taliesin Property	+14.0	+7.8

Source: Morningstar, Marten & Co

Source Morningstar, Marten & Co

Baillie Gifford has been managing investments since 1909. Our success has been built on finding good investment opportunities for clients through extensive independent research. Our fundamental analysis and judgement over the years have helped us to become one of the UK's largest independent investment management groups with over £145 billion of funds under management and advice as at 31 December 2016*



Baillie Gifford is one of the largest investment trust managers in the UK with a range of seven trusts. We also have an extensive range of OEIC sub-funds and manage investments globally for pension funds, institutions and charities.

*Source Baillie Gifford & Co As with all stock market investments, your capital is at risk

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Money raised and returned in May

Money raised in May

	£m
Tritax Big Box REIT	350.0
International Public Partnerships	330.0
PRS REIT	250.0
Sequoia Economic Infrastructure	160.0
Jupiter Emerging & Frontier Income	90.0

Source: Morningstar, Marten & Co

Money returned in May

	£m
JPEL Private Equity	USD 90m
JPMorgan American	20.0
Alliance Trust	19.4
Mithras	9.2
CVC Credit Partners European	7.2

Source Morningstar, Marten & Co

In total, about £1.65bn came into the investment companies sector in May. Three new funds were launched, **Downing Strategic Micro-Cap**, which invests in a concentrated portfolio of UK micro cap companies; **Jupiter Emerging & Frontier Income**, which invests globally in emerging and frontier market countries with the aim of producing capital growth and income; and **PRS REIT**, which is investing in newly-built homes let on Assured Shorthold

Tenancies. The government's Homes & Communities Agency put up 10% of the money for the issue. However, the two largest fund raises were carried out by **Tritax Big Box REIT** and **International Public Partnerships** with **Sequoia Economic Infrastructure** coming a creditable fourth in the table. Other funds raising at least £5m during May included **Scottish Mortgage** (over £50m worth of stock), **Hadrian's Wall Secured Investments**, **Henderson International Income**, **Finsbury Growth & Income**, **Baillie Gifford Japan**, **Schroder Oriental Income**, **BB Healthcare**, **RM Secured Direct Lending**, **Personal Assets** and **MedicX**.

About £188m went out of the sector during May. We lost **Public Service Properties** (a small cash shell that failed to find an appropriate transaction) and **Nimrod Sea Assets** (a leasing fund invested in oil service vessels that ran into trouble when the oil price fell). **JPEL Private Equity** completed a \$90m mandatory redemption of shares. Shareholders continue to desert both **JPMorgan American** and **Alliance Trust** in large volumes. **Mithras** held its sixth tender offer and **CVC Credit Partners European Opportunity** also held a tender. Two other funds repurchased at least £5m worth of stock, **Mercantile** and **Weiss Korea Opportunity**.

May's major news stories – from our website

Portfolio Developments

- **Oakley Capital** bought Plesk, Techinsights and Schuelerhilfe
- **Damile II** was hit by its holding in Sistema
- **Real Estate Credit** made a new investment
- **International Public Partnerships** increased its stake in the Wolverhampton schools project
- **Electra** sold Techinsights and Pine Unit Trust
- **Phaunos Timber** thinks it might be a beneficiary of tariffs on Canadian lumber
- **Marwyn Value Investors** said MVI II LP raised £41m
- **John Laing Environmental** bought a windfarm
- **HICL Infrastructure** bought Affinity Water
- **Apax Global Alpha** made a commitment to the Apax Digital Fund
- One of **Syncona's** holdings got approval for a drug
- **UK Mortgages** securitised a loan portfolio
- **Witan** dropped two managers from its line-up

Property News

- **Custodian REIT** bought a retail warehouse in Gloucester, a car dealership in York, three units in a Plymouth retail park
- **Sirius Real Estate** sold and leased back a business park in Munich
- **Impact Healthcare REIT** bought its seed portfolio
- **PRS REIT** got government backing for its launch
- **LXi** funded a new discount retail park in Bradford and a Travelodge in Swindon
- **Civitas Social Housing** made a number of acquisitions
- **AEW UK REIT** bought industrial assets in Basildon and Runcorn
- **Drum Income Plus REIT** bought a retail park in Southport

Corporate News

- **Invesco Asia** plans a 15% tender
- **Geiger Counter** plans a 1x2 subscription share issue
- **Golden Prospect Precious Metals** plans a 1x2 subscription share issue
- **Polar Capital Global Healthcare** announced plans for the future
- **Infrastructure India** is in refinancing discussions
- **Northern Investors** proposed a return of capital
- **Aberforth Geared Income** announced reconstruction proposals
- **River & Mercantile Micro Cap** will return cash to shareholders
- **JPMorgan Global Convertible** set a maximum 2% discount target
- **Dragon Ukrainian** was bid for by its manager

Managers & Fees

- **Perpetual Income & Growth** changed its management fee
- David Hardy is moving from co-manager of **John Laing Environmental Assets** to manager of John Laing Infrastructure
- **P2P Global** said its manager would merge with Pollen Street Capital
- **VPC Speciality Lending** introduced a hurdle on its performance fee
- **SQN Secured Income** appointed a new managing director
- **Lowland** cut its management fee
- **Genesis Emerging** cut its fee

Property News (continued)

- **Alpha Real Trust** won an appeal case and got planning for its site in Monk Bridge, Leeds
- **Land Securities** acquired three outlet centres
- **Tritax Big Box REIT** bought a Unilever distribution centre
- **Raven Russia** will build distribution centres for Russian Co-Op
- **Schroder European Real Estate** bought a shopping centre in Seville
- **MedicX** made an investment in Ireland
- **Hammerson** sold two retail parks
- **LondonMetric Property** bought three urban logistics warehouses



SCOTTISH MORTGAGE WAS ORIGINALLY LAUNCHED TO PROVIDE LOANS TO RUBBER GROWERS IN MALAYSIA IN THE EARLY 20TH CENTURY.

SCOTTISH MORTGAGE INVESTMENT TRUST

PICKING STOCKS WITH PRECISION.

Scottish Mortgage Investment Trust plays a 'long game' with a focused list of around 80 stocks. Our aim is to meticulously seek out truly innovative organisations (the obvious and the unexpected) and stick with them over the long-term. We believe this strategy gives us a strong competitive advantage in identifying companies with real potential for significant sales growth – often as a result of their intelligent deployment of transformational technology.

But don't just take our word for it. Over the last five years **Scottish Mortgage**, managed by Baillie Gifford, has delivered a total return of 191.3%* compared to 103.4%* for the index. And **Scottish Mortgage** is low-cost with an ongoing charges figure of just 0.45%!

Standardised past performance to 31 December each year*:

	2012	2013	2014	2015	2016
Scottish Mortgage	30.1%	39.8%	21.4%	13.3%	16.5%
FTSE All-World Index	12.0%	21.0%	11.3%	4.0%	29.6%

Past performance is not a guide to future returns.

Please remember that changing stock market conditions and currency exchange rates will affect the value of your investment in the fund and any income from it. You may not get back the amount invested.

For a free-thinking investment approach call **0800 917 2112** or visit **www.scottishmortgageit.com**



Long-term investment partners

*Source: Morningstar, share price, total return as at 31.12.16. *Ongoing charges as at 31.03.16. Your call may be recorded for training or monitoring purposes. Scottish Mortgage Investment Trust PLC is available through the Baillie Gifford Investment Trust Share Plan and the Investment Trust ISA, which are managed by Baillie Gifford Savings Management Limited (BGSM). BGSM is an affiliate of Baillie Gifford & Co Limited, which is the manager and secretary of Scottish Mortgage Investment Trust PLC.

Income

3i Infrastructure announced a target dividend for the financial year ended 31 March 2018 of 7.85p. **Toro** said that its dividend target has been increased to at least EUR 0.08 per ordinary share per annum, compared to the initial target of EUR 0.05 (annualised) stated in the prospectus published in connection with the company's May 2015 IPO. **Scottish Mortgage** said that, "absent a significant (and unexpected) uplift in income from the portfolio, next year the board will be obliged either to cut the dividend, or to make use of its power to continue to pay a comparable dividend, supplemented from capital profits as well as the remainder of the revenue reserve. In view of the explicit dividend growth component of the company's investment objective, the board wishes to make clear to shareholders that it would be willing to make such distributions from capital profits, in order to sustain or modestly increase our dividend, provided that the board is of the view that the total returns being earned by the company over the long run justify this."

NewRiver REIT said it would pay a first quarter dividend of 5.25p (an increase of 5%). British Land is proposing a full year dividend for the financial year ended March 2018 of 30.08p, up 3.0%. **CVC Credit Partners European Opportunities** said it has revised the company's dividend target from the current level of 5 pence / 5 Euro-cents per annum, to target a dividend of 5.5 pence / 5.5 Euro-cents per share per annum, equivalent to a yield of approximately 5 per cent. on the current NAV. **HICL Infrastructure** said its target dividend per share would be 7.85p for the year to March 2018 - a year-on-year increase of 2.6% and 8.05p for the year to March 2019, reflecting Board's confidence in near-term forecast cash flow performance.

Investment Companies announcing their full year dividends in May

Fund	Year ended	Dividend (pence)*	Change over year (%)	Revenue / earnings (pence)*	Cover
BlackRock Smaller Companies	28/02/17	21.0	+20.0	22.47	1.05x
3i Infrastructure	31/03/17	7.55	+4.0	14.9 ^a	1.97x
Scottish Mortgage	31/03/17	3.0	+1.4	1.07	0.36x ^b
NewRiver REIT	31/03/17	20+3 ^c	+8.0	23.6	1.18x
British Land	31/03/17	29.2	+3.0	34.1	1.17x
Perpetual Income & Growth	31/03/17	13.35+0.7 ^c	+4.3	14.65	1.10x
Land Securities	31/03/17	38.55	+10.1	48.3	1.25x
McKay Securities	31/03/17	9.0	+2.3	9.2	1.02x
Great Portland Estates	31/03/17	10.1	+9.8	17.3	1.71x
HICL Infrastructure	31/03/17	7.65	+2.7	12.4 ^a	1.62x
TR Property	31/03/17	10.5	+25.7	11.38	1.08x
Caledonia	31/03/17	54.8+100.0 ^c	+4.2 ^d	55.0	1.00x
Edinburgh	31/03/17	25.35	+4.1	27.9	1.10x
LondonMetric Property	31/03/17	7.5	+3.4%	8.2	1.09x
Shires Income	31/03/17	12.75	+4.1	13.08	1.03x
Aberdeen Japan	31/03/17	6.0	+42.9	7.25	1.21x
Big Yellow	31/03/17	27.6	+10.8	34.5	1.25x

Source: Marten & Co, * unless otherwise stated

- a) The company does not publish separate revenue and capital figures.
- b) Following this dividend the revenue reserve will fall to 0.5p.
- c) Special dividend: change and cover exclude the special dividend
- d) 50th consecutive year of dividend increases

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Research

QuotedData
Initiation | Investment companies
Henderson Diversified Income Trust plc
4 May 2017

Shift to onshore

Henderson Diversified Income Trust plc (HDV) has completed its move to UK domicile and from both its board and managers perspective, it is business as usual. With the freedom to access the entire of the fixed and floating rate income market in search of returns, its managers remain focused on producing an attractive yield from a portfolio designed to protect investors' capital, its managers are delivering, consistency, benchmark-beating returns.

High income from a flexible fixed income portfolio

HDV's objective is to seek income and capital growth such that, on a rolling annual basis, the total return (that return reflects the reinvestment of dividends) on the NAV (inclusive of assets) over a 12-month period is at least 2%. It has a global mandate and invests worldwide, but is not limited to sovereign debt, government bonds, structured securities, investment-grade corporate bonds, high-yield corporate bonds, distressed debt, private and alternative equity shares, hybrid securities, convertible bonds, and fixed-rate debt, which are subject to credit risk.

Discretion, which comprises the bulk of returns for investors, is paid quarterly.

Share price and discount
Time period 31/03/17 to 31/03/17

Performance over five years
Time period 31/03/12 to 31/03/17

Details: UK Income Trusts

On 4 May, we published a note on Henderson Diversified Income, **Shift to onshore**, which described how that fund's move from being a Jersey domiciled company with a Luxembourg subsidiary to being a UK investment trust will affect it.

On 15 May, we published a note on Polar Capital Global Healthcare Growth and Income, **Extended life, new objective**, which described how that fund is amending its investment policy to broaden the range of investments it considers

QuotedData
Initiation | Investment companies
Polar Capital Global Healthcare Growth and Income Trust
15 May 2017

Extended life, new objective

Polar Capital Global Healthcare Growth and Income Trust (PCGH) or the company is an investment trust, that listed on the London Stock Exchange in 2010. PCGH is managed by a team led by Daniel Mahony MD of Polar Capital LLP (the manager). PCGH is proposing to extend its life to 1 March 2022 and is adopting a new investment objective, aiming to generate capital growth, by investing in a global portfolio of healthcare stocks across all healthcare sub-sectors.

PCGH is also changing its investment policy. The details of the policy are available on page 14 of the summary.

The portfolio will be diversified and split between growth stocks (50% listed companies with a market cap of at least £100m) and innovation stocks (small-cap companies, strong disruptive disrupt, with an initial 20% split in favour of growth stocks).

Expected to innovation stocks may be made, in line with, through a new investment fund.

The manager will seek to manage the portfolio with the same low levels of risk and volatility targets since PCGH's inception.

100% listed companies with a minimum of 10% of any one stock (at the time of investment).

Up to 10% in unlisted/illiquid stocks (at the time of investment). Existing investors in PCGH have an opportunity to transfer shares to new value (less associated expenses) New value in the company are being based at a new value (less associated expenses) a planing committee in a new subsidiary PCGH (ZPF Plc), will have new investors (including those who have the right to PCGH, pending grant to the group).

The details of the tender, new share issue and ZPF issue are more fully discussed in the shareholder circular and the prospectus published on 15 May 2017 and we urge readers to read this before making any investment decision.

Please read the important information on this page and at the back of this note.

QuotedData
Update | REITs
Drum Income Plus REIT
16 May 2017

Delivering on promises

Drum Income Plus REIT (DRIP) focuses on acquiring properties overlooked by large institutional and overseas buyers (smaller lot sizes, multi-let). Provided an NAV total return of 2.4% in Q1 2017 (1.5% of which related to income and 0.9% to capital), its most recent acquisitions (the latest, Kew Retail Park, was announced on 11 May) seem, the manager thinks, made at particularly attractive net initial yields and the manager is engaged in a number of asset management initiatives with the aim of further improving income from the portfolio. DRIP recently issued some shares, it remains small, but still has a strong desire to grow with the aim of increasing its cost efficiency to equity.

Secondary assets in good residential locations

DRIP invests in a portfolio of regional commercial property assets, primarily in the office, retail and industrial sectors, with the aim of providing investors with an attractive level of income while also delivering capital growth. It is targeting lot sizes with between 100 and 250sqm and looks for assets that are well located in areas the manager considers to be good, but not necessarily prime locations. The manager believes that such assets offer a number of advantages over prime assets in prime locations, but still allow them to make acquisitions with the same level of investor protection and sufficient liquidity so that these assets will not be hard to sell. This could assist to a large extent to DRIP's comparison with its peers.

As discussed on page 18 DRIP is also focused on multi-let assets and the manager is seeking properties where they can add value through asset management initiatives. DRIP has a strong pricing target of 42% of gross assets.

Share price and discount
Time period 30/09/16 to 30/09/16

Performance since inception
Time period 30/09/16 to 30/09/16

Details: UK REITs

16 May saw the publication of an update note on Drum Income Plus REIT, **Delivering on promises**, that described how that fund's portfolio has been growing

QuotedData
Initiation | Investment companies
Ecofin Global Utilities and Infrastructure Trust
23 May 2017

Structural growth, low volatility and high income

Ecofin Global Utilities and Infrastructure Trust (EGU) invests in utilities and other economic infrastructure equities (see definition on page 4) and is looking to deliver a total return (capital gains and income) of 6-12% and annual to shareholders over time. These sectors are traditionally less volatile than global equities in general, and the manager expects strong demand for infrastructure spending globally and attractive returns for providers of capital. EGU, with its focus on growth, capital preservation and a high level of income (EGU currently offers a yield of 5.2%), could be attractive to investors looking for stable income. The current discount of 12.9% may also offer an opportunity.

Developed markets utilities and other economic infrastructure equities

EGU seeks to provide a high income dividend yield and to realise long term growth, while using care to preserve shareholder capital, through investing primarily in a portfolio of equity and equity-related investments in utility and infrastructure companies which are listed on recognised stock exchanges in European countries, the United States and other developed OECD countries (except a maximum of at least 4% per annum in its net assets, paid quarterly, and can use quarterly to reduce this. This portfolio is invested actively in accordance with a plan.

Share price and discount
Time period 20/05/17 to 20/05/17

Performance since launch
Time period 20/05/17 to 20/05/17

Details: UK REITs

On 23 May, we published an initiation note on Ecofin Global Utilities and Infrastructure, **Structural growth, low volatility and high income**. We talked about the way in which the manager is looking to exploit the potential offered by global infrastructure spending

QuotedData
Initiation | Investment companies
Blue Capital Alternative Income Fund Limited
31 May 2017

Uncorrelated yield opportunity

Blue Capital Alternative Income Fund Limited (BCAI) helps insure the insurer, diversifying its portfolio across a range of potential opportunities. This business is largely uncorrelated with traditional investment markets, so the fund offers investors an alternative income with a yield of 6.5%. The return from inception to 31 March 2017 is 40.8% (9.1% a year). The shares trade at a discount to NAV of 17.8%. This is higher than most alternative income funds. BCAI's managers say the discount is uncorrelated, given the strength of the opportunity, and its strong and stable performance. They believe that the discount offers a good entry point.

LSOR-0% target return

BCAI aims to provide a high income dividend yield and to realise long term growth, while using care to preserve shareholder capital, through investing primarily in a portfolio of equity and equity-related investments in utility and infrastructure companies which are listed on recognised stock exchanges in European countries, the United States and other developed OECD countries (except a maximum of at least 4% per annum in its net assets, paid quarterly, and can use quarterly to reduce this. This portfolio is invested actively in accordance with a plan.

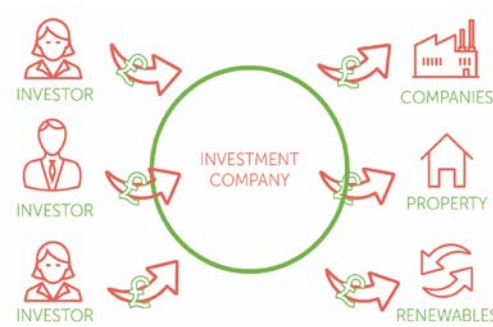
Share price and discount
Time period 31/03/17 to 31/03/17

Performance since launch
Time period 31/03/17 to 31/03/17

Details: UK REITs

On 31 May, we published an initiation note on Blue Capital Alternative Income (which used to be called Blue Capital Global Reinsurance), **Uncorrelated yield opportunity**. In this note we explain, in some detail, how the global reinsurance market works and how the fund is seeking to profit from it

On 27 April, we held our first seminar covering Part 1 of our Guide to Quoted Investment Companies. The **next seminar** will be held on 13 July at 2pm. This will cover the first half of Part 2 of the guide, topics such as:
How is your money managed?, Investment company structures, The role of the board and shareholder rights, Net Asset Values (NAVs) and What is a discount?



The QuotedData guide to investment companies aims to help investors and financial advisers better understand investment companies and help them make better informed investment decisions.

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