# Florida Municipal Pension Trust Fund – OPEB 60% Equity Allocation Executive Summary

As of June 30, 2025

#### **OPEB 60% Equity Allocation**

- The US Fed held its benchmark rate steady at a range of 4.25% 4.50%, but a few Fed officials have started to express support for a cut as long as inflation shows minimal response from tariff pressures. The deadline for the 90-day tariff pause looms in July, and while markets seem to have grown accustomed to higher tariffs, a widespread return to "Liberation Day" levels would be an unwelcome development. US equities rebounded in the second quarter as the S&P 500 reached a new all-time high. Non-US equity markets continued their YTD outperformance as a weaker dollar provided a tailwind. Core real estate returns maintained momentum with a 4th consecutive quarter of positive returns. However, the return is comprised almost entirely of income as price appreciation remains flat. The 60% Equity Allocation slightly trailed the Target Index in the second quarter, up 6.4% versus up 6.9%.
- This allocation has earned an 10.8% return over the past year, and has outpaced the performance of the Target Index over the past 5 years (up 8.5% vs. up 8.0%).
- Over the past 10 years, this allocation is up 7.2% on average annually. While this performance is slightly behind the target index (up 7.4%) the risk-controlled nature of many of the underlying strategies are designed to provide downside protection should the markets continue to moderate or decline.

#### FMIvT Broad Market High Quality Bond Fund

- The Broad Market High Quality Bond Fund outpaced the Bloomberg US Aggregate A+ Index in the second quarter (up 1.4% vs up 1.1%), and ranked in the top 31st percentile of its peer group of US core fixed income managers. The Fund has continued to benefit from its exposure to the ABS sector and security selection within the MBS sector. Over the past 3 years, the Fund has achieved over 40 basis points of excess return on average annually relative to the benchmark.
- The portfolio's conservative risk profile and high quality bias are in line with the objectives for this fund. This bias has rewarded investors in the form of a more favorable relative risk-adjusted return comparison over the long-term.

# **FMIvT Core Plus Fixed Income Fund**

- The Core Plus Fixed Income Fund trailed the Bloomberg Multiverse in the second quarter, up 2.8% vs. up 4.6%, as the underweight to non-US markets slowed performance. The fund benefited from an overweight to the belly of the yield curve, notably the 5-year portion. Strong security selection within the Financials and industrial sectors continues to move the Fund forward. The fund has outpaced the benchmark by nearly 100 basis points over the past year and ranks in the top 32<sup>nd</sup> percentile of its peer group of global unconstrained fixed income managers.
- In the 10 years since inception, the Core Plus Fixed Income Fund has posted absolute returns of 2.5% on average annually, ahead of the benchmark (up 1.4%).

# FMIvT Diversified Large Cap Equity Portfolio

- The fund is allocated 60% to the SSgA S&P 500 Fund, and 20% each to the Hotchkis & Wiley Diversified Value Fund and the Atlanta Capital High Quality Growth Fund. This fund provides investors with exposure to core, value, and growth opportunities within the US large cap equity marketplace. The SSgA S&P 500 Fund replaced Intech in the fourth quarter 2023.
- U.S. equities bounced back from the first quarter struggles with the S&P 500 reaching a new all-time high as investors became increasingly optimistic for trade deals. The underweight to the information technology and consumer discretionary sectors, and thus, being underweight to the Magnificent 7, continues to be a headwind as the Diversified Large Cap Equity Portfolio trailed the Russell 1000, up 8.3% vs. up 11.1%.
- The Diversified Large Cap Equity portfolio has achieved a 15.5% return on average annually over the past 5 years.

# Florida Municipal Pension Trust Fund – OPEB 60% Equity Allocation Executive Summary

As of June 30, 2025

#### FMIvT Diversified Small to Mid Cap Equity Fund

- The Diversified Small to Mid Cap Equity Fund trailed the benchmark in the second quarter, up 3.6% vs. up 8.6%, as lower quality factors like high beta, high valuation, and companies with negative earnings outperformed. While markets have become more optimistic, economic factors like growing budget deficits, unsettled tariff policy and persistent inflation remain real concerns. Despite the difficulties facing the asset class, the Fund outpaced the benchmark by 160 basis points over the past 5 years.
- This strategy has generated very strong results over the past 10 years, rising 11.9% on average annually compared with 8.4% for the benchmark. Furthermore, the fund ranked in the top 12<sup>th</sup> percentile of its peer group, with a more modest risk profile and very strong risk-adjusted returns.

#### **FMIvT International Equity Portfolio**

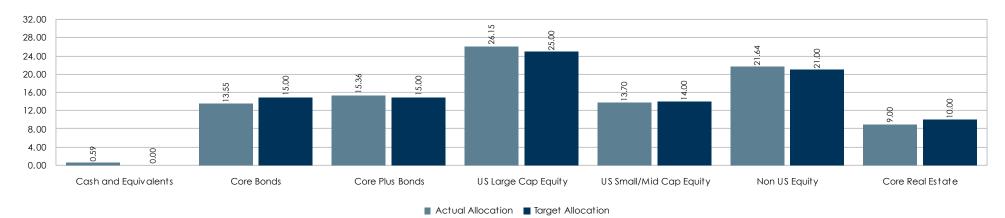
- The FMIvT International Equity Portfolio's momentum continued in the second quarter with the fund rising 15.6% vs. up 12.0% for the MSCI ACWI ex US Net benchmark, and ranking in the top 19<sup>th</sup> percentile of its peer group universe. Non-US equity markets outperformed their US counterparts as a weaker dollar provided a tailwind. Stock picking in industrials and IT, as well as in Germany and Switzerland, drove performance the most in the quarter. The fund has outpaced the benchmark by over 330 basis points over the past year (up 21.1% vs. up 17.7%). The portfolio has outperformed the benchmark over all longer term time periods.
- This strategy is intended to provide strong diversification across the broad spectrum of equity markets outside the US, with exposure to both developed and emerging markets.

#### **FMIvT Core Real Estate Portfolio**

- In early 2023, a \$50 million redemption was submitted in order to rebalance the portfolio with the proceeds scheduled to be paid out over several quarters. This will reduce the total commitment to \$100 million once all the proceeds are received.
- Core real estate returns maintained momentum with a fourth consecutive quarter of positive returns. However, the return is comprised almost entirely of income as price appreciation remains flat. While rising 3.4% over the trailing one year, the FMIVT Core Real Estate portfolio significantly outperformed the benchmark (up 2.7%). Commercial real estate seems to have stabilized overall even as office vacancy rates remain elevated. A resumption of Fed rate cutting could act as a catalyst for transaction volume and price appreciation.
- The portfolio has outperformed the NFI ODCE Net benchmark over the past 5 years and has achieved nearly 300 basis points of excess return over the benchmark over the past 7 years.

# **Total Portfolio**

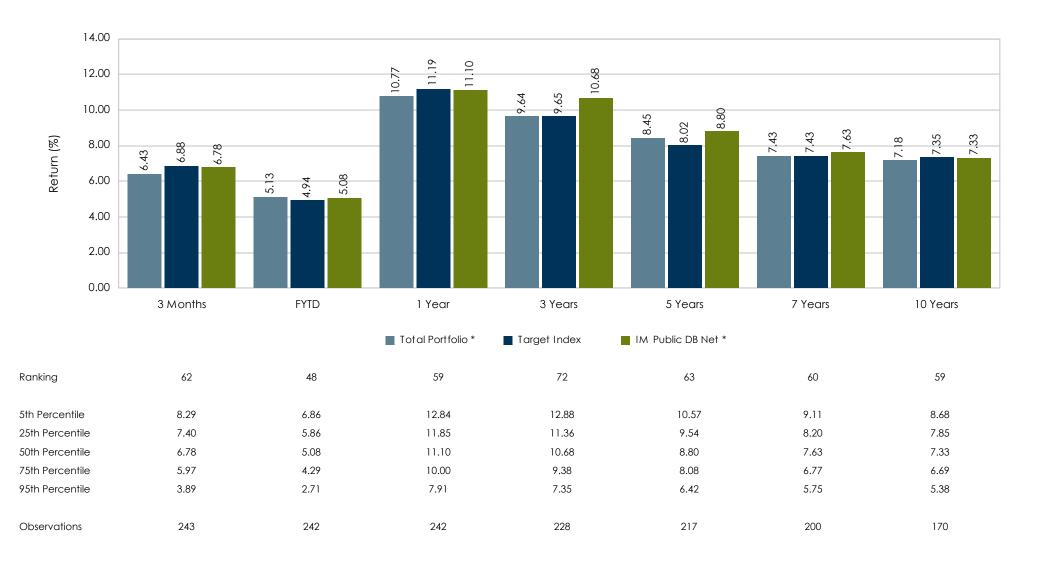
For the Period Ending June 30, 2025



	Market Value (\$000s)	Actual Allocation (%)	Target Allocation (%)	Over/Under Target (%)
Total Portfolio	59,163	100.00	100.00	
Cash and Equivalents	352	0.59	0.00	0.59
Fixed Income	17,106	28.91	30.00	-1.09
Core Bonds	8,018	13.55	15.00	-1.45
Core Plus Bonds	9,088	15.36	15.00	0.36
Equity	36,382	61.49	60.00	1.49
US Equity	23,576	39.85	39.00	0.85
US Large Cap Equity	15,472	26.15	25.00	1.15
US Small/Mid Cap Equity	8,105	13.70	14.00	-0.30
Non US Equity	12,806	21.64	21.00	0.64
Core Real Estate	5,324	9.00	10.00	-1.00

**Total Portfolio** 

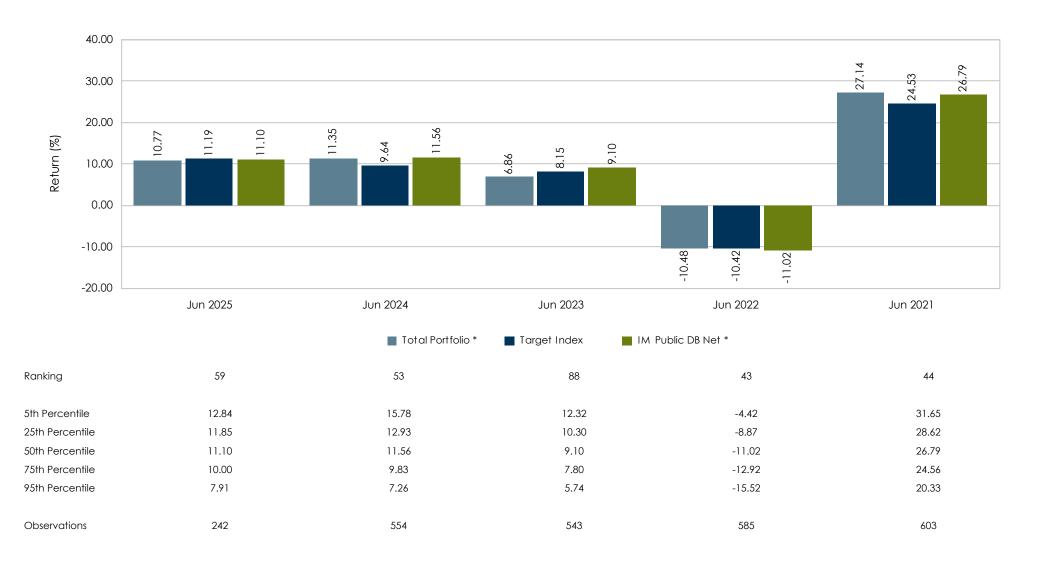
For the Periods Ending June 30, 2025



<sup>\*</sup> Performance is calculated using net of fee returns.
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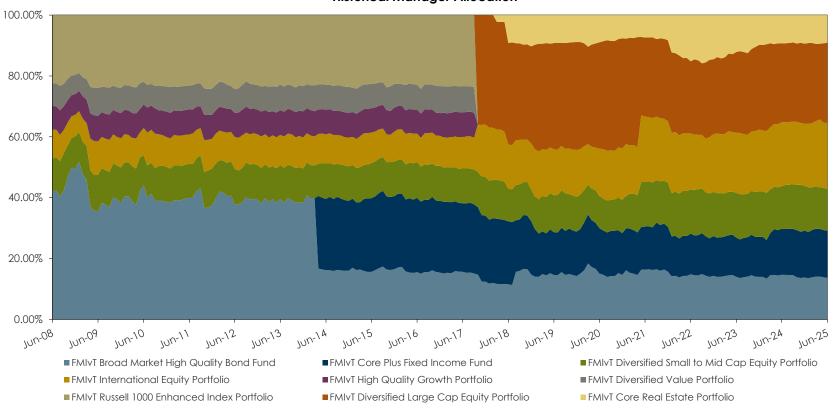
**Total Portfolio** 

For the One Year Periods Ending June



<sup>\*</sup> Performance is calculated using net of fee returns.
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November 2007: Initial allocation to Broad Market HQ Bond, HQ Growth Equity, Large Cap Value, Russell 1000, Small Cap, and International. April 2014: Added Core Plus Fixed Income.

October 2017: FMIvT Diversified Large Cap Equity Portfolio was created, which combines the large cap core, value, and growth portfolios. March 2018: Added Core Real Estate Portfolio.

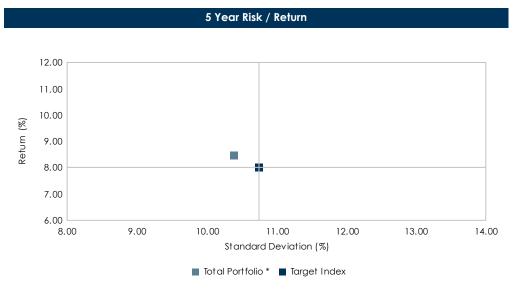
# Performance vs. Objectives

For the Periods Ending June 30, 2025

	Benchmark (%)	Rank	Total Portfolio (%)	Rank	Objective Met?	Benchmark (%)	Rank	Total Portfolio (%)	Rank	Objective Met?
			5 Years					10 Years		
The Total Portfolio's annualized total return should exceed the total return of the Target Index.	8.02		8.45 *		Yes	7.35		7.18*		No
The Total Portfolio's annualized total return should rank at median or above when compared to the IM Public DB Net universe.	8.80 *	50th	8.45 *	63rd	No	7.33 *	50th	7.18 *	59th	No

# **Total Portfolio**

For the Periods Ending June 30, 2025



# Return (%) 8.45 8.02 Standard Deviation (%) 10.39 10.74 Sharpe Ratio 0.54 0.48

	Benchmark Relative Statistics	
Beta	0.96	
Up Capture (%)	99.20	
Down Capture (%)	96.18	

# \$1.60 \$1.50 \$1.40 \$1.30 \$1.20 \$1.10 \$1.00 Jun-20 Apr-21 Feb-22 Dec-22 Oct-23 Aug-24 Jun-25

— Total Portfolio \* — Target Index

5 Year Growth of a Dollar

# 5 Year Return Analysis

5 Year Portfolio Statistics

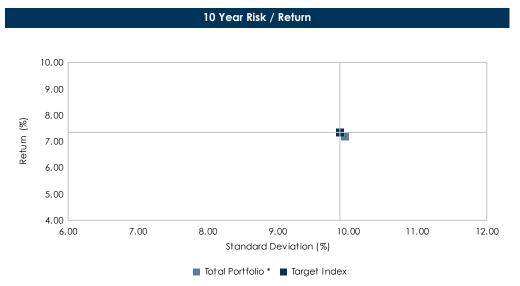
	Total Portfolio *	Target Index
Number of Months	60	60
Highest Monthly Return (%)	8.14	7.83
Lowest Monthly Return (%)	-6.21	-7.00
Number of Positive Months	38	37
Number of Negative Months	22	23
% of Positive Months	63.33	61.67

<sup>\*</sup> Performance is calculated using net of fee returns.

Statistics are calculated using monthly return data.
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# **Total Portfolio**

For the Periods Ending June 30, 2025



	Total Portfolio *	Target Index
Return (%)	7.18	7.35
Standard Deviation (%)	9.97	9.89
Sharpe Ratio	0.52	0.55

Benchmark Relative Statistics				
Beta	1.00			
Up Capture (%)	100.08			
Down Capture (%)	101.37			

# 10 Year Growth of a Dollar \$2.20 \$2.00 \$1.80 \$1.60 \$1.40 \$1.20 \$1.00 \$0.80 Jun-15 Feb-17 Oct-18 Jun-20 Feb-22 Oct-23 Jun-25 —Total Portfolio \* —Target Index

# 10 Year Return Analysis

10 Year Portfolio Statistics

	Total Portfolio *	Target Index
Number of Months	120	120
Highest Monthly Return (%)	8.14	7.83
Lowest Monthly Return (%)	-10.19	-8.86
Number of Positive Months	80	83
Number of Negative Months	40	37
% of Positive Months	66.67	69.17

<sup>\*</sup> Performance is calculated using net of fee returns.

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# Rates of Return Summary

For the Periods Ending June 30, 2025

	Market	Actual	3 Months	FYTD	1 Year	3 Years	5 Years	10 Years
	Value (\$000s)	Allocation (%)	(%)	(%)	(%)	(%)	(%)	(%)
Total Portfolio * 1	59,163	100.00	6.43	5.13	10.77	9.64	8.45	7.18
Target Index	2		6.88	4.94	11.19	9.65	8.02	7.35
Cash and Equivalents	352	0.59						
FMPTF Operating	48	0.08						
FMPTF Capital City	303	0.51						
US T-Bills 90 Da	ıy		1.04	3.27	4.68	4.56	2.76	1.98
Fixed Income	17,106	28.91						
Core Bonds	8,018	13.55						
FMIvT Broad Market High Quality Bond Fund *	8,018	13.55	1.36	1.20	6.28	2.30	-0.70	1.46
Bloomberg US Aggregate A	+		1.10	0.76	5.91	2.19	-0.97	1.51
Core Plus Bonds	9,088	15.36						
FMIvT Core Plus Fixed Income Fund * 3	9,088	15.36	2.71	3.09	9.52	5.41	2.08	1.94
Bloomberg Multivers	е		4.55	1.97	9.08	3.10	-0.87	1.36
Equity	36,382	61.49						
US Equity	23,576	39.85						
US Large Cap Equity * 4	15,472	26.15	8.22	6.37	12.65	16.57	14.86	11.81
S&P 50	0		10.94	8.76	15.16	19.71	16.64	13.65
FMIvT Diversified Large Cap Equity Portfolio *	15,472	26.15	8.21	6.37	12.65	16.58	14.84	
Russell 100	0		11.11	9.03	15.66	19.59	16.30	13.35
US Small/Mid Cap Equity								
FMIvT Diversified SMID Cap Equity Portfolio * 5	8,105	13.70	3.42	-4.17	5.75	11.93	12.35	11.24
SMID Benchmark	6		8.59	1.06	9.91	11.31	11.44	8.39
Non-US Equity								
FMIvT International Equity Portfolio * 7	12,806	21.64	15.46	16.20	20.32	15.36	10.32	6.26
MSCI ACWI ex US NetDi	iv		12.03	8.94	17.72	13.99	10.13	6.12

FYTD: Fiscal year ending September.

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<sup>\*</sup> Net of fee return data.

# **Rates of Return Summary**

For the Periods Ending June 30, 2025

	Market Value (\$000s)	Actual Allocation (%)	3 Months (%)	FYTD (%)	1 Year (%)	3 Years (%)	5 Years (%)	10 Years (%)
Core Real Estate	5,324	9.00						
FMIvT Core Real Estate Portfolio * 8	5,324	9.00	0.25	1.91	2.09	-3.17	4.42	
NFI ODCE Net			0.81	2.64	2.66	-6.22	2.54	4.42

#### Notes:

Market values and Total Portfolio performance includes all fees and expenses. Beginning July 2008 and ending September 2010, the net of fee performance includes the impact of securities lending activity, which may increase or decrease the total expenses of the portfolio.

<sup>&</sup>lt;sup>2</sup> Target Index: Effective April 2021, the index consists of 30.00% Bloomberg US Aggregate, 25.00% S&P 500, 14.00% Russell 2500, 21.00% MSCI ACWI ex US NetDiv, 10.00% NFI ODCE Net.

 $<sup>^3</sup>$  The performance inception date of the FMIvT Core Plus Fixed Income Fund is 4/1/2014.

<sup>&</sup>lt;sup>4</sup> Represents the FMPTF Large Cap Equity Composite net of fees returns.

<sup>&</sup>lt;sup>5</sup> Custom Index consists of the Russell 2500 beginning June 1, 2010, and prior to that the Russell 2000.

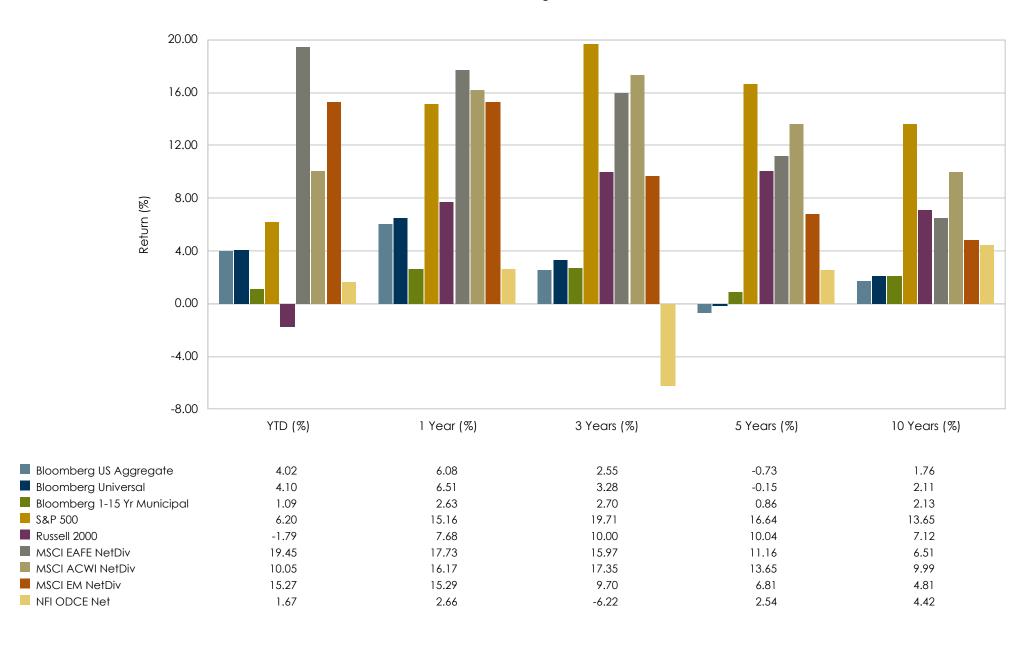
<sup>&</sup>lt;sup>6</sup> SMID Benchmark: Effective June 2010, the index consists of 100.0% Russell 2500.

 $<sup>^{7}</sup>$  Allspring EM was added to the portfolio in October 2017. Portfolio renamed and manager changed in October 2014 and April 2011.

<sup>&</sup>lt;sup>8</sup> The performance inception date of the FMIvT Core Real Estate Portfolio is 4/1/2018.

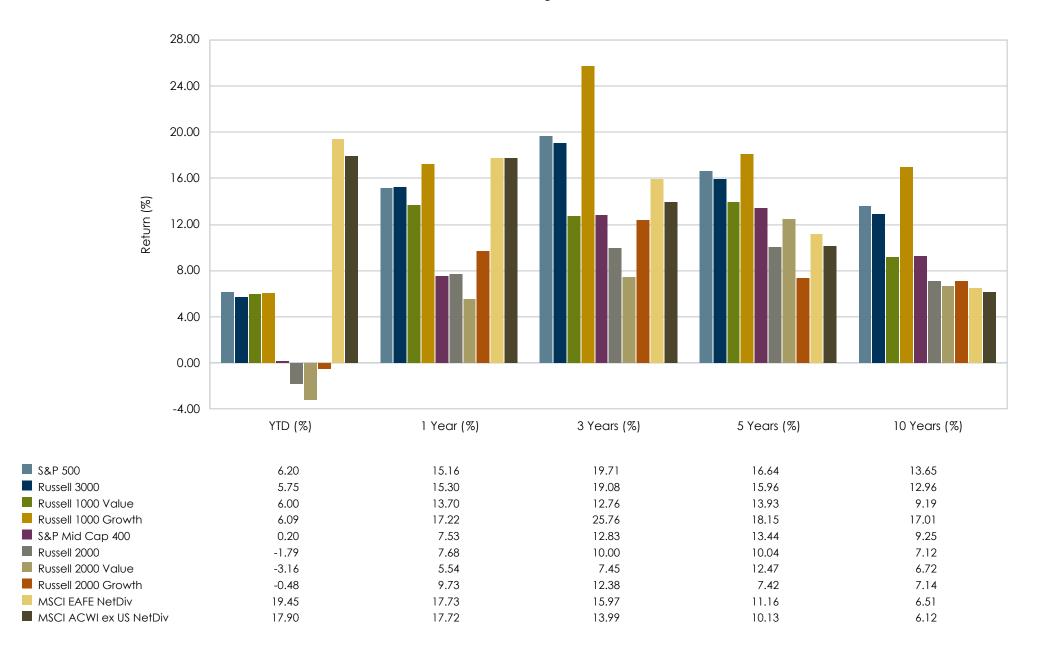
# **Market Environment**

For the Periods Ending June 30, 2025



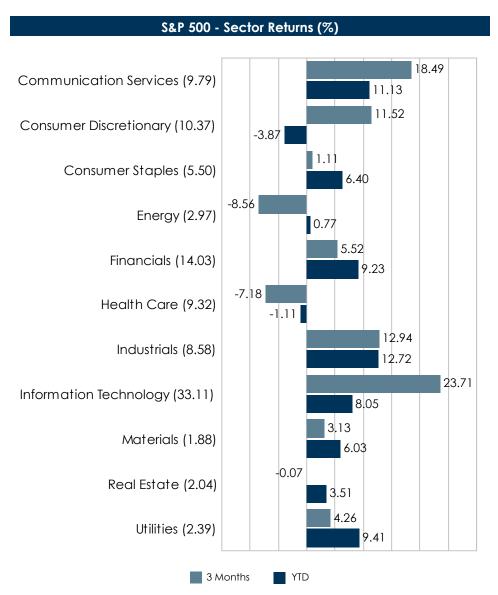
# **Equity Index Returns**

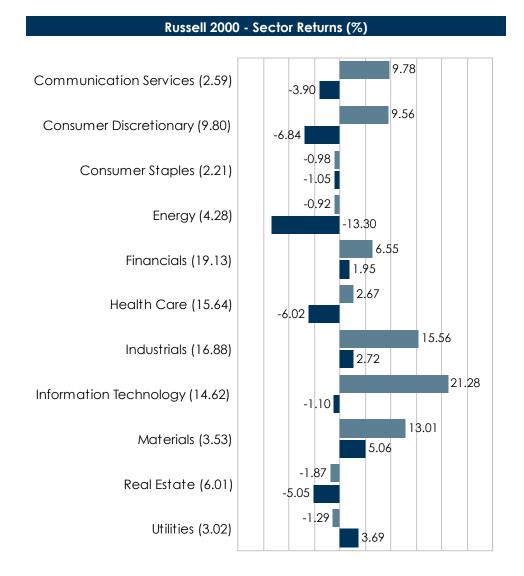
For the Periods Ending June 30, 2025



# US Markets - Performance Breakdown

For the Periods Ending June 30, 2025



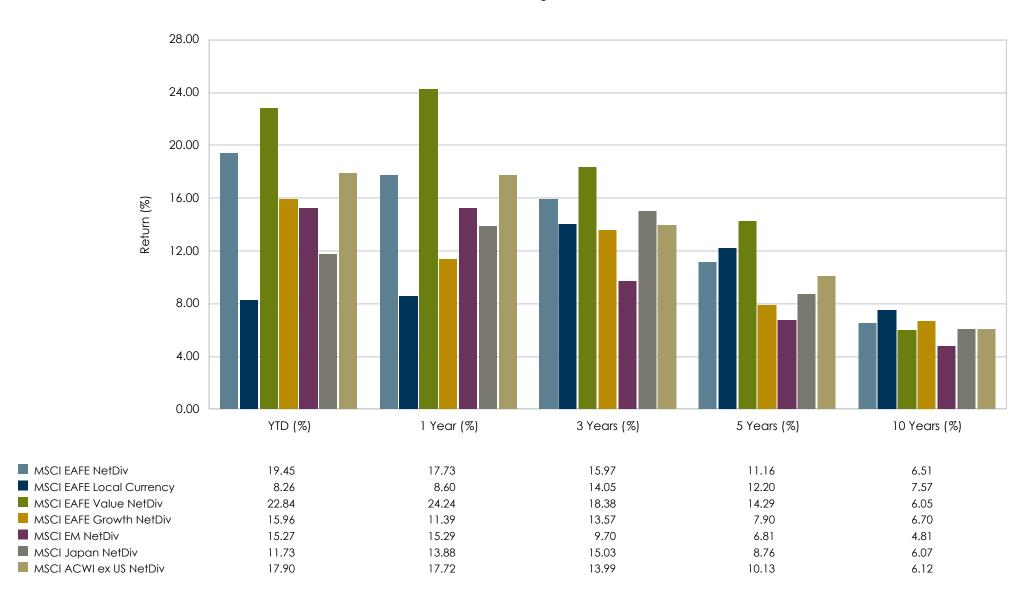


Numbers in parenthesis represent sector weightings of the index. Sector weights may not add to 100% due to rounding or securities that are not assigned to a Global Industry Classification Standard (GICS) sector.

Source: ACG Research, Bloomberg

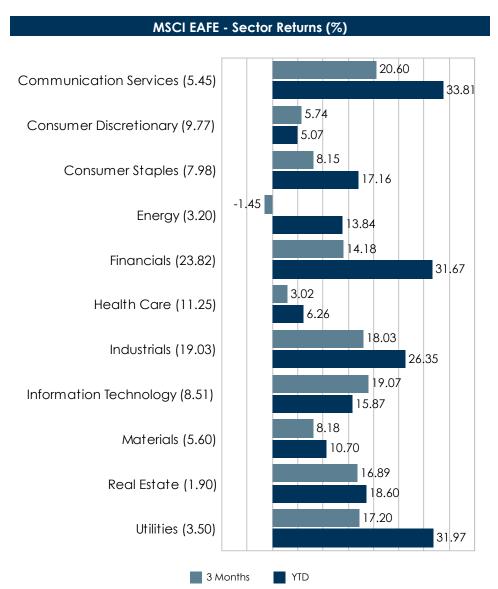
# **Non-US Equity Index Returns**

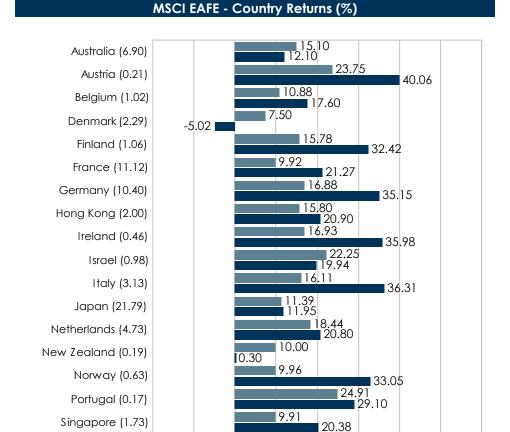
For the Periods Ending June 30, 2025



# Non-US Equity - Performance Breakdown

For the Periods Ending June 30, 2025





Spain (3.33)

Sweden (3.64)

Switzerland (9.56)

United Kingdom (14.64)

17.21

24.85

20.94

19.27

10.92

8.10

8.72

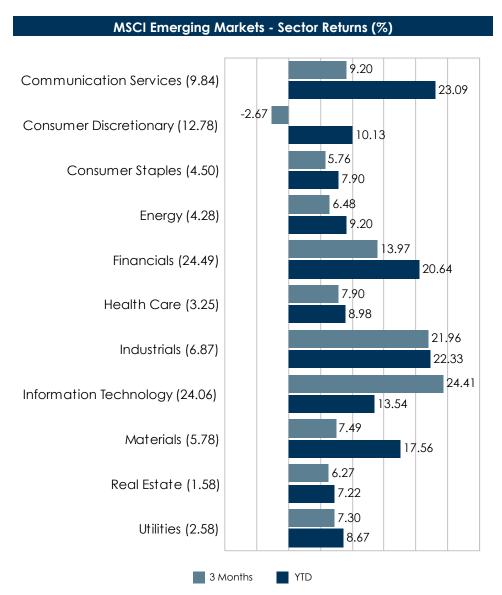
43.54

Numbers in parenthesis represent sector or country weights of the index. Sector or country weights may not add to 100% due to rounding.

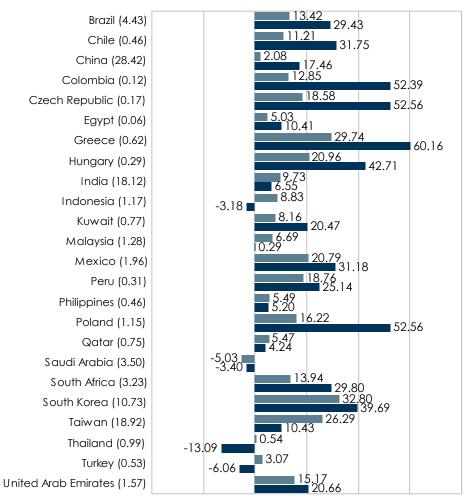
Source: ACG Research, Bloomberg

# **Emerging Markets - Performance Breakdown**

For the Periods Ending June 30, 2025



# MSCI Emerging Markets - Country Returns (%)

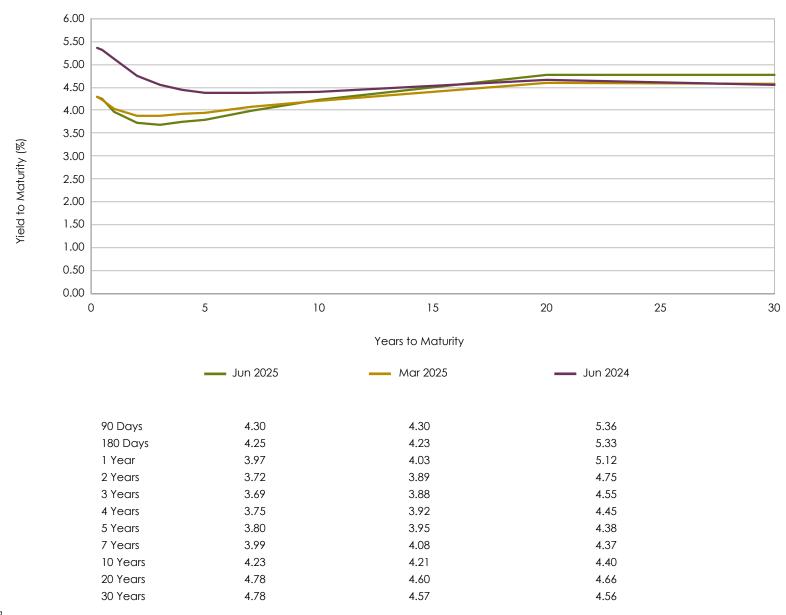


Numbers in parenthesis represent sector or country weights of the index. Sector or country weights may not add to 100% due to rounding.

Source: ACG Research, Bloomberg

# Interest Rate Term Structure

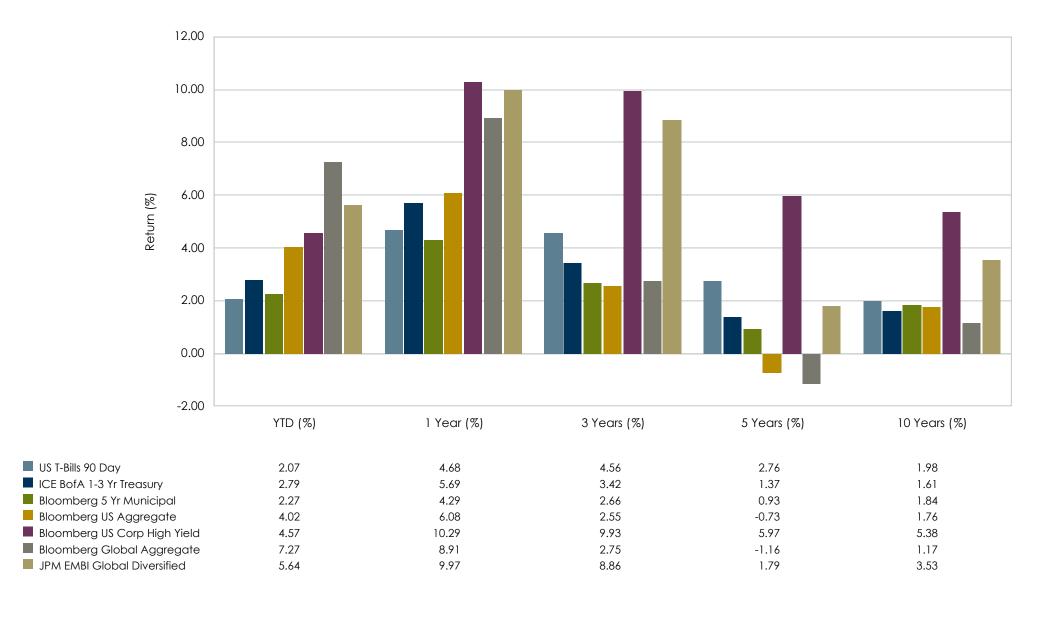
Government Issues - 3 Months to 30 Years Maturity



Source: Bloomberg

# **Fixed Income Index Returns**

For the Periods Ending June 30, 2025



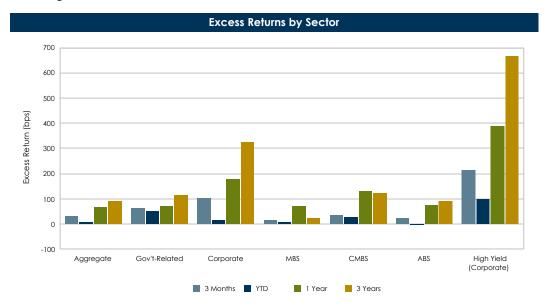
# **US Fixed Income Market Environment**

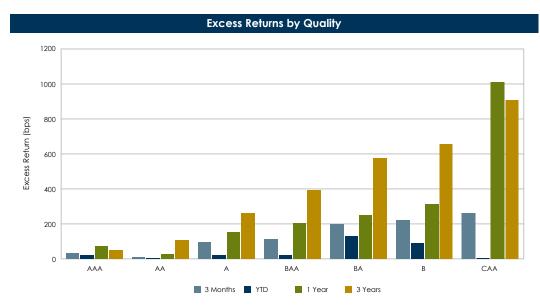
For the Periods Ending June 30, 2025

Nominal Returns By Sector (%)							
	3 Months	<u>YTD</u>	<u>1 Year</u>	3 Years			
US Aggregate	1.20	4.02	6.08	2.55			
US Treasury	0.84	3.79	5.30	1.53			
US Agg: Gov't-Related	1.70	4.37	6.21	3.22			
US Corporate IG	1.83	4.18	6.89	4.34			
MBS	1.15	4.23	6.52	2.32			
CMBS	1.88	4.49	7.73	3.84			
ABS	1.38	2.93	6.32	4.31			
US Corp High Yield	3.53	4.57	10.28	9.93			

Nominal Returns by Quality (%)						
	3 Months	<u>YTD</u>	1 Year	3 Years		
AAA	1.61	4.00	6.61	2.61		
AA	0.97	3.94	5.75	2.45		
Α	1.79	4.23	6.67	3.76		
BAA	1.99	4.32	7.30	5.12		
BA	3.44	4.98	8.91	8.85		
В	3.62	4.39	9.47	9.96		
CAA	4.01	3.56	16.71	12.65		

Nominal Returns by Maturity (%)						
	3 Months	YTD	1 Year	3 Years		
1-3 Yr.	1.26	2.91	5.94	3.77		
3-5 Yr.	1.79	4.42	7.12	3.67		
5-7 Yr.	1.83	4.96	7.17	3.13		
7-10 Yr.	1.38	4.55	6.44	2.13		
10+ Yr.	-0.12	3.28	3.25	-0.59		





Source: Bloomberg

Excess returns are relative to the duration-neutral Treasury.

For the Periods Ending June 30, 2025

#### **Portfolio Description**

- Strategy Expanded High Quailty Fixed Income
- Manager Atlanta Capital Management Company
- Vehicle Separately Managed Account
- Benchmark Barclays Aggregate A+
- Performance Inception Date January 1998
- Fees Manager Fees 15 bps; Admin Fees 14.5 bps
- **Total Expenses** Approximately 32 bps

#### **Portfolio Information**

- Minimum initial investment \$50,000
- Minimum subsequent investments \$5,000
- Minimum redemption \$5,000
- The Portfolio is open once a month, on the first business day following the Portfolio Valuation date, to accept Member contributions or redemptions.
- The Portfolio is valued on the last business day of the month.
- The Administrator must have advance written notification of Member contributions or redemptions 5 days prior to the Portfolio Valuation date.

# **Portfolio Objectives and Constraints**

- Invests in Government and high quality securities while maintaining an average maturity of approximately eight and one-half years.
- Outperform the Bloomberg US Aggregate A+ over a complete market cycle (usually 3 to 5 years).
- Rank above median in a relevant peer group universe.
- The Portfolio is subject to interest rate, credit and liquidity risk, which may cause a loss of principal. Neither the Fund nor its yield is guaranteed by the US Government.

# Dollar Growth Summary (\$000s)

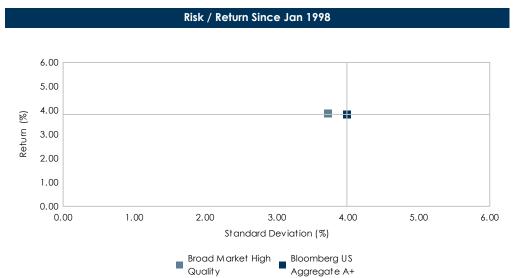
	FYTD	1 Year
Beginning Market Value	168,451	160,628
Net Additions	8,692	8,344
Return on Investment	2,671	10,842
Income	4,930	6,493
Gain/Loss	-2,259	4,349
Ending Market Value	179,814	179,814

For the Periods Ending June 30, 2025



The Other sector consists of ABS, CMO, Convertibles, Municipals, Private Placements/144As and TIPS.

For the Periods Ending June 30, 2025

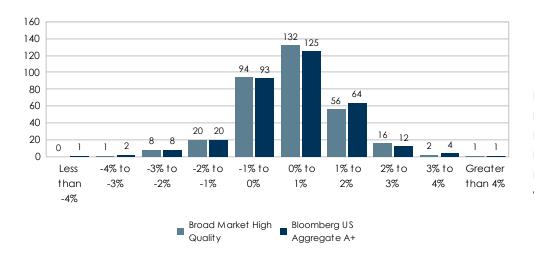


# Portfolio Statistics Since Jan 1998

Broad Market High Quality	Bloomberg US Aggregate A+
3.86	3.84
3.72	3.99
0.49	0.46
	3.86 3.72

Benchmark Relative Statistics			
Beta	0.91		
R Squared (%)	95.31		
Alpha (%)	0.36		
Tracking Error (%)	0.88		
Batting Average (%)	49.70		
Up Capture (%)	94.35		
Down Capture (%)	88.78		

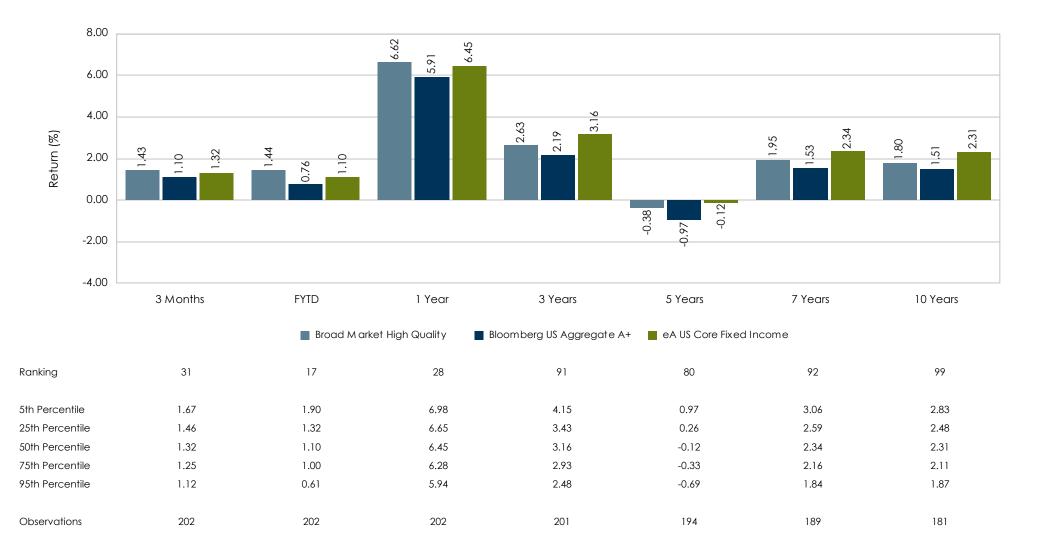
# Return Histogram Since Jan 1998



# Return Analysis Since Jan 1998

	Broad Market High Quality	Bloomberg US Aggregate A+
Number of Months	330	330
Highest Monthly Return (%)	4.01	4.30
Lowest Monthly Return (%)	-3.40	-4.18
Number of Positive Months	207	206
Number of Negative Months	123	124
% of Positive Months	62.73	62.42

For the Periods Ending June 30, 2025



For the One Year Periods Ending June



# **Investment Guidelines**

# **Broad Market High Quality Bond Fund**

For the Periods Ending June 30, 2025

Portfolio Sector Allocations	Max.%	Min. %	Actual Portfolio	Within Guidelines?	Comments
U.S. Govt Oblig., U.S. Govt Agency Oblig, or U.S. Govt Instrum. Oblig.	75.00%	30.00%	46.61%	Yes	
Mortgage Securities including CMO's	50.00%	0.00%	21.95%	Yes	
Corporate and Yankee Debt Obligations	30.00%	0.00%	2.41%	Yes	
Asset Backed Securities	30.00%	0.00%	28.72%	Yes	
Reverse Repurchase Agreements and/or other forms of financial leverage *	30.00%	0.00%	0.00%	Yes	
Other (Cash)	25.00%	0.00%	0.31%	Yes	
Portfolio Duration/Quality	Policy Exp	ectations	Actual Portfolio	Within Guidelines?	Comments
Modified Duration					
Portfolio should maintain a duration equal to the Bloomberg US Aggregate A+ Index plus or minus 30% but no greater than 7 years.	4.18	to 7.00	5.58	Yes	
<b>Credit quality</b> Portfolio should Maintain a minimum bond fund rating of AA (Fitch).	,	<b>A</b> Af		Yes	
Individual Securities				Within Guidelines?	Comments
Minimum credit rating of A by any NRSRO for all corporate securities.				Yes	
Maximum of 3% at time of purchase and 5% of the portfolio value may be invested in corporate securities of an individual issuer.			2.67%	Yes	Largest Position Noted
A maximum of 5% of the portfolio, at market, may be invested in individual trusts of ABS and Non-Agency CMOs.			2.62%	Yes	Largest Position Noted
Final stated maturity of 31.0 years or less for all securities.				Yes	

<sup>\*</sup>Asset Consulting Group is unable to verify the actual percentages in the portfolio. However, ACG has confirmed the actual portfolio allocation is less than the maximum percentage allowed.

For the Periods Ending June 30, 2025

# **Portfolio Description**

- Strategy Core Plus Fixed Income
- Manager Pioneer Institutional Investment
- Vehicle Non-Mutual Commingled
- Benchmark Barclays Multiverse
- Performance Inception Date April 2014
- Fees Manager Fee 55 bps; Admin Fee 14.5 bps
- **Total Expenses** Approximately 72 bps

#### **Portfolio Information**

- Minimum initial investment \$50,000
- Minimum subsequent investments \$5,000
- Minimum redemption \$5,000
- The Portfolio is open once a month, on the first business day following a
   Portfolio Valuation date, to accept Member contributions or redemptions.
- The Portfolio is valued on the last business day of the month.
- The Administrator must have advance written notification of Member contributions or redemptions 5 days prior to the Portfolio Valuation date.

# **Portfolio Objectives and Constraints**

- Invests in a broad spectrum of fixed and floating rate debt securities that are diversified by credit quality, geography and duration.
- Outperform the Bloomberg Multiverse over a complete market cycle (usually 3 to 5 years).
- Rank above median in a relevant peer group universe.
- The Portfolio is subject to interest rate, credit and liquidity risk, which may cause a loss of prinicpal. Neither the Fund nor its yield is guaranteed by the US Government.

# Dollar Growth Summary (\$000s)

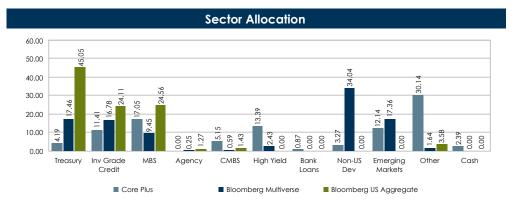
	FYTD	1 Year
Beginning Market Value	167,280	155,381
Net Additions	7,207	9,186
Return on Investment	6,244	16,163
Ending Market Value	180,731	180,731

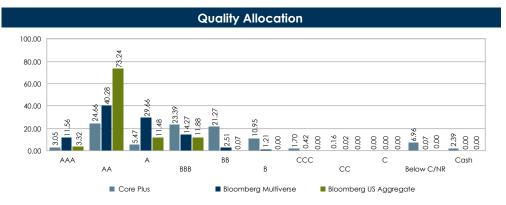
For the Periods Ending June 30, 2025

Manager Allocation			
Market Allocation Name Value (\$000s) (%)			
Total Core Plus	180,731	100.00	
Pioneer MSFI	180,731	100.00	

Characteristics			
28.00			
24.00	20.50		
20.00	2		
16.00			
12.00			
8.00		6.05	3.70
4.00			m m
0.00	Avg Quality	Duration (yrs)	YTM (%)
	■ Core Plus	■ Bloomberg Multiverse ■ Bloom	omberg US Aggregate

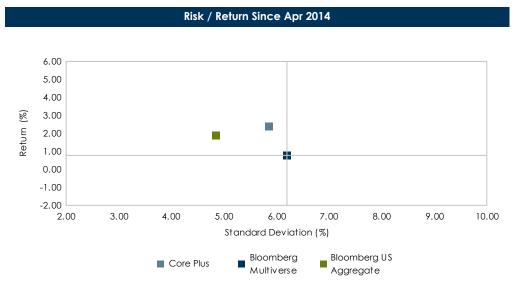
Dollar Growth Summary (\$000s)		
	FYTD	1 Year
Beginning Market Value	167,280	155,381
Net Additions	7,207	9,186
Return on Investment	6,244	16,163
Ending Market Value	180,731	180,731





The Other sector consists of ABS, CMO, Convertibles, Municipals, Private Placements/144As and TIPS.

For the Periods Ending June 30, 2025

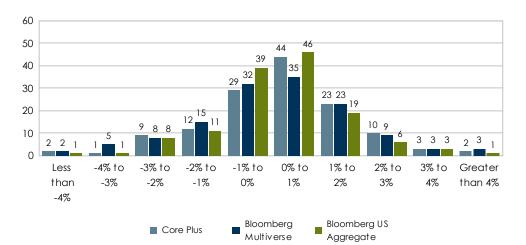


# Portfolio Statistics Since Apr 2014

		Bloomberg	Bloomberg US
	Core Plus	Multiverse	Aggregate
Return (%)	2.38	0.77	1.91
Standard Deviation (%)	5.85	6.19	4.85
Sharpe Ratio	0.11	-0.16	0.04

Benchmark Relative Statistics			
Beta	0.66	0.78	
R Squared (%)	49.07	42.13	
Alpha (%)	1.91	0.95	
Tracking Error (%)	4.67	4.57	
Batting Average (%)	57.78	59.26	
Up Capture (%)	68.16	79.96	
Down Capture (%)	48.43	66.65	

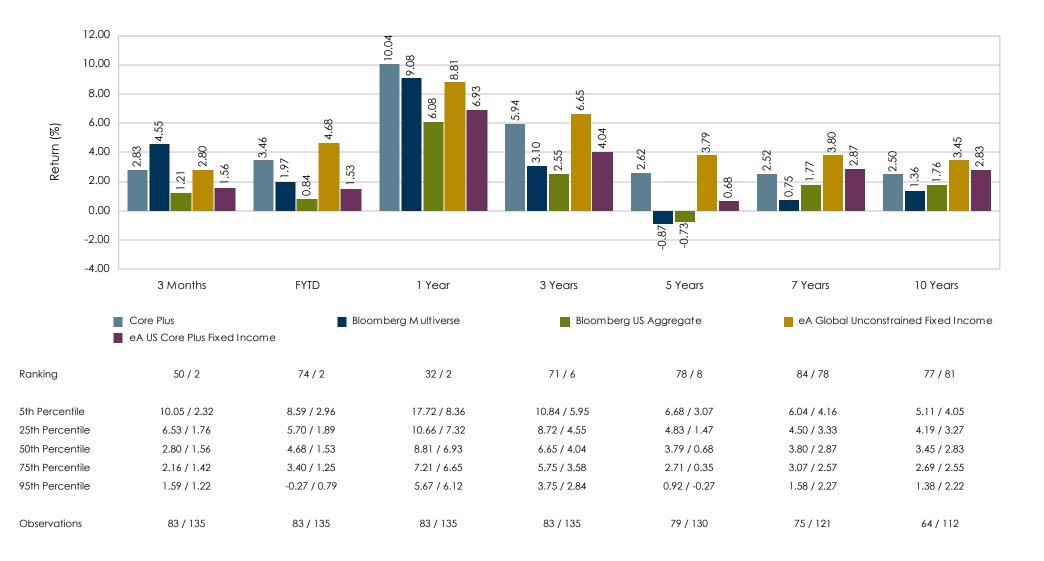
# Return Histogram Since Apr 2014



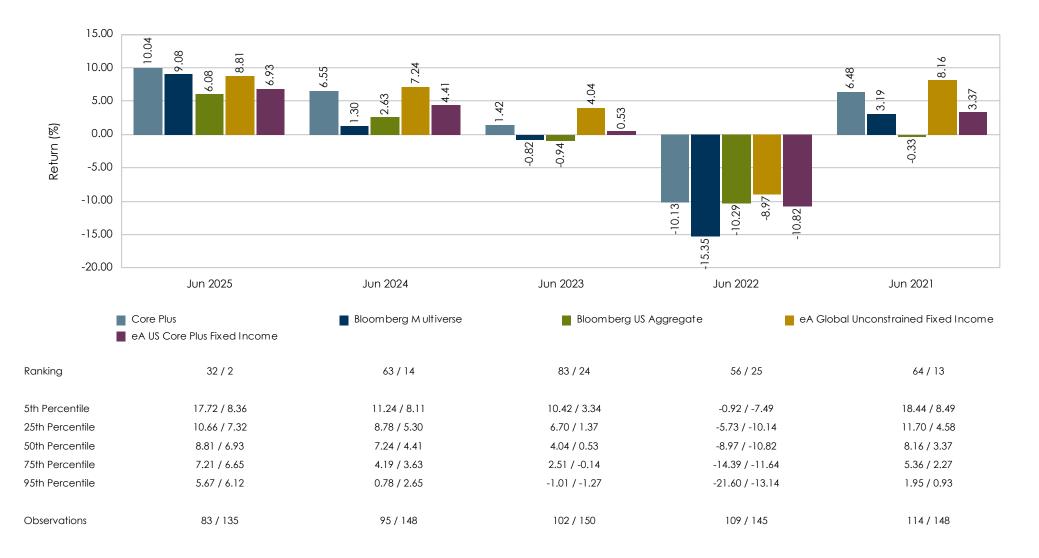
# Return Analysis Since Apr 2014

	Core Plus	Bloomberg Multiverse	Bloomberg US Aggregate
Number of Months	135	135	135
Highest Monthly Return (%)	4.84	5.06	4.53
Lowest Monthly Return (%)	-8.40	-5.44	-4.32
Number of Positive Months	82	73	75
Number of Negative Months	53	62	60
% of Positive Months	60.74	54.07	55.56

For the Periods Ending June 30, 2025



For the One Year Periods Ending June



# Pioneer MSFI

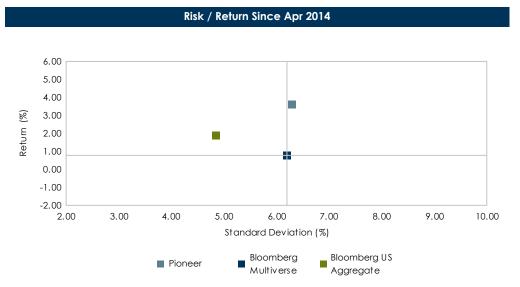


Characteristic and allocation charts represents the composite data of the Pioneer Multi-Sector Fixed Income.

The Other sector consists of ABS, CMO, Convertibles, Municipals, Private Placements/144As and TIPS.

# Pioneer MSFI

For the Periods Ending June 30, 2025

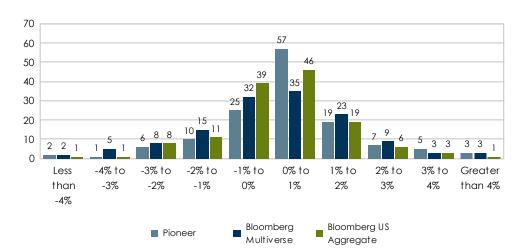


# Portfolio Statistics Since Apr 2014

	Pioneer	Bloomberg Multiverse	Bloomberg US Aggregate
Return (%)	3.60	0.77	1.91
Standard Deviation (%)	6.30	6.19	4.85
Sharpe Ratio	0.30	-0.16	0.04

Benchmark Relative Statistics				
Beta	0.77	0.93		
R Squared (%)	57.58	50.99		
Alpha (%)	3.05	1.90		
Tracking Error (%)	4.34	4.42		
Batting Average (%)	65.19	62.96		
Up Capture (%)	89.99	111.10		
Down Capture (%)	55.93	83.44		

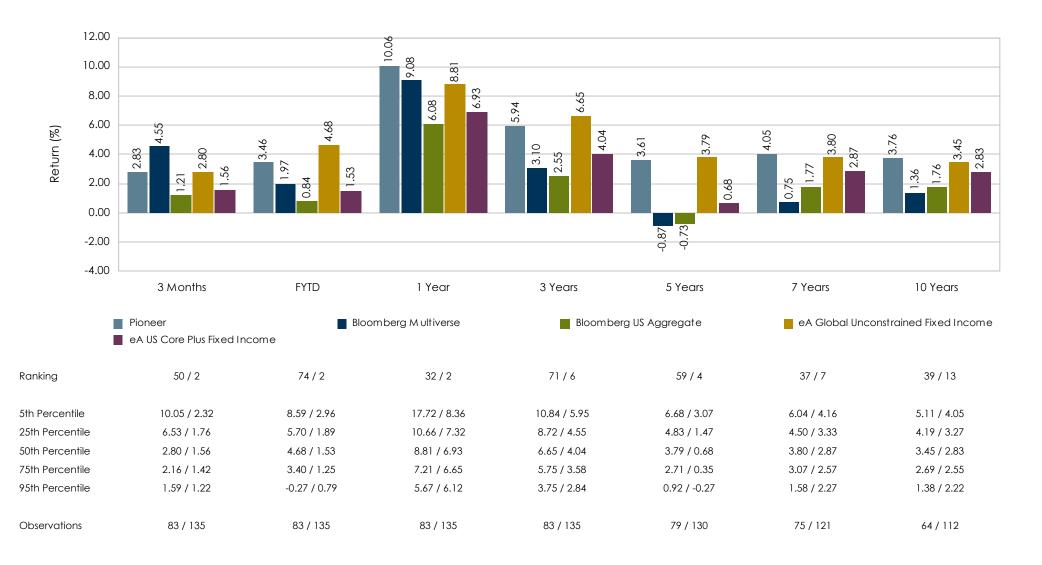
# Return Histogram Since Apr 2014



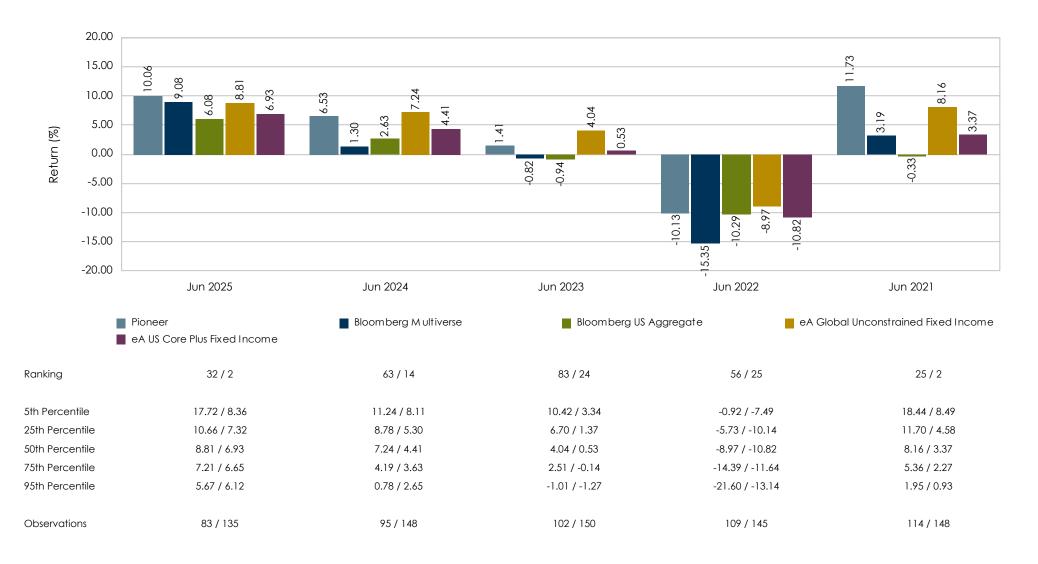
# Return Analysis Since Apr 2014

	Pioneer	Bloomberg Multiverse	Bloomberg US Aggregate
Number of Months	135	135	135
Highest Monthly Return (%)	4.84	5.06	4.53
Lowest Monthly Return (%)	-11.69	-5.44	-4.32
Number of Positive Months	91	73	75
Number of Negative Months	44	62	60
% of Positive Months	67.41	54.07	55.56

**Pioneer MSFI**For the Periods Ending June 30, 2025



**Pioneer MSFI**For the One Year Periods Ending June



# **FMIvT Diversified Large Cap Equity Portfolio**

For the Periods Ending June 30, 2025

# Portfolio Description

- Strategy Large Cap US Equity
- Manager StateStreet, Hotchkis & Wiley, & Atlanta Capital
- Vehicle Non-Mutual Commingled
- Benchmark Russell 1000
- Performance Inception Date October 2017
- Fees Manager Fee 27 bps; Admin Fee 14.5 bps
- **Total Expenses** Approximately 43 bps

#### **Portfolio Information**

- Minimum initial investment \$50,000
- Minimum subsequent investments \$5,000
- Minimum redemption \$5,000
- The Portfolio is open once a month, on the first business day following the Portfolio Valuation date, to accept Member contributions or redemptions.
- The Portfolio is valued on the last business day of the month.
- The Administrator must have advance written notification of Member contributions or redemptions 5 days prior to the Portfolio Valuation date.

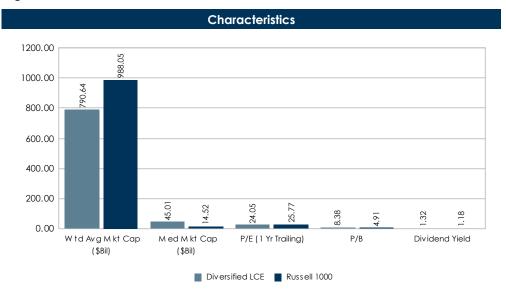
#### **Portfolio Objectives and Constraints**

- Invests in large cap US stocks that are diversified by industry and sector.
- Outperform the Russell 1000 over a complete market cycle (usually 3 to 5 years).
- Rank above median in a relevant peer group universe.
- Stock values fluctuate in response to the activities of individual companies, the general market and economic conditions. Shares of the Portfolio are neither insured nor guaranteed by any US Government agency, including the FDIC.

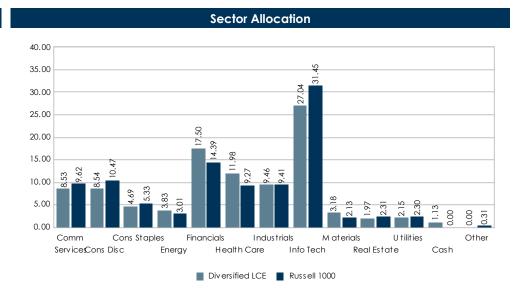
# Dollar Growth Summary (\$000s)

	FYTD	1 Year
Beginning Market Value	300,035	292,116
Net Additions	5,502	-4,067
Return on Investment	20,603	38,091
Endina Market Value	326.140	326.140

Manager Allocation				
Name	Market Value (\$000s)	Allocation (%)		
Total Diversified LCE	326,140	100.00		
SSgA S&P 500 Index	194,642	59.68		
Atlanta Capital High Quality Growth	66,129	20.28		
Hotchkis & Wiley Diversified Value	65,370	20.04		

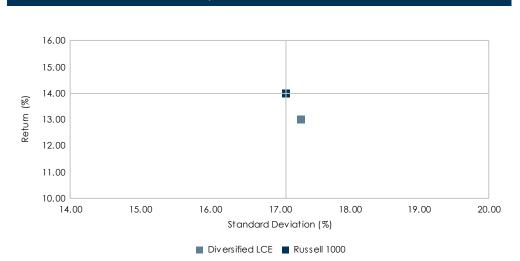


Dollar Growth Summary (\$000s)			
	FYTD	1 Year	
Beginning Market Value	300,035	292,116	
Net Additions	5,502	-4,067	
Return on Investment	20,603	38,091	
Ending Market Value	326,140	326,140	



For the Periods Ending June 30, 2025

#### Risk / Return Since Oct 2017

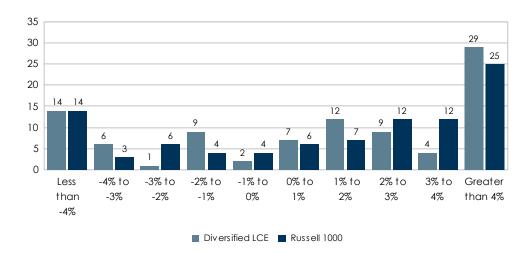


#### Portfolio Statistics Since Oct 2017

	Diversified LCE	Russell 1000
Return (%)	13.00	13.99
Standard Deviation (%)	17.30	17.09
Sharpe Ratio	0.61	0.68

Benchmark Relative Statistics			
Beta	1.00		
R Squared (%)	97.60		
Alpha (%)	-0.85		
Tracking Error (%)	2.68		
Batting Average (%)	45.16		
Up Capture (%)	95.62		
Down Capture (%)	99.05		

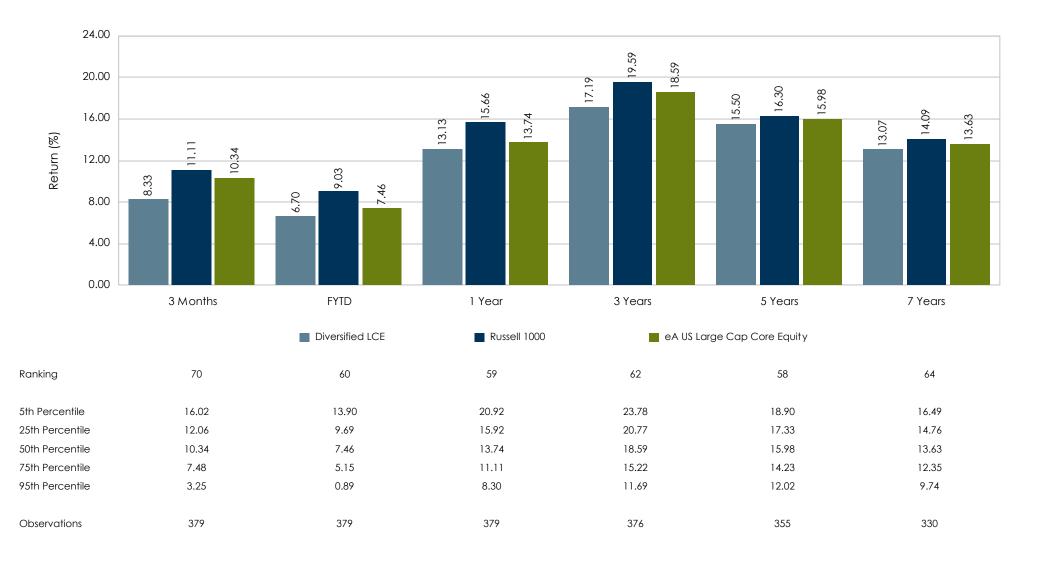
#### **Return Histogram Since Oct 2017**



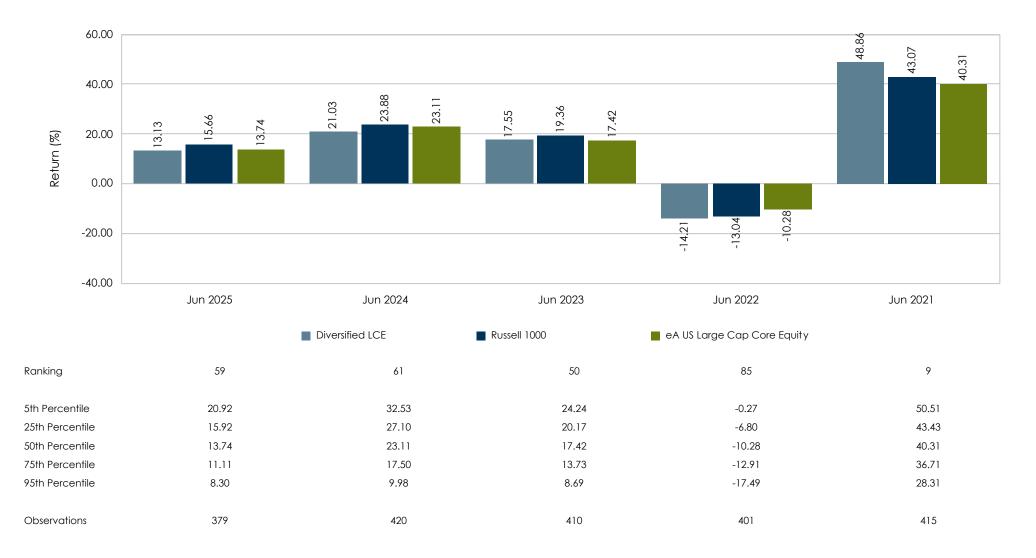
#### **Return Analysis Since Oct 2017**

	Diversified LCE	Russell 1000
Number of Months	93	93
Highest Monthly Return (%)	13.79	13.21
Lowest Monthly Return (%)	-14.99	-13.21
Number of Positive Months	61	62
Number of Negative Months	32	31
% of Positive Months	65.59	66.67

For the Periods Ending June 30, 2025



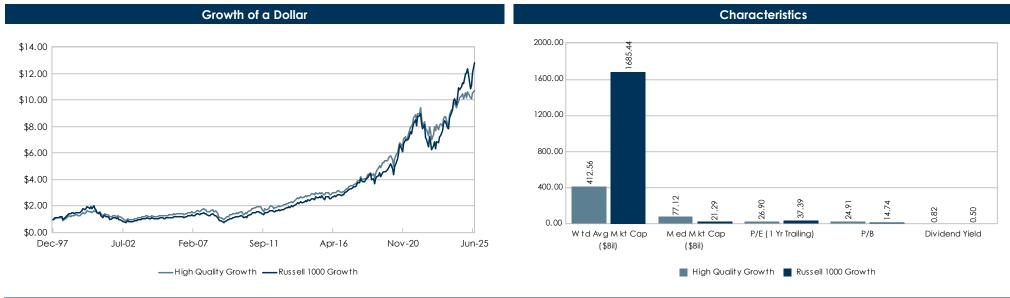
For the One Year Periods Ending June

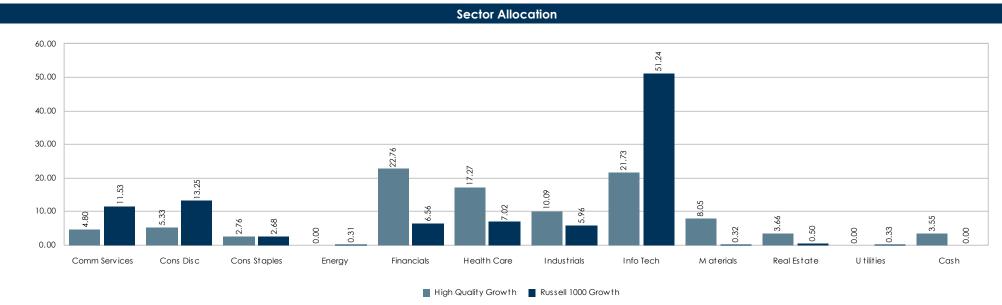


#### **Investment Guidelines**

# Diversified Large Cap Equity Portfolio

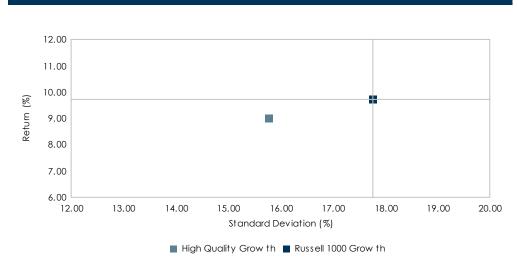
Manager Allocations	Target %	Range%	Actual Portfolio	Within Guidelines?	Comments
SSgA S&P 500 Index	60.0%	50% - 70%	59.68%	Yes	
Atlanta Capital High Quality Growth	20.0%	10% - 30%	20.28%	Yes	
Hotchkis & Wiley Diversified Value	20.0%	10% - 30%	20.04%	Yes	
Allocation		Max. %	Actual Portfolio	Within Guidelines?	Comments
A maximum of 10% of the portfolio, valued at market, may be invested in cash.		10.0%	1.13%	Yes	
The portfolio shall not own private placements, unregistered or registered stock, options, futures, or commodities, nor participate in margin trading.		N/A	N/A	Yes	





For the Periods Ending June 30, 2025

#### Risk / Return Since Jan 1998

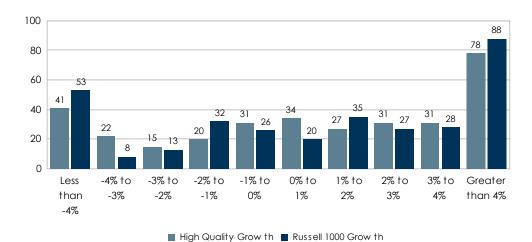


#### Portfolio Statistics Since Jan 1998

	High Quality	Russell 1000
	Growth	Growth
Return (%)	9.01	9.72
Standard Deviation (%)	15.78	17.77
Sharpe Ratio	0.44	0.43

Benchmark Relative Statistics		
0.82		
86.18		
0.92		
6.64		
44.55		
82.76		
85.87		
	0.82 86.18 0.92 6.64 44.55 82.76	

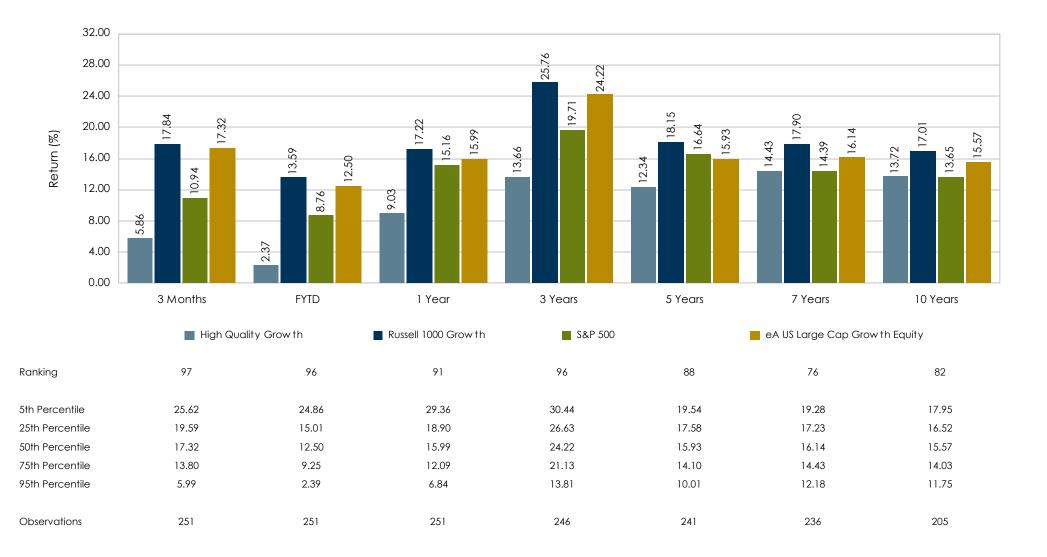
#### Return Histogram Since Jan 1998



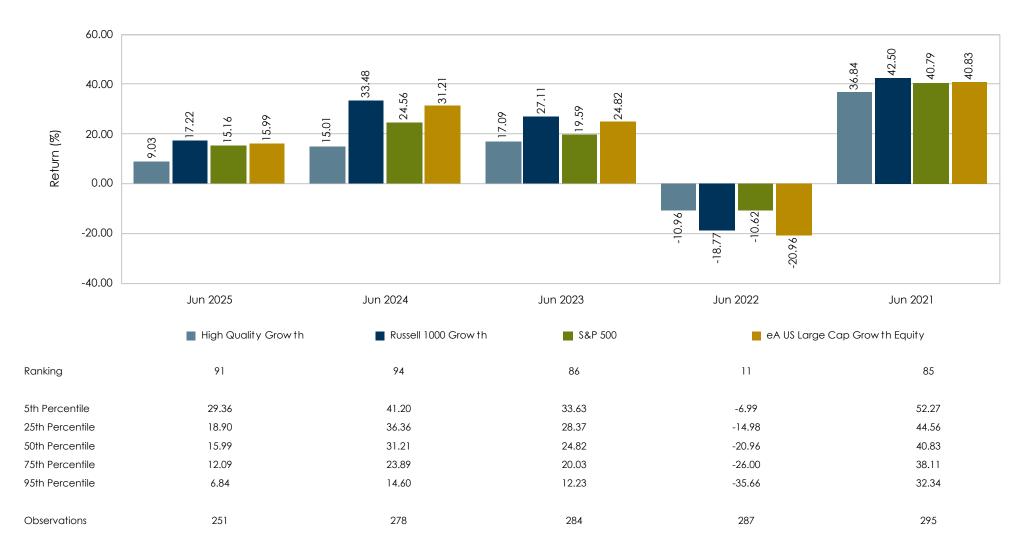
#### Return Analysis Since Jan 1998

	High Quality Growth	Russell 1000 Growth
Number of Months	330	330
Highest Monthly Return (%)	13.30	14.80
Lowest Monthly Return (%)	-17.56	-17.61
Number of Positive Months	201	198
Number of Negative Months	129	132
% of Positive Months	60.91	60.00

For the Periods Ending June 30, 2025



For the One Year Periods Ending June

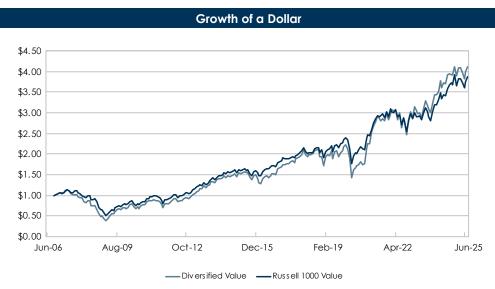


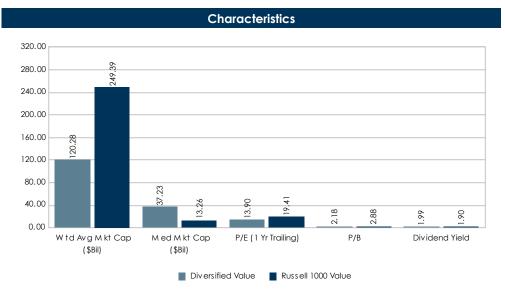
# **Investment Guidelines**

#### Atlanta Capital High Quality Growth

Portfolio Sector Allocations	Maximum	Actual Portfolio	Within Guidelines?	Comments
Maximum sector concentration shall be no more than 30% in any one sector as defined by the Standard & Poor's GICS.				
Communication Services	30.00%	4.80%	Yes	
Consumer Discretionary	30.00%	5.33%	Yes	
Consumer Staples	30.00%	2.76%	Yes	
Energy	30.00%	0.00%	Yes	
Financials	30.00%	22.76%	Yes	
Health Care	30.00%	17.27%	Yes	
Industrials	30.00%	10.09%	Yes	
Information Technology	30.00%	21.73%	Yes	
Materials	30.00%	8.05%	Yes	
Real Estate	30.00%	3.66%	Yes	
Utilities	30.00%	0.00%	Yes	
Allocation	Max. %	Actual Portfolio	Within Guidelines?	Comments
A maximum of 10% of the portfolio, valued at market, may be invested in cash.	10.0%	3.55%	Yes	
A maximum of 5% of the portfolio may be invested in the securities of an individual corporation.	5.0%	4.82%	Yes	Largest Position Noted
A maximum of 10% of the portfolio, valued at market, may be invested in convertible issues (must have rating of Baa/BBB or better).	10.0%	0.00%	Yes	
A maximum of 5% of the portfolio, valued at market, may be invested in any one convertible issuer.	5.0%	0.00%	Yes	
Maximum of 20% of the Portfolio, valued at market, may be invested in ADRs and common stocks of corporations organized under the laws of any country other than the United States, which are traded primarily on a US stock exchange.	20.0%	5.40%	Yes	

For the Periods Ending June 30, 2025





#### 24.00 20.00 10.00 12.00 12.00 14.40 14.40 15.25 19.00 19

Health Care

■ Diversified Value

Industrials

Russell 1000 Value

Info Tech

M at erials

Real Estate

U tilities

Cash

**Sector Allocation** 

Comm Services

Cons Disc

Cons Staples

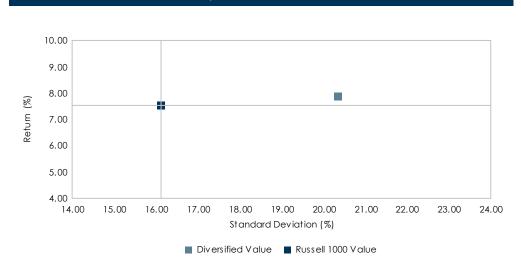
Energy

Financials

0.00

For the Periods Ending June 30, 2025

#### Risk / Return Since Nov 2006

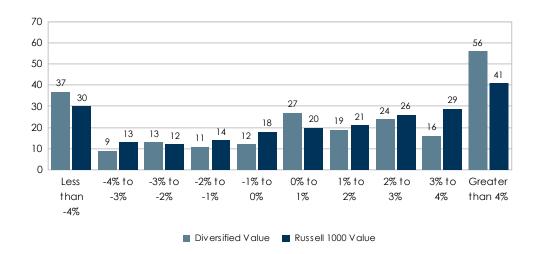


#### Portfolio Statistics Since Nov 2006

	Diversified	Russell 1000
	Value	Value
Return (%)	7.88	7.52
Standard Deviation (%)	20.33	16.12
Sharpe Ratio	0.32	0.38

1.20
91.20
-0.64
6.88
54.91
117.78
113.45

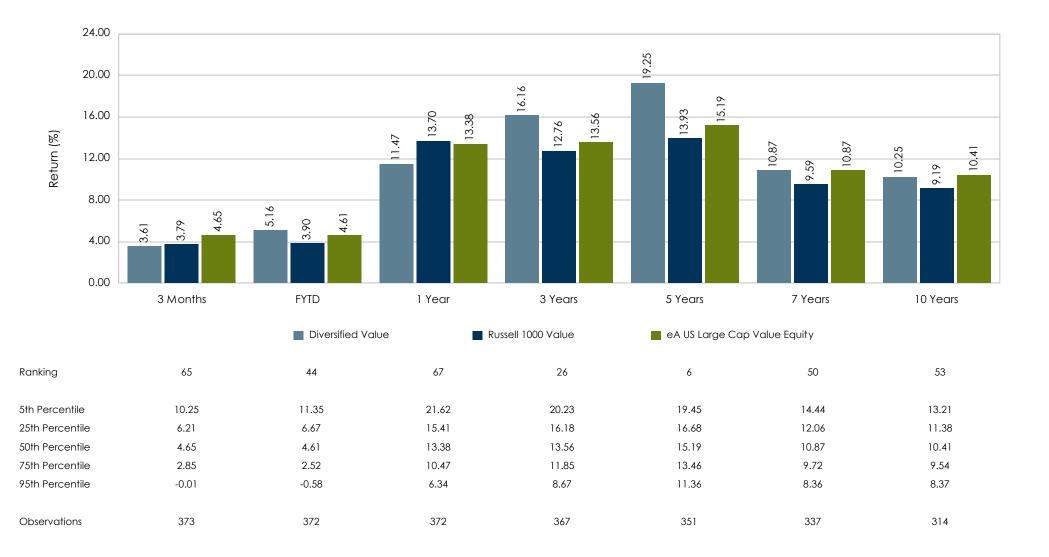
#### Return Histogram Since Nov 2006



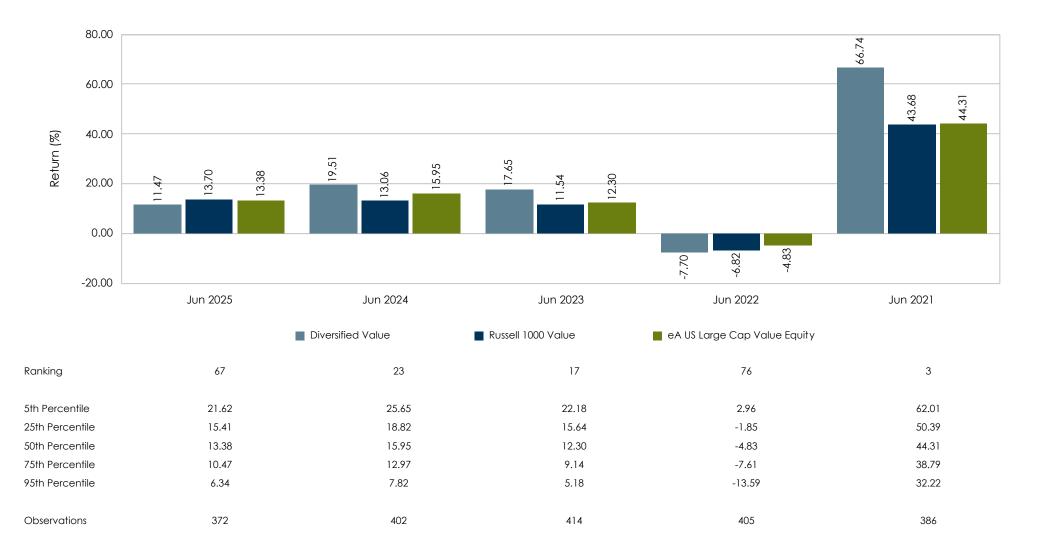
#### Return Analysis Since Nov 2006

	Diversified Value	Russell 1000 Value
Number of Months	224	224
Highest Monthly Return (%)	20.73	13.45
Lowest Monthly Return (%)	-24.98	-17.31
Number of Positive Months	142	137
Number of Negative Months	82	87
% of Positive Months	63.39	61.16

For the Periods Ending June 30, 2025



For the One Year Periods Ending June



# **Investment Guidelines**

#### Hotchkis & Wiley Diversified Value

Portfolio Sector Allocations	Maximum	Actual Portfolio	Within Guidelines?	Comments
Maximum sector concentration shall be no more than 35% for any sector as defined by the Standard & Poor's GICS.				
Communication Services	35.00%	8.56%	Yes	
Consumer Discretionary	35.00%	6.32%	Yes	
Consumer Staples	35.00%	4.23%	Yes	
Energy	35.00%	10.22%	Yes	
Financials	35.00%	22.51%	Yes	
Health Care	35.00%	14.57%	Yes	
Industrials	35.00%	11.43%	Yes	
Information Technology	35.00%	14.40%	Yes	
Materials	35.00%	2.11%	Yes	
Real Estate	35.00%	0.00%	Yes	
Utilities	35.00%	3.60%	Yes	
Allocation	Max. %	Actual Portfolio	Within Guidelines?	Comments
A maximum of 10% of the portfolio, valued at market, may be invested in cash.	10.0%	2.05%	Yes	
The portfolio shall not own more than 5% of the outstanding common stock of any individual corporation.	5.0%	N/A	Yes	
A maximum of 7.5% of the portfolio may be invested in the securities of an individual corporation.	7.5%	4.95%	Yes	Largest Position Noted
A maximum of 10% of the portfolio, valued at market, may be invested in convertible issues (must have rating of Baa/BBB or better).	10.0%	0.00%	Yes	
A maximum of 5% of the portfolio, valued at market, may be invested in any one convertible issuer.	5.0%	0.00%	Yes	
A maximum of 20% of the portfolio, valued at cost, may be invested in common stocks of corporations that are organized under the laws of any country other than the United States and traded on the NYSE, AMEX, or NASDAQ.	20.0%	16.62%	Yes	

For the Periods Ending June 30, 2025

#### **Portfolio Description**

- Strategy Small to Mid (SMID) (Strategy change in 2010)
- Manager Atlanta Capital Management Company
- Vehicle Separately Managed Account
- Benchmark A blend of Russell 2500 and Russell 2000
- Performance Inception Date January 2000
- Fees Manager Fee 45 bps; Admin Fee 14.5 bps
- **Total Expenses** Approximately 62 bps

#### **Portfolio Information**

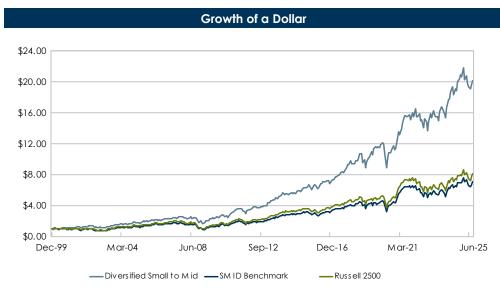
- Minimum initial investment \$50,000
- Minimum subsequent investments \$5,000
- Minimum redemption \$5,000
- The Portfolio is open once a month, on the first business day following the Portfolio Valuation date, to accept Member contributions or redemptions.
- The Portfolio is valued on the last business day of the month.
- The Administrator must have advance written notification of Member contributions or redemptions 5 days prior to the Portfolio Valuation date.

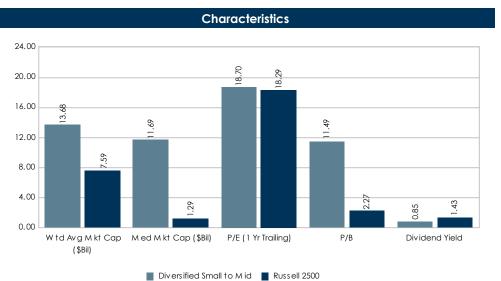
#### **Portfolio Objectives and Constraints**

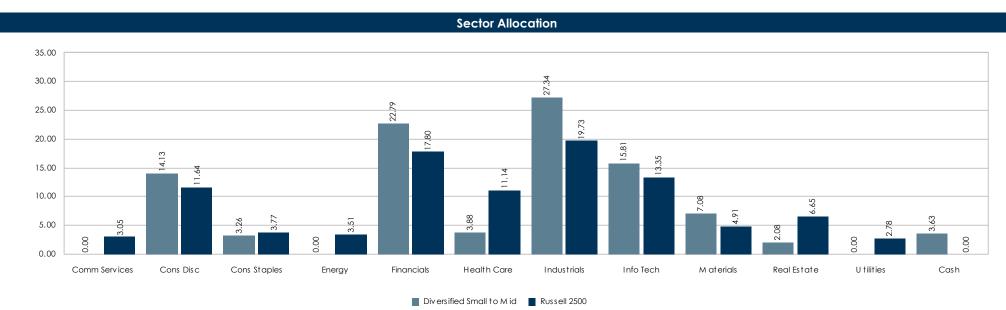
- Invests in small to mid cap core style common stocks of companies domiciled in the US or traded on the New York Stock Exchange.
- Outperform a blended index of the Russell 2500 beginning June 1, 2010 and the Russell 2000 prior to that, over a complete market cycle (usually 3 to 5 years).
- Rank above median in a relevant peer group universe.
- Stock values fluctuate in response to the activities of individual companies, the general market and economic conditions. Shares of the Portfolio are neither insured nor guaranteed by any US Government agency, including the FDIC.

#### Dollar Growth Summary (\$000s)

	FYTD	1 Year
Beginning Market Value	220,449	197,189
Net Additions	-1,978	559
Return on Investment	-8,252	12,470
Income	1,667	2,153
Gain/Loss	-9,919	10,317
Ending Market Value	210,219	210,219

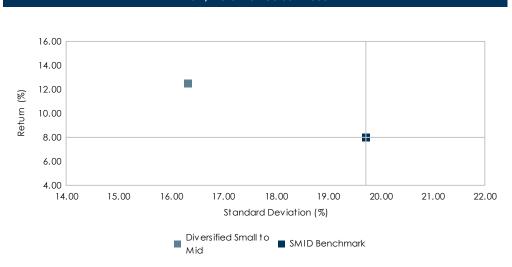






For the Periods Ending June 30, 2025

#### Risk / Return Since Jan 2000

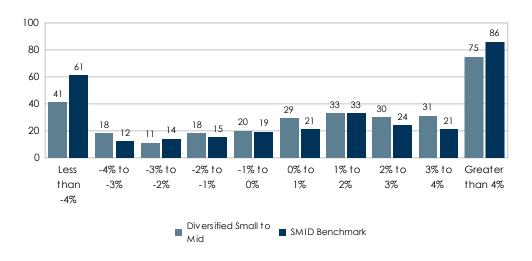


#### Portfolio Statistics Since Jan 2000

	<b>Diversified Small</b>	SMID
	to Mid	Benchmark
Return (%)	12.48	7.99
Standard Deviation (%)	16.32	19.73
Sharpe Ratio	0.65	0.31

# Benchmark Relative Statistics Beta 0.76 R Squared (%) 85.40 Alpha (%) 5.92 Tracking Error (%) 7.78 Batting Average (%) 52.94 Up Capture (%) 84.59 Down Capture (%) 72.09

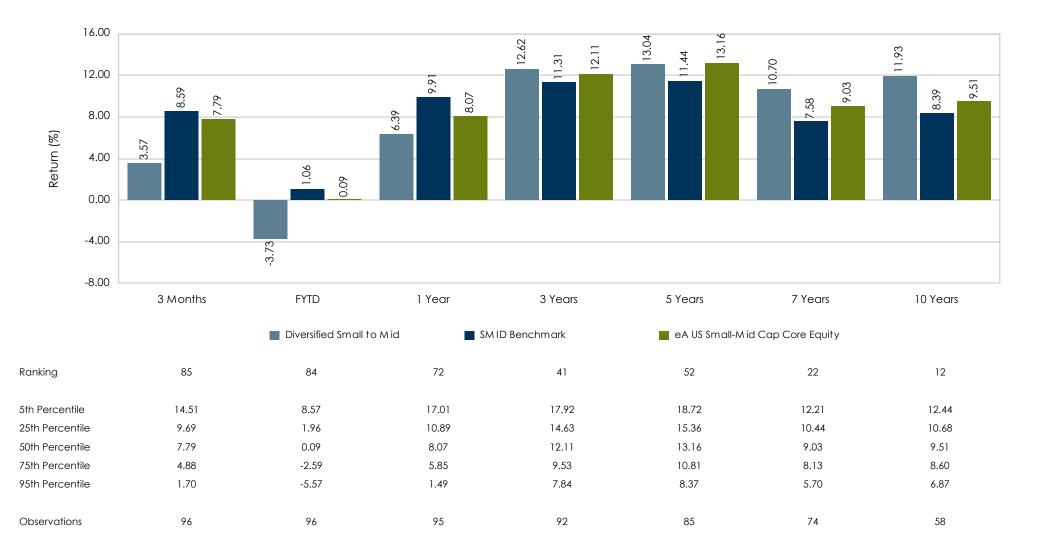
#### Return Histogram Since Jan 2000



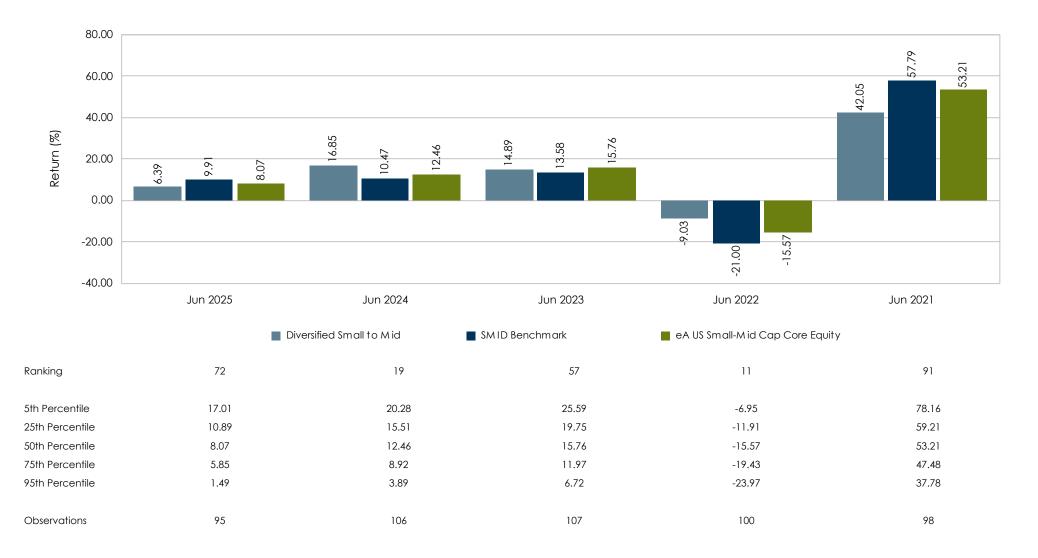
#### Return Analysis Since Jan 2000

	Diversified Small to Mid	SMID Benchmark
Number of Months	306	306
Highest Monthly Return (%)	15.00	16.51
Lowest Monthly Return (%)	-17.49	-21.70
Number of Positive Months	198	185
Number of Negative Months	108	121
% of Positive Months	64.71	60.46

For the Periods Ending June 30, 2025



For the One Year Periods Ending June



#### **Investment Guidelines**

#### Diversified Small to Mid (SMID) Cap Equity Portfolio

Portfolio Sector Allocations	Maximum	Actual Portfolio	Within Guidelines?	Comments
Maximum sector concentration shall be no more than 30% in any one sector				
Communication Services	30.00%	0.00%	Yes	
Consumer Discretionary	30.00%	14.13%	Yes	
Consumer Staples	30.00%	3.26%	Yes	
Energy	30.00%	0.00%	Yes	
Financials	30.00%	22.79%	Yes	
Health Care	30.00%	3.88%	Yes	
Industrials	30.00%	27.34%	Yes	
Information Technology	30.00%	15.81%	Yes	
Materials	30.00%	7.08%	Yes	
Real Estate	30.00%	2.08%	Yes	
Utilities	30.00%	0.00%	Yes	
Allocation	Max. %	Actual Portfolio	Within Guidelines?	Comments
A maximum of 10% of the portfolio, valued at market, may be invested in cash.	10.00%	3.63%	Yes	
A maximum of 5% of the portfolio may be invested in the securities of an individual corporation.	5.00%	4.52%	Yes	Largest Position Noted
A maximum of 10% of the portfolio, valued at market, may be invested in convertible issues (must have rating of Baa/BBB or better).	10.00%	0.00%	Yes	
A maximum of 5% of the portfolio, valued at market, may be invested in any one convertible issuer.	5.00%	0.00%	Yes	
A maximum of 10% of the portfolio, valued at cost, may be invested in common stocks of corporations that are organized under the laws of any country other than the United States and traded on the NYSE, AMEX, or NASDAQ.	10.00%	0.00%	Yes	

For the Periods Ending June 30, 2025

#### **Portfolio Description**

- Strategy International Equity
- Manager Ninety One Asset Management and Allspring Global Investments
- Vehicle Non-Mutual Commingled
- Benchmark MSCI ACWI ex US
- Performance Inception Date June 2005 (Manager changes April 2011, October 2014 & October 2017)
- Fees Manager Fee 43 bps; Admin Fee 14.5 bps
- **Total Expenses** Approximately 59 bps

#### **Portfolio Information**

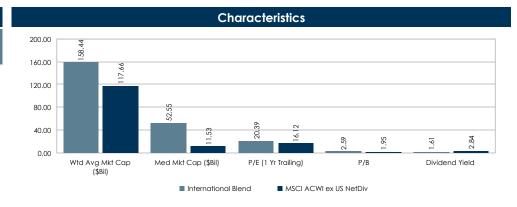
- Minimum initial investment \$50,000
- Minimum subsequent investments \$5,000
- Minimum redemption \$5,000
- The Portfolio is open once a month, on the first business day following the Portfolio Valuation date, to accept Member contributions or redemptions.
- The Portfolio is valued on the last business day of the month.
- The Administrator must have advance written notification of Member contributions or redemptions 5 days prior to the Portfolio Valuation date.

#### **Portfolio Objectives and Constraints**

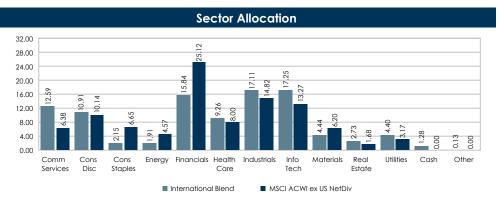
- Invests in developed and emerging markets outside the US. Maintains approximately equal weightings to both growth and value securities through a systematic rebalancing process.
- Outperform the MSCI ACWI ex US NetDiv over a complete market cycle (usually 3 to 5 years).
- Rank above median in a relevant peer group universe.
- Stock values fluctuate in response to the activities of individual companies, the general market and economic conditions. Investments in foreign securities generally pose greater risk than domestic securities.

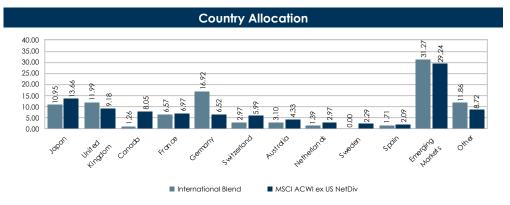
Dollar Growth Summary (\$000s)			
	FYTD	1 Year	
Beginning Market Value	232,932	221,997	
Net Additions	3,937	6,609	
Return on Investment	40,007	48,271	
Ending Market Value	276,876	276,876	

Manager Allocation				
Market Allocatio Name Value (\$000s) (%)				
Total International Blend	276,876	100.00		
Ninety One International Equity Fund	256,588	92.67		
Allspring EM Large/Mid Cap Eq	20,288	7.33		



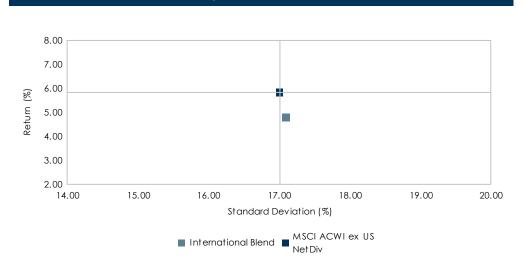
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For the Periods Ending June 30, 2025

#### Risk / Return Since Jul 2005

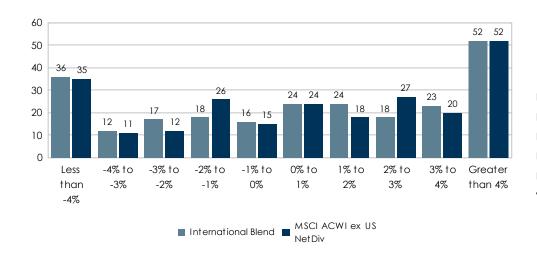


#### Portfolio Statistics Since Jul 2005

	International Blend	MSCI ACWI ex US NetDiv
Return (%)	4.81	5.83
Standard Deviation (%)	17.10	17.00
Sharpe Ratio	0.19	0.25

Benchmark Relative Statistics			
Beta	0.98		
R Squared (%)	94.72		
Alpha (%)	-0.80		
Tracking Error (%)	3.95		
Batting Average (%)	48.33		
Up Capture (%)	96.27		
Down Capture (%)	100.78		

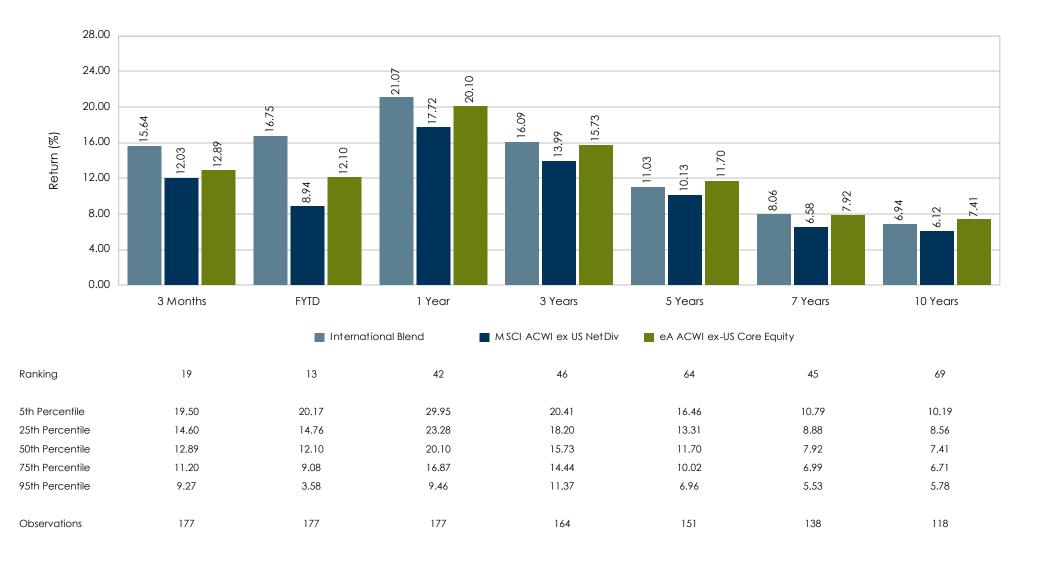
#### Return Histogram Since Jul 2005



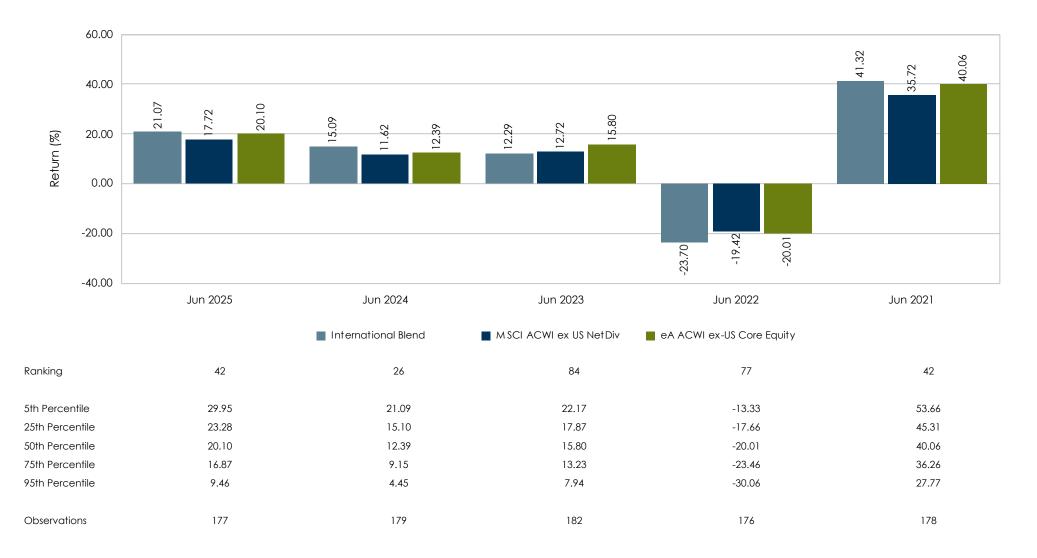
#### Return Analysis Since Jul 2005

	International Blend	MSCI ACWI ex US NetDiv
Number of Months	240	240
Highest Monthly Return (%)	12.03	13.63
Lowest Monthly Return (%)	-21.48	-22.02
Number of Positive Months	141	141
Number of Negative Months	99	99
% of Positive Months	58.75	58.75

For the Periods Ending June 30, 2025



For the One Year Periods Ending June



#### **Investment Guidelines**

#### International Equity Portfolio

Manager Allocations	Target %	Range $\%$	Actual Portfolio	Within Guidelines?	Comments
Ninety One International Equity Fund	90.00%	80% - 100%	92.67%	Yes	
Allspring EM Large/Mid Cap Eq Fund	10.00%	0% - 20%	7.33%	Yes	
Allocation		Max. %	Actual Portfolio	Within Guidelines?	Comments
A maximum of 10% of the portfolio, valued at market, may be invested in cash.		10.0%	1.28%	Yes	

For the Periods Ending June 30, 2025



M SCI ACW I ex U S Net Div

Ninety One

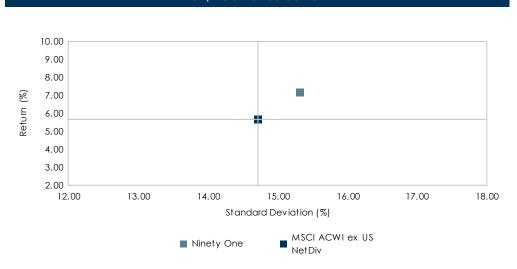
Characteristic and allocation charts represents data of the Ninety-One International Equity (Non-Mutual Commingled).

M SCI ACW I ex U S Net Div

Ninety One

For the Periods Ending June 30, 2025

#### Risk / Return Since Oct 2014

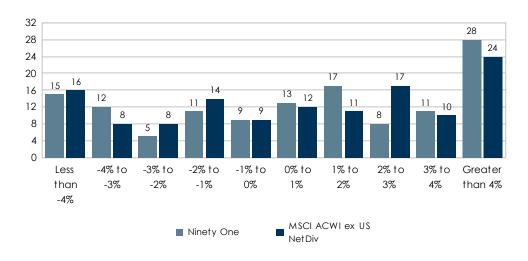


#### Portfolio Statistics Since Oct 2014

	Ninety One	MSCI ACWI ex US NetDiv
Return (%)	7.15	5.68
Standard Deviation (%)	15.31	14.71
Sharpe Ratio	0.35	0.26

Benchmark Relative Statistics						
Beta	1.00					
R Squared (%)	92.36					
Alpha (%)	1.48					
Tracking Error (%)	4.23					
Batting Average (%)	55.81					
Up Capture (%)	103.56					
Down Capture (%)	96.67					

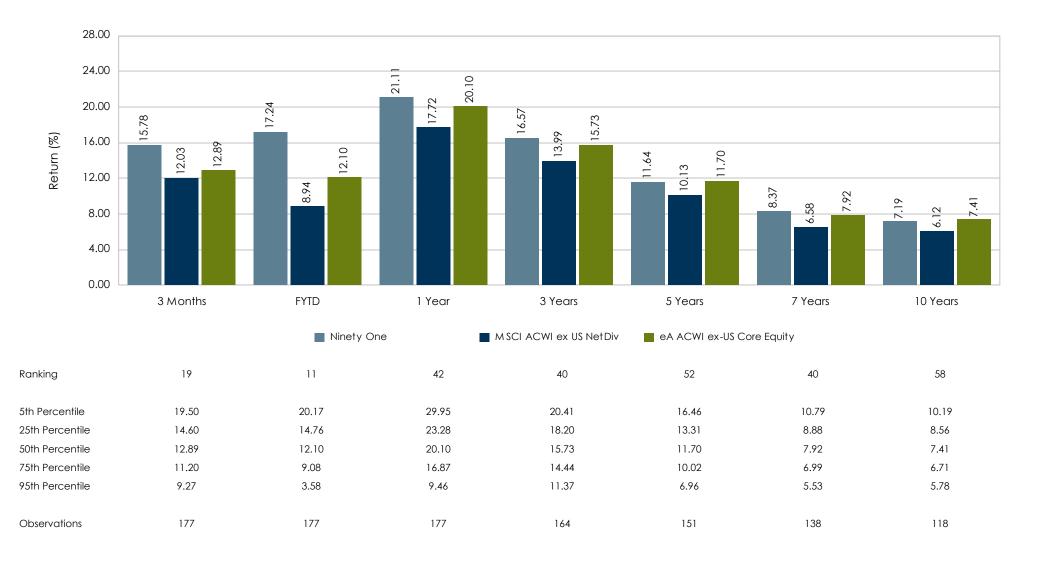
#### Return Histogram Since Oct 2014



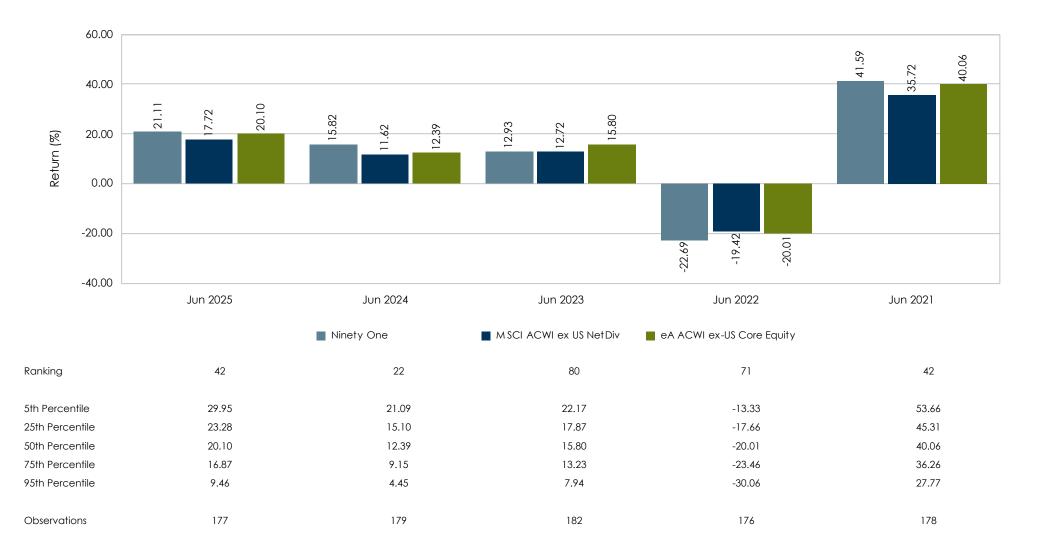
#### **Return Analysis Since Oct 2014**

	Ninety One	MSCI ACWI ex US NetDiv
Number of Months	129	129
Highest Monthly Return (%)	12.16	13.45
Lowest Monthly Return (%)	-16.65	-14.48
Number of Positive Months	77	74
Number of Negative Months	52	55
% of Positive Months	59.69	57.36

For the Periods Ending June 30, 2025



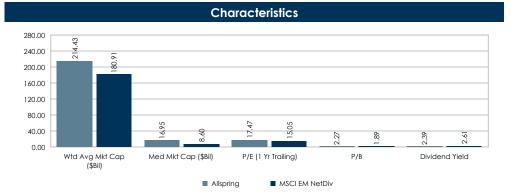
For the One Year Periods Ending June

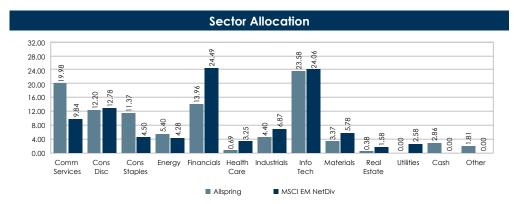


For the Periods Ending June 30, 2025

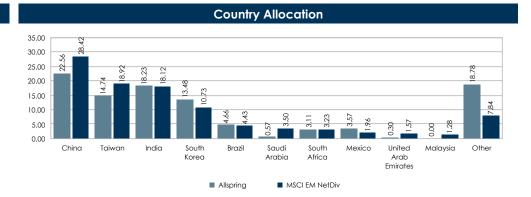
### **Account Description**

- Strategy Emerging Markets Equity
- Vehicle Non-Mutual Commingled
- Benchmark MSCI EM NetDiv
- Performance Inception Date November 2017



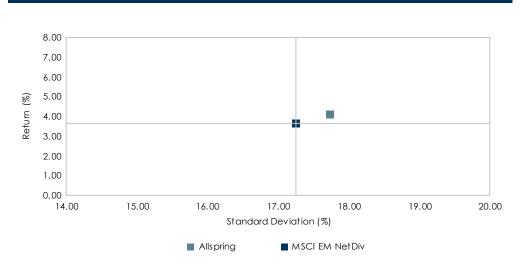


Dollar Growth Summary (\$000s)						
	FYTD	1 Year				
Beginning Market Value	18,312	16,851				
Net Additions	-4	-5				
Return on Investment	1,980	3,443				
Ending Market Value	20,288	20,288				



For the Periods Ending June 30, 2025

#### Risk / Return Since Nov 2017

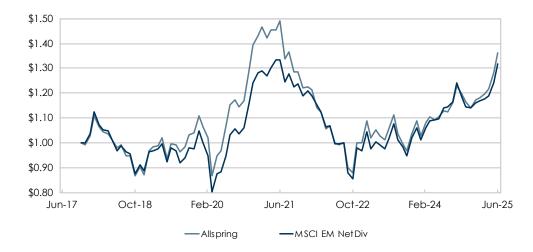


#### Portfolio Statistics Since Nov 2017

	Allspring	MSCI EM NetDiv
Return (%)	4.11	3.65
Standard Deviation (%)	17.73	17.25
Sharpe Ratio	0.09	0.07

	Benchmark Relative Statistics					
Beta	1.00					
R Squared (%)	94.89					
Alpha (%)	0.52					
Tracking Error (%)	4.01					
Batting Average (%)	55.43					
Up Capture (%)	103.69					
Down Capture (%)	101.08					

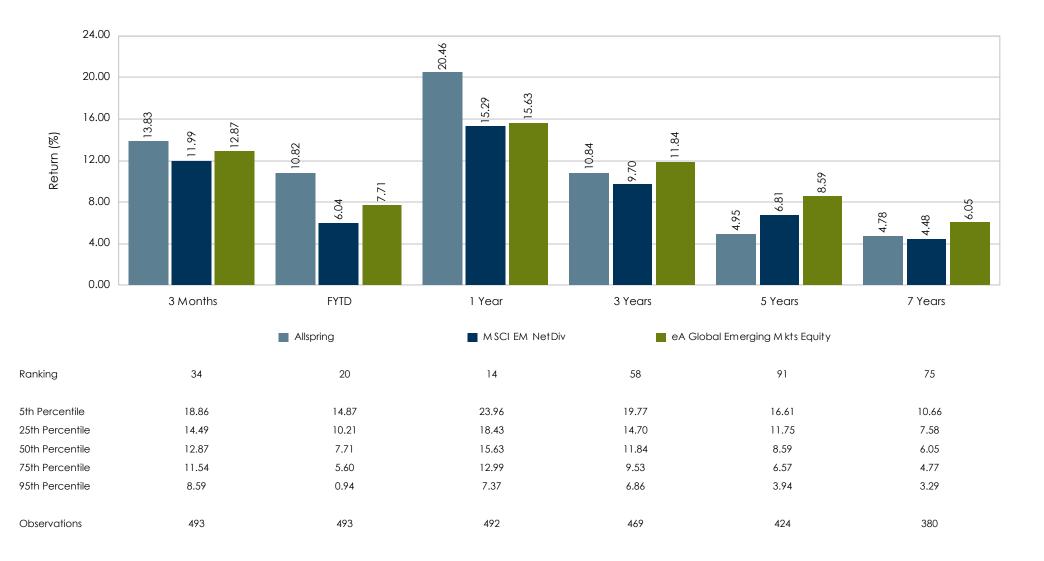
#### Growth of a Dollar Since Nov 2017



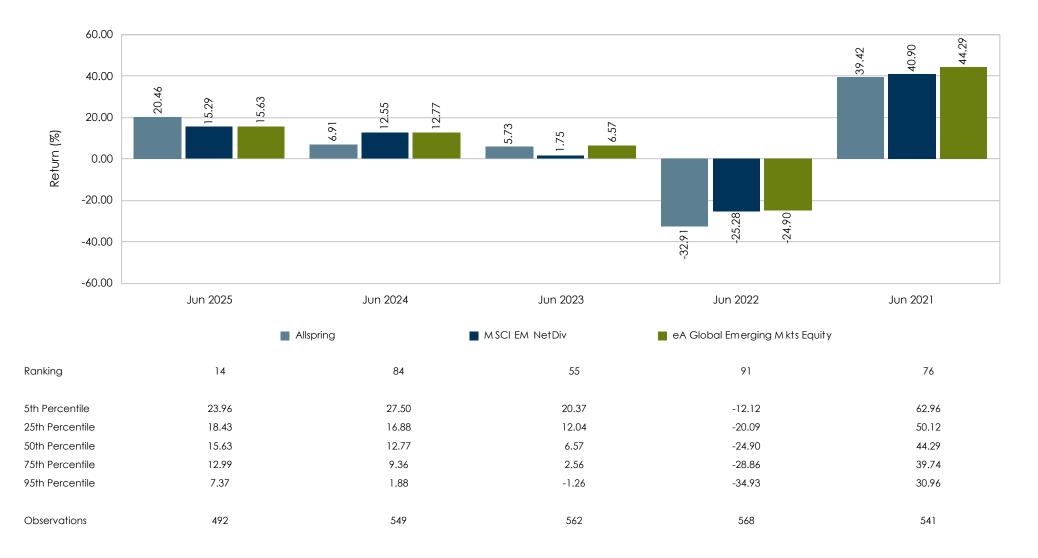
#### Return Analysis Since Nov 2017

	Allspring	MSCI EM NetDiv
Number of Months	92	92
Highest Monthly Return (%)	14.02	14.83
Lowest Monthly Return (%)	-14.87	-15.40
Number of Positive Months	50	52
Number of Negative Months	42	40
% of Positive Months	54.35	56.52

For the Periods Ending June 30, 2025



For the One Year Periods Ending June



For the Periods Ending June 30, 2025

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- Strategy Core Real Estate
- Manager Morgan Stanley Real Estate Advisor, Inc.
- Vehicle Non-Mutual Commingled
- Benchmark NFI ODCE Net Index
- Performance Inception Date April 2018
- Fees Manager Fees 124 bps; Admin Fees 14.5 bps
- **Total Expenses** Approximately 141 bps

#### **Portfolio Information**

- Minimum initial investment \$50,000
- Minimum subsequent investments \$5,000
- Minimum redemption \$5,000 or Member's entire remaining account balance if the Member's balance falls below \$50,000
- The Portfolio is open once a quarter, on the first business day following the Portfolio Valuation date, to accept Member contributions or redemptions.
- The Portfolio is valued on the last business day of the calendar quarter.
- The Administrator must have advance written notification of Member contributions or redemptions 90 days prior to the Portfolio Valuation date.

#### **Portfolio Objectives and Constraints**

- Invests in real estate properties diversified by type and location.
- Outperform the NFI ODCE Net index on an annual basis.

Dollar Growth Summary (\$000s)						
	FYTD	1 Year				
Beginning Market Value	162,937	162,648				
Net Additions	-20,380	-21,020				
Return on Investment	4,261	5,192				
Ending Market Value	146,819	146,819				

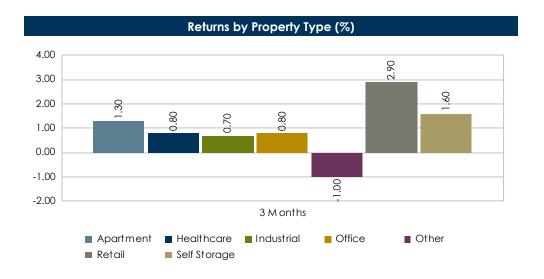
For the Periods Ending June 30, 2025

Account		

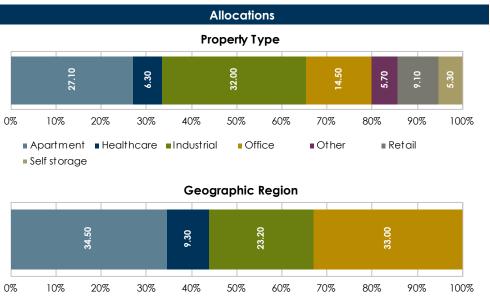
- Strategy Core Real Estate
- Vehicle Non-Mutual Commingled
- Benchmark NFI ODCE Net
- Performance Inception Date April 2018

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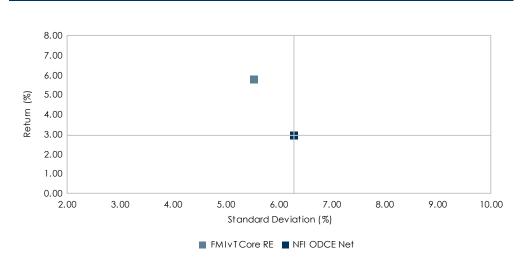
■ Midwest ■ South

West

East

For the Periods Ending June 30, 2025

#### Risk / Return Since Apr 2018

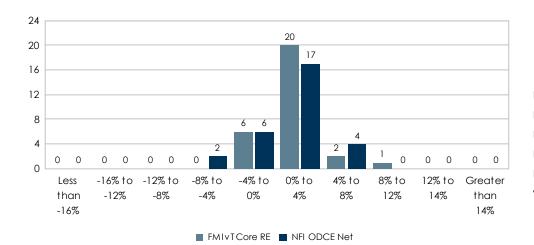


#### Portfolio Statistics Since Apr 2018

	FMIvT Core RE	NFI ODCE Net
Return (%)	5.79	2.93
Standard Deviation (%)	5.52	6.27
Sharpe Ratio	0.59	0.07

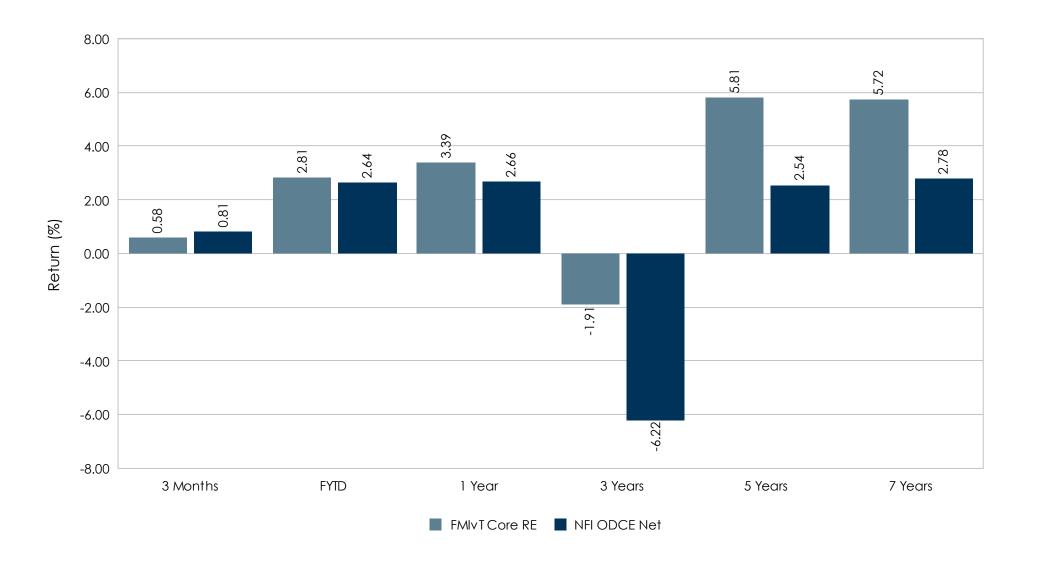
Benchmark Relative Statistics			
Beta	0.84		
R Squared (%)	91.50		
Alpha (%)	0.80		
Tracking Error (%)	1.89		
Batting Average (%)	79.31		
Up Capture (%)	116.31		
Down Capture (%)	47.81		

#### Return Histogram Since Apr 2018



#### Return Analysis Since Apr 2018

FMIvT Core RE	NFI ODCE Net
29	29
9.83	7.66
-3.48	-5.17
23	21
6	8
79.31	72.41
	29 9.83 -3.48 23 6



For the One Year Periods Ending June

