

# INTRINSIC NET ASSET VALUE

AS AT 30 JUNE 2021



**BRIMSTONE**  
INVESTMENT CORPORATION LIMITED

*Profitability. Empowerment. Positive Social Impact.*

Summary	Change Dec 2020 to June 2021	30-Jun-21	31-Dec-20	31-Dec-19	31-Dec-18	31-Dec-17
Intrinsic NAV of Brimstone (Rm)	0.8%	<b>3 311.7</b>	3 284.8	3 349.3	3 899.6	4 317.9
Book NAV (Rm)	-1.1%	<b>2 465.0</b>	2 491.3	2 516.2	2 713.4	2 782.0
Intrinsic NAV per share (cents) <sup>1</sup>	2.9%	<b>1 336.5</b>	1 299.3	1 419.3	1 615.1	1 800.9
Fully Diluted Intrinsic NAV per share (cents) <sup>1</sup>	2.5%	<b>1 314.8</b>	1 282.7	1 410.3	1 598.8	1 750.9
Book NAV per share (cents)	0.9%	<b>994.8</b>	985.5	1 066.3	1 123.8	1 160.3
Market price per share (cents)						
Ordinary shares	16.0%	<b>674</b>	581	765	1 050	1 300
"N" Ordinary shares	-9.2%	<b>590</b>	650	775	949	1 125
Discount to Intrinsic NAV						
Ordinary shares		<b>49.6%</b>	55.3%	46.1%	35.0%	27.8%
"N" Ordinary shares		<b>55.9%</b>	50.0%	45.4%	41.2%	37.5%

## Intrinsic NAV analysis by asset

An analysis of the Intrinsic Net Asset Value (Intrinsic NAV) of Brimstone as at 30 June 2021 is set out below, including the valuation basis of each asset.

Where applicable, Intrinsic NAV is net of ring-fenced debt and potential CGT relating to that asset.

Asset	% held	Closing Share Prices at 30 June 2021	Closing Share Price at 31 Dec 2020	Valuation Basis	Gross Value (R'000)	Debt (R'000)	CGT (R'000)	June 2021 INAV (R'000)	June 2021 INAV/share (cents)	Gross Portfolio Weighting	Dec 2020 INAV (R'000)	Dec 2020 INAV/share (cents)	Increase/ (Decrease)
Oceana <sup>2</sup>	25.0%	<b>65.46</b>	64.25	Market value per share	2 135 771	—	—	<b>2 135 771</b>	<b>861.9</b>	38.7%	2 096 292	829.2	3.9%
Sea Harvest <sup>2</sup>	54.2%	<b>13.65</b>	14.26	Market value per share	2 177 167	—	—	<b>2 177 167</b>	<b>878.6</b>	39.5%	2 274 461	899.7	-2.3%
Life Healthcare <sup>3</sup>	0.0%	—	16.82	Market value per share	—	—	—	—	—	0.0%	(452 883)	(179.1)	-100.0%
Life Healthcare Zero Cost Collar	100.0%	—	—	Option valuation	—	—	—	—	—	0.0%	268 883	106.4	-100.0%
Equites	2.1%	<b>18.88</b>	17.37	Market value per share	263 539	—	(18 128)	<b>245 411</b>	<b>99.0</b>	4.8%	229 055	90.6	9.3%
Phuthuma Nathi	2.8%	<b>142.00</b>	118.75	Market value per share	269 150	—	(7 264)	<b>261 886</b>	<b>105.7</b>	4.9%	225 082	89.0	18.7%
Stadio <sup>4</sup>	5.1%	<b>3.09</b>	1.95	Market value per share	134 616	—	—	<b>134 616</b>	<b>54.3</b>	2.4%	84 952	33.6	61.7%
MTN Zakhele Futhi	1.5%	<b>15.50</b>	9.67	Market value per share	28 191	—	—	<b>28 191</b>	<b>11.4</b>	0.5%	17 588	7.0	63.5%
Milpark <sup>4</sup>	14.5%	—	—	Market approach	70 429	—	(2 074)	<b>68 354</b>	<b>27.6</b>	1.3%	45 807	18.1	52.2%
Investment properties	100.0%	—	—	Capitalisation rate	57 500	—	—	<b>57 500</b>	<b>23.2</b>	1.0%	57 500	22.7	2.0%
FPG Property Fund	9.9%	—	—	Book value	201 661	—	(15 421)	<b>186 240</b>	<b>75.2</b>	3.7%	171 453	67.8	10.8%
Aon Re Africa	18.0%	—	—	PE valuation	69 906	—	(13 871)	<b>56 035</b>	<b>22.6</b>	1.3%	62 319	24.7	-8.3%
Obsidian <sup>4</sup>	80.0%	—	—	Book value	75 568	—	(8 527)	<b>67 041</b>	<b>27.1</b>	1.4%	48 752	19.3	40.3%
SAED <sup>4</sup>	25.0%	—	—	Book value	59 470	—	—	<b>59 470</b>	<b>24.0</b>	1.1%	54 276	21.5	11.8%
Other Investments, Assets & Liabilities <sup>4</sup>	Various	—	—	Valuation	(78 519)	—	33 798	<b>(44 721)</b>	<b>(18.0)</b>	-1.4%	88 458	35.0	-151.6%
Cash/(Net debt) <sup>4</sup>	100.0%	—	—	Book value	49 755	(2 171 040)	—	<b>(2 121 286)</b>	<b>(856.1)</b>	0.9%	(1 987 222)	(786.1)	8.9%
					<b>5 514 203</b>	<b>(2 171 040)</b>	<b>(31 488)</b>	<b>3 311 675</b>	<b>1 336</b>	<b>100.0%</b>	<b>3 284 773</b>	<b>1 299</b>	<b>2.9%</b>

Intrinsic Net Asset Value per share (cents)

**2 225**      **(876)**      **(13)**      **1 336**

Fully Diluted Intrinsic Net Asset Value per share (cents)

**2 189**      **(862)**      **(13)**      **1 315**

Refer to notes on the following page.

## Notes

1. Based on 248 million shares (December 2020: 253 million shares) in issue, net of treasury shares as calculated below:

	Number of shares in issue	Fully diluted number of shares
Gross number of shares in issue	264 850 108	264 850 108
Treasury shares (fully diluted number is net of notionally realised unvested FSPs)	(17 061 451)	(12 966 513)
Net shares in issue for INAV purposes	<b>247 788 657</b>	<b>251 883 596</b>

2. No CGT provided on shareholding in Sea Harvest and Oceana due to potential use of the corporate relief provisions of the Income Tax Act.

3. The Life Healthcare investment was disposed of to settle the related Zero Cost Collar funding.

4. Brimstone amended the presentation of this INAV Report to provide users with more relevant information in respect of its investment portfolio at 30 June 2021.

Therefore, to achieve comparability with the current period, the INAV Report as published for the year ended 31 December 2020 has been as detailed below.

There was no impact on the value of the respective assets.

R'000	31 Dec 2020 Previous presentation	31 Dec 2020 Revised presentation	Effect on INAV
Stadio & Milpark	130 759	—	(130 759)
Stadio	—	84 952	84 952
Milpark	—	45 807	45 807
Obsidian	—	48 752	48 752
SAED	—	54 276	54 276
House of Monatic	6 369	—	(6 369)
Other Investments	127 559	—	(127 559)
Other Investments, Assets & Liabilities	—	88 458	88 458
Cash/(Net Debt)	(1 929 664)	(1 987 222)	(57 558)
<b>Net effect on INAV</b>			<b>-</b>



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