

CMI MIC BALANCED MORTGAGE FUND

FACT SHEET (as of MAY 31, 2024) MANAGER: CMI MORTGAGE SERVICES

INVESTMENT OBJECTIVE

The CMI MIC Balanced Mortgage Fund provides a passive investment opportunity whose diversified pool of mortgages offers consistent returns year-over-year. The MIC's focus is on selecting high-yield short-term mortgages, typically not exceeding a weighted portfolio of 75% LTV, while providing an attractive return to our investors

FUND DETAILS

Fund Type: Inception: **Redemptions:** Management fee: AUM at May 2024:

Dividend Re-investment Plan (DRIP): **Eligible for Registered Plans:**

Fundsery Codes:

Mortgage Investment Corporation

July 2015 Monthly

Share class dependant, 1%

\$180 million

Yes Yes

Class A: CCI 301, Class F: CCI 302

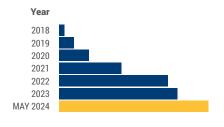
FUND FINANCIAL SUMMARY

Cash and Equivalents \$-4,346,853 Mortgage Investments \$180,145,527 **Invested Capital** \$115,798,674

Portfolio Composition

Average Loan Size \$255,889 Number of Loans 704 Weighted Average LTV 67.74%

YEAR OVER YEAR AUM



Y.O.Y Change	Amount
-7%	\$6.559.726.67
168%	\$17,550,687.35
104%	\$35,743,161.50
109%	\$74,877,794.65
75%	\$130,991,269.18
9%	\$142,754,521.27
26%	\$180,145,527.60

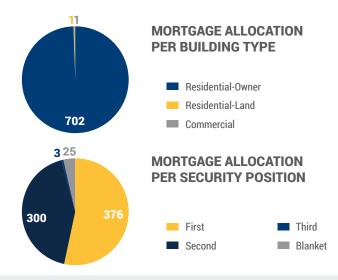
* As of May 31, 2024

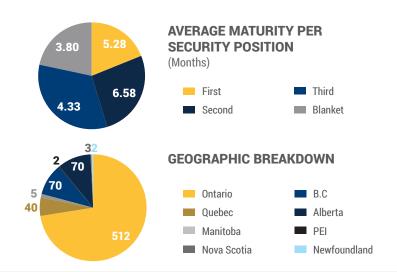
HISTORICAL PERFORMANCE



12 MO Trailing Return: 8.83% Since inception: 8.71%

PORTFOLIO DIVERSIFICATION





PORTFOLIO SUMMARY

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Description	# of Mortgages	\$ Amount	% Total		
Security Rank					
Blanket Mortgages	25	\$6,763,660.60	3.75%		
First Mortgages	376	\$123,739,510.19	68.69%		
Second Mortgages	300	\$49,313,355.81	27.37%		
Third Mortgages	3	\$329,000.00	0.18%		
Mortgages	704	\$180,145,526.60	100%		
Asset Class					
Commercial	1	\$150,000.00	0.08%		
Residential - Land	1	\$136,103.41	0.08%		
Residential - Owner	702	\$179,859,423.19	99.84%		
Geographic Breakdo	wn				
Alberta	70	\$15,801,219.21	8.77%		
British Columbia	70	\$19,340,605.51	10.74%		
Manitoba	5	\$1,416,000.00	0.79%		
Nova Scotia	3	\$708,011.00	0.39%		
Ontario	512	\$133,146,264.69	73.91%		
Quebec	40	\$9,361,744.05	5.20%		
PEI	2	\$124,782.14	0.07%		
Newfoundland	2	\$246,900.00	0.14%		

Through CMI's MICs and its partner lending program, investors can access the private lending market with professionally managed solutions. Canadian Mortgages Inc. and its related entities has placed over \$1.75 billion in private mortgages with less then 0.25% capital loss rate over all mortgages placed. CMI strives to establish itself as one of Canada's largest private lenders to facilitate in the growing need for alternative lending. The CMI Balanced Mortgage Fund is distributed through a registered securities dealer; please consult your investment advisor before making an investment decision.



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