

Laborers' and Retirement Board Employees' A & B Fund of Chicago

Real Estate Overview (Net of Fees)

As of June 30, 2025

Investments		Commitment (\$)	Cumulative Contributions (\$)	Cumulative Distributions (\$)	Valuations		Performance			
Account Name	Vintage Year				Valuation (\$)	Total Value (\$)	DPI	RVPI	TVPI	SI (%)
Capri Select Income II, L.P.	2005	5,074,390	5,040,897	2,535,026	504	2,535,530	0.5	0.0	0.5	-10.5
JBC Fund VI, L.P.	2010	10,000,000	9,052,757	9,774,437	55,576	9,830,013	1.1	0.0	1.1	2.5
Mesirow Financial Real Estate Value Fund II, L.P.	2015	10,000,000	10,155,108	18,222,413	15,552	18,237,965	1.8	0.0	1.8	13.1
Long Wharf Real Estate Partners V, L.P.	2016	10,000,000	10,000,000	7,540,272	4,407,154	11,947,426	0.8	0.4	1.2	4.3
Mesirow Financial Real Estate Value Fund III, L.P.	2017	10,000,000	11,698,270	6,706,609	11,708,454	18,415,063	0.6	1.0	1.6	10.3
Long Wharf Real Estate Partners VI, L.P.	2019	10,000,000	10,105,156	5,789,053	6,743,875	12,532,928	0.6	0.7	1.2	11.1
Mesirow Financial Real Estate Value Fund IV, L.P.	2021	10,000,000	10,324,913	861,333	10,610,663	11,471,996	0.1	1.0	1.1	4.9
Long Wharf Real Estate Partners VII, L.P.	2024	10,000,000	5,633,589	117,523	5,198,775	5,316,298	0.0	0.9	0.9	-
Total		75,074,390	72,010,690	51,546,665	38,740,553	90,287,218	0.7	0.5	1.3	5.5

Laborers' and Retirement Board Employees' A & B Fund of Chicago

Private Equity Overview (Net of Fees)

As of June 30, 2025

Investments	Vintage Year	Commitment (\$)	Cumulative Contributions (\$)	Cumulative Distributions (\$)	Valuations		Performance			
					Valuation (\$)	Total Value (\$)	DPI	RVPI	TVPI	SI (%)
Hopewell Ventures, L.P.	2005	5,000,000	5,000,000	604,647	261,423	866,070	0.1	0.1	0.2	-11.6
Mesirow Financial Private Equity Partnership Fund IV, L.P.	2006	5,000,000	4,856,808	8,914,576	446,539	9,361,115	1.8	0.1	1.9	10.8
Midwest Mezzanine Fund IV, L.P.	2007	10,000,000	9,780,213	14,563,097	905,413	15,468,510	1.5	0.1	1.6	9.4
Mesirow Financial Capital Partners X, L.P.	2007	5,000,000	4,850,000	13,073,231	549,592	13,622,823	2.7	0.1	2.8	22.9
Pantheon Global Secondary Fund IV, L.P.	2010	30,000,000	20,091,900	30,983,584	725,645	31,709,229	1.5	0.0	1.6	12.6
Glouston Private Equity Opportunities V, L.P.	2015	10,000,000	8,000,725	11,077,765	2,102,266	13,180,031	1.4	0.3	1.6	17.8
Brightwood Capital Fund IV, L.P.	2016	10,000,000	10,000,000	7,704,738	6,948,907	14,653,645	0.8	0.7	1.5	8.0
Levine Leichtman Capital Partners VI, L.P.	2017	10,000,000	13,236,704	11,311,666	10,228,898	21,540,564	0.9	0.8	1.6	15.3
Palladium Equity Partners V, L.P.	2019	15,000,000	14,031,231	9,030,546	14,034,746	23,065,292	0.6	1.0	1.6	14.9
Fairview Private Markets Fund V, L.P.	2020	10,000,000	9,225,000	404,154	10,826,839	11,230,993	0.0	1.2	1.2	5.8
HarbourVest 2020 Global Fund, L.P.	2020	10,000,000	8,700,000	972,555	10,813,221	11,785,776	0.1	1.2	1.4	10.8
Brightwood Capital SBIC III, L.P.	2021	10,000,000	7,500,000	1,724,046	9,036,921	10,760,967	0.2	1.2	1.4	18.0
Partners Group Private Credit Strategy A, LLC	2022	25,000,000	25,005,940	4,420,963	28,329,527	32,750,490	0.2	1.1	1.3	9.0
VPC Asset Backed Opportunistic Credit Fund, L.P.	2022	10,000,000	10,653,056	3,409,149	7,681,197	11,090,346	0.3	0.7	1.0	-
VPC Asset Backed Opportunistic Credit Fund II, L.P.	2024	10,000,000	11,172,380	2,370,526	9,149,545	11,520,071	0.2	0.8	1.0	-
Levine Leichtman Capital Partners, VII, L.P.	2024	10,000,000	1,765,662	85,905	1,679,992	1,765,897	0.0	1.0	1.0	-
Total		185,000,000	163,869,619	120,651,149	113,720,671	234,371,820	0.7	0.7	1.4	9.9

Investments						Performance		
Account Name	Vintage Year	1 Year	3 Years	5 Years	Since Inception (%)	PME (%)	Kaplan Schoar	PME Benchmark Name
Hopewell Ventures, L.P.	2005	-0.3	-4.5	-17.9	-11.6	17.4	0.1	Russell 3000 Index
Mesirow Financial Private Equity Partnership Fund IV, L.P.	2006	9.3	1.7	21.6	10.8	12.2	0.9	Russell 3000 Index
Midwest Mezzanine Fund IV, L.P.	2007	22.8	12.3	46.5	9.4	7.4	1.1	Russell 3000 Index
Mesirow Financial Capital Partners X, L.P.	2007	-5.6	-1.1	2.2	22.9	14.8	1.4	Russell 3000 Index
Pantheon Global Secondary Fund IV, L.P.	2010	-14.1	-6.6	4.3	12.6	14.8	0.9	Russell 3000 Index
Glouston Private Equity Opportunities V, L.P.	2015	-4.1	-1.0	22.1	17.8	14.6	1.1	Russell 3000 Index
Brightwood Capital Fund IV, L.P.	2016	8.0	8.0	12.3	8.0	5.2	1.1	Blmbg. U.S. Corp: High Yield Index
Levine Leichtman Capital Partners VI, L.P.	2017	5.6	15.1	18.4	15.3	13.8	1.0	Russell 3000 Index
Palladium Equity Partners V, L.P.	2019	15.6	20.6	17.8	14.9	15.8	1.0	Russell 3000 Index
Fairview Private Markets Fund V, L.P.	2020	7.4	-0.6	6.6	5.8	14.9	0.8	Russell 3000 Index
HarbourVest 2020 Global Fund, L.P.	2020	9.8	5.4	-	10.8	12.1	1.0	Russell 3000 Index
Brightwood Capital SBIC III, L.P.	2021	14.4	17.6	-	18.0	6.7	1.3	Blmbg. U.S. Corp: High Yield Index
Partners Group Private Credit Strategy A, LLC	2022	8.2	11.4	-	9.0	5.9	1.1	Blmbg. U.S. Corp: High Yield Index
VPC Asset Backed Opportunistic Credit Fund, L.P.	2022	-	-	-	-	-	-	Blmbg. U.S. Corp: High Yield Index
VPC Asset Backed Opportunistic Credit Fund II, L.P.	2024	-	-	-	-	-	-	Blmbg. U.S. Corp: High Yield Index
Levine Leichtman Capital Partners, VII, L.P.	2024	-	-	-	-	-	-	Russell 3000 Index
Total		7.4	9.4	12.1	9.9	11.4	0.9	