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INDEPENDENT AUDITORS' REPORT

To the Members of
PORTLAND JSX LIMITED

Opinion

We have audited the financial statements of Portland JSX Limited ("the Company"), set out on pages 7 to 27, which comprise the statement of financial position as at February 28, 2018, the statements of profit or loss and other comprehensive income, changes in equity and cash flows for the year then ended, and notes, comprising significant accounting policies and other explanatory information.

In our opinion, the accompanying financial statements present fairly, in all material respects, the financial position of the Company as at February 28, 2018, and its financial performance and its cash flows for the year then ended in accordance with International Financial Reporting Standards (IFRS).

Basis for Opinion

We conducted our audit in accordance with International Standards on Auditing (ISAs). Our responsibilities under those standards are further described in the *Auditors' Responsibilities for the Audit of the Financial Statements* section of our report. We are independent of the Company in accordance with the International Ethics Standards Board for Accountants Code of Ethics for Professional Accountants (IESBA Code), and we have fulfilled our other ethical responsibilities in accordance with the IESBA Code. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.



INDEPENDENT AUDITORS' REPORT (CONTINUED)

To the Members of
PORTLAND JSX LIMITED

Key Audit Matter

The key audit matter is that which, in our professional judgement, was of most significance in our audit of the financial statements of the current period. This matter was addressed in the context of our audit of the financial statements as a whole, and in forming our opinion thereon, and we do not provide a separate opinion on this matter.

Valuation of investment in Portland Caribbean Fund II

The valuation of the Company's unquoted equity investment in Portland Caribbean Fund II ('the Fund') has been identified as an area of significant risk and is the key area that our audit has focused on, given that the measurement of unquoted investments includes significant assumptions and judgments about the performance of the underlying investments of the Fund.

Our audit procedures in this area included the following:

- Understanding and challenging the key assumptions and judgments affecting the Fund's valuation prepared by the Management Company, based on observable data.
- Using our own valuation specialists, we assessed the reasonableness of the valuation methodologies employed by the Management Company and the fair value conclusions for the underlying investments in the Fund at the valuation date. We considered the provisions of IFRS 13 *Fair Value Measurement* and reviewed the sources of data and underlying assumptions utilised to value the underlying investments.
- Assessing the adequacy and appropriateness of the Company's unquoted investment disclosures, including the valuation techniques and significant inputs in accordance with IFRS 13.

INDEPENDENT AUDITORS' REPORT (CONTINUED)

To the Members of
PORTLAND JSX LIMITED

Other Information

Management is responsible for the other information. The other information comprises the information included in the annual report but does not include the financial statements and our auditors' report thereon. The annual report is expected to be made available to us after the date of this auditors' report. Our opinion on the financial statements does not cover the other information and we will not express any form of assurance conclusion thereon.

In connection with our audit of the financial statements, our responsibility is to read the other information identified above when it becomes available and, in doing so, consider whether the other information is materially inconsistent with the financial statements or our knowledge obtained in the audit, or otherwise appears to be materially misstated. When we read the annual report, if we conclude that there is a material misstatement therein, we are required to communicate the matter to those charged with governance.

Responsibilities of Management and Those Charged with Governance for the Financial Statements

Management is responsible for the preparation and fair presentation of the financial statements in accordance with IFRS, and for such internal control as management determines is necessary to enable the preparation of financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the financial statements, management is responsible for assessing the Company's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless management either intends to liquidate the Company or to cease operations, or has no realistic alternative but to do so.

Those charged with governance are responsible for overseeing the Company's financial reporting process.

INDEPENDENT AUDITORS' REPORT (CONTINUED)

To the Members of
PORTLAND JSX LIMITED

Auditors' Responsibilities for the Audit of the Financial Statements

Our objectives are to obtain reasonable assurance about whether the financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditors' report that includes our opinion. Reasonable assurance is a high level of assurance, but is not a guarantee that an audit conducted in accordance with ISAs will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in the aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these financial statements.

A further description of our responsibilities for the audit of the financial statements is included in the Appendix to this auditors' report. This description, which is located at pages 5 to 6, forms part of our auditors' report.

The engagement partner on the audit resulting in this independent auditors' report is Lisa Brathwaite.



Chartered Accountants
April 23, 2018

Saint Lucia

INDEPENDENT AUDITORS' REPORT (CONTINUED)

To the Members of
PORTLAND JSX LIMITED

Appendix to the Independent Auditors' report

As part of an audit in accordance with ISAs, we exercise professional judgment and maintain professional skepticism throughout the audit. We also:

- Identify and assess the risks of material misstatement of the financial statements, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion. The risk of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the Company's internal control.
- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by management.
- Conclude on the appropriateness of management's use of the going concern basis of accounting and, based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that may cast significant doubt on the Company's ability to continue as a going concern. If we conclude that a material uncertainty exists, we are required to draw attention in our auditors' report to the related disclosures in the financial statements or, if such disclosures are inadequate, to modify our opinion. Our conclusions are based on the audit evidence obtained up to the date of our auditors' report. However, future events or conditions may cause the Company to cease to continue as a going concern.
- Evaluate the overall presentation, structure and content of the financial statements, including the disclosures, and whether the financial statements represent the underlying transactions and events in a manner that achieves fair presentation.



INDEPENDENT AUDITORS' REPORT (CONTINUED)

To the Members of
PORTLAND JSX LIMITED

Appendix to the Independent Auditors' report (Continued)

We communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that we identify during our audit.

We also provide those charged with governance with a statement that we have complied with relevant ethical requirements regarding independence, and communicate with them all relationships and other matters that may reasonably be thought to bear on our independence, and where applicable, related safeguards.

From the matters communicated with those charged with governance, we determine those matters that were of most significance in the audit of the financial statements of the current period and are therefore the key audit matters. We describe these matters in our auditors' report unless law or regulation precludes public disclosure about a matter or when, in extremely rare circumstances, we determine that a matter should not be communicated in our report because the adverse consequences of doing so would reasonably be expected to outweigh the public interest benefits of such communication.

PORTLAND JSX LIMITED


Statement of Financial Position

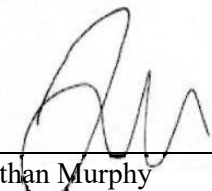
February 28, 2018

(expressed in United States dollars unless otherwise stated)

	<u>Notes</u>	<u>2018</u>	<u>2017</u>
ASSETS			
NON-CURRENT ASSET			
Financial investment, at fair value through profit or loss	4	<u>22,065,065</u>	<u>11,570,715</u>
CURRENT ASSETS			
Cash and short-term deposits	5	1,635,504	6,848,582
Securities purchased under resale agreements	6	1,935,759	5,295,216
Receivables	7	69,693	101,895
Taxation recoverable		<u>31,560</u>	<u>16,587</u>
		<u>3,672,516</u>	<u>12,262,280</u>
Total assets		<u>\$25,737,581</u>	<u>23,832,995</u>
CURRENT LIABILITIES			
Other financial liabilities	8	43,899	40,839
Payables	9	<u>30,511</u>	<u>26,600</u>
Total liabilities		<u>74,410</u>	<u>67,439</u>
EQUITY			
Share capital	10	25,682,953	25,682,953
Accumulated deficit		<u>(19,782)</u>	<u>(1,917,397)</u>
Total equity		<u>25,663,171</u>	<u>23,765,556</u>
Total liabilities and equity		<u>\$25,737,581</u>	<u>\$23,832,995</u>

The financial statements on pages 7 to 27 were approved for issue by the Board of Directors on April 23, 2018 and signed on its behalf by:


 _____ Chairman
 Douglas Hewson


 _____ Director
 Jonathan Murphy

The accompanying notes form an integral part of the financial statements.

PORTLAND JSX LIMITED

Statement of Profit or Loss and Other Comprehensive Income

Year ended February 28, 2018

(expressed in United States dollars unless otherwise stated)

	<u>Notes</u>	<u>2018</u>	<u>2017</u>
Income and fair value changes:			
Distributions of partnership interest income		435,612	350,399
Interest income on loans and receivables		175,283	250,702
Net gain/(loss) on financial assets classified as at fair value through profit or loss		2,074,249	(437,923)
Other income		<u>86</u>	<u>411</u>
		2,685,230	163,589
Operating expenses	11	(787,309)	(1,493,313)
Interest expense		<u>-</u>	<u>(260,068)</u>
Profit/(loss) before taxation		1,897,921	(1,589,792)
Taxation		<u>(306)</u>	<u>-</u>
Profit/(loss) for the year, being total comprehensive income/(loss)		<u>1,897,615</u>	<u>(1,589,792)</u>
Profit/(loss) per stock unit	12	<u>0.61¢</u>	<u>(0.60¢)</u>

The accompanying notes form an integral part of the financial statements.

PORTLAND JSX LIMITEDStatement of Changes in Equity
Year ended February 28, 2018*(expressed in United States dollars unless otherwise stated)*

	Share capital (note 10)	Accumulated deficit	<u>Total</u>
Balances at February 29, 2016	<u>14,104,694</u>	<u>(327,605)</u>	<u>13,777,089</u>
Issue of ordinary shares	11,578,259	-	11,578,259
Loss for the year, being total comprehensive loss	<u>-</u>	<u>(1,589,792)</u>	<u>(1,589,792)</u>
Balances at February 28, 2017	25,682,953	(1,917,397)	23,765,556
Profit for the year, being total comprehensive income	<u>-</u>	<u>1,897,615</u>	<u>1,897,615</u>
Balances at February 28, 2018	<u>\$25,682,953</u>	<u>(19,782)</u>	<u>25,663,171</u>

The accompanying notes form an integral part of the financial statements.

PORTLAND JSX LIMITED

Statement of Cash Flows

Year ended February 28, 2018

(expressed in United States dollars unless otherwise stated)

	<u>2018</u>	<u>2017</u>
Cash flows from operating activities		
Profit/(loss) for the year	1,897,615	(1,589,792)
Adjustments for:		
Gain/(loss) on financial assets measured as at fair value through profit or loss	(2,074,249)	437,923
Interest income	(175,283)	(250,702)
Distributions of partnership interest income	(435,612)	(350,399)
Interest expense	-	260,068
Taxation	<u>306</u>	<u>-</u>
	(787,223)	(1,492,902)
Changes in current assets and liabilities		
Receivables	-	(53,333)
Other financial liabilities at amortised cost	3,060	29,174
Payables	<u>3,911</u>	<u>(1,253)</u>
Cash used in operations	(780,252)	(1,518,314)
Interest received	207,485	245,800
Partnership distributions received	435,612	350,399
Taxation paid	(15,279)	(16,587)
Interest paid	<u>-</u>	<u>(260,068)</u>
Net cash used in operating activities	<u>(152,434)</u>	<u>(1,198,770)</u>
Cash flows from investing activities		
Financial investments, at fair value through profit or loss, net	(8,420,101)	(8,738,531)
Securities purchased under resale agreements, net	<u>3,359,457</u>	<u>(5,295,216)</u>
Net cash used in investing activities	<u>(5,060,644)</u>	<u>(14,033,747)</u>
Cash flows from financing activity		
Proceeds from issuance of shares, being net cash provided by financing activity	<u>-</u>	<u>11,578,259</u>
Net decrease in cash and cash equivalents	(5,213,078)	(3,654,258)
Cash and cash equivalents at beginning of year	<u>6,848,582</u>	<u>10,502,840</u>
Cash and cash equivalents at end of year	<u>\$ 1,635,504</u>	<u>\$ 6,848,582</u>
Comprised of:		
Cash at bank	29,382	1,287,821
Short-term deposits	<u>1,606,122</u>	<u>5,560,761</u>
	<u>\$ 1,635,504</u>	<u>\$ 6,848,582</u>

The accompanying notes form an integral part of the financial statements.

PORTLAND JSX LIMITED

Notes to the Financial Statements

Year ended February 28, 2018

(expressed in United States dollars unless otherwise stated)

1. The Company

Portland JSX Limited ("PJX" or "the Company") was incorporated in Saint Lucia on September 15, 2015 as an International Business Company ("IBC") with IBC number 2015-00335, and commenced operations on October 1, 2015. The registered office of the Company is located at the offices of McNamara Corporate Services Inc., 20 Micoud Street, Castries, Saint Lucia. The primary business of the Company is that of a Limited Partner in Portland Caribbean Fund II (the Fund). The Fund has an upfront five year commitment period to make investments within a term of 10 years, ending July 2024, with the possibility of two additional consecutive one-year terms.

PJX is an equity investment vehicle through which Jamaican pension plans, as well as other eligible investors, invest to gain access indirectly to quality investments in the Latin American & Caribbean (LAC) region. The Company is listed on the Jamaica Stock Exchange.

Portland Private Equity II, Ltd., a Barbados exempted limited company (the "Barbados Management Company") and PPEC Inc., a Canadian company (the "Canadian Management Company" and together with the "Barbados Management Company", "Management Companies" or "Managers") are responsible for managing the assets of the Fund, including investigating, analysing, structuring and negotiating potential portfolio investments and monitoring the performance of portfolio investments.

Portland JSX Limited and the Partnership

Under the Partnership Agreement, distributions and allocations to the partners and management fees are dealt with in the following manner:

- (1) Distributions and allocations:
 - (a) income, gains, losses, deductions and credits arising in connection with Short-Term Investments, are allocated in proportion to their relative Capital Contributions, and;
 - (b) Distributions of Disposition Proceeds and Other Portfolio Income received in respect of any Portfolio Investment shall initially be apportioned among the Participating Partners based on their respective Capital Contributions attributable to such Investment. The amount apportioned to the General Partner pursuant to the preceding sentence shall be distributed to the General Partner. The remaining amount apportioned to each Limited Partner that is a Participating Partner shall be further apportioned between (i) such Limited Partner on the one hand and (ii) the General Partner on the other hand and, except as otherwise provided in the Agreement, in the following amounts and order of priority:
 - (i) first, 100% to such Limited Partner, until such Limited Partner has received total distributions equal to its total Capital Contributions to the Partnership.
 - (ii) second, 100% to such Limited Partner until such Limited Partner has received total cumulative distributions equal to a preferred return of 8% per annum, compounded annually, on all amounts distributed in accordance with paragraph (i) not previously made to such Limited Partner.

PORTLAND JSX LIMITED

Notes to the Financial Statements (Continued)

Year ended February 28, 2018*(expressed in United States dollars unless otherwise stated)*1. The Company (continued)

(1) Distributions and allocations (continued):

(b) (continued)

(iii) third, 100% to the General Partner until cumulative distributions to the General Partner equals 20% of the aggregate amount of the distributions made under paragraph (ii) and this paragraph.

(iv) thereafter, 20% to the General Partner and 80% to such Limited Partner.

(2) Management fees and other charges:

Management fees are computed at 2% of Limited Partners' commitments. The Management fee will be reduced to 1.75% of unreturned invested capital beginning on the earlier of the end of the commitment period and the date on which a successor fund begins to prepay management fees.

Each Limited Partner is required to bear its portion of management fees and all other partnership fees and expenses, including organisational expenses from the partnership commencement date based on its pro rata share of capital commitments.

In admitting additional Limited Partners or accepting additional Capital Contributions or Capital Commitments from existing Partners, each Limited Partner is treated as having been a party to the Agreement, and each increased Capital Commitment is treated as having been made, as of the Partnership Commencement Date.

2. Summary of significant accounting policies

(a) Basis of preparation

(i) Statement of compliance

These financial statements have been prepared in accordance with International Financial Reporting Standards ("IFRS").

Certain amended standards came into effect during the financial year. The Company has assessed them and determined that none of them had any significant effect on the amounts and disclosures in the financial statements.

At the reporting date, certain new, revised and amended standards and interpretations have been issued which are not yet effective for the current year and which the Company has not early-adopted. The Company has assessed the relevance of all such new standards, amendments and interpretations with respect to the Company's operations and has determined that the following are relevant:

PORTLAND JSX LIMITED

Notes to the Financial Statements (Continued)

Year ended February 28, 2018*(expressed in United States dollars unless otherwise stated)*2. Summary of significant accounting policies (continued)

(a) Basis of preparation (continued)

(i) Statement of compliance (continued)

- (i) IFRS 9, *Financial Instruments*, which is effective for annual reporting periods beginning on or after January 1, 2018, replaces the existing guidance in IAS 39 *Financial Instruments: Recognition and Measurement*. IFRS 9 includes revised guidance on the classification and measurement of financial assets and liabilities, including a new expected credit loss model for calculating impairment of financial assets and new general hedge accounting requirements.

It also carries forward the guidance on recognition and derecognition of financial instruments from IAS 39. Although the permissible measurement bases for financial assets – amortised cost, fair value through other comprehensive income (FVOCI) and fair value through profit or loss (FVTPL) – are similar to IAS 39, the criteria for classification into the appropriate measurement category are significantly different. IFRS 9 replaces the ‘incurred loss’ model in IAS 39 with an ‘expected credit loss’ model, which means that a loss event will no longer need to occur before an impairment allowance is recognised.

- (ii) Amendments to IFRS 9, *Financial Instruments*, effective retrospectively for annual periods beginning on or after January 1, 2019 clarifies the treatment of:

(i) Prepayment features with negative compensation:

Financial assets containing prepayment features with negative compensation can now be measured at amortised cost or at fair value through other comprehensive income (FVOCI) if they meet the other relevant requirements of IFRS 9.

(ii) Modifications to financial liabilities:

If the initial application of IFRS 9 results in a change in accounting policy arising from modified or exchanged fixed rate financial liabilities, retrospective application is required, subject to particular transitional reliefs. There is no change to the accounting for costs and fees when a liability has been modified, but not substantially. These are recognised as an adjustment to the carrying amount of the liability and are amortised over the remaining term of the modified liability.

PORTLAND JSX LIMITED

Notes to the Financial Statements (Continued)

Year ended February 28, 2018*(expressed in United States dollars unless otherwise stated)*2. Summary of significant accounting policies (continued)

(a) Basis of preparation (continued)

(i) Statement of compliance (continued)

(iii) IFRS 15, *Revenue from Contracts with Customers*, is effective for annual reporting periods beginning on or after January 1, 2018, with early adoption permitted. It replaces IAS 11, *Construction Contracts*, IAS 18, *Revenue*, IFRIC 13, *Customer Loyalty Programmes*, IFRIC 15, *Agreements for the Construction of Real Estate*, IFRIC 18, *Transfer of Assets from Customers*, and SIC-31, *Revenue – Barter Transactions Involving Advertising Services*. The new standard establishes a comprehensive framework for determining whether, how much and when revenue is recognized; it applies to contracts with customers. However, it does not apply to insurance contracts, financial instruments or lease contracts, which fall in the scope of other IFRSs. It also does not apply if two entities in the same line of business exchange non-monetary assets to facilitate sales to other parties. Furthermore, if a contract with a customer is partly in the scope of another IFRS, then the guidance on separation and measurement contained in the other IFRS takes precedence.

(iv) IFRIC 22, *Foreign Currency Transactions and Advance Consideration*, effective for annual reporting periods beginning on or after January 1, 2018, addresses how to determine the transaction date when an entity recognises a non-monetary asset or liability (e.g. non-refundable advance consideration in a foreign currency) before recognising the related asset, expense or income. It is not applicable when an entity measures the related asset, expense or income on initial recognition at fair value or at the fair value of the consideration paid or received at a date other than the date of initial recognition of the non-monetary asset or liability.

An entity is not required to apply this interpretation to income taxes or insurance contracts that it issues or reinsurance contracts held.

The interpretation clarifies that the transaction date is the date on which the Company initially recognises the prepayment or deferred income arising from the advance consideration. For transactions involving multiple payments or receipts, each payment or receipt gives rise to a separate transaction date.

Management has assessed these new and amended standards and has determined that they are not expected to have a significant effect on the Company's 2019 financial statements.

(ii) Basis of measurement

The financial statements have been prepared on the historical cost basis, modified for the revaluation of financial assets at fair value through profit or loss.

PORTLAND JSX LIMITED

Notes to the Financial Statements (Continued)

Year ended February 28, 2018*(expressed in United States dollars unless otherwise stated)*2. Summary of significant accounting policies (continued)

(a) Basis of preparation (continued)

(iii) Use of estimates and judgments

The preparation of financial statements in conformity with IFRS requires the use of certain critical accounting estimates. It also requires management to exercise its judgement in the process of applying the Company's accounting policies.

The areas involving a higher degree of judgment or complexity, or areas where assumptions and estimates are significant to the financial statements, are disclosed in note 3.

(iv) Functional and presentation currency

Except where indicated to be otherwise, these financial statements are presented in United States dollars, which is the Company's functional currency.

(v) Interim Financial Information

An amount of \$20,831 related to interest income for the six months ended August 31, 2017 was not recognised in that period but was included in the Company's Statement of Profit or Loss for the nine-months ended November 30, 2017. The amount was not considered material.

(b) Foreign currency translation

Assets and liabilities denominated in foreign currencies are translated into United States dollars at the exchange rates prevailing at the reporting date.

Transactions in foreign currencies are converted at the rates of exchange ruling at the dates of those transactions. Gains and losses arising from exchange rate fluctuations are included in profit or loss.

(c) Cash and short-term deposits

Cash and short-term deposits include bank balances and highly liquid financial assets with original maturities of less than ninety days, which are readily convertible to known amounts of cash and are subject to insignificant risk of changes in fair value.

(d) Securities purchased under resale agreements

Securities purchased under agreements to resell the asset at a fixed price on a future date (reverse repurchase agreements) are treated as collateralised lending. The underlying asset is not recognised in the Company's financial statements. The difference between the purchase and resale price is recognised as interest over the life of the agreements using the effective interest method.

PORTLAND JSX LIMITED

Notes to the Financial Statements (Continued)

Year ended February 28, 2018*(expressed in United States dollars unless otherwise stated)*2. Summary of significant accounting policies (continued)

(e) Financial assets and liabilities

(i) Recognition and initial measurement

Financial assets and liabilities at fair value through profit or loss are recognised initially on the trade date at which the Company becomes party to the contractual provisions of the instrument. Other financial assets and liabilities are recognised on the date they are originated.

Financial assets and liabilities at fair value through profit or loss are measured initially at fair value, with transaction costs recognised in profit or loss. Financial assets and liabilities not at fair value through profit or loss are measured initially at fair value, plus transaction costs that are directly attributable to its acquisition or issue.

(ii) Classification

The Company has designated its investments as financial assets at fair value through profit or loss at inception.

(iii) Amortised cost measurement

The amortised cost of a financial asset or liability is the amount at which the financial asset or liability is measured at initial recognition, minus principal repayments, plus or minus the cumulative amortisation using the effective interest method, of any difference between the amount recognised and the maturity amount, minus any reduction for impairment.

(iv) Fair value measurement

'Fair value' is the price that would be received to sell an asset or paid to transfer a liability in an orderly transaction between market participants at the measurement date in the principal or, in its absence, the most advantageous market to which the Company has access at that date. The fair value of a liability reflects its non-performance risk.

When available, the Company measures the fair value of an instrument using the quoted price in an active market for that instrument. A market is regarded as active if transactions for the asset or liability take place with sufficient frequency and volume to provide pricing information on an ongoing basis.

If there is no quoted price in an active market, then the Company uses valuation techniques that maximise the use of relevant observable inputs and minimise the use of unobservable inputs. The chosen valuation technique incorporates all of the factors that market participants would take into account in pricing a transaction.

PORTLAND JSX LIMITED

Notes to the Financial Statements (Continued)

Year ended February 28, 2018*(expressed in United States dollars unless otherwise stated)*2. Summary of significant accounting policies (continued)

(e) Financial assets and liabilities (continued)

(iv) Fair value measurement (continued)

If an asset or a liability measured at fair value has a bid price and an ask price, then the Company measures assets and long positions at a bid price and liabilities and short positions at an ask price.

The Company recognises transfers between levels of the fair value hierarchy as of the end of the reporting period during which the change has occurred.

(v) Derecognition

The Company derecognises a financial instrument when the contractual rights to the cash flows from the asset expire, or it transfers the rights to receive the contractual cash flows on the financial asset in a transaction in which substantially all the risks and rewards of ownership of the financial asset are transferred. Any interest in transferred financial assets that is created or retained by the Company is recognised as a separate asset or liability on the statement of financial position.

On derecognition of a financial asset, the difference between the asset's carrying amount and the consideration received is recognised in profit or loss.

The Company derecognises a financial liability when its contractual obligations expire or are discharged or cancelled.

(vi) Offsetting

Financial assets and liabilities are offset and the net amount presented in the statement of financial position when, and only when, the Company has a legal right to set off the recognised amounts and it intends to settle on a net basis or to realise the assets and settle the liability simultaneously.

(vii) Identification and measurement of impairment

The carrying amounts of the Company's assets are reviewed at each reporting date to determine whether there is any objective evidence of impairment. A financial asset or group of financial assets is impaired when objective evidence demonstrates that a loss event has occurred after the initial recognition of the asset(s) and that the loss event has an impact on the future cash flows of the asset(s) that can be estimated reliably.

Objective evidence that financial assets are impaired can include significant financial difficulty of the borrower or issuer, default or delinquency by a borrower, indications that a borrower or issuer will enter bankruptcy, or other observable data relating to a group of assets such as adverse changes in the payment status of borrowers or issuers in the group, or economic conditions that correlate with defaults in the group.

PORTLAND JSX LIMITED

Notes to the Financial Statements (Continued)

Year ended February 28, 2018*(expressed in United States dollars unless otherwise stated)*2. Summary of significant accounting policies (continued)

(e) Financial assets and liabilities (continued)

(vii) Identification and measurement of impairment (continued)

If any such indication exists, the asset's recoverable amount is estimated at each reporting date. An impairment loss is recognised whenever the carrying amount of an asset or its cash-generating unit exceeds its recoverable amount. Impairment losses are recognised in profit or loss.

- Calculation of recoverable amount

The recoverable amount of assets is the greater of their net selling price and value in use. In assessing value in use, the estimated future cash flows are discounted to their present value using a pre-tax discount rate that reflects current market assessments of the time value of money and the risks specific to the asset. For an asset that does not generate largely independent cash inflows, the recoverable amount is determined for the cash-generating unit to which the asset belongs.

- Reversals of impairment

An impairment loss is reversed, if there has been a change in the estimates used to determine the recoverable amount. An impairment loss is reversed only to the extent that the asset's carrying amount does not exceed the carrying amount that would have been determined, net of depreciation or amortisation, if no impairment loss had been recognised.

(f) Revenue recognition

Interest income is recognised on the accrual basis using the effective interest method.

(g) Net gain from financial assets classified as at fair value through profit or loss

Net gain from financial instruments classified as at fair value through profit or loss includes all realised and unrealised fair value changes but excludes interest and dividend income. Realised gains and losses are calculated using the specific identification method.

(h) Taxation

The Company is subject to tax at 1% of its taxable income in Saint Lucia. Taxation on the profit or loss for the period comprises current and deferred taxes. Current and deferred taxes are recognised as tax expense or benefit in profit or loss.

(i) Current taxation

Current tax charges are based on the taxable profit for the period, which differs from the profit before tax reported because they exclude items that are taxable or deductible in other periods, and items that are never taxable or deductible. The current tax is calculated at tax rates that have been enacted at the reporting date.

PORTLAND JSX LIMITED

Notes to the Financial Statements (Continued)

Year ended February 28, 2018*(expressed in United States dollars unless otherwise stated)*2. Summary of significant accounting policies (continued)

(h) Taxation (continued)

(ii) Deferred tax

Deferred tax liabilities are recognised for temporary differences between the carrying amounts of assets and liabilities and their amounts as measured for tax purposes, which will result in taxable amounts in future periods. Deferred tax assets are recognised for temporary differences which will result in deductible amounts in future periods, but only to the extent it is probable that sufficient taxable profits will be available against which these differences can be utilised. Deferred tax assets are reviewed at each reporting date to determine whether it is probable that the related tax benefit will be realised.

Deferred tax assets and liabilities are measured at the tax rates that are expected to apply in the period in which the asset will be realised or the liability will be settled based on enacted rates.

3. Critical accounting estimates and judgements in applying accounting policies

The Company makes estimates and assumptions that could affect the reported amounts of assets and liabilities within the next financial year. Estimates and judgments are continually evaluated and are based on historical experience and other factors, including expectations of future events that are believed to be reasonable under the circumstances.

The fair value of the Company's unquoted investment in Portland Caribbean Fund II ('the Fund') is based on the fair values of the Fund's underlying investments, which include common equity securities and corporate debt. The fair value of such underlying investments uses valuation models that employ significant unobservable inputs for investments that are traded infrequently or not at all. These unobservable inputs require a higher degree of management judgment and estimation in determining the fair value.

Management judgement and estimation are usually required for the selection of the appropriate valuation model to be used, determination of expected future cash flows from the financial instrument being valued, determination of expected volatilities and correlations, and selection of appropriate discount rates. Consequently, the use of different assumptions and inputs could yield materially different results in the fair value of the Company's investment in the Fund from that reflected in the statement of financial position.

4. Financial investment

This represents an unquoted equity investment in the Fund. The Fund is managed by Portland Private Equity II Limited and its principal activity is to make private equity and related investments in companies or other entities located principally in certain member and associate member states of CARICOM, certain Development Assistance Committee Countries and certain Cotonou Agreement Countries (the "Target Region"). Cuba, Mexico and Venezuela are excluded from the Target Region. The Fund will also make investments in businesses, the securities of which have no established market and may be restricted with respect to transfer, with the principal objective of appreciation of invested capital. During the year ended February 28, 2018, the Company invested a further \$8,420,101 in the Fund.

PORTLAND JSX LIMITED

Notes to the Financial Statements (Continued)

Year ended February 28, 2018*(expressed in United States dollars unless otherwise stated)*5. Cash and short-term deposits

	<u>2018</u>	<u>2017</u>
Cash at bank (a)	29,382	1,287,821
Short-term deposit (b)	1,181,122	-
Short-term deposit (c)	-	2,067,006
Short-term deposit (d)	-	3,493,755
Short-term deposit (e)	<u>425,000</u>	<u>-</u>
	<u>\$1,635,504</u>	<u>\$6,848,582</u>

(a) This represents bank accounts held with First Global Bank Limited.

(b) This deposit with First Global Bank Limited earns interest at 2.50% per annum, and matures on June 14, 2018.

(c) This deposit with First Global Bank Limited earned interest at 2.40% per annum, and matured on November 20, 2017.

(d) This deposit with First Global Bank Limited earned interest at 2.25% per annum, and was encashed on June 14, 2017.

(e) This deposit with First Global Bank Limited earns interest at 0.72% per annum, and matures on March 7, 2018.

6. Securities purchased under resale agreements

At the reporting date, the fair value of securities purchased under resale agreements, are estimated to approximate their carrying value, due to their short-term nature.

7. Receivables

	<u>2018</u>	<u>2017</u>
Interest receivable	16,360	48,562
Prepayments	<u>53,333</u>	<u>53,333</u>
	<u>\$69,693</u>	<u>\$101,895</u>

8. Other financial liabilities at amortised cost

This represents amounts payable to Portland Private Equity II Ltd.

9. Payables

This represents accrued expenses.

10. Share capital

	<u>2018</u>	<u>2017</u>
Authorised, issued and fully paid:		
309,968,261 (2017: 309,968,261) ordinary shares	26,392,474	26,392,474
Non-redeemable preference share (i)	1	1
Transaction costs of share issues	<u>(709,522)</u>	<u>(709,522)</u>
	<u>\$25,682,953</u>	<u>25,682,953</u>

PORTLAND JSX LIMITED

Notes to the Financial Statements (Continued)

Year ended February 28, 2018*(expressed in United States dollars unless otherwise stated)*10. Share capital (continued)

- (i) Portland Fund II GP, Inc., the general partner of Portland Caribbean Fund II, holds 1 (2017:1) non-redeemable preference share in the Company. The preference share gives Portland Fund II GP, Inc. the right to receive notice of, attend, vote at and demand a poll at general meetings of any class of shareholders of the Company. On all decisions in general meetings and on all resolutions Portland Fund II GP, Inc. is entitled to 51% of the votes of the shareholders. The preference share gives no right to dividends or distribution of assets in the event of a wind-up of the Company.

11. Operating expenses

	<u>2018</u>	<u>2017</u>
Management fees [see note 1, 16(d)]	640,789	1,238,653
Directors' fees	27,500	13,563
Accounting fees	4,589	4,559
Audit fees	27,000	26,000
Deal expenses	-	9,821
Travel and entertainment	1,384	-
Miscellaneous	1,849	19
Legal and professional fees	55,951	56,620
Bank charges	418	430
Penalty and interest	50	-
General and administrative expenses	<u>27,779</u>	<u>143,648</u>
	<u>\$ 787,309</u>	<u>1,493,313</u>

12. Profit/(loss) per stock unit

Profit/(loss) per share is calculated by dividing the profit/(loss) for the year by the weighted average number of ordinary shares in issue for the year. The weighted average number of shares for the year is as follows:

	<u>2018</u>	<u>2017</u>
Issued ordinary shares at beginning of year (note 10)	309,968,261	170,926,161
Effect of shares issued during the year	<u>-</u>	<u>95,615,252</u>
Weighted-average number of ordinary shares	<u>309,968,261</u>	<u>266,541,413</u>

13. Financial risk management

- (a) Overview and risk management framework

The Company's activities expose it to a variety of financial risks and those activities involve the analysis, evaluation, acceptance and management of some degree of risk or combination of risks.

PORTLAND JSX LIMITED

Notes to the Financial Statements (Continued)

Year ended February 28, 2018*(expressed in United States dollars unless otherwise stated)*13. Financial risk management (continued)

(a) Overview and risk management framework (continued)

The Company's aim is therefore to achieve an appropriate balance between risks and return and minimise potential adverse effects on its financial performance.

The Company's risk management policies are designed to identify and analyse these risks, to set appropriate risk limits and controls, and to monitor the risks and adherence to limits by means of reliable and up-to date information systems. The Company regularly reviews its risk management policies and systems to reflect changes in markets, products and emerging best practice. Risk management is carried out by the Management Companies under policies approved by the Board of Directors. The Board provides written principles for overall risk management, as well as written policies covering specific areas, such as foreign exchange risk, interest rate risk, credit risk, use of derivative financial instruments and non-derivative financial instruments. The most important types of risk are credit risk, liquidity risk, market risk and other operational risk.

(b) Credit risk

(i) Credit risk management

The Company takes on exposure to credit risk, which is the risk that a counterparty will cause a financial loss for the Company by failing to discharge an obligation. Credit exposure arises principally on investment activities that bring debt securities into the Company's asset portfolio.

(ii) Credit risk exposure

Credit risk exposures reflected on the statement of financial position relate to cash and short-term deposits, securities purchased under resale agreements and investments in the Fund.

The Company has a significant concentration of credit risk at the reporting date in respect of financial investments with Portland Caribbean Fund II, First Global Bank Limited and Victoria Mutual Wealth Management Limited. The maximum credit exposure is limited to the carrying value of financial assets on the statement of financial position.

(c) Market risk

The Company takes on exposure to market risk, which is the risk that the fair value or future cash flows of a financial instrument will fluctuate because of changes in market prices. Market risk arises from open positions in investment products, which are exposed to general and specific market movements and changes in the level of volatility of market rates or prices such as interest rates, credit spreads, foreign exchange rates and equity prices.

The market risk arising from investment activities is determined by the Management Companies and monitored by the Board of Directors separately.

PORTLAND JSX LIMITED

Notes to the Financial Statements (Continued)

Year ended February 28, 2018*(expressed in United States dollars unless otherwise stated)*13. Financial risk management (continued)

(c) Market risk (continued)

(i) Interest rate risk

Cash flow interest rate risk is the risk that the future cash flows of a financial instrument will fluctuate because of changes in market interest rates. Fair value interest rate risk is the risk that the fair value of a financial instrument will fluctuate due to changes in market interest rates.

The Company has no exposure to this risk as it has no variable rate interest-bearing financial instruments.

(ii) Currency risk

Foreign currency risk is the risk that the value of a financial instrument will fluctuate due to changes in foreign exchange rates.

At the reporting date, the Company had no exposure to this risk, as it has no foreign currency assets/liabilities.

(d) Liquidity risk

Liquidity risk, also referred to as funding risk, is the risk that the Company will encounter difficulty in raising funds to meet commitments associated with financial instruments. Liquidity risk may result from an inability to sell a financial asset quickly at, or close to, its fair value. The maturities of assets and liabilities and the ability to replace, at an acceptable cost, interest bearing liabilities as they mature, are important factors in assessing the liquidity of the Company and its exposure to changes in interest rates and exchange rates. Assets available to meet all of the liabilities include cash and short term deposits, and securities purchased under resale agreements.

Financial liabilities, are due to be settled within three months at their measurement values.

14. Capital management

The Company is a Limited Partner in Portland Caribbean Fund II, L.P., a Cayman Islands exempted limited partnership which is one of several parallel partnerships that together comprise Portland Caribbean Fund II, a private equity fund with a mandate to make investments in equity or debt securities of private companies located in the Caribbean and Latin America.

The Company has made a capital commitment to the Fund which obligates the Company to remit funds, cumulatively not to exceed the amount of the capital commitment, upon receipt of capital call notices.

The Company may co-invest with the Fund in equity or debt securities of private companies located in the Caribbean and Latin America. The Company is permitted to participate in co-investments on a no fee/ no carry basis up to the amount of its capital commitment and thereafter on a negotiated basis.

PORTLAND JSX LIMITED

Notes to the Financial Statements (Continued)

Year ended February 28, 2018*(expressed in United States dollars unless otherwise stated)*14. Capital management (continued)

Pending the receipt of capital call notices in respect of the Company's commitment to the Fund, which may occur over the period of several months or years, and at any time deemed appropriate by the Manager, the Company will invest in short-term instruments, money market funds, or similar temporary instruments.

In addition, the Company may borrow up to 25% of its total assets after giving effect to the borrowing. The Company has no intention to utilise leverage as a strategy, however, borrowing may be required to fund working capital and act as buffer to cover cash flow timing differences.

15. Fair value of financial instruments

Fair value is the price that would be received to sell an asset or paid to transfer a liability in an orderly transaction at the measurement date. Market price is used to determine fair value where an active market exists, as it is the best evidence of the fair value of a financial instrument.

For financial instruments which have no market prices, the fair value has been estimated using present value or other estimation and valuation techniques based on market conditions existing at the reporting date.

The Company measures fair value using the following fair value hierarchy, which reflects the significance of the inputs used in making the measurements.

- Level 1: Inputs that are quoted market prices (unadjusted) in active markets for identical instruments.
- Level 2: Inputs other than quoted prices included within Level 1 that are observable either directly (i.e., as prices) or indirectly (i.e., derived from prices). This category includes instruments valued using quoted market prices in active markets that are considered less than active or other valuation techniques in which all significant inputs are directly or indirectly observable from market data.
- Level 3: Inputs that are unobservable. This category includes all instruments for which the valuation technique includes inputs not based on observable data and those inputs have a significant effect on the instrument valuation. This category includes instruments that are valued based on prices for similar instruments for which significant adjustments or assumptions are made to reflect differences between the instruments.

The values derived from applying these techniques are significantly affected by the underlying assumptions used concerning both the amounts and timing of future cash flows and the discount rates. The valuation of investments at fair value through profit or loss is as described in note 3.

(a) Accounting classifications and fair values:

The Company's investment in unquoted investments measured at fair value is classified at level 3 of the fair value hierarchy and there were no transfers between levels in the period.

PORTLAND JSX LIMITED

Notes to the Financial Statements (Continued)

Year ended February 28, 2018

*(expressed in United States dollars unless otherwise stated)*15. Fair value of financial instruments (continued)

(a) Accounting classifications and fair values (continued):

The investments in PCF II are measured at fair value. The following table shows the valuation techniques used in measuring the fair value of the Fund's unquoted investments, as well as the significant unobservable inputs used.

Valuation techniques	Significant unobservable inputs	Inter-relationship between key unobservable inputs and fair value measurement
<i>Investment in unquoted partnership</i> Market - comparable companies	<ul style="list-style-type: none"> • Adjusted EBITDA multiple range of 7.05-10.76 times • 15% liquidity discount 	The estimated fair value would increase/(decrease) if: <ul style="list-style-type: none"> • Adjusted EBITDA was higher/(lower) • The liquidity discount was (higher)/lower
<i>Loan to investee</i> Recoverable value of loan amount	<ul style="list-style-type: none"> • Estimated cash flows from loan • Risk-adjusted discount rate 	The estimated fair value would increase/(decrease) if: <ul style="list-style-type: none"> • Estimated cash flows increased/(declined) • Market interest rates (increased)/decreased

16. Related party balances and transactions

(a) Definition of related party:

A related party is a person or entity that is related to the entity that is preparing its financial statements (referred to in IAS 24, *Related Party Disclosures* as the "reporting entity," in this case, the Company).

- (1) A person or a close member of that person's family is related to the Company if that person:
- (i) has control or joint control over the Company;
 - (ii) has significant influence over the Company; or
 - (iii) is a member of the key management personnel of the Company or of a parent of the Company.

PORTLAND JSX LIMITED

Notes to the Financial Statements (Continued)

Year ended February 28, 2018*(expressed in United States dollars unless otherwise stated)*16. Related party balances and transactions (continued)

(a) Definition of related party (continued):

(2) An entity is related to the Company if any of the following conditions applies:

- (i) The entity and the Company are members of the same group (which means that each parent, subsidiary and fellow subsidiary is related to the others).
- (ii) One entity is an associate or joint venture of the other entity (or an associate or joint venture of a member of a group of which the other entity is a member).
- (iii) Both entities are joint ventures of the same third party.
- (iv) One entity is a joint venture of a third entity and the other entity is an associate of the third entity.
- (v) The entity is a post-employment benefit plan for the benefit of employees of either the Company or an entity related to the Company.
- (vi) The entity is controlled, or jointly controlled by a person identified in (1).
- (vii) A person identified in (1)(i) has significant influence over the entity or is a member of the key management personnel of the entity (or of a parent of the entity).
- (viii) The entity or any member of a group of which it is a part, provides key management personnel services to the Company or to the parent of the Company.

A related party transaction is a transfer of resources, services or obligations between related parties, regardless of whether a price is charged.

(b) Identity of related parties:

The Company has related party relationships with directors, Management companies and funds under the control of the management companies.

(c) The statement of financial position includes balances arising in the ordinary course of business, with related parties as follows:

	<u>2018</u>	<u>2017</u>
	\$	\$
Financial assets at fair value through profit or loss	22,065,065	11,570,715
Due to related entities	(43,899)	(40,839)

PORTLAND JSX LIMITED

Notes to the Financial Statements (Continued)

Year ended February 28, 2018*(expressed in United States dollars unless otherwise stated)*16. Related party balances and transactions (continued)

- (d) The statement of profit or loss and other comprehensive income includes significant transactions in the ordinary course of business, with related parties, as follows:

	<u>2018</u>	<u>2017</u>
	\$	\$
Distributions of partnership interest income	435,612	350,399
Gain/(loss) on financial asset classified as at fair value through profit or loss	2,074,249	(437,923)
Management fees (note 11)	(640,789)	(1,238,653)
Directors' fees	(27,500)	(13,563)
Deal expenses	-	(9,821)
General and administrative expenses	(27,779)	(143,648)

17. Subsequent events

On March 31, 2018, Portland Caribbean Fund II made an additional investment in shares of Diverse Assets Inc. The Company's allocation is US\$271,958.