



Private Investment Performance Since Inception as of 6/30/2024

Asset Class / Fund Name	Date of Investment(s)	Amount Committed in \$ (unless otherwise noted)	Amount Invested in \$	Amount Received in \$	Remaining Value in \$	Percentage Return	Performance Methodology*
Real Estate							
Abacus Core Income Fund I LP	1/2013, 8/31/2020, 1/8/2021, 3/29/2021, 7/25/2022	313,716,216	305,201,893	272,281,303	185,599,432	3.32	IRR
Abacus Multi-Family Partners IV LP	5/25/2018	75,000,000	79,715,932	119,788,383	11,671,657	27.48	IRR
Abacus Multi-Family Partners V LP	2/1/2020	100,000,000	93,081,761	20,377,358	79,358,716	4.17	IRR
Abacus Multi-Family Partners VI LP	4/6/2022	100,000,000	22,260,274	2,879	11,448,810	-55.16	IRR
Alicion Real Estate Partners Fund III-B, L.P.	10/9/2015	50,000,000	40,389,669	10,318,448	4,467,956	-24.86	IRR
BentallGreenOak US Core Plus Fund LP	6/30/2020, 4/9/2021, 1/7/2022	400,000,000	364,814,813	-	449,288,335	8.66	IRR
Berkeley Partners Value Industrial Fund V, L.P.	3/2/2020	75,000,000	66,519,779	26,946,918	63,582,368	11.37	IRR
BlackChamber Real Estate Opportunity Fund, LP	3/25/2020	50,000,000	41,310,610	81,086	61,128,289	17.67	IRR
DivcoWest Fund V, LP	5/9/2016	75,000,000	69,478,202	21,891,804	42,987,315	-1.81	IRR
European Property Investors Special Opportunities 4 LP	8/25/2015	€ 30,000,000	€ 30,644,409	14,196,969	23,679,261	3.82	IRR
European Property Investors Special Opportunities 5 SCSp	9/25/2018	€ 50,000,000	€ 51,846,600	8,067,239	42,189,678	-1.28	IRR
Grandview II TX, L.P.	11/4/2021	80,000,000	44,395,941	-	44,117,067	-0.54	IRR
Grandview II, L.P.	8/5/2021	80,000,000	71,689,265	16,978,844	67,617,372	3.78	IRR
Greenfield Acquisition Partners VII, L.P.	12/17/2013, 11/21/2014	100,000,000	95,435,735	171,794,413	5,747,276	13.27	IRR
Harrison Street Core Property Fund, L.P.	11/9/2011, 12/21/2012	150,000,000	281,107,133	193,007,600	292,532,944	7.22	IRR
Invesco U.S Income Fund, L.P.	11/26/2013, 10/1/2014, 12/28/2021	279,000,000	280,513,021	12,679,470	448,796,789	8.20	IRR
Kildare European Partners II, L.P.	5/31/2016	100,000,000	76,960,895	37,524,277	42,357,372	1.57	IRR
Lubert-Adler Real Estate Fund VII, L.P.	10/15/2013, 10/29/2014	100,000,000	96,191,687	61,279,726	36,884,095	-0.33	IRR
Moorfield Real Estate III Limited Partnership	12/22/2014	€ 50,000,000	€ 74,678,873	96,636,052	72,158	11.75	IRR
Oak Street Real Estate Capital Fund V, LP	6/12/2020	100,000,000	100,005,235	34,369,840	96,122,919	18.10	IRR
Oak Street Real Estate Capital Fund VI, LP	12/2/2022	150,000,000	46,732,385	67,319,508	13,045,102	2.88	IRR
Pennybacker EIV, LP	10/25/2019	37,500,000	28,686,439	-	25,152,551	-6.37	IRR
Pennybacker V, LP	10/25/2019	75,000,000	59,417,880	11,167,286	61,212,629	7.67	IRR
Pennybacker VI, LP	6/2/2022	150,000,000	12,659,417	182,329	8,202,003	-31.25	IRR
Platform Texas Fund I, LLC	8/10/2022	150,000,000	85,259,000	-	86,370,343	2.24	IRR
Platform Ventures Real Estate Strategies V, LLC	12/17/2020	100,000,000	98,847,081	18,945,016	102,083,954	10.45	IRR
Rubenstein Properties Fund II, L.P.	7/13/2012, 4/24/2014	75,000,000	111,372,330	92,445,226	19,487,918	-11.39	IRR
Rubenstein Properties Fund III, L.P.	9/11/2015	75,000,000	76,515,763	3,083,851	22,301,842	-20.92	IRR
Smart Markets Fund, L.P.	9/26/2011, 2/19/2013, 10/2/2013	200,000,000	341,328,182	141,328,182	492,758,551	8.28	IRR
Stockbridge Niche Logistics Fund, LP	12/15/2020, 3/26/2021	267,000,000	282,066,258	30,132,517	388,434,389	16.38	IRR
Stockbridge Value Fund II, LP	1/30/2014	75,000,000	71,162,246	119,012,417	303,986	16.59	IRR
Stockbridge Value Fund III, LP	4/1/2017	50,000,000	45,992,957	51,241,519	15,601,932	13.86	IRR
Stockbridge Value Fund IV, LP	4/10/2020	75,000,000	60,613,879	7,372,976	62,960,895	7.95	IRR
Stockbridge Value Fund V, LP	4/21/2023	125,000,000	-	-	(1,710,990)	-	IRR
Stonepeak Real Estate Partners – Master Co-Investment Partners LP	10/19/2022	100,000,000	-	-	-	-	IRR
Stonepeak Real Estate Partners, LP	7/12/2022	150,000,000	14,322,998	7,909	15,847,747	9.99	IRR
TPG Real Estate GenPar II, L.P.	9/30/2015	100,000,000	88,280,211	129,884,702	1,694,242	18.98	IRR
TPG Real Estate Partners III, L.P.	4/19/2018	100,000,000	74,979,565	36,408,494	63,351,570	9.00	IRR
TPG Real Estate Partners IV, L.P.	1/28/2022	250,000,000	42,505,365	-	34,510,801	-35.12	IRR
TSP Value and Income Fund II, L.P.	12/7/2018	75,000,000	68,194,021	91,851,999	16,785,223	25.15	IRR
Texas Pecan Partners, L.P.	5/22/2019	175,000,000	146,177,026	30,803,657	191,356,389	17.56	IRR
Transwestern Strategic Partners Fund III, L.P.	1/26/2021	100,000,000	66,205,837	17,189	64,785,450	-2.42	IRR
USAA Eagle Real Estate Feeder 1, LP	11/9/2015	250,000,000	250,000,000	49,206,877	294,248,484	4.67	IRR
Virtus Real Estate Capital III, LP	5/1/2021	150,000,000	151,856,083	33,107,098	154,974,956	10.56	IRR
Virtus Real Estate Capital IV, LP	6/30/2023	125,000,000	-	-	-	-	IRR
Virtus Real Estate Enhanced Core, LP	2/24/2020, 1/1/2022	400,000,000	420,913,655	47,930,670	464,048,563	9.02	IRR
Walton Street Real Estate Fund VII-Q, L.P.	5/2/2012	75,000,000	68,354,102	96,898,635	11,104,969	8.70	IRR
Private Equity							
Altaris Constellation Partners IV, L.P.	6/30/2017	12,500,000	14,526,059	10,714,446	17,153,140	24.73	IRR
Altaris Health Partners IV, L.P.	6/30/2017	50,000,000	58,279,509	62,795,914	48,278,291	26.82	IRR
Altaris Health Partners V, L.P.	4/15/2020	75,000,000	46,420,915	700,775	59,791,603	14.66	IRR
Altaris Health Partners VI, L.P.	7/28/2023	120,000,000	-	-	-	-	IRR
Altaris V-4042, L.P.	9/13/2021	60,000,000	40,299,472	-	45,836,338	8.28	IRR
Altaris VI-4042 LP	10/11/2023	40,000,000	-	-	-	-	IRR
Altimeter Growth Partners Fund V, L.P.	11/9/2020	40,000,000	40,000,000	-	54,559,004	11.61	IRR
Altimeter Growth Partners Fund VI, L.P.	11/4/2021	100,000,000	84,861,519	1,365,456	79,052,399	-3.78	IRR
Ara Fund Co-Investment T, LP	10/7/2022	75,000,000	37,302,408	-	38,723,882	8.04	IRR
Ara Fund II, LP	3/31/2021	75,000,000	51,155,953	156,133	62,663,537	13.44	IRR
Ara Fund III, LP	10/7/2022	75,000,000	9,177,231	14,678	7,762,069	-24.02	IRR
Arcline Capital Partners II LP	2/1/2021	120,000,000	102,540,274	10,501,612	144,929,212	22.60	IRR
Arcline Capital Partners III LP	11/12/2023	100,000,000	36,779,186	-	36,409,876	-2.70	IRR
Arcline Capital Partners LP	3/11/2019	50,000,000	51,334,334	33,369,110	119,170,318	43.44	IRR
Arctic DC Holdings, LP	11/2/2023	17,200,188	17,200,188	-	19,450,374	13.08	IRR
Blackstone Strategic Capital Holdings II L.P.	6/26/2020	75,000,000	54,056,821	19,725,573	49,225,781	11.15	IRR
Bregal Sagemount IV-A L.P.	5/17/2022	100,000,000	14,828,571	3,376	12,305,313	-17.65	IRR
Butterfly Fund II, LP	7/12/2021	75,000,000	35,332,155	8,911,232	36,769,943	8.30	IRR

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CapVest Equity Partners IV SCSp	6/29/2018	€ 40,000,000	30,111,490	-	45,942,684	17.52	IRR
Capital Partners Private Equity Income Fund III, L.P.	7/14/2017	58,000,000	55,666,756	43,590,804	42,862,673	17.04	IRR
Dragoneer Opportunities Fund V, L.P.	4/23/2020	65,000,000	68,328,091	12,951,510	51,052,577	-6.60	IRR
Dragoneer Opportunities Fund VI, L.P.	10/29/2021	100,000,000	39,553,898	1,405,879	37,232,029	-4.27	IRR
Dunes Point Capital Fund II, L.P.	11/30/2017	50,000,000	54,355,820	53,017,712	50,834,480	31.92	IRR
Dunes Point Capital Fund III, L.P.	1/28/2022, 7/15/2022	100,000,000	45,090,047	583,372	51,562,191	12.39	IRR
FG Next Flatirons I, L.P.	2/5/2021	25,000,000	17,593,750	-	16,800,745	-2.54	IRR
FTV V, L.P.	9/15/2016	46,000,000	53,058,941	50,474,525	91,705,283	25.97	IRR
FTV VI, L.P.	11/15/2019, 2/11/2020	75,000,000	76,722,677	10,297,723	112,779,626	18.16	IRR
FTV VII, L.P.	1/13/2022	100,000,000	55,500,000	-	61,894,614	7.93	IRR
Flagship Pioneering Fund VIII, L.P.	2/24/2024	75,000,000	1,500,000	-	1,390,067	-7.33	IRR
Flagship Pioneering – Origination Fund VII, L.P.	3/13/2020, 5/28/2021	125,000,000	50,000,000	7,900	59,901,227	13.03	IRR
Foundry 2022, L.P.	3/15/2022	75,000,000	25,175,066	17,273	24,186,770	-3.45	IRR
Foundry Group Next 2018 Partner Fund, L.P.	3/1/2019	100,000,000	79,375,000	14,059	109,920,650	13.21	IRR
Foundry Group Next 2018, L.P.	5/8/2018	45,000,000	43,143,750	3,570,523	45,925,515	4.50	IRR
Foundry Group Next, L.P.	6/6/2016	30,000,000	28,193,949	8,012,327	35,392,743	7.60	IRR
GTCR Fund XII/A LP and GTCR Fund XII/B LP	9/29/2017	50,000,000	50,387,722	34,886,769	57,701,286	22.19	IRR
GTCR Fund XIII/A LP and GTCR Fund XIII/B LP	10/27/2020	85,000,000	45,182,179	9,445,638	49,651,474	18.67	IRR
GTCR Strategic Growth Fund I/A LP and GTCR Strategic Growth Fund I/B LP	11/22/2021	42,000,000	13,154,400	-	12,825,244	-2.78	IRR
Gemspring Capital Fund III, LP	1/27/2023	75,000,000	2,911,248	-	578,056	-80.14	IRR
Greenoaks Capital Opportunities Fund IV LP	10/22/2021	60,000,000	53,555,670	34,569	62,093,889	11.21	IRR
Greenoaks Capital Opportunities Fund V L.P.	8/8/2022	60,000,000	10,476,192	-	9,469,153	-16.56	IRR
H.I.G. Capital – TMRS Capella SMA, L.P.	10/15/2018, 12/17/2020	200,000,000	199,054,622	28,164,680	275,131,248	14.83	IRR
H.I.G. Strategic Partners Fund II, L.P. PE	12/31/2020, 7/1/2023	250,000,000	70,279,698	29,303,277	35,951,447	-6.07	IRR
H.I.G. Strategic Partners Fund, L.P. PE	10/2/2018, 7/1/2023	100,000,000	123,785,685	87,159,421	80,155,187	13.63	IRR
HarbourVest TMRS Polaris SMA L.P. (Tranche 1)	12/2/2020	400,000,000	246,000,000	-	284,259,617	8.00	IRR
HarbourVest TMRS Polaris SMA L.P. (Tranche 2)	3/19/2021	200,000,000	157,000,000	6,435,000	188,668,320	15.03	IRR
HarbourVest TMRS Polaris SMA L.P. - Tranche 3	4/26/2024	36,750,000	-	-	-	-	IRR
Harvest Partners VII, L.P.	12/28/2015	20,000,000	21,984,440	22,515,255	25,768,298	19.51	IRR
Heartwood Partners IV, L.P.	6/17/2021	75,000,000	25,007,787	2,279,909	20,624,318	-8.82	IRR
Incline Equity Partners IV, L.P.	12/16/2016	40,000,000	40,606,049	54,658,853	24,007,277	23.47	IRR
Insight Partners Fund XI Follow-On Fund, L.P.	7/15/2022	30,000,000	26,700,000	63,076	29,151,526	10.57	IRR
Insight Partners XI, L.P.	2/26/2020, 3/20/2020	55,000,000	53,513,647	421,915	81,307,307	14.12	IRR
Insight Partners XII Buyout Annex Fund, L.P.	5/14/2021	25,000,000	22,625,000	44,965	27,517,184	12.51	IRR
Insight Partners XII, L.P.	5/14/2021	100,000,000	81,500,000	133,965	77,924,036	-2.24	IRR
Kainos Capital Partners II LP	8/25/2016	35,000,000	33,396,666	46,792,082	7,734,048	16.65	IRR
LightBay Investment Partners II LP	9/30/2021	75,000,000	13,115,486	94,842	6,734,889	-56.76	IRR
LightBay Investment Partners LP	12/22/2017	40,000,000	46,011,681	33,559,106	47,792,027	14.44	IRR
Main Post Growth Capital II, L.P.	11/7/2018	40,000,000	39,325,996	18,877,516	50,500,483	18.13	IRR
Marlin Equity V, L.P.	3/10/2017	57,000,000	59,002,657	29,022,985	72,904,752	20.04	IRR
Marlin Heritage II, L.P.	3/10/2017	14,250,000	15,210,949	6,830,258	14,381,604	8.33	IRR
Mercato Partners Growth III, L.P.	5/25/2016	40,000,000	40,154,422	7,325,120	72,300,003	13.42	IRR
Northlane Capital Partners II LP	6/26/2019, 6/12/2020	75,000,000	48,581,190	3,076,934	83,736,468	25.88	IRR
One Rock Capital Partners II, LP	3/31/2017	45,000,000	40,824,295	21,415,671	46,484,113	10.02	IRR
One Rock Capital Partners III, LP	6/14/2021	75,000,000	68,359,858	26,167,021	97,400,162	32.64	IRR
One Rock Emerald Fund, LP	11/13/2023	75,000,000	-	-	-	-	IRR
PSG Europe II L.P.	5/20/2022	€ 100,000,000	5,852,503	6,019	7,415,797	131.83	IRR
PSG V L.P.	5/18/2021	100,000,000	75,448,724	13,782,734	77,573,280	9.36	IRR
PSG VI L.P.	8/11/2023	125,000,000	-	-	-	-	IRR
Parthenon Investors VI, L.P.	12/5/2019	45,000,000	28,246,260	3,416	37,483,041	16.17	IRR
Parthenon Investors VII, LP	3/14/2023	100,000,000	1,395,983	-	116,892	-91.63	IRR
Providence Equity Partners VIII L.P.	4/2/2018	55,000,000	62,766,226	34,738,787	69,521,392	15.44	IRR
Providence Strategic Growth II L.P.	6/23/2016	60,000,000	72,197,214	147,010,666	56,812,655	36.14	IRR
Providence Strategic Growth III L.P.	1/31/2018, 4/2/2018	70,000,000	81,278,687	86,718,006	72,916,482	23.42	IRR
Providence Strategic Growth IV L.P.	4/26/2019	50,000,000	51,306,157	39,720,714	66,567,744	37.33	IRR
Public Pension Capital, LLC	4/1/2021, 3/31/2023	150,000,000	34,730,989	236,132	33,770,834	-2.12	IRR
Reverence Capital Partners Opportunities Fund II, L.P.	2/25/2019	50,000,000	45,335,268	18,419,151	70,009,230	22.39	IRR
Reverence Capital Partners Opportunities Fund V (PE Fund III), L.P.	10/22/2021	100,000,000	44,248,273	494,127	56,270,584	22.82	IRR
RiverGlade Capital II, L.P.	7/15/2022	75,000,000	7,756,098	-	4,955,337	-36.11	IRR
Searchlight Capital II, L.P.	2/18/2016	47,000,000	59,690,374	77,602,909	29,145,464	20.57	IRR
Searchlight Capital III, L.P.	5/8/2019	50,000,000	47,304,681	30,904,795	53,562,545	25.89	IRR
SkyKnight Capital Fund IV, L.P.	7/27/2023	75,000,000	6,635,574	-	6,710,448	1.20	IRR
Stellax Capital Partners II LP	6/4/2020	75,000,000	53,295,988	4,270,685	62,273,541	12.71	IRR
Techstars Accelerator 2021, L.P.	3/5/2021	40,000,000	33,300,000	-	38,169,741	9.44	IRR
Techstars Ventures 2022, L.P.	11/4/2021	75,000,000	29,886,547	-	27,443,068	-8.30	IRR
Tribe Capital Fund II, L.P.	6/25/2021	60,000,000	59,100,000	-	71,799,529	7.91	IRR
Tribe Capital Fund III, L.P.	12/16/2021	75,000,000	69,375,000	-	70,687,515	1.04	IRR
Tritium I, LP	11/16/2015	50,000,000	69,577,317	104,382,476	45,868,038	25.58	IRR
Tritium II, LP	11/20/2018	60,000,000	63,656,759	17,247,009	74,550,626	11.24	IRR
Tritium III, LP	1/28/2022, 4/29/2022	100,000,000	25,731,131	-	22,762,037	-12.51	IRR
Udata Partners V, L.P.	6/22/2016	50,000,000	54,660,783	72,985,193	52,908,537	21.40	IRR
Udata Partners VI, L.P.	12/7/2018, 5/31/2019	75,000,000	71,249,817	-	125,426,247	22.90	IRR

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Update Partners VII, L.P.	2/4/2022	100,000,000	30,500,000	-	33,143,540	13.22	IRR
Global Equity							
MW TOPS World Equities (US) Fund	5/4/2021, 5/1/2024	250,000,000	266,210,827	-	299,017,605	15.09	TWR
Northern Trust Collective All Country World Investable Market Index Fund -	8/12/2021	-	2,543,384,497	2,445,142,468	0	2.53	TWR
Northern Trust Collective All Country World ex-U.S. Investable Market Index	8/1/2010	-	6,139,461,927	4,524,855,194	3,515,963,129	5.85	TWR
Northern Trust Collective United States Investable Market Index Fund - Non-	1/8/2021	-	6,594,523,572	1,488,000,000	7,571,870,722	11.18	TWR
Hedge Funds							
Alyeska Fund, L.P.	2/1/2016, 4/1/2017	115,000,000	115,000,000	35,000,000	235,943,787	11.28	TWR
BG ERISA Fund	4/26/2017, 5/28/2020	130,000,000	130,000,000	-	169,766,778	3.94	TWR
Bayview Opportunity Domestic Iva, L.P.	10/1/2018	25,100,000	25,861,657	31,462,797	287,454	-0.15	TWR
D.E. Shaw Valence Fund, L.L.C.	1/1/2017	73,000,000	73,251,107	34,321,495	188,586,319	16.81	TWR
Diameter Onshore Fund LP	10/1/2019, 5/1/2020	150,000,000	150,000,000	37,214,500	189,771,482	10.03	TWR
East Lodge Capital Credit Opportunities Fund L.P.	5/1/2016, 11/23/2016	120,000,000	120,000,000	126,029,809	185,044	0.15	TWR
Man AHL Hydrogen LLC	6/1/2016, 4/1/2017	150,000,000	150,000,000	40,000,000	182,776,426	5.20	TWR
Pharo Gala Fund, Ltd.	6/1/2016, 11/1/2016	100,000,000	100,000,000	35,000,000	114,794,506	5.77	TWR
RedCo II Offshore Fund, L.P.	5/28/2021	75,000,000	76,428,550	26,619,537	62,642,729	8.27	IRR
Redmile Capital Fund, LP	11/28/2016, 4/1/2017	80,000,000	80,000,000	-	88,495,646	1.67	TWR
Southpoint Qualified Fund LP	1/1/2016, 4/1/2017	90,000,000	90,000,000	-	198,094,529	10.24	TWR
Stone Oak Fund L.P.	9/26/2018, 10/1/2021	200,000,000	501,024,175	685,771,458	242,887,116	8.55	IRR
Stone Oak Fund L.P. (Select Class)	9/26/2018	100,000,000	48,008,636	20,792,796	52,958,759	9.97	IRR
The Varde Asia Credit Fund, L.P.	7/31/2018	50,000,000	56,007,104	36,043,599	46,879,189	8.02	IRR
Treaty Oak Fund L.P.	8/1/2014, 10/1/2015	1,535,000,000	1,535,000,000	1,684,935,298	217,023	-7.54	TWR
Varde Investment Partners, L.P.	1/1/2015, 12/1/2016	115,000,000	115,000,000	41,321,100	140,107,251	6.47	TWR
Infrastructure							
AIMPERA Fund III LP	10/5/2021	150,000,000	146,585,338	22,634,023	169,663,111	25.16	IRR
AIMPERA III Coinvest LP	10/5/2021	100,000,000	60,048,912	531,890	96,607,462	55.29	IRR
Actis Energy 4 LP	2/28/2017	75,000,000	85,164,349	139,644,916	9,871,000	13.25	IRR
Brookfield Infrastructure Fund III-B, L.P.	5/31/2016	150,000,000	164,895,392	122,112,474	162,790,656	12.27	IRR
Eida River Opportunities Fund II LLC	1/1/2016	100,000,000	140,164,633	220,223,512	779,177	10.89	IRR
Eida River Opportunities Fund III LLC	5/31/2018	125,000,000	118,293,864	62,352,280	123,465,930	24.67	IRR
Eida River Opportunities Fund IV LLC	5/7/2021, 8/9/2021	200,000,000	80,288,309	2,107,424	86,670,432	5.54	IRR
Eida River Zilker AV1 LLC	3/17/2023	31,000,000	30,937,500	-	33,242,193	7.22	IRR
Excelsior Renewable Energy Feeder Fund II-B LP	3/16/2023	150,000,000	30,570,800	350,947	27,342,724	-12.11	IRR
Global Infrastructure Partners IV-A/B, L.P.	6/7/2019	150,000,000	130,913,154	8,607,565	141,779,629	5.96	IRR
Harrison Street Social Infrastructure Fund, L.P.	3/29/2019	200,000,000	216,146,414	25,893,093	261,707,844	6.87	IRR
Hull Street Energy Partners II, L.P.	9/10/2021, 2/24/2022	200,000,000	165,424,052	58,502,469	162,546,053	28.00	IRR
ISQ Global Infrastructure Fund I (UST), L.P.	7/24/2017	150,000,000	187,057,074	135,463,963	175,244,761	12.86	IRR
ISQ Global Infrastructure Fund III (UST), L.P.	11/13/2020	150,000,000	58,768,243	947,416	67,720,210	13.41	IRR
InstarAGF Essential Infrastructure II (Co-Invest-USD) LP	3/19/2019	50,000,000	22,309,351	-	16,801,536	-8.55	IRR
InstarAGF Essential Infrastructure II (USP-USD) LP	12/7/2018	100,000,000	99,134,953	2,054,870	104,001,271	2.05	IRR
Pioneer Infrastructure Partners SCsp	12/16/2021, 2/16/2022	€ 128,859,700	96,692,071	7,272	103,928,304	6.78	IRR
SDC Digital Infrastructure Opportunity Fund II, L.P.	5/19/2020	58,000,000	59,362,945	15,650,530	96,327,337	31.04	IRR
SDC Digital Infrastructure Opportunity Fund III, L.P.	3/4/2022	175,000,000	99,898,527	-	94,907,030	-6.34	IRR
SDC Digital Infrastructure Opportunity Fund IV, L.P.	1/11/2024	150,000,000	-	-	-	-	IRR
Stonepeak Infrastructure Fund III LP	10/13/2017	150,000,000	163,017,398	86,119,266	188,954,754	13.15	IRR
Stonepeak Infrastructure Fund IV LP	5/8/2020	150,000,000	89,246,805	925,049	101,020,885	8.80	IRR
Non-Core Fixed Income (Public)							
AllianceBernstein Delaware Business Trust	3/10/2017, 10/16/2017, 5/27/2021	565,000,000	565,000,000	517,784,108	411,278	-	TWR
Bandera Strategic Credit Partners II, L.P.	6/1/2018, 6/21/2021	635,000,000	592,001,526	7,666,369	846,105,371	5.52	TWR
Neuberger Berman High Income Trust	4/1/2017	300,000,000	300,000,000	-	383,596,770	3.53	TWR
Other Private Markets							
AMERRA Agri Fund III, LP	7/31/2019	100,000,000	170,060,302	252,276,130	34,478,294	1.67	IRR
Activate Capital Partners II, LP	11/22/2021	100,000,000	77,110,205	317,620	87,460,333	9.08	IRR
Applan Natural Resource (UST) Fund III LP	12/23/2022	100,000,000	6,387,843	19,561	1,576,136	-86.94	IRR
Applan Natural Resources (UST) Fund II L.P.	6/20/2019	75,000,000	42,426,813	16,879,435	43,465,945	9.06	IRR
Applan Zilker PV1 LP	7/25/2023	50,000,000	153,448	-	22,126	-85.58	IRR
BCIS El Dorado Investors, L.P.	3/25/2024	20,000,000	20,000,000	-	20,000,000	0.00	IRR
Bain Capital Insurance Fund, L.P.	1/4/2023	150,000,000	35,246,396	-	68,725,934	106.13	IRR
Flexpoint Fund V-A, L.P. and Flexpoint Overage Fund V-A, L.P.	7/20/2022	100,000,000	16,079,324	-	13,980,132	-13.06	IRR
Gamut Investment Fund II Bluebonnet Co-Invest, LP	9/2/2022	60,000,000	21,347,107	25,342,980	13,962,152	23.36	IRR
Gamut Investment Fund II L.P.	8/30/2022	120,000,000	65,757,999	57,089,055	51,457,002	29.51	IRR
Grain Communications Opportunity Fund III, L.P.	12/17/2020, 4/1/2021	124,000,000	91,394,048	16,815,851	73,426,761	-5.57	IRR
Grain Spectrum Holdings III, L.P.	9/4/2020	100,000,000	89,520,327	103,567	124,317,707	12.27	IRR
Grain Spectrum Holdings IV, L.P.	12/21/2021	150,000,000	42,408,387	-	37,341,406	-18.81	IRR
H.I.G. Strategic Partners Fund II, L.P. OPPM	7/1/2023	125,000,000	19,584,115	145,096	17,975,722	-10.47	IRR
H.I.G. Strategic Partners Fund, L.P. OPPM	7/1/2023	50,000,000	42,885,419	6,653,971	40,077,594	6.38	IRR
NGP Natural Resources XII, L.P.	11/8/2018	125,000,000	109,532,173	104,280,426	70,521,363	15.99	IRR
Oaktree Power Opportunities Fund VI, L.P.	3/23/2022	150,000,000	125,313,550	4,447,762	140,897,337	16.84	IRR
Oberland Capital Healthcare III Brazos Co-Invest LP	8/31/2022	55,000,000	-	-	-	-	IRR
Oberland Capital Healthcare III LP	8/31/2022	110,000,000	9,460,000	3,700,411	6,044,503	-27.04	IRR
Oberland Capital Healthcare Solutions Co-Invest LP	3/31/2020	37,500,000	8,472,657	6,083,720	5,809,289	20.94	IRR
Oberland Capital Healthcare Solutions LP	3/31/2020	75,000,000	27,403,385	11,923,192	16,263,355	2.28	IRR

Private Investment Performance Since Inception as of 6/30/2024

Asset Class / Fund Name	Date of Investment(s)	Amount Committed in \$ (unless otherwise noted)	Amount Invested in \$	Amount Received in \$	Remaining Value in \$	Percentage Return	Performance Methodology*
Orion Mine Finance (Delaware) Fund II LP	5/25/2016	100,000,000	199,056,519	256,290,506	94,319,498	8.30	IRR
Orion Mine Finance (Onshore) Fund III LP	8/27/2019	100,000,000	94,373,864	51,503,271	79,813,506	9.61	IRR
Orion Mine Finance Co-Fund II LP	10/25/2017	25,000,000	22,954,213	16,373,102	20,532,924	20.35	IRR
Orion Mine Finance Co-Fund III LP	8/27/2019	50,000,000	37,727,268	32,190,659	32,541,001	30.81	IRR
Orion Mineral Royalty Fund I LP	8/1/2018, 5/19/2021	75,000,000	58,677,676	65,147,145	28,133,866	4.41	IRR
Pearl Energy Investments III, LP	3/1/2023	150,000,000	31,720,098	1,346,284	31,048,397	0.44	IRR
Silver Hill Energy Partners III, LP	12/17/2021	200,000,000	181,859,375	34,701,842	210,558,866	26.69	IRR
Silver Hill Energy Partners IV, LP	12/22/2023	100,000,000	34,393,404	-	35,056,458	1.93	IRR
Sprott Private Resource Lending II (US), LP	12/13/2018	100,000,000	101,580,932	95,579,766	62,904,415	9.73	IRR
Sprott Private Resource Lending III (US), LP	3/31/2022	150,000,000	39,109,556	68,118	39,493,784	2.40	IRR
Strategic Australian Agriculture Fund LP	6/29/2017, 6/14/2022	AUD 64,515,000	57,674,537	30,557,370	50,849,712	2.99	IRR
Warren Equity Partners Fund IV, L.P.	9/12/2022	100,000,000	39,619,067	621,157	40,875,119	4.77	IRR
Private Debt							
AG Direct Lending Fund III (Unlevered), L.P.	7/20/2018	250,000,000	253,383,093	167,565,546	152,804,653	6.84	IRR
Adams Street Private Credit Fund II-A LP	7/21/2020	235,000,000	303,336,235	235,351,968	226,114,703	13.55	IRR
Adams Street Private Credit Fund III-A LP	11/21/2023	250,000,000	113,523	-	54,411	-52.07	IRR
Adams Street Private Credit Fund-A LP	4/12/2017, 9/14/2018	200,000,000	207,499,995	236,370,221	87,069,937	13.05	IRR
Arrow Credit Opportunities II USD Feeder SCSp	3/16/2023	150,000,000	47,265,537	-	51,912,624	15.97	IRR
Bain Capital Credit Managed Account (Blanco), L.P.	8/21/2017	100,000,000	100,000,000	-	138,329,566	4.93	TWR
Bandera Strategic Credit Partners I, L.P.	6/1/2018, 6/1/2021, 5/6/2024	331,000,000	713,278,336	93,281,359	890,552,918	5.06	TWR
Bregal Sagemount Credit Solutions L.P.	8/29/2023	150,000,000	7,578,071	-	6,979,637	-33.76	IRR
Carlisle Energy Mezzanine Opportunities Fund II, L.P.	1/15/2016	65,000,000	41,877,085	24,266,941	7,708,523	3.30	IRR
Chorus Capital Credit Fund V USD SCSp	3/28/2024	200,000,000	-	-	-	-	IRR
GIP Capital Solutions Fund II SCSp, L.P.	4/3/2019	75,000,000	47,154,036	6,756,443	46,033,465	9.17	IRR
GIP Capital Solutions Fund II SCSp, L.P. (Co-Invest)	4/3/2019	50,000,000	39,306,289	2,542,393	40,669,039	13.26	IRR
GIP Spectrum Fund, L.P.	2/20/2019	75,000,000	79,971,662	64,847,150	52,182,481	7.33	IRR
GSO COF III Co-Investment Fund LP	11/21/2016, 7/6/2021	15,937,500	10,803,026	12,710,913	1,469,965	11.30	IRR
GSO Capital Opportunities Fund III LP	7/1/2016	75,000,000	82,894,800	107,350,034	15,157,200	10.09	IRR
Global Credit Opportunities Fund, L.P.	2/27/2018	300,000,000	342,806,702	362,325,661	149,021,131	8.20	IRR
GoldenTree Asset Management LP	6/6/2017, 6/25/2021, 7/7/2021	350,000,000	300,000,000	-	410,694,311	5.91	TWR
GoldenTree Distressed Fund IV LP	7/2/2021	250,000,000	82,875,000	37,784,334	93,284,945	32.80	IRR
Golub Capital Pearls Direct Lending Program, L.P.	6/1/2016	300,000,000	110,163,800	191,410,503	6,480,361	6.91	IRR
H.I.G. Whitehorse Trinity, L.P.	10/5/2016, 10/1/2018, 12/4/2020	500,000,000	395,231,420	339,066,837	262,229,648	8.24	IRR
H.I.G. Bayside Loan Opportunity Fund IV, L.P.	2/5/2016	60,000,000	56,598,672	82,727,998	15,171,889	8.04	IRR
H.I.G. Strategic Partners Fund II, L.P. PD	7/1/2023	125,000,000	19,584,115	145,096	17,975,722	-10.47	IRR
H.I.G. Strategic Partners Fund, L.P. PD	7/1/2023	50,000,000	42,885,419	6,653,971	40,077,594	6.38	IRR
Invesco Commercial Real Estate Finance Trust, Inc.	12/5/2023	200,000,000	120,000,000	632,091	120,039,075	0.61	IRR
Madison Realty Capital Debt Fund IV LP	12/19/2017	100,000,000	163,043,367	206,818,177	71,565,210	8.78	IRR
Madison Realty Capital Debt Fund V LP	2/1/2020	100,000,000	86,306,999	23,281,214	86,383,994	11.54	IRR
Marathon CLO Equity Fund, L.P.	7/27/2016	50,000,000	51,468,939	39,359,594	21,034,098	4.03	IRR
Marathon European Credit Opportunity Fund III, LP	6/30/2016	100,000,000	93,251,693	81,122,548	44,860,917	5.22	IRR
PIMCO Corporate Opportunities Fund II Onshore Feeder, L.P.	9/1/2016	200,000,000	180,856,811	318,191,735	140,676,885	14.11	IRR
PIMCO Corporate Opportunities Fund III Onshore Feeder, L.P.	3/17/2020	300,000,000	270,000,000	892,791	325,929,488	8.00	IRR
Pemberton Mid-Market Debt Fund III SCSp SICAV RAIF - Pemberton Mid-Market	10/24/2022	50,000,000	25,683,579	15,355,646	19,065,644	15.77	IRR
Pemberton Strategic Credit Fund II SCSp SICAVRAIF - Pemberton Strategic Credit	10/28/2021	250,000,000	364,355,127	347,411,509	238,785,344	13.43	IRR
Pemberton Strategic Credit Fund III SCSp SICAV-RAIF - Pemberton Strategic Credit	6/30/2022	250,000,000	200,389,556	174,012,648	130,818,827	11.43	IRR
Sixth Street TAO Partners (B) (3.0)	12/31/2015	75,000,000	83,122,699	94,299,721	69,242,869	8.84	IRR
Sixth Street TAO Partners (B) (5.0) L.P.	7/1/2020	125,000,000	82,189,453	15,896,597	93,600,287	10.96	IRR
TCW Brazos Fund LLC	11/29/2016, 12/30/2022	500,000,000	564,498,000	553,311,000	396,899,167	7.93	IRR
TPG Real Estate Credit Opportunities, L.P.	10/2/2023	200,000,000	-	-	-	-	IRR
TSSP Adjacent Opportunities Partners (D), L.P.	6/8/2018	50,000,000	33,298,619	13,179,125	36,060,223	14.23	IRR
TSSP Opportunities Partners IV (A), L.P.	8/9/2018	25,000,000	20,220,007	10,649,417	19,090,949	11.12	IRR
The Varde Dislocation Fund, L.P.	6/12/2020	200,000,000	159,000,000	60,100,944	137,705,199	8.93	IRR
The Varde Private Debt Opportunities Fund (Onshore), L.P.	8/27/2018	200,000,000	196,196,512	176,098,396	127,963,369	8.36	IRR
Torchlight Debt Opportunity Fund V, LP	11/4/2015	75,000,000	60,013,945	71,087,531	7,691,675	9.97	IRR
Torchlight Debt Opportunity Fund VI, LP	9/28/2018	75,000,000	74,602,897	45,164,932	57,503,285	7.59	IRR
Walton Street Real Estate Debt Fund, L.P.	9/9/2014	100,000,000	84,525,376	121,879,833	1,209,870	5.34	IRR
Waterfall Eden Fund, LP	2/28/2017	200,000,000	200,000,000	266,854,117	7,807,760	3.77	TWR
White Oak Summit Fund, L.P.	3/1/2016	200,000,000	245,134,274	205,240,143	136,019,316	3.97	IRR

* "TWR" performance methodology is "Time Weighted Return". "IRR" performance methodology is "Internal Rate of Return".

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