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Net Asset Value as at 26 February 2021

Net assets per ordinary share (prior charges at market value) - ex income	820.33 pence
Net assets per ordinary share (prior charges at market value) - cum income	822.16 pence
Net assets per ordinary share (prior charges at nominal value) - ex income	823.47 pence
Net assets per ordinary share (prior charges at nominal value) - cum income	825.31 pence