

Vert Global Sustainable Real Estate Fund
Schedule of Investments
March 31, 2023 (Unaudited)

	<u>Number of Shares</u>	<u>Value</u>
REITS - 99.0%		
Diversified REITs - 9.7%		
Activia Properties, Inc.	265	\$ 756,063
Alexander & Baldwin, Inc.	27,917	527,910
American Assets Trust, Inc.	18,931	351,927
British Land Co. PLC	311,312	1,493,253
Charter Hall Long Wale REIT	202,274	568,980
Cofinimmo SA	9,918	878,956
Covivio	15,394	895,476
Cromwell EU REIT	46,919	76,835
Daiwa House REIT Investment Corp.	779	1,596,177
Dream Impact Trust (a)	8,300	18,977
Empire State Realty Trust, Inc.	52,847	342,977
Gecina SA	16,033	1,664,241
Goodman Property Trust	301,449	404,150
GPT Group	672,361	1,921,442
Growthpoint Properties Australia Ltd.	99,262	203,487
Growthpoint Properties Ltd.	1,251,926	918,290
Hulic Reit, Inc.	440	496,673
ICADE	12,591	592,861
Land Securities Group PLC	256,594	1,969,745
Lar Espana Real Estate Socimi SA	9,669	51,644
Merlin Properties Socimi SA	121,730	1,065,076
Mirvac Group	1,364,605	1,911,290
Nomura Real Estate Master Fund, Inc.	1,493	1,673,036
Picton Property Income Ltd	78,413	67,114
Premier Investment Corp.	465	473,135
Redefine Properties Ltd.	1,971,092	406,110
Schroder Real Estate Investment Trust Ltd.	139,098	75,194
Sekisui House Reit, Inc.	1,369	742,769
Stockland	831,850	2,227,520
Suntec Real Estate Investment Trust	768,000	826,450
		<u>25,197,758</u>
Health Care REITs - 8.9%		
Aedifica SA	13,466	1,084,881
Healthpeak Properties, Inc.	198,450	4,359,946
Ventas, Inc.	124,374	5,391,613
Welltower, Inc.	170,771	12,242,573
		<u>23,079,013</u>
Hotel & Resort REITs - 2.8%		
CapitaLand Ascott Trust	635,500	475,855

DiamondRock Hospitality Co.	68,750	558,937
Hersha Hospitality Trust	11,491	77,220
Hoshino Resorts REIT, Inc.	80	416,329
Host Hotels & Resorts, Inc. (c)	231,989	3,825,499
Japan Hotel REIT Investment Corp.	1,613	914,818
RLJ Lodging Trust (c)	46,588	493,833
Sunstone Hotel Investors, Inc. (c)	62,489	617,391
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		7,379,882
Industrial REITs - 17.3%		
Advance Logistics Investment Corp.	211	210,441
Americold Realty Trust, Inc.	88,555	2,519,390
Ascendas Real Estate Investment Trust	1,202,600	2,593,062
Dream Industrial Real Estate Investment Trust (a)	40,319	438,542
Frasers Logistics & Industrial Trust	1,018,300	1,005,082
GLP J-Reit	1,558	1,684,086
Goodman Group	604,480	7,670,746
Hannon Armstrong Sustainable Infrastructure Capital, Inc. (c)	29,859	853,967
Industrial & Infrastructure Fund Investment Corp.	739	804,308
Japan Logistics Fund, Inc.	320	711,032
LaSalle Logiport REIT	582	675,379
Mitsubishi Estate Logistics REIT Investment Corp.	157	462,601
Nippon Prologis REIT, Inc.	771	1,632,243
PLA Administradora Industrial S de RL de CV	223,522	411,816
Prologis Property Mexico SA de CV	169,801	611,547
Prologis, Inc.	103,711	12,940,021
Rexford Industrial Realty, Inc.	65,187	3,888,405
Segro PLC	426,121	4,059,121
SOSiLA Logistics REIT, Inc.	274	268,763
Tritax Big Box REIT PLC	657,984	1,138,557
Tritax EuroBox PLC	198,776	148,846
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		44,727,955
Office REITs - 9.5%		
Alexandria Real Estate Equities, Inc.	54,485	6,842,771
Allied Properties Real Estate Investment Trust (a)	20,200	364,093
Boston Properties, Inc. (c)	48,877	2,645,223
Brandywine Realty Trust	56,476	267,131
Cromwell Property Group	489,498	182,266
Derwent London Plc	32,960	959,305
Dexus	377,521	1,908,680
Dream Office Real Estate Investment Trust (a)	5,300	57,020
Franklin Street Properties Corp.	18,517	29,072

GBL One Real Estate Investment Trust	242	190,802
Great Portland Estates PLC	66,032	412,985
Hudson Pacific Properties, Inc. (c)	47,530	316,074
Inmobiliaria Colonial Socimi SA	113,169	717,229
Japan Excellent, Inc.	397	359,268
Japan Real Estate Investment Corp.	413	1,645,905
JBG SMITH Properties	33,668	507,040
Kilroy Realty Corp. (c)	34,573	1,120,165
Manulife US Real Estate Investment Trust	363,209	78,272
Mori Trust Sogo Reit, Inc.	103.040000	53,229
Nippon Building Fund, Inc.	545	2,268,585
NSI NV	6,028	151,668
Orix JREIT, Inc.	944	1,196,925
Paramount Group, Inc. (c)	68,341	311,635
Precinct Properties New Zealand Ltd.	347,646	276,557
SL Green Realty Corp. (c)	21,143	497,283
Societe de la Tour Eiffel	402	7,678
Vornado Realty Trust (c)	60,224	925,643
Workspace Group PLC	52,043	280,425
		<u>24,572,929</u>
Residential REITs - 14.7%		
Advance Residence Investment Corp.	478	1,141,263
AvalonBay Communities, Inc.	46,591	7,830,084
Civitas Social Housing	167,400	110,925
Comforia Residential REIT, Inc.	229	544,804
Dream Residential Real Estate Investment Trust - ADR (a)	2,600	23,790
Equity LifeStyle Properties, Inc.	57,682	3,872,193
Equity Residential	128,709	7,722,540
Essex Property Trust, Inc. (c)	18,938	3,960,693
Home Reit PLC (d)	255,956	60,086
Minto Apartment Real Estate Investment Trust (a)	11,500	125,594
Nippon Accommodations Fund, Inc.	167	752,362
Sun Communities, Inc.	39,966	5,630,410
UDR, Inc.	111,607	4,582,583
UMH Properties, Inc.	23,900	353,481
UNITE Group PLC	122,393	1,450,012
		<u>38,160,820</u>
Retail REITs - 16.7%		
Altaera SCA	1,029	126,615
Capital & Counties Properties Plc	513,320	726,312
CapitaLand Mall Trust	1,845,412	2,752,304
Carmila SA	18,314	274,645
Charter Hall Retail REIT	172,187	435,735
Choice Properties Real Estate Investment Trust (a)	49,834	535,398
Eurocommercial Properties NV	13,058	297,585
Federal Realty OP LP	25,839	2,553,668
First Capital Real Estate Investment Trust (a)	35,225	409,981
Frasers Centrepoint Trust	359,700	620,247
HAMMERSON	1,110,896	357,178
IMM GRANDE DISTRIB NPV	20,822	63,863
Japan Retail Fund Investment Corp.	2,339	1,708,062

Killam Apartment Real Estate Investment Trust (a)	22,142	281,137
Kimco Realty Corp.	219,374	4,284,374
Kiwi Property Group Ltd.	428,917	244,236
Klepierre SA	70,574	1,600,074
Lendlease Global Commercial REIT	531,926	272,315
Macerich Co.	70,545	747,777
Mercialys SA	25,465	260,172
Regency Centers Corp.	56,086	3,431,342
RioCan Real Estate Investment Trust	49,613	748,508
Scentre Group	1,836,148	3,398,860
Simon Property Group, Inc.	114,671	12,839,712
Unibail-Rodamco-Westfield (a)	39,918	2,147,839
Vastned Belgium NV	37	1,224
Vastned Retail NV	3,437	79,243
Vicinity Centres	1,368,851	1,790,246
Wereldhave Belgium Comm VA	447	26,004
Wereldhave NV	10,144	156,518
		<u>43,171,174</u>
Self Storage REITs - 0.3%		
Big Yellow Group Plc	54,069	<u>779,432</u>
Specialized REITs - 19.1%		
American Tower Corp.	62,428	12,756,538
Charter Hall Social Infrastructure REIT	86,909	174,216
Digital Realty Trust, Inc.	107,345	10,553,087
Equinix, Inc. (c)	17,307	12,479,039
Extra Space Storage, Inc. (c)	48,949	7,975,261
Iron Mountain, Inc. (c)	108,007	<u>5,714,650</u>
		<u>49,652,791</u>
TOTAL REITs (Cost \$275,630,240)		<u>256,721,754</u>
SHORT-TERM INVESTMENTS- 1.4%		
MONEY MARKET FUND - 1.4%		
STIT - Government & Agency Portfolio 4.73% (b)	3,601,244	<u>3,601,244</u>
TOTAL SHORT-TERM INVESTMENTS (Cost \$3,601,244)		<u>3,601,244</u>
INVESTMENTS PURCHASED WITH PROCEEDS FROM SECURITIES LENDING - 8.6%		
Mount Vernon Liquid Assets Portfolio, 4.93% (b)	22,354,175	<u>22,354,175</u>
TOTAL INVESTMENTS PURCHASED WITH PROCEEDS FROM SECURITIES LENDING (Cost \$22,354,175)		<u>22,354,175</u>
TOTAL INVESTMENTS (Cost \$301,585,659) - 109.0%		<u>282,677,173</u>
Liabilities in excess of Other Assets - (9.0)%		<u>(23,275,096)</u>
TOTAL NET ASSETS - 100.00%		<u>\$ 259,402,077</u>

PLC - Public Limited Company
REIT - Real Estate Investment Trust
NA – Naamloze Vennootschap
SA – Societe Anonyme
CA – Capital Variable

- (a) Non-income producing security
(b) The rate shown represents the fund's 7-day yield as of March 31, 2023
(c) This security or a portion of this security was out on loan at March 31, 2023. As of March 31, 2023, the total value of loaned securities was \$22,414,013 or 8.6% of net assets. The remaining contractual maturity of all the securities lending transactions, is overnight and continuous.
(d) Fair value determined using significant unobservable inputs in accordance with procedures established by and under the supervision of the Adviser, acting through its Valuation Committee.

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