# Linas Agro

Grain Trading September 30, 2021 Baltics - Lithuania Commissioned Research - Q4-20/21 Update

# Record year

FY 2020/21 marks a record year in sales and a 7-year high in earnings. The announced Kauno Grudai (KG) acquisition price is attractive in our view, and we look forward to seeing it integrated into Linas Agro in 2021/22 forming the biggest company on the Baltic stock exchange in terms of sales.

# All-time-high annual revenues

FY 2020/21 Sales grew 43% to a record high EUR 942m and the Net profit grew 56% to EUR 15.5m — the highest since 2013/14, resulting in a historical P/E ratio of 8.4x. Given that the Food segment (poultry) is still recovering from the pandemic, we regard the normalized Net profit potential to be even higher at around EUR 20-25m (excluding KG).

# KG acquisition means another record year

We believe the KG acquisition assures another record sales year and forecast FY 2021/22 Sales to grow 59% to EUR 1.5bn while the Net profit is estimated to grow 64% to EUR 25.5m. The KG acquisition price of EUR 73m was in-line with our estimate of EUR 70m, and we regard this as an attractive price for Linas Agro shareholders (calculated EV/EBITDA acquisition multiple is 4.7x vs. Linas Agro preacquisition multiple of 7.9x).

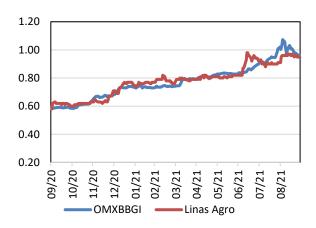
## **Potential upside**

We reiterate our Base case DCF FV of EUR 1.00/shr, even though a peer valuation indicates EUR 1.56/shr. We will review our Fair value in our next update, after the H1-21/22 report, when we should have two quarters of consolidated KG figures.

## **Key figures (MEUR)**

|                  | 19/20    | 20/21  | 21/22E  | 22/23E  | 23/24E  |
|------------------|----------|--------|---------|---------|---------|
| Net sales        | 657.7    | 942.4  | 1,495.3 | 1,604.6 | 1,652.7 |
| Net sales growth | -11.4%   | 43.3%  | 58.7%   | 7.3%    | 3.0%    |
| EBITDA           | 25.9     | 35.1   | 65.5    | 75.7    | 77.5    |
| EBITDA margin    | 3.9%     | 3.7%   | 4.4%    | 4.7%    | 4.7%    |
| EBIT             | 14.8     | 21.2   | 33.2    | 40.4    | 44.6    |
| EBIT margin      | 2.3%     | 2.3%   | 2.2%    | 2.5%    | 2.7%    |
| EV/Sales         | 0.4      | 0.3    | 0.3     | 0.2     | 0.2     |
| EV/EBITDA        | 9.0      | 6.9    | 6.3     | 5.2     | 4.7     |
| EV/EBIT          | 15.7     | 11.4   | 12.5    | 9.8     | 8.2     |
| P/E adj.         | 9.8      | 8.4    | 6.1     | 5.0     | 4.4     |
| P/BV             | 0.5      | 0.7    | 0.6     | 0.5     | 0.5     |
| EPS adj.         | 0.06     | 0.10   | 0.16    | 0.19    | 0.21    |
| EPS growth adj.  | -338.02% | 56.47% | 56.71%  | 22.04%  | 12.17%  |
| Div. per share   | 0.00     | 0.01   | 0.02    | 0.02    | 0.03    |
| Dividend yield   | 0.00%    | 1.06%  | 2.13%   | 2.13%   | 3.19%   |
|                  |          |        |         |         |         |

| Fair value range (EUR)       |                     |
|------------------------------|---------------------|
| Bull (term. EBIT marg. 3.0%) | 1.20                |
| Base (term. EBIT marg. 2.5%) | 1.00                |
| Bear (term. EBIT marg. 2.0%) | 0.80                |
| Key Data                     |                     |
| Price (EUR)                  | 0.94                |
| Ticker                       | LNA1L               |
| Country                      | Lithuania           |
| Listed                       | Vilnius (Lithuania) |
|                              |                     |
| Market Cap (EURm)            | 148.68              |
| Net debt (EURm)              | 108                 |
|                              |                     |
| Shares (m)                   | 158                 |
| Free float                   | 20.00 %             |



| 52-week high                     | 0.98 |
|----------------------------------|------|
| 52-week low                      | 0.58 |
|                                  |      |
| Analyst                          |      |
| ResearchTeam@enlightresearch.net |      |
|                                  |      |
| Coverage frequency               |      |
| 2x per year                      |      |
|                                  |      |

Price range

Source: Company data, Enlight Research estimates

# **Key takeaways**

## KG Acquisition price attractive

The acquisition of Kauno Grudai (KG) was completed on 15 July 2021. In the Q4-20/21 report, the KG acquisition price of EUR 73.5m was published (previously unknown). The acquisition price is very close to our estimate of EUR 70.0m stated in our coverage initiation report on 12 July 2021. Based on the 2020 KG reported EBITDA and an assumed Net debt of EUR 69m (5-yr average), the indicated KG acquisition EV/EBITDA multiple is 4.7x, which we believe is attractive given Linas Agro's calendar year 2020 EV/EBITDA multiple of 7.9x. This indicates a 67% valuation premium to KG which could result in investors putting a higher multiple on KG's EBITDA once it becomes part of Linas Agro. On a pro-forma 2020 calendar year basis, Linas Agro (LNA) and Kauno Grudai (KG) combined would have had sales of around EUR 1.4bn which would make it the biggest company on the Nasdaq Baltic Stock Exchange in terms of sales. Perhaps more important, we expect the larger size to enable the Company to compete on a European scale as well as boost the margins through vertical integration and synergies. We forecast the post-merger EBITDA to improve by EUR 42m whereof EUR 31m comes from vertical integration (sales increase & sales mix) and EUR 11m from synergies. Our expected post-merger EBITDA margin improvement is 105 basis points (bps) whereof 78 bps comes from vertical integration and 28 bps from synergies.

| Acquisition multiples based on 2020 figures   | EV/EBITDA |
|---|-----------|
| Kauno Grudai                                  | 4.7       |
| Linas Agro                                    | 7.9       |
| Linas Agro premium valuation vs. Kauno Grudai | 67%       |

Source: Company reports, Enlight Research, \*5-yr average Net debt of EUR 69m assumed to calculate KG EV, \*\*based on Calendar year 2020 reported EBITDA

Post-merger EBITDA & EBITDA margin improvement over 2 years



Source: Enlight Research

| Forecast Post-merger EBITDA improvement by 2022/23 | EBITDA (EURm) | EBITDA margin (bps) |
|--|---------------|---------------------|
| Post-merger EBITDA improvement                     | 42            | 105                 |
| whereof  |               |                     |
| Vertical integration (Sales increase & Sales mix)  | 31            | 78                  |
| Synergies  | 11            | 28                  |

Source: Enlight Research

# FY 2020/21 marks record sales and 7-year high in earnings

The FY 2020/21 (end 30 Jun) Sales of EUR 942m is an all-time high for Linas Agro, while the Net profit of EUR 15.5m marks a 7-year high (KG acquisition is not included in these figures). We would have to go back to the period 2012/13-2013/14 to find underlying Net profits higher than the recently reported fiscal year (2011/12 was above EUR 20m due to a positive one-off). During 2012/13-2013/14, the Net profits were between EUR 21-26m, which we believe is a good indication of the earnings potential (excluding the KG acquisition) when the Food (poultry) segment recovers from the pandemic.



Linas Agro Sales & Net profit (EURm)

Source: Company reports, \*2011/12 Net profit excluding EUR 18m one-off gain from sale of land

## Q4-20/21 Sales and Earnings above forecast

The Q4-20/21 Group sales was 11% above forecast (EUR 231m vs. est. 209m) driven by better than expected sales for the Grains & Feedstuffs segment (EUR 145m vs. est. 133m), and Products & Services for farming segment (EUR 62m vs. est. 53m). The positive deviation was even higher at the EBIT level which was 37% above forecast (EUR 17.8m vs. est. 13.0m), as the Product & Services for farming was EUR 4.6m above estimates, and Agricultural production was EUR 4.1m above estimates. The only notable negative deviation was the Food (Poultry) segment that showed break-even at the EBIT level vs. our estimated profit of EUR 3.3m.

| Q4-20/21 Estimate vs. Outcome<br>Revenue | Estimate | Actual | Diff. (EURm) | Diff. (%) |
|--|----------|--------|--------------|-----------|
| Grains & Feedstuffs                      | 132.6    | 145.4  | 12.9         | 10%       |
| Product & services for farming           | 52.8     | 61.6   | 8.8          | 17%       |
| Agricultural production                  | 3.7      | 4.1    | 0.4          | 11%       |
| Food products                            | 19.7     | 19.7   | 0.0          | 0%        |
| Other products                           | 0.1      | 0.0    | -0.1         | -100%     |
| Total                                    | 208.7    | 230.8  | 22.08        | 11%       |
| Operating profit (bef. elim.)            | Estimate | Actual | Diff. (EURm) | Diff. (%) |
| Grains & Feedstuffs                      | 3.9      | 3.4    | -0.5         | -13%      |
| Product & services for farming           | -0.2     | 4.4    | 4.6          | -2571%    |
| Agricultural production                  | 5.9      | 10.0   | 4.1          | 69%       |
| Food products                            | 3.3      | 0.0    | -3.3         | -100%     |
| 1 ood products                           |          |        |              |           |
| Other products                           | 0.0      | -0.1   | -0.1         | -288%     |

**Enlight Research** 

## Positive signs in Food segment but still challenges

The Food segment is experiencing two headwinds - below normal activity in the HORECA (hotel, restaurant, catering) sector, and rising prices for chicken feed. We believe the HORECA sector will continue to recover slowly as the pandemic calms down. Therefore, the key challenge for the profitability of the Food segment will be to pass on higher costs to the clients. Positive signs of pricing power have been visible in 2021 when according to the Polish Ministry of Agriculture and Rural Development, the price of fresh chicken fillet meat was back to 2018 year's level of around EUR 3.6 per kilo, equal to an increase of around 50% from the bottom in 2020. The price increase was driven by increased demand from the HORECA sector and reduced supply as some suppliers suspended or reduced production. Furthermore, the avian influenza in Poland in the Spring, pushed prices higher. It is hard to find a unified index on animal feed, but according to an article in euractiv.com, Spain and other EU member states have complained about 25-60% increases this year. At the EU meeting of farming ministers in July this year, a Croatian delegation called for the European Commission to examine all options to stabilise animal feed prices. The European Commission tried to reassure countries saying that feed prices were likely to go down. Given the break-even result of the Food segment in Q4-20/21, Linas Agro need to raise prices, or the feed price needs to come down to reach profits in 2021/22. We forecast a full-year 2021/22 sales growth of 1% with an Operating profit of EUR 2.4m, which implies that feed prices will come down (excluding acquired Kauno Grudai figures).

#### Fresh chicken fillet meat price in Poland (EUR/kg) 4.0 3.8 3.6 3.4 3.2 3.0 2.8 avian flu 2.6 in PL 2.4 COVID-19 2.2 2.0 2017/01 2017/07 2018/01 2018/07 2018/09 2019/01 2019/05 2019/03 2019/07 2020/01

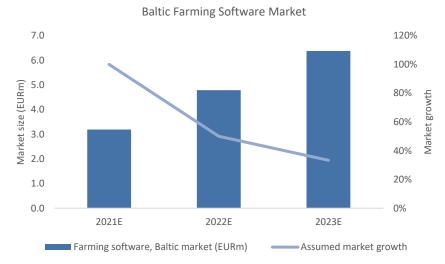
Source: Polish Ministry of Agriculture and Rural Development, Linas Agro Q4-20/21 report

## Geoface - a nice complement to Products & Services to Farmers segment

The start-up, GeoFace, that was acquired in 2020, has launched its intelligent farming software in Lithuania and Latvia. The software helps farmers with e.g., forecasting the harvest, crop fertilization & spray mapping, as well as accounting. We believe GeoFace is a nice complement to the Products and Services for Farming segment, although we estimate the financial impact to be minimal in the forecast period. Assuming there are around 90K farms in the Baltics that are bigger than 5 ha, and a software adoption rate of around 10% (Enlight Research assumption), our rough estimate of the Baltic market size is around EUR 3m. Our estimated growth in the coming years is 30-50% coming from an increased adoption rate rather than an increase in the number of farms (number of farms expected to decrease by 2% per year). Applying GeoFace's

price schedule which range between EUR 29-49 per month depending on farm size (ha), our estimated revenues for 2022 is around EUR 0.1m growing to EUR 0.2m in 2023 (no revenue is expected this year as farmers can try the software for free the first year). A successful roll-out into larger European countries like Poland could increase the financial contribution substantially, but we believe it too soon to factor this into our forecast.

From an equity value perspective, the GeoFace impact could be larger than the operational impact. According to Crunchbase, the Estonian company eAgronom OÜ, raised EUR 3m in 2018, and EUR 1.5m in 2020. We do not know at what valuation but most likely it is in the range of several millions. In 2020, eAgronom had revenues of EUR 0.4m, which is expected to increase to over EUR 1m this year, according to scorestorybook.ee.



Source: Enlight Research

# Estimate vs. Outcome

#### Group

Q4-20/21 Sales was 11% above forecast driven by the Grains & Feedstuffs and the Product & Services for Farmers segments. The Q4-20/21 Gross profit was 14% below forecast, mainly due to higher than expected input costs in the Food products segment. Lower than expected Operating expenses (EUR 10.6m vs. est. 15.6m) more than offset the higher than expected Cost of Sales resulting in an Operating profit that was 33% above forecast (EUR 16.1m vs. est. 12.1m).

Q4-20/21 Estimate vs. Outcome (EURm)

|                           | Q4-20/21 | Q4-20/21 | Differer | nce   |
|---------------------------|----------|----------|----------|-------|
| P&L                       | Estimate | Actual   | EURm     | %     |
| Total Sales               | 208.7    | 230.8    | 22.1     | 11%   |
| Cost of sales             | -181.8   | -207.7   | -25.9    | 14%   |
| Gross profit              | 26.9     | 23.1     | -3.8     | -14%  |
| Operating expense         | -15.6    | -10.6    | 4.9      | -32%  |
| Other income              | 1.6      | 2.7      | 1.1      | 68%   |
| Other expenses            | -0.8     | 0.9      | 1.8      | -212% |
| Operating profit          | 12.1     | 16.1     | 4.0      | 33%   |
| Financial income          | -0.7     | 0.1      | 0.8      | -111% |
| Financial expenses        | -0.2     | -0.8     | -0.6     | 390%  |
| Financial net             | -0.8     | -0.7     | 0.1      | -14%  |
| Pre-tax profit            | 11.3     | 15.4     | 4.1      | 37%   |
| Tax                       | -2.1     | -2.3     | -0.2     | 11%   |
| Net profit                | 9.2      | 13.1     | 3.9      | 42%   |
| Other adjustments         | 0.0      | 0.0      | 0.0      | na    |
| Net profit after adj.     | 9.2      | 13.1     | 3.9      | 42%   |
| Minority                  | -0.1     | -0.2     | -0.2     | 368%  |
| Net profit to shr holders | 9.2      | 12.9     | 3.7      | 40%   |

# **Forecast**

We expect the KG acquisition to be consolidated sometime in the current quarter (Q1-21/22). We assume this report will include the KG figures distributed into Linas Agro's current reporting segments. We will publish our Linas Agro segment forecast including KG following the half-year report (H1-21/22) in-line with our plan to write full-year and half-year Updates on Linas Agro. Below is our Group forecast published in our Linas Agro Initiation of coverage report on 12 July 2021. No estimate changes have been made since then (the only difference is that 2020/21 is now a historical year).

|                           |           |           |           |           | 1 jul-30 | 1 jul-30 | 1 jul-30   | 1 jul-30  |
|---------------------------|-----------|-----------|-----------|-----------|----------|----------|------------|-----------|
|                           | jul-sep   | oct-dec   | jan-mar   | apr-jun   | jun      | jun      | jun        | juı       |
| (EURm)                    | Q1-21/22E | Q2-21/22E | Q3-21/22E | Q4-21/22E | 2019/20  | 2020/21  | 2021/22E   | 2022/23   |
| LNA pre-merger Sales      | 243.015   | 239.137   | 240.167   | 216.739   | 657.700  | 942.442  | 939.058    | 958.14    |
| KG Sales                  | 103.819   | 155.729   | 160.401   | 136.262   |          |          | 556.211    | 646.41    |
| Total Sales               | 346.835   | 394.866   | 400.568   | 353.001   | 657.700  | 942.442  | 1,495.269  | 1,604.56  |
| Cost of sales             | -322.556  | -367.226  | -372.528  | -335.767  | -612.036 | -890.133 | -1,398.077 | -1,495.45 |
| Gross profit              | 24.278    | 27.641    | 28.040    | 17.234    | 45.664   | 52.309   | 97.193     | 109.11    |
| Operating expense         | -19.076   | -21.718   | -22.031   | -7.453    | -35.040  | -37.897  | -70.278    | -75.41    |
| Other income              | 1.734     | 1.974     | 2.003     | 5.504     | 5.706    | 8.007    | 11.215     | 12.03     |
| Other expenses            | -1.387    | -1.579    | -1.602    | -0.365    | -1.503   | -1.254   | -4.934     | -5.29     |
| Operating profit          | 5.549     | 6.318     | 6.409     | 14.919    | 14.827   | 21.165   | 33.195     | 40.43     |
| Financial income          |           |           |           | 0.000     | 0.817    | 0.756    |            |           |
| Financial expenses        | -0.800    | -0.800    | -0.800    | -0.800    | -3.713   | -3.551   | -3.200     | -3.46     |
| Financial net             | -0.800    | -0.800    | -0.800    | -0.800    | -2.896   | -2.795   | -3.200     | -3.46     |
| Pre-tax profit            | 4.749     | 5.518     | 5.609     | 14.119    | 11.931   | 18.370   | 29.995     | 36.96     |
| Tax                       | -0.601    | 0.400     | -0.828    | -4.437    | -1.927   | -2.717   | -5.466     | -6.73     |
| Net profit                | 4.148     | 5.918     | 4.781     | 9.682     | 10.004   | 15.653   | 24.529     | 30.23     |
| Other adjustments         |           |           |           |           |          |          |            |           |
| Net profit after adj.     | 4.148     | 5.918     | 4.781     | 9.682     | 10.004   | 15.653   | 24.529     | 30.23     |
| Minority                  | 0.043     | 0.023     | 0.000     | -0.366    | -0.252   | -0.144   | -0.300     | -0.30     |
| Net profit to shr holders | 4.191     | 5.941     | 4.781     | 9.316     | 9.752    | 15.509   | 24.229     | 29.93     |
| Depreciation              | 8.074     | 8.074     | 8.074     | 8.074     | 11.096   | 13.934   | 32.297     | 35.26     |
| EBITDA                    | 13.624    | 14.392    | 14.483    | 22.993    | 25.923   | 35.099   | 65.492     | 75.69     |
|                           |           |           |           |           |          |          |            |           |
| Sales growth              | Q1-21/22E | Q2-21/22E | Q3-21/22E | Q4-21/22E | 2019/20  | 2020/21  | 2021/22E   | 2022/23   |
| LNA pre-merger            | 5.3%      | -1.6%     | 0.4%      | -9.8%     | -11.4%   | 43.3%    | -0.4%      | 2.09      |
| KG Sales                  | na        | na        | na        | na        | na       | na       | na         | 16.2      |
| Total Sales               | 44.9%     | 67.6%     | 69.2%     | 52.9%     | -11.4%   | 43.3%    | 58.7%      | 7.3       |
| Margins                   | Q1-21/22E | Q2-21/22E | Q3-21/22E | Q4-21/22E | 2019/20  | 2020/21  | 2021/22E   | 2022/23   |
| EBITDA margin             | 3.9%      | 3.6%      | 3.6%      | 6.5%      | 4.0%     | 3.7%     | 4.4%       | 4.7       |
| Gross margin              | 7.0%      | 7.0%      | 7.0%      | 4.9%      | 6.9%     | 5.6%     | 6.5%       | 6.8       |
| Operating margin          | 1.6%      | 1.6%      | 1.6%      | 4.2%      | 2.3%     | 2.2%     | 2.2%       | 2.5       |
| PTP margin                | 1.4%      | 1.4%      | 1.4%      | 4.0%      | 1.8%     | 1.9%     | 2.0%       | 2.3       |
| Net profit margin         | 1.2%      | 1.5%      | 1.2%      | 2.6%      | 1.5%     | 1.6%     | 1.6%       | 1.9       |
|                           |           |           |           |           |          |          |            |           |

# **Valuation**

#### Pre- and post- merger valuation

Given the current (pre-merger) Market cap and Enterprise Value (EV) of Linas Agro (LNA) of EUR 131m, and 239m, respectively, the calendar year\* 2020 EV/EBITDA multiple is 7.9x. We estimate the KG acquisition to have been done at an EV/EBITDA 2020 multiple of 4.7x, which is based on a KG market cap (equity value) of EUR 73m (announced in Q4-20/21 report) plus Net debt of EUR 69m i.e., an EV of EUR 142m. The Net debt of EUR 69m is the reported 5-year average 2016-20 Net debt. Including our estimated synergies of EUR 11m and additional acquisition debt of 51m, our forecast post-merger 2020 EV/EBITDA multiple is 7.5x (8.8x excluding synergies). Worth noting is that both the KG acquisition multiple and the post-merger NewCo (LNA+KG) multiple is lower than the current pre-merger LNA multiple, which indicates that the merger is beneficial for LNA shareholders.

|                    | LNA  | KG    | Acquisition |        |           | LNA+KG |
|--------------------|------|-------|-------------|--------|-----------|--------|
| Motivated multiple | 2020 | 2020E | debt (EURm) | LNA+KG | Synergies | NewCo  |
| Market value       | 131  | 73.00 |             | 280    |           | 281    |
| Net debt           | 108  | 69    | 51          | 248    |           | 248    |
| EV                 | 239  | 142   |             | 528    |           | 529    |
| EBITDA             | 30   | 30    |             | 60     | 11        | 71     |
| Implied FV/FBITDA  | 7.9  | 4.7   |             | 8.8    |           | 7.5    |

Source: Company reports (LNA 2020, KG 2020), Enlight Research (Acquisition debt, LNA + KG NewCo). \*LNA's 2019/20-2020/21 quarters adjusted into Calendar year

#### Peer valuation

Our Linas Agro peer group is trading at a 2020 EV/EBITDA of 10.6x, implying that Linas Agro is trading at a 4% discount (10.2x vs. 10.6x) on a pre-merger basis and a 17% discount (8.7x vs. 10.6x) on a post-merger basis (before synergies). Applying the peer 2023 EV/EBITDA average of 7.0x to our estimated fully consolidated (12 months) combined (LNA+KG) calendar year 2023 EBITDA of EUR 71m (including synergies) indicates a share price of EUR 1.56. We recognise the significant upside implicated by the peer valuation but our Base case Fair value per share is EUR 1.00, according to our DCF valuation. (see below DCF Valuation section)

### Linas Agro peer valuation

| Bonduelle  Average | BON      | EUR | 21.30  | 683         | 650    | 6.0<br><b>10.6</b> | 6.5<br><b>8.3</b> | 6.0<br><b>7.4</b> | 5.7<br><b>7.0</b> |
|--------------------|----------|-----|--------|-------------|--------|--------------------|-------------------|-------------------|-------------------|
| Adecoagro          | AGRO     | USD | 9.19   | 1,069       | 1,669  | 4.9                | 3.7               | 4.0               | 3.9               |
| ASTARTA Holding NV | AST      | EUR | 10.45  | 254         | 339    | 3.0                | 2.2               | 2.6               | 3.1               |
| Agroton Public     | AGT      | USD | 2.05   | 45          | 34     | 1.0                | 3.8               | 3.8               | 3.4               |
| Podravka D.D.      | PODR     | HRK | 606    | 4244        | 4805   | 8.8                | 8.3               | 8.2               | 7.6               |
| Fodelia            | FODA OYJ | EUR | 7.70   | 57          | 65     | 38.5               | 21.8              | 14.5              | 11.9              |
| Orior AG           | ORON     | CHF | 91.00  | 592         | 727    | 13.8               | 11.4              | 11.2              | 10.7              |
| Kernel             | KER      | USD | 15.71  | 1,320       | 2,163  | 4.9                | 3.0               | 3.4               | 4.3               |
| Auga               | AUG1L    | EUR | 0.49   | 112         | 204    | 9.8                | 9.2               | 7.8               | 7.0               |
| FirstFarms A/S     | FFARMS   | DKK | 66.60  | 504         | 973    | 15.7               | 13.0              | 12.2              | 11.9              |
| Company            | Ticker   | Ссу | (last) | (last)      | (last) | 2020               | 2021E             | 2022E             | 2023E             |
|                    |          |     | Price  | Mcap<br>(m) | EV     | EV/EBITDA          | EV/EBITDA         | EV/EBITDA         | EV/EBITDA         |

Source: MarketScreener, Enlight Research (Auga)

## **DCF Valuation**

We reiterate our Base case DCF Fair value per share of EUR 1.00, equal to an upside of 5% (was 14% in our initiation report in July but share price has appreciated from EUR 0.88 to EUR 0.95 since then). Our Base case DCF model assumes a terminal Sales growth and EBIT margin of 2.0%, and 2.5%, respectively. Our Bear and Bull case DCF Fair values per share are EUR 0.80, and EUR 1.20, respectively. The only difference between our Bear and Bull cases is the assumed terminal EBIT margin that is 2.0% in our Bear case and 3.0% in our Bull case. See below tables for the DCF Fair value at our different scenarios.

| DCF Valuation Scenarios | Bear | Base | Bull |
|-------------------------|------|------|------|
| WACC                    | 7.0% | 7.0% | 7.0% |
| Terminal sales growth   | 2.0% | 2.0% | 2.0% |
| Terminal EBIT margin    | 2.0% | 2.5% | 3.0% |
| Fair Value per share    | 0.80 | 1.00 | 1.20 |

Source: Enlight Research

## **Risk factors**

Below risk factors are not a complete list of risks related to Linas Agro, but rather a list of risks that we view as the most important to highlight given the current environment. For examples of additional risks, we recommend reading the Company's Annual Reports.

## Large acquisition

Large acquisitions entail challenges such as e.g., merging operations and corporate culture. There is no guarantee that the Kauno Grudai acquisition will be successful. If unsuccessful, our forecast is most likely too optimistic.

## **Financial leverage**

Following the Kauno Grudai acquisition, our estimated Net debt to EBITDA multiple is above 4x, which could be regarded as high, although not uncommon following an acquisition. Worth noting is that LNA's pre-acquisition Net debt to EBITDA multiple has been higher than 4x so from this perspective it might be regarded as less of a risk factor.

## **Dividend policy**

The company does not have an official dividend policy. This does not mean that dividends cannot be a paid out. However, we believe a stated dividend policy increases the confidence that dividends will be paid when there are funds available.

#### COVID-19

A setback in the COVID-19 recovery could affect the Food segment (poultry) negatively due to its exposure to the HORECA sector.

## Supervisory structure

The absence of a Supervisory Board and lack of independent Management Board Members might result in a worsened corporate governance compared to companies who have a Supervisory Board and independent members on their board.

# **Counterparty risk**

The Group enters forward contracts with farmers who commit the delivery of production under terms and conditions of the contract. As the prices of products increase, the risk of breach of forward contracts and non-delivery of production by counterparties emerges. The bigger the difference between the contract price and the current market price on the day of delivery, the higher is the risk.

#### Livestock

The risk of a severe animal disease is not factored into our estimates. If one of Linas Agro's poultry or dairy farms is hit by a severe animal disease, our estimates will most likely have to be adjusted downwards.

## **Share liquidity**

The low free float of 20% means the liquidity in the share is lower relative to most similar sized companies. We would welcome a distribution from the main shareholders in order increase the share liquidity and thereby lower the risk in the share.

| Income Statement              | 19/2     | 20/21      | 21/22         | 22/23    | 23/24    | Free Cash Flow               | 19/20        | 20/21        | 21/22E       | 22/23E       | 23/24E       |
|-------------------------------|----------|------------|---------------|----------|----------|------------------------------|--------------|--------------|--------------|--------------|--------------|
| Net sales                     | 658      | 942        | 1495          | 1605     | 1653     | Operating profit             | 15           | 21           | 33           | 40           | 45           |
| Total operating costs         | -632     | -907       | -1430         | -1529    | -1575    | Depreciation                 | 11           | 14           | 32           | 35           | 33           |
| EBITDA                        | 26       | 35         | 65            | 76       | 78       | Working capital chg          | 15           | 7            | -89          | -18          | -8           |
| Depr. & Amort.                | -11      | -14        | -32           | -35      | -33      | Other operating CF items     |              | -3           | -5           | -7           | -8           |
| One-off EBIT items            | 0        | 0          | 0             | 0        | 0        | Operating Cash Flow          | 36           | 39           | -29          | 50           | 61           |
| EBIT<br>Financial not         | 15       | 21<br>-3   | 33            | 40<br>-3 | 45<br>-3 | Net investments              | -31          | -13          | -205         | -25          | -25          |
| Financial net                 | -3<br>12 | -3<br>18   | -3<br>30      | -3<br>37 | -3<br>41 | Other items                  | 2            | 1            | 3            | 0            | 0            |
| Pre-tax profit<br>Taxes       | -2       | -3         | -5            | -7       | -8       | Free Cash Flow               | 7            | 27           | -231         | 25           | 36           |
| Minority interest             | 0        | -3         | 0             | 0        | 0        | Capital structure            | 19/20        | 20/21        | 21/22E       | 22/23E       | 23/24E       |
| Other items                   | 0        | 0          | 0             | 0        | 0        | •                            | -            |              | •            | •            |              |
| Net profit                    | 10       | 16         | 25            | 30       | 34       | Equity ratio                 | 44.5%        | 46.8%        | 41.5%        | 43.2%        | 46.0%        |
|                               |          |            |               |          |          | Debt / Equity ratio          | 80.0%        | 64.5%        | 92.6%        | 79.7%        | 64.8%        |
| Palausa Chast                 | 10/20    | 20/21      | 24/225        | 22/225   | 22/245   | Gearing %<br>Net debt/EBITDA | 74.7%<br>5.2 | 54.6%<br>3.1 | 61.5%<br>3.3 | 53.2%<br>2.7 | 43.2%<br>2.3 |
| Balance Sheet                 | 19/20    | 20/21      | 21/22E        | 22/23E   | 23/24E   | Net debt/EBITDA              | 3.2          | 5.1          | 3.3          | 2.7          | 2.3          |
| Cash and cash equivalent      | 10       | 18         | 29            | 31       | 32       | Profitability                | 19/20        | 20/21        | 21/22E       | 22/23E       | 23/24E       |
| Receivables                   | 116      | 114        | 264           | 283      | 292      | ROE                          | 5.7%         | 8.3%         | 10.6%        | 10.7%        | 10.9%        |
| Inventories                   | 79       | 89         | 179           | 193      | 198      | FCF yield                    | 7.6%         | 20.6%        | -155.4%      | 16.9%        | 24.4%        |
| Other current assets          | 28       | 30         | 30            | 30       | 30       | EBITDA margin                | 3.9%         | 3.7%         | 4.4%         | 4.7%         | 4.7%         |
| Total current assets          | 233      | 252        | 502           | 536      | 551      | EBIT margin                  | 2.3%         | 2.3%         | 2.2%         | 2.5%         | 2.7%         |
| Tangible assets               | 152      | 151        | 324           | 313      | 306      | PTP margin                   | 1.8%         | 2.0%         | 2.0%         | 2.3%         | 2.5%         |
| Goodwill & Intangible         | 5        | 5          | 5             | 5        | 5        | Net margin                   | 1.5%         | 1.7%         | 1.6%         | 1.9%         | 2.0%         |
| assets                        | 0        | 0          | 7             | 11       | 17       |                              |              |              |              |              |              |
| Lease & Investment properties | U        | U          | /             | 11       | 17       | Valuation                    | 19/20        | 20/21        | 21/22E       | 22/23E       | 23/24E       |
| Long-term Investments         | 3        | 3          | 3             | 3        | 3        | P/E                          | 9.8          | 8.4          | 6.1          | 5.0          | 4.4          |
| Associated companies          | 0        | 0          | 0             | 0        | 0        | P/E adjusted                 | 9.8          | 8.4          | 6.1          | 5.0          | 4.4          |
| Other long-term assets        | 11       | 11         | 11            | 11       | 11       | P/Sales                      | 0.1          | 0.1          | 0.1          | 0.1          | 0.1          |
| Total fixed assets            | 172      | 171        | 351           | 345      | 342      | EV/Sales                     | 0.4          | 0.3          | 0.3          | 0.2          | 0.2          |
| Total assets                  | 405      | 423        | 853           | 881      | 894      | EV/EBITDA                    | 9.0          | 6.9          | 6.3          | 5.2          | 4.7          |
| Accounts payable              | 48       | 64         | 194           | 209      | 215      | EV/EBIT                      | 15.7         | 11.4         | 12.5         | 9.8          | 8.2          |
| Short-term IB debt            | 106      | 86         | 155           | 144      | 125      | P/BV                         | 0.5          | 0.7          | 0.6          | 0.5          | 0.5          |
| Other current liabilities     | 24       | 25         | 45            | 45       | 45       | P/BV tangible                | 0.6          | 0.7          | 0.6          | 0.5          | 0.5          |
| Total current liabilities     | 178      | 175        | 395           | 398      | 385      |                              |              |              |              |              |              |
| Long-term IB debt             | 19       | 13         | 84            | 78       | 67       | Per share ratios             | 19/20        | 20/21        | 21/22E       | 22/23E       | 23/24E       |
| Convertibles & Lease liab.    | 20       | 27         | 7             | 11       | 17       | EPS                          | 0.06         | 0.10         | 0.16         | 0.19         | 0.21         |
| Deferred tax liab.            | 1        | 1          | 2             | 2        | 2        | EPS, adjusted                | 0.06         | 0.10         | 0.16         | 0.19         | 0.21         |
| Provisions                    | 0        | 0          | 0             | 0        | 0        | Operating CF/share           | 0.23         | 0.25         | -0.18        | 0.32         | 0.39         |
| Other long-term liab.         | 8        | 9          | 9             | 9        | 9        | Free Cash Flow/share         | 0.05         | 0.17         | -1.46        | 0.16         | 0.23         |
| Total long-term liab          | 47       | 50         | 105           | 103      | 98       | BV/share                     | 1.14         | 1.24         | 1.68         | 1.85         | 2.04         |
| Total liabilities             | 225      | 225        | 499           | 500      | 483      | Tangible BV/share            | 1.13         | 1.22         | 1.67         | 1.84         | 2.03         |
| Minority interest             | 0        | 2          | 88            | 88       | 88       | Div. per share               | 0.00         | 0.01         | 0.02         | 0.02         | 0.03         |
| Shareholders' equity          | 180      | 195        | 266           | 292      | 323      | Div. payout ratio            | 0.0%         | 10.1%        | 12.9%        | 10.6%        | 14.1%        |
| Total liabilities and Equity  | 405      | 423        | 853           | 881      | 894      | Dividend yield               | 0.0%         | 1.1%         | 2.1%         | 2.1%         | 3.2%         |
| DCF valuation                 |          | Cash flo   | w, mEUR       |          |          | Shareholders                 |              |              | Capital      |              | Votes        |
| WACC (%)                      | 6.83 %   |            | (2020-2022)   | ı        | -162     | Akola ApS (Denmark)          |              |              | 102.810      |              | 69.15 %      |
| , ,                           | 0.05 /0  |            |               |          |          | Darius Zubas                 |              |              | 15.953       |              | 10.73 %      |
| Assumptions 2020-2026 (%)     |          | NPV FCF    | (2023-2029)   |          | 179      | UAB INVL Asset Managen       | nent         |              | 8.460        |              | 5.69 %       |
| Average sales growth          | 3.03 %   | NPV FCF    | (2030-)       |          | 299      |                              |              |              |              |              |              |
| EBIT margin                   | 2.56 %   | Non-ope    | rating assets | i        | -31      |                              |              |              |              |              |              |
| Fair value per share (EUR)    | 1.00     | Interest-l | pearing debt  |          | -126     |                              |              |              |              |              |              |
| Share price (EUR)             | 0.94     | Fair value | estimate      |          | 159      |                              |              |              |              |              |              |
|                               |          |            |               |          |          | Key people                   |              |              |              |              |              |
|                               |          |            |               |          |          | CEO                          |              | Darius Z     |              |              |              |
|                               |          |            |               |          |          | CFO                          |              |              | as Sileika   |              |              |
|                               |          |            |               |          |          | IR                           |              | Dovile Ja    | akucione     |              |              |
|                               |          |            |               |          |          | Chairman                     |              |              |              |              |              |

Chairman

| P/E   | EPS   |
|---|---|
| Price per share Earnings per share  | Profit before extraordinary items and taxes – income taxes + minority interest                  |
|   | Number of shares  |
| P/Sales  Market cap Sales   | DPS  Dividend for financial period per share  |
| Price per share  Shareholders' equity + taxed provisions per share  | Gross cash flow from operations  Number of shares   |
| Price per share Operating cash flow per share   | EV/Share  Enterprise value  Number of shares  |
| EV (Enterprise value)   | Sales/Share   |
| Market cap + Net debt + Minority interest at market value – share of associated companies at market value   | Sales Number of shares  |
| <b>Net debt</b> Interest-bearing debt – financial assets  | EBITDA/Share  Earnings before interest, tax, depreciation and amortization  Number of shares    |
| EV/Sales  Enterprise value Sales  | EBIT/Share  Operating profit  Number of shares  |
| Enterprise value  Earnings before interest, tax, depreciation and amortization  | EAFI/Share  Pre-tax profit Number of shares   |
| Enterprise value Operating profit   | Capital employed/Share  Total assets – non-interest-bearing debt  Number of shares              |
| Div yield, %  Dividend per share  Price per share   | Total assets  Balance sheet total   |
| Payout ratio, %   | Interest coverage (x)   |
| Total dividends  Earnings before extraordinary items and taxes – income taxes + minority interest   | Operating profit Financial items  |
| Net cash/Share  | Asset turnover (x)  |
| Financial assets – interest-bearing debt  Number of shares  | Turnover Balance sheet total (average)  |
| ROA, %  | Debt/Equity, %  |
| Operating profit + financial income + extraordinary items  Balance sheet total – interest-free short-term debt – long-term advances received and accounts payable (average) | Interest-bearing debt Shareholders' equity + minority interest + taxed provisions               |
| ROCE, %   | Equity ratio, %   |
| Profit before extraordinary items + interest expenses + other financial costs  Balance sheet total – non-interest-bearing debt (average)                                    | Shareholders' equity + minority interest + taxed provisions  Total assets – interest-free loans |
| ROE, %  | CAGR, %   |
| Profit before extraordinary items – income taxes  Shareholders' equity + minority interest + taxed provisions (average)   | Cumulative annual growth rate = Average growth rate per year                                    |

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Enlight Research OÜ's main valuation methods are discounted cash flow valuation and peer valuation with common multiples such as Price to Earnings, Enterprise Value to EBITDA, dividend yield etc. Aforementioned methods are used to estimate a company's fair value according to the following three scenarios: Bull (positive), Base (main scenario), and Bear (negative).

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