

# Jushi

OTCQX: JUSHF | CSE: JUSH

August 2021



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To the extent any forward-looking statement in this presentation constitutes “future-oriented financial information” or “financial outlooks” within the meaning of applicable Canadian securities laws, such information is being provided to demonstrate the anticipated market penetration and the reader is cautioned that this information may not be appropriate for any other purpose and the reader should not place undue reliance on such future-oriented financial information and financial outlooks. Future-oriented financial information and financial outlooks, as with forward-looking statements generally, are, without limitation, based on the assumptions and subject to risks as set out above under the heading “Forward Looking Statements”. The Company’s actual financial position and results of operations may differ materially from management’s current expectations and, as a result, the Company’s revenue and expenses may differ materially from the revenue and expenses profiles provided in this presentation. Such information is presented for illustrative purposes only and may not be an indication of the Company’s actual financial position or results of operations.



## Disclaimers

### Non-IFRS Measures

We define EBITDA as net income (loss), or “earnings”, before interest, income taxes, depreciation, and amortization. We define Adjusted EBITDA as EBITDA before: (i) fair value changes included in inventory sold and biological assets; (ii) share-based compensation expense; (iii) fair value changes in derivatives; (iv) gains/losses on debt and warrant modifications; (v) gains and losses on investments and financial assets; (vi) acquisition and deal costs; (vii) severance costs; (viii) start-up costs; and (ix) gains/losses on legal settlements.

These non-IFRS measures are not recognized measures under International Financial Reporting Standards (“IFRS”) and do not have a standardized meaning prescribed by IFRS and are therefore unlikely to be comparable to similar measures presented by other companies.

Adjusted EBITDA is included as a supplemental disclosure because we believe that such measurement provides a better assessment of the Company's operations on a continuing basis by eliminating certain material non-cash items and certain other adjustments we believe are not reflective of the Company's ongoing operations and performance. Adjusted EBITDA has limitations as an analytical tool as it excludes from net income as reported interest, tax, depreciation, non-cash expenses, RTO expense, other income, grow cost expensed for biological assets and unsold inventory, and the non-cash fair value effects of accounting for biological assets and inventories. Because of these limitations, Adjusted EBITDA should not be considered as the sole measure of the Company's performance and should not be considered in isolation from, or as a substitute for, analysis of the Company's results as reported under IFRS. The most directly comparable measure to Adjusted EBITDA calculated in accordance with IFRS is operating income (loss).

### NO OFFERS

This presentation does not constitute an offer to sell or the solicitation of an offer to buy, nor shall there be any sale of securities of the Company in any jurisdiction in which an offer, solicitation or sale would be unlawful prior to registration or qualification under the securities laws of such jurisdiction.

The securities of the Company described herein have not been and will not be registered under the United States federal or state securities laws and may not be offered or sold in the United States, or to, or for the account or benefit of, “U.S. Persons” as such term is defined in Regulation S under the United States Securities Act of 1933, as amended (the “U.S. Securities Act”), unless an exemption from registration is available. Prospective investors will be required to represent, among other things, that they meet the requirements of an available exemption from the registration requirements of the U.S. Securities Act and are familiar with and understand the terms of the offering and have all requisite authority to make such investment.

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## **Disclaimers**

### REGULATORY

Potential investors are aware that the cannabis market is highly regulated, and that various permits and authorizations are necessary for the import, distribution, sale or other business activities related to medicinal cannabis. The respective regulations can be subject to change, which might affect the permits required. This presentation does not intend to advertise the products of the Company. Any reference to the products serves only the information of potential investors and shall not incite the purchase of the products.

### TAXATION

Prospective investors should be aware that the purchase of securities of the Company or any entity related thereto may have tax consequences both in Canada and the United States. Each prospective investor is strongly encouraged to consult its own tax advisor concerning any purchase of securities of the Company or any entity related thereto and the holding and disposition of any such securities. This presentation does not address the tax consequences of the purchase, ownership or disposition of any such securities.

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### CURRENCY

All references to \$ or "dollar" in this presentation are references to USD, unless otherwise indicated.

# Officers



## Experienced Talent Leading Buildout and Execution



**Jim Cacioppo**

CEO, Chairman & Founder



**Jon Barack**

President & Founder



**Kimberly Bambach**

Chief Financial Officer



**Leonardo "Leo" Garcia-Berg**

Chief Operations Officer

# Management Team



## Experienced Talent Leading Buildout and Execution



**Olivier Blechner**  
EVP, Business Development



**Ryan Cook**  
EVP, Operations



**Tobi Lebowitz**  
EVP, Co-Head of Legal Affairs



**Matt Leeth**  
EVP, Co-Head of Legal Affairs



**Andreas Neumann**  
Chief Creative Director



**Brendon Lynch**  
EVP, Retail Operations



**Michael Perlman**  
EVP, Investor Relations & Treasury



**Nicole Upshaw**  
EVP, Human Resources

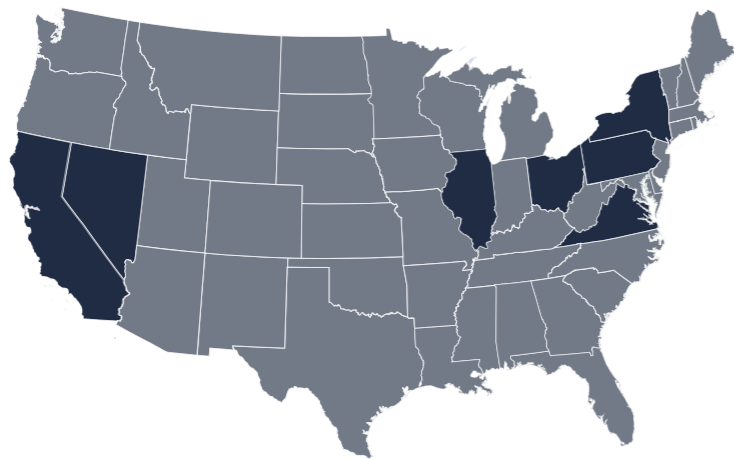


**Trent Woloveck**  
Chief Commercial Director

# Jushi at a Glance



## Targeted Footprint



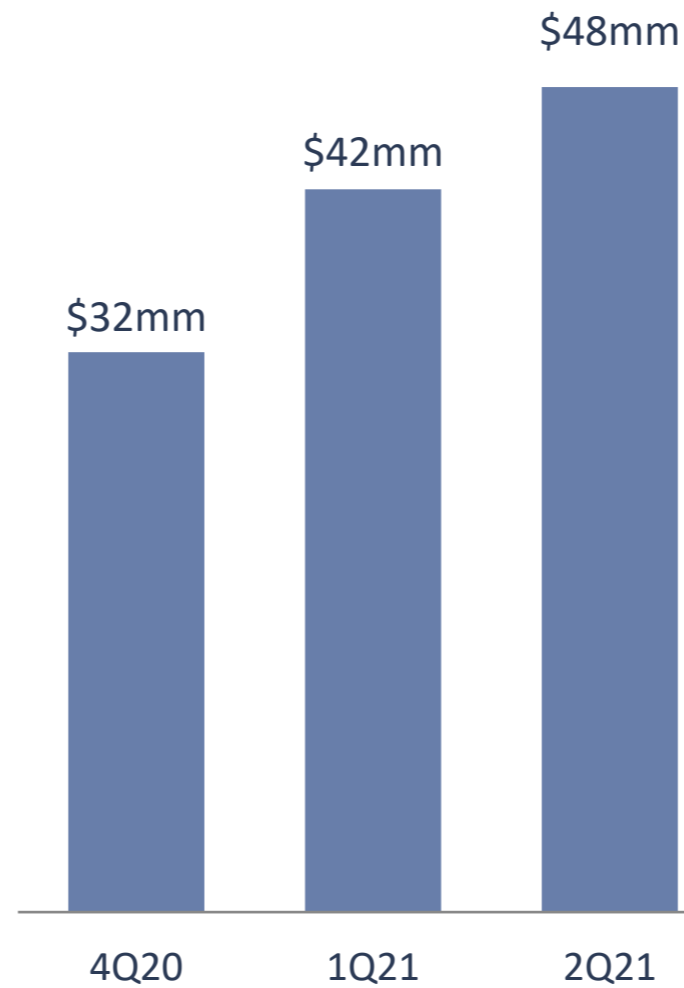
20  
open stores

15  
planned stores<sup>(1)</sup>

5  
cultivation<sup>(1)</sup>

5  
extraction & processing<sup>(1)</sup>

## Strong Sequential Revenue Growth



## Solid Balance Sheet (as of 6/30/21)



~\$127mm  
cash, cash equivalents and short-term investments



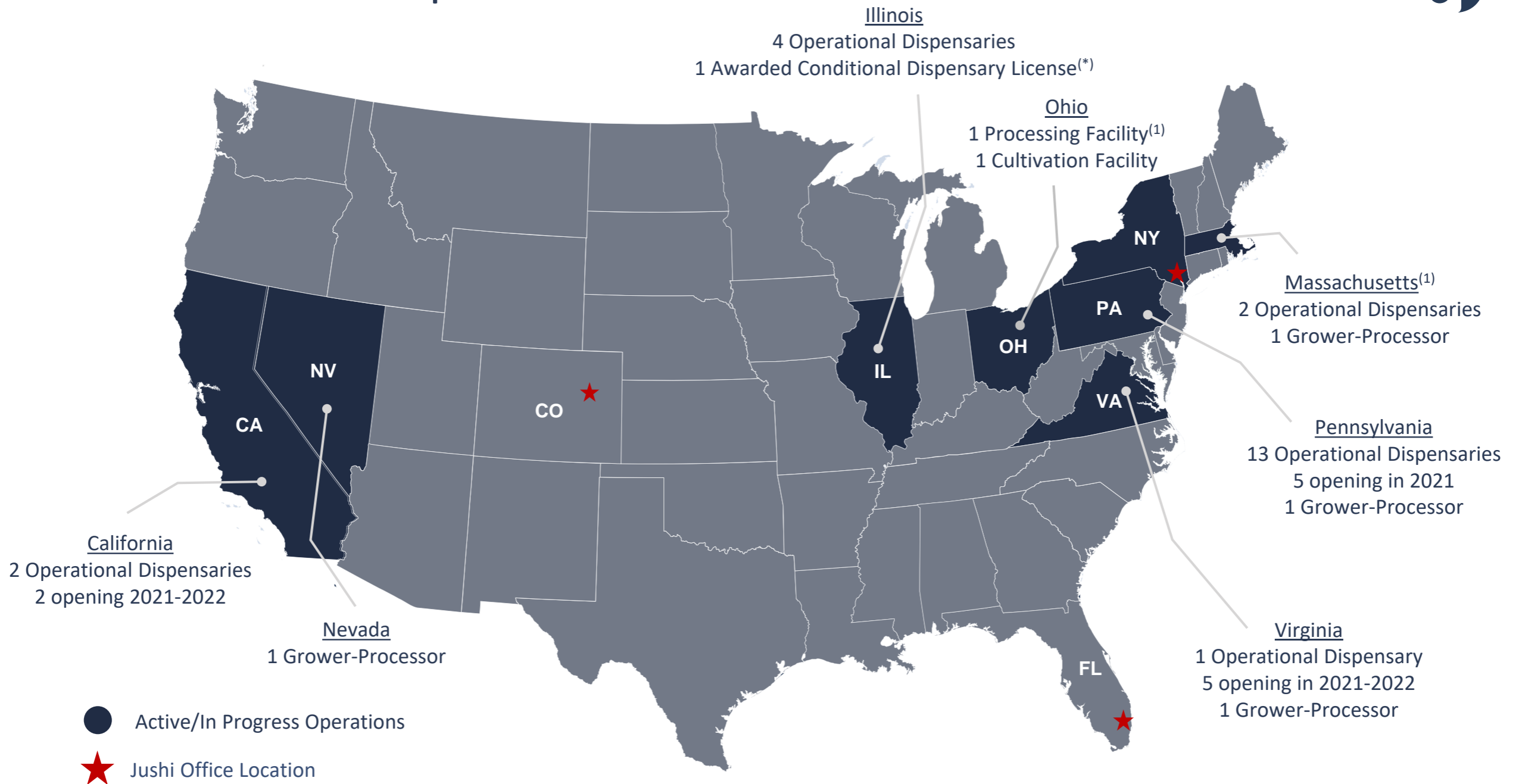
~\$403mm  
raised since inception



~\$47mm  
raised by founders/insiders

(1) Includes assets under a Management Services Agreement or a Definitive Agreement or an awarded conditional dispensary license where Jushi owns 49% equity

# Our National Footprint

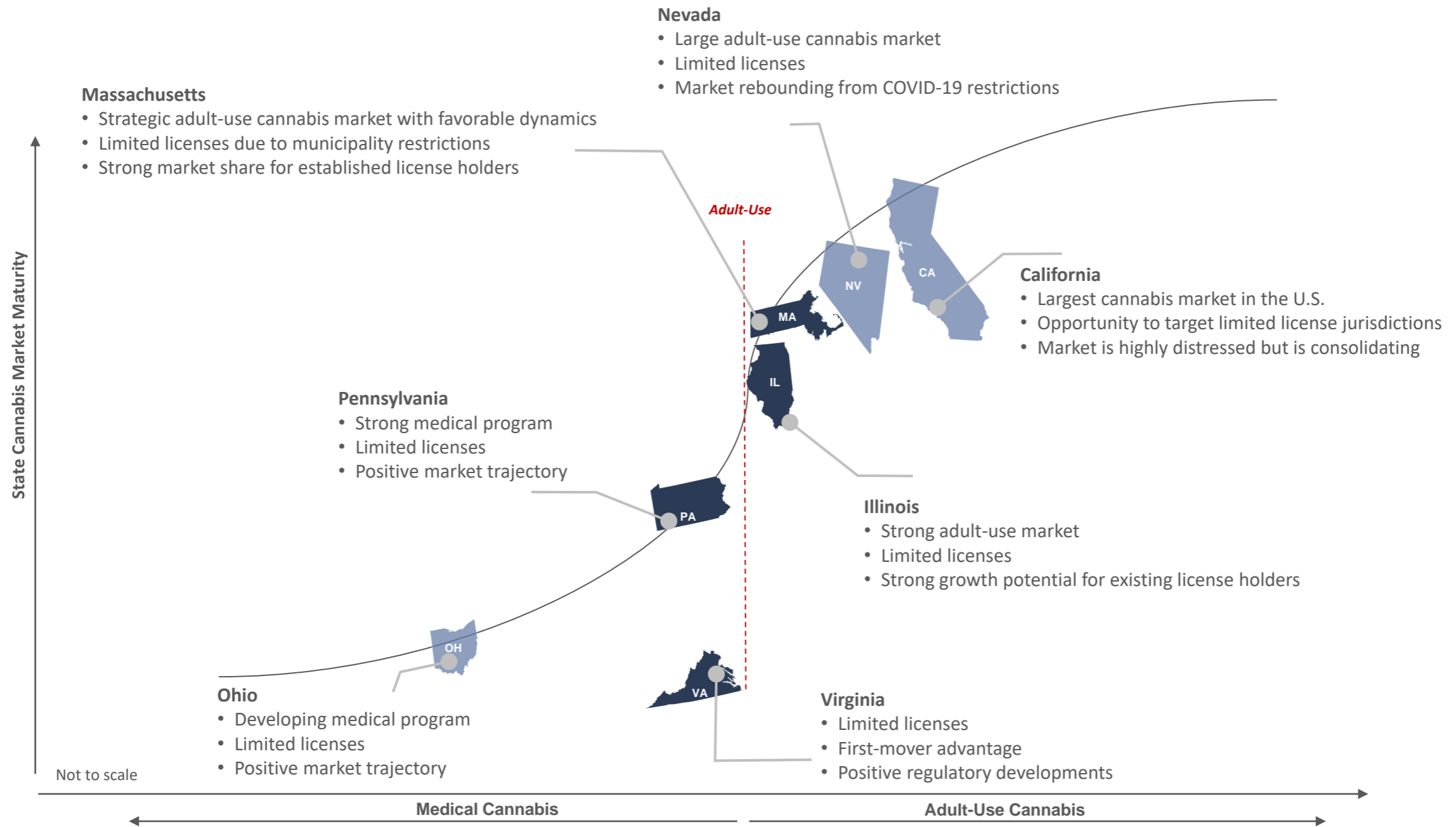


35	05	05	03	905
Cannabis Retail <sup>(*)(1)(2)</sup>	Cultivation <sup>(1)</sup>	Extraction & Processing <sup>(1)</sup>	Offices	Team Members

(\*) Jushi's partner, Northern Cardinal Ventures, LLC, was awarded a conditional retail dispensary license via Illinois' lottery process. Jushi currently owns 49% of the equity.  
 (1) Includes assets under a Management Services Agreement or a Definitive Agreement or an awarded conditional dispensary license where Jushi owns 49% equity  
 (2) Includes 20 open retail locations, 13 planned openings and two operating locations under definitive agreement



# Strategic Market Selection - Attractive adult-use and limited license medical markets



Core Markets

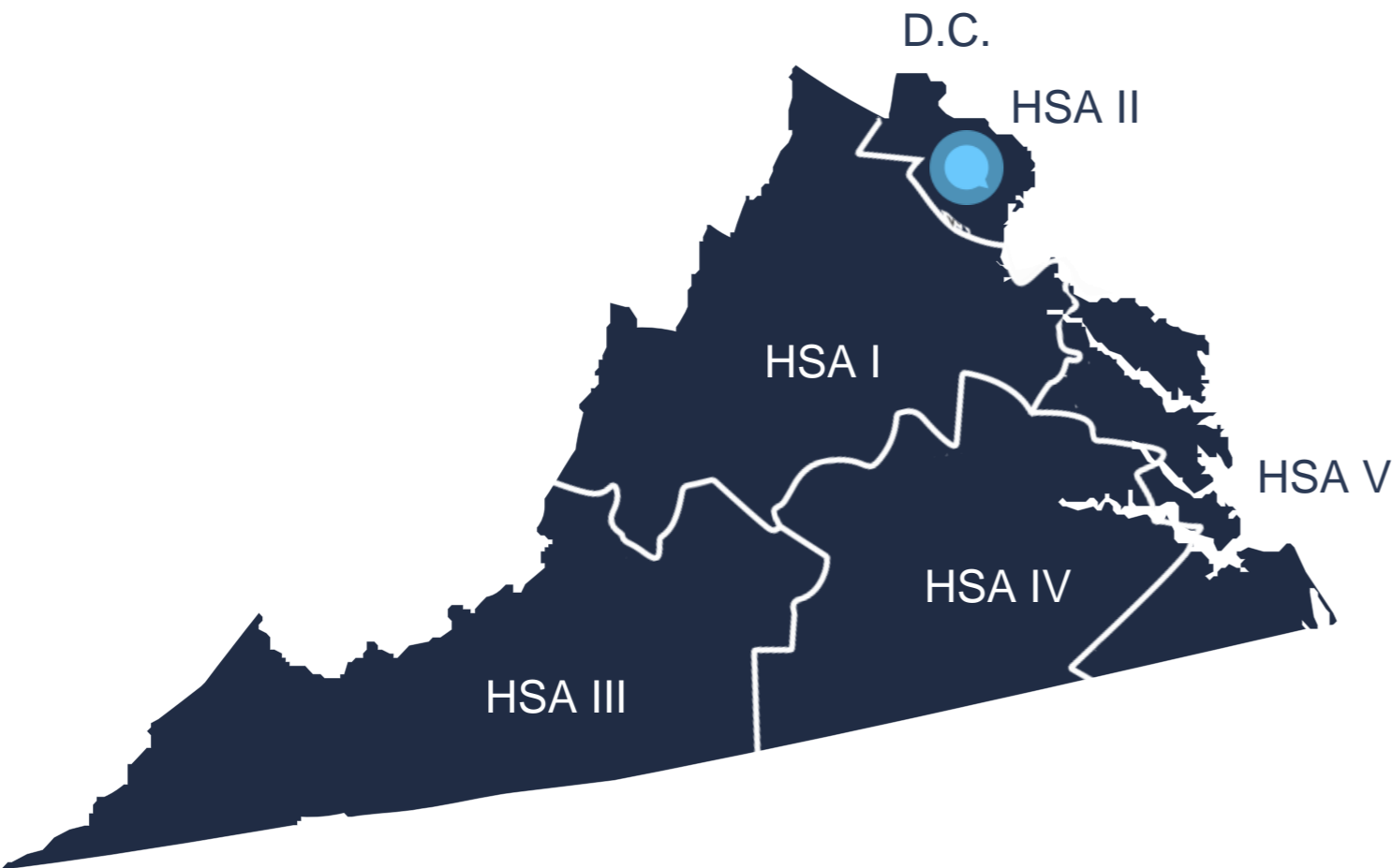
**VIRGINIA**

**PENNSYLVANIA**

**ILLINOIS**

**MASSACHUSETTS**

# Virginia Market



## Overview<sup>(3)</sup>

- Population: 8.6 million
- Flower to be added to medical program in September '21
- Adult-use commercial sales commencing January '24
- Medical market, very limited licenses
  - 5 pharmaceutical processors, 4 operational
  - 6 retail per HSA, 30 total dispensaries, 5 opened

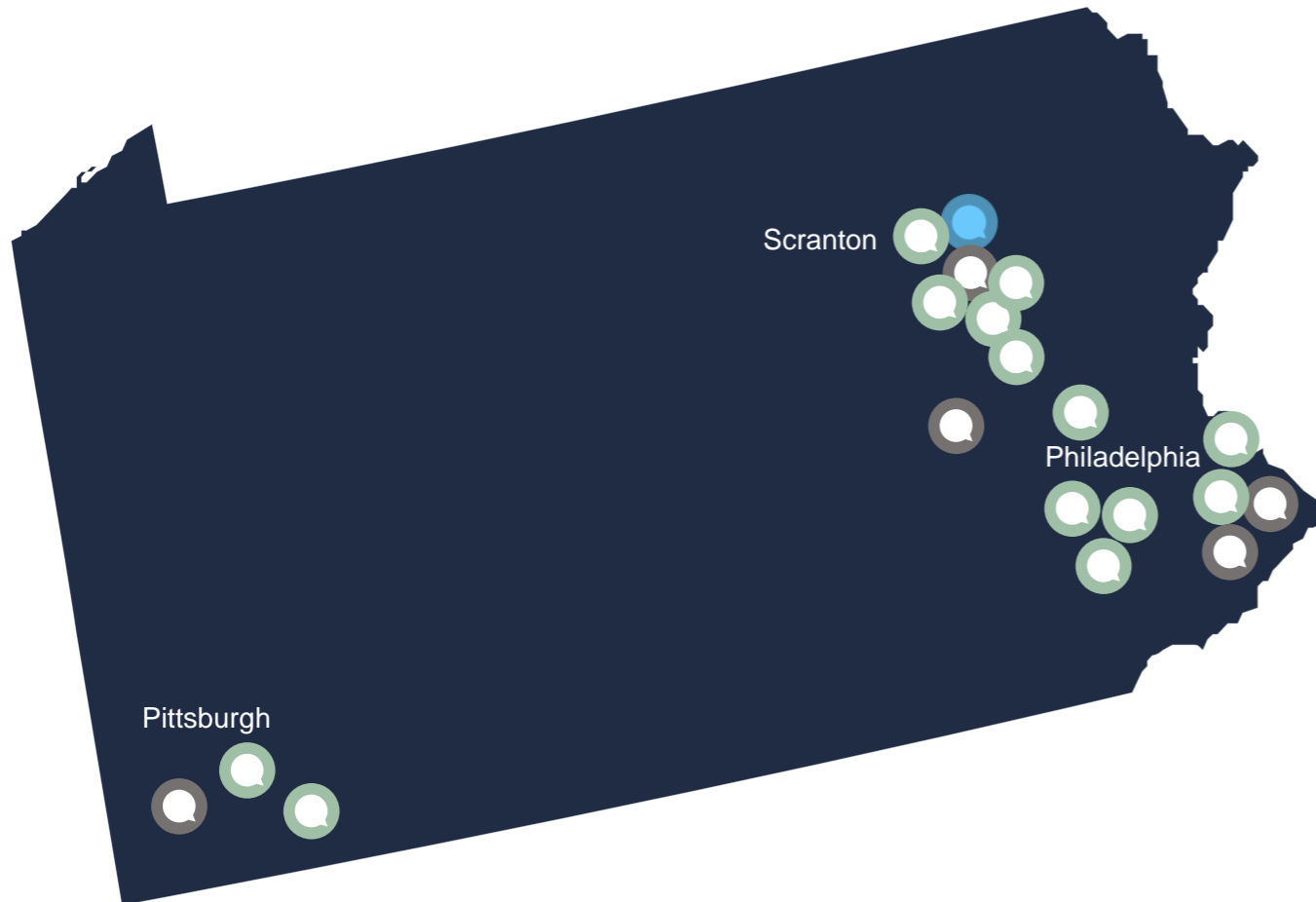
## HSA II<sup>(3)</sup>

- 2.5 million people in HSA II
- Median age of 37 years
- Smallest geographic HSA, most densely populated, and home to 5 of Virginia's 10 wealthiest neighborhoods

## Jushi Assets in HSA II<sup>(3)</sup>

- One operational BEYOND/HELLO™ dispensary
- Opening one additional BEYOND/HELLO™ dispensary in 2021 with remaining four dispensaries planned to open in 2022
- Vertical integrated facility is operational
  - 93,000 sq. ft. modular build-out
  - 30,000 sq. ft. initially built-out
  - In the design phase of constructing a second building that will increase the facility to 250,000 sq. ft. and biomass production to 115,000 annually

# Pennsylvania Market



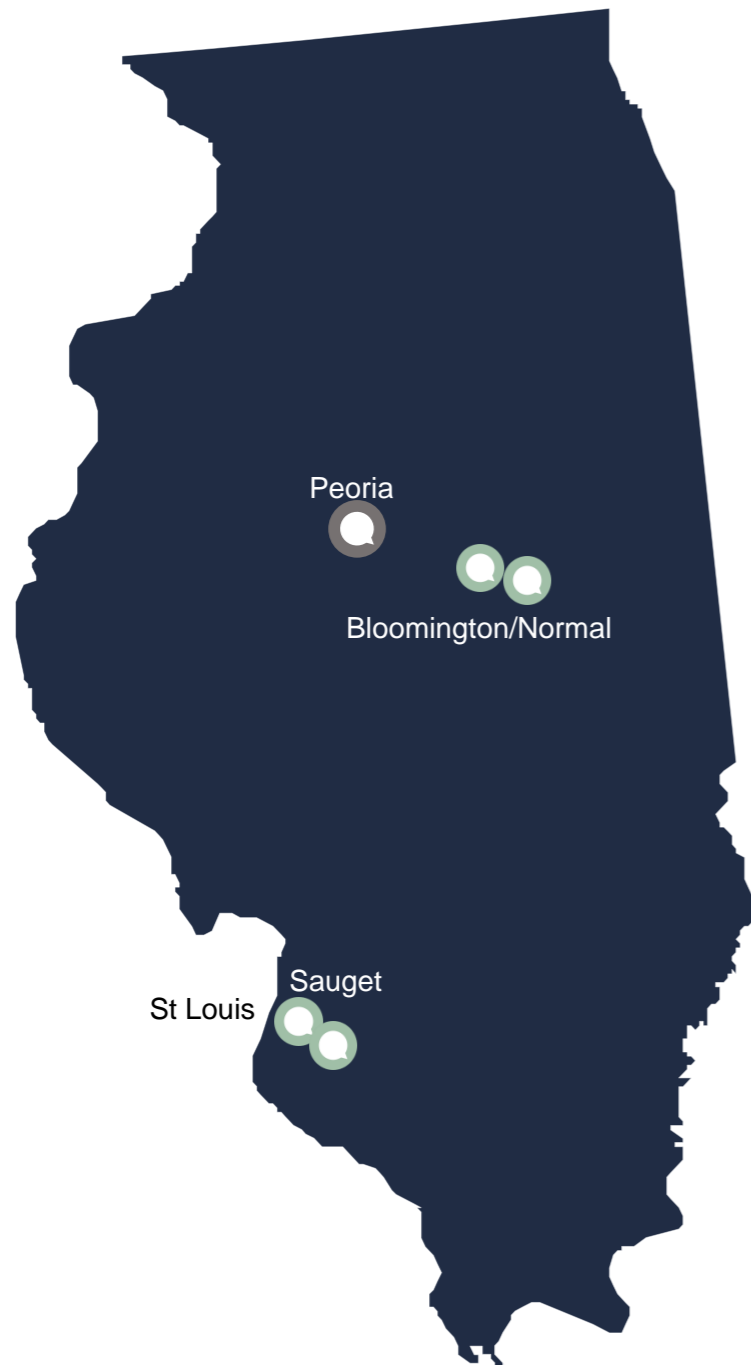
- Operational Stores
- Planned Openings
- Grower-Processor Facility

## Overview<sup>(4)</sup>

- Population: 13 million
  - ~582,000 medical patients and caregivers
- Medical market, high barrier to entry, limited licenses
  - 150 retail licenses / 25 grower processor licenses
  - Clinical registrant program allowing an additional 48 retail and 8 grower processors

## Jushi Assets

- 13 operational medical dispensaries
- Planning to open five additional dispensaries in 2021
- 89,000 sq. ft. grower-processor facility expanding to ~190,000 sq. ft. by Q3 2022
  - Canopy to increase to ~110,000 sq. ft.
  - Biomass to increase to ~70,000 lbs.



## Overview<sup>(5)</sup>

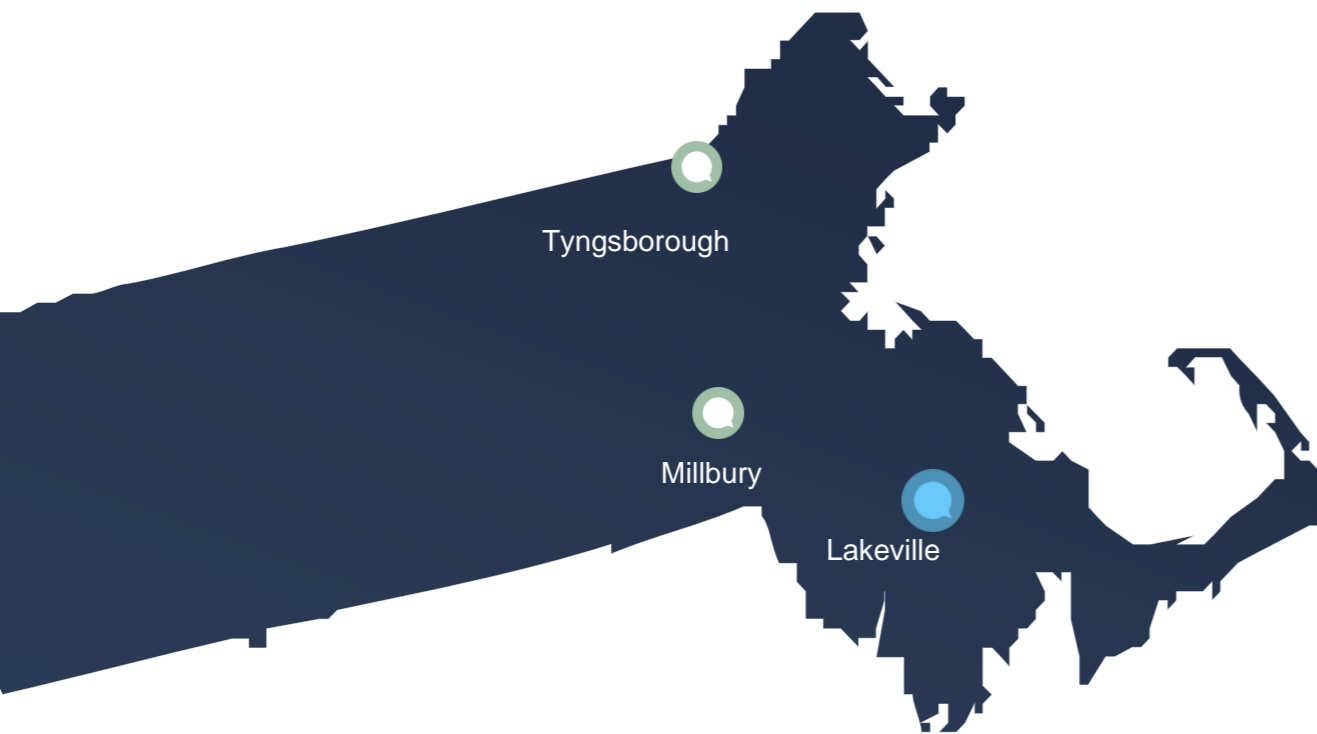
- Population: 12.8 million
- Commenced adult-use sales on Jan 1, 2020
  - Projected 2021 annual run rate of ~\$1.5 billion\*
  - Projected to reach \$2.5 billion in annual sales at market maturity
- 119 operational dispensary licenses
- 21 operational grower-processor licenses

## Jushi Assets<sup>(5)</sup>

- **Sauget:**
  - Two operational dispensaries
  - Located in Metro East Illinois
  - Second largest urban area in Illinois
- **Bloomington-Normal:**
  - Two operational dispensaries
  - Millennial hub and college town
  - 36 miles away or 40-minute drive to nearest competitor
- **Peoria Region:**
  - Jushi's partner was awarded a conditional retail dispensary license via the state's lottery process
  - Jushi currently owns 49% of the equity

\*Annualized July 2021 adult-use cannabis revenue of \$128 million

# Massachusetts Market



## Overview<sup>(6)</sup>

- Population: 7 million
- Commenced adult-use sales in late 2018
- Projected to reach \$1.1 billion in annual revenue by 2022
- ~67% of municipalities prohibit cannabis businesses
- Current operating licenses
  - 163 retail / 48 processing / 54 cultivation

## Jushi Assets\*

- One operational adult-use/medical dispensary in Millbury, MA
  - Near largest open-air shopping center in Central MA
- One operational adult-use dispensary in Tyngsborough, MA
  - Close proximity to Pheasant Lane Mall, one of the largest malls in NH
- 50,000 sq. ft. grower-processor facility
  - Canopy of approx. 19,500 sq. ft. with plans to expand to approx. 31,000 sq. ft. in 2H21
- 10 acres of land in Grafton that could accommodate a 35,000 to 40,000 sq. ft. facility and approx. 18,000 sq. ft. of flower canopy

\*Under a Definitive Binding Agreement



Developing Markets

**OHIO**



**NEVADA**



**CALIFORNIA**

# Developing Markets



## Ohio Market



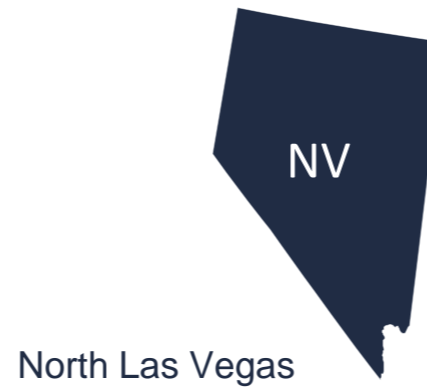
### Overview<sup>(7)</sup>

- Population 11.8 million
  - 215,874 registered patients
- Limited license medical market
  - 58 retail (expanding to 130)/47 processing/34 cultivation

### Jushi Assets

- 8,000 sq. ft. CO2 extraction facility with a processing capacity of 10,000 lbs. of biomass annually<sup>(1)</sup>
- 10,000 sq. ft. cultivation facility with 3,000 sq. ft. of initial grow space, producing 1,500 lbs. of biomass
- Plans for up to 9,000 sq. ft. if permitted, which is expected to produce 10,000 lbs. of biomass annually

## Nevada Market



### Overview<sup>(7)</sup>

- Population 3.1 million
  - Large tourism impact
- Adult-use and medical market

### Jushi Assets

- Cultivation, production and distribution facility
  - Producing 2,800 lbs. of high-quality dry flower annually
  - Plans to combine two 7,500 sq. ft. buildings and scale operations to 6,500 lbs. per year
- Partner with third-party extractors to sell Jushi branded products wholesale

## California Market



### Overview<sup>(7)</sup>

- Population 39.5 million
  - Largest U.S. cannabis market
- Limited license jurisdictions
  - ~70% of counties don't allow cannabis businesses

### Jushi Assets\*

- Santa Barbara: 1 of 3 dispensaries
  - Near Loreto Plaza
- Palm Springs
  - +14 million tourist annually
- Grover Beach: 1 of 4 dispensaries
  - Annual tourist population of ~2.2 million
- Culver City: 1 of 3 dispensaries
  - ~70,000 cars pass location per day

\*Santa Barbara and Palm Springs are operational; Grover Beach operational by Q4 2021; and Culver City operational by mid 2022



# Brand Portfolio



The Bank is an award-winning cannabis brand focused on superior plant genetics and cultivation.

Available In: NV, PA, VA\*



The Lab creates award-winning, high-quality, precision vape products and concentrates through advanced technology, creativity and innovation.

Available In: NV, PA, VA



## TASTEOLGY

Tasteology is a high-quality, THC infused edible brand focused on great taste and predictable effects.

Available In: NV, VA



## SÈCHÈ

Seche is a new category that refines the perception of value products like Fine Grind and Fine Flower.

Available In: NV, PA, OH, VA\*



Nira crafts hemp-based CBD products that are physician-formulated and produced with full-spectrum hemp.

Available In: PA



## Nira

Nira crafts hemp-based CBD products that are physician-formulated and produced with full-spectrum hemp.

Available In: USA

\*Available in September '21

## Driving Online Revenue Growth Through Best-In-Class Customer Experience

Percent of Total Sales  
Online

**78%**

Q2 2021

Online  
Conversion Rate

**11.8%**

Q2 2021

New  
Daily Customers

**654**

Q2 2021 Average

Average  
Cart Size

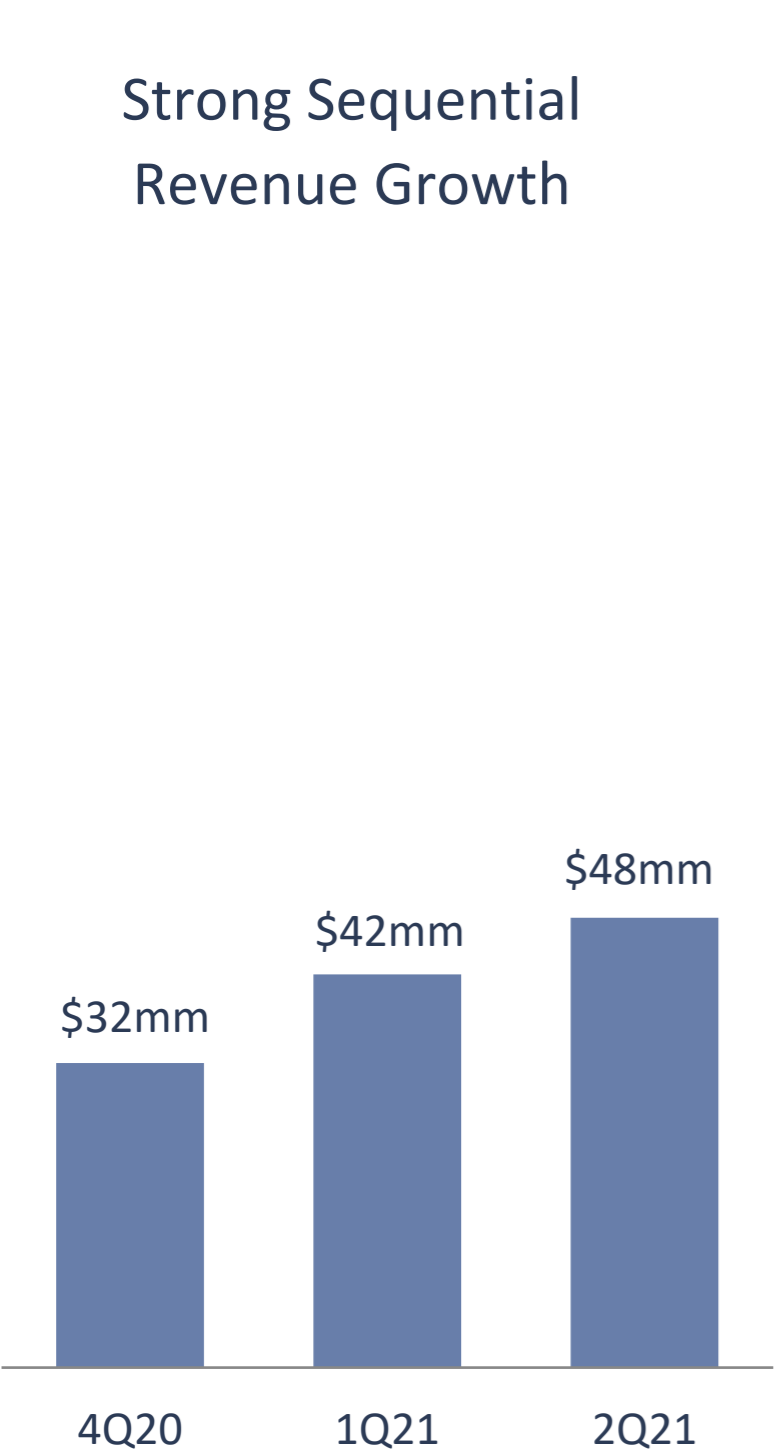
**\$132**

Q2 2021 Average

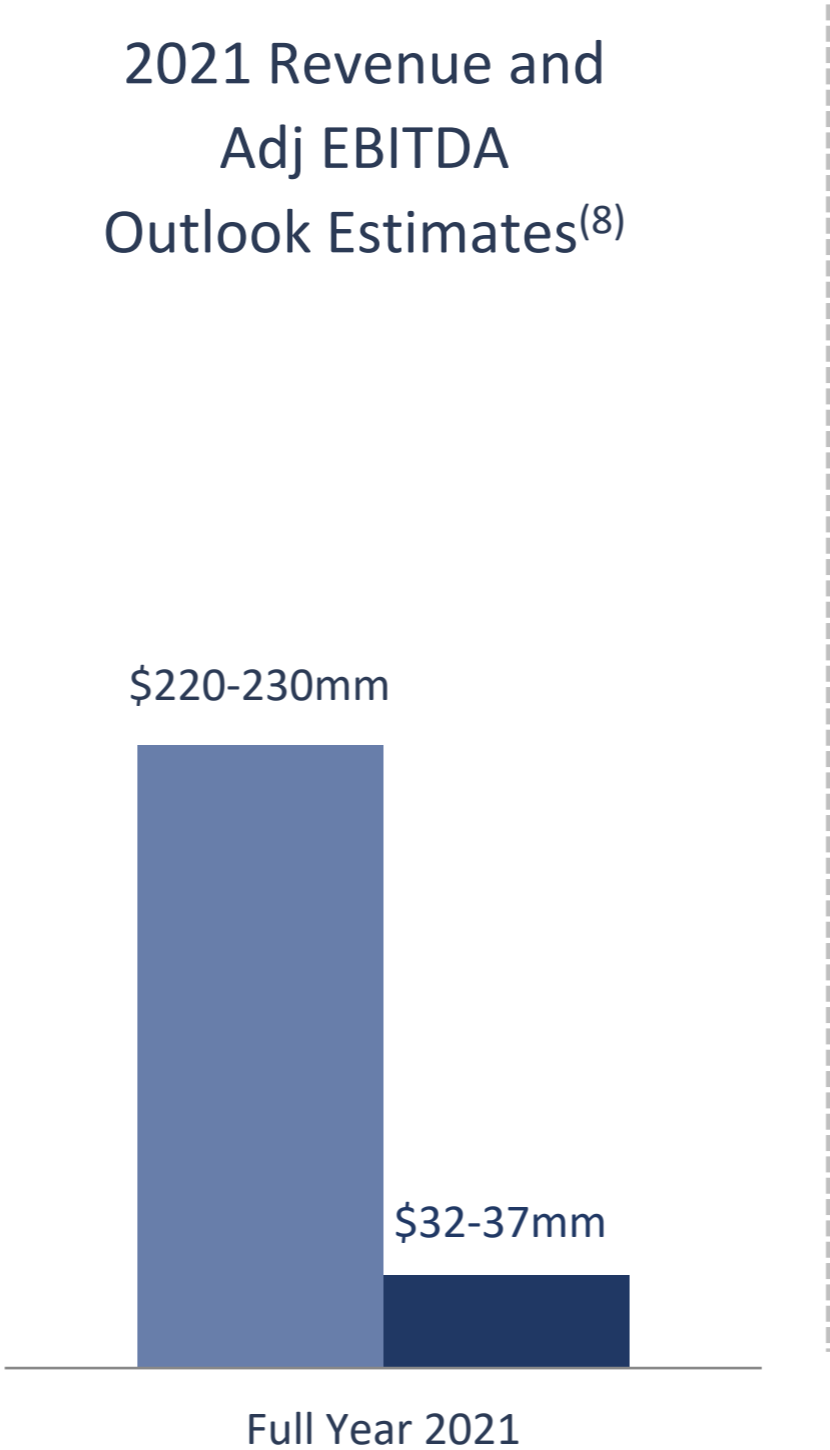
# Financial Performance & Outlook



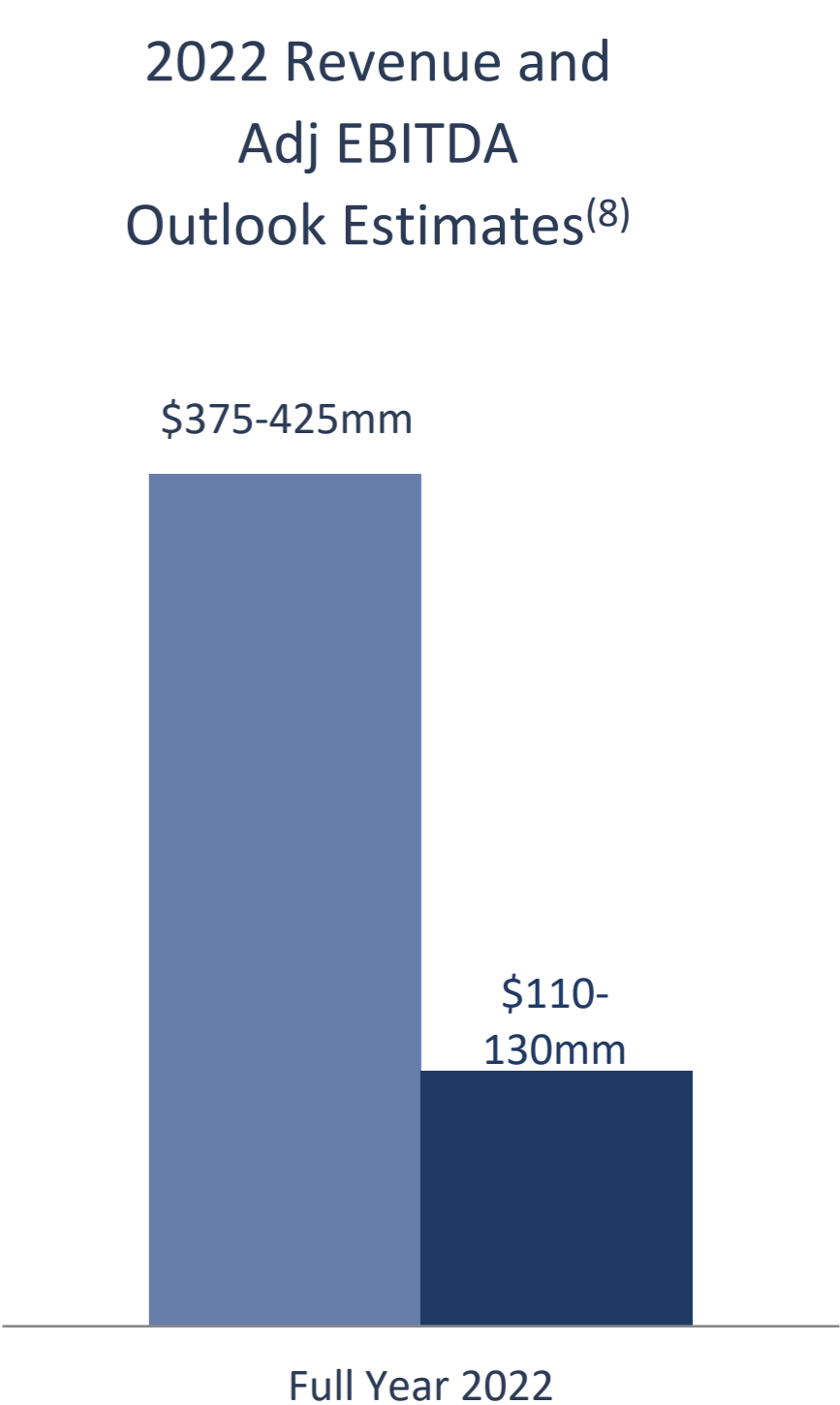
Strong Sequential Revenue Growth



2021 Revenue and Adj EBITDA Outlook Estimates<sup>(8)</sup>



2022 Revenue and Adj EBITDA Outlook Estimates<sup>(8)</sup>



# Share Count Analysis



Share Price (USD)	\$4.00	\$4.50	\$5.00	\$5.50	\$6.00	\$6.50	\$7.00
Subordinate Voting Shares	172.4	172.4	172.4	172.4	172.4	172.4	172.4
Cash Warrants (a)	4.6	4.6	4.6	4.6	4.6	4.6	4.6
Cashless Warrants (b)	48.2	50.4	52.1	53.6	54.7	55.7	56.6
Stock Options (c)	4.8	5.3	5.8	6.1	6.4	6.6	6.9
<b>Fully Diluted Shares (TSM)</b>	<b>230.0</b>	<b>232.7</b>	<b>234.9</b>	<b>236.6</b>	<b>238.1</b>	<b>239.3</b>	<b>240.4</b>

a) Cash Warrants are shown on an in-the-money basis.

b) Cashless Warrants are shown on a treasury stock method valuation (TSM); Weighted Share Price is \$1.15.

c) Stock Options shown on a TSM valuation.

# Liquidity Metrics



Cash (a)

\$127mm

Total Debt (b)

\$85mm

Market Capitalization (172.41mm SVS)<sup>(c)</sup>

\$836mm

Market Capitalization (254.77mm SVS fully diluted basis)<sup>(d)</sup>

\$1,236mm

(a) Includes cash, cash equivalents and short-term investments as of June 30, 2021

(b) As of June 30, 2021, excluding leases and property, plant and equipment financing obligations.

(c) An approximate 172.41 million of subordinate voting shares x \$4.85 (Share price as of 8/23/21)

(d) An approximate 254.77 million of subordinate voting shares (fully diluted basis) x \$4.85 (Share price as of 8/23/21)

# Endnotes



- (1) Includes assets under a Management Services Agreement or a Definitive Agreement or an awarded conditional dispensary license where Jushi owns 49% equity
- (2) Includes 20 open retail locations, 13 planned openings and two operating locations under definitive agreement
- (3) <https://www.census.gov/quickfacts/VA> (population); <https://www.dhp.virginia.gov/pharmacy/PharmaceuticalProcessing/> (info on program); Virginia Board of Pharmacy rescinded the license for HSA I due to inactivity (reason for four instead of five licenses); <https://lis.virginia.gov/cgi-bin/legp604.exe?212+sum+SB1406> (legislation); <https://lis.virginia.gov/cgi-bin/legp604.exe?212+sum+SB1333> (legislation); <https://www.mpp.org/states/virginia/> (legislation); <https://norml.org/blog/2021/02/23/virginia-legislature-passes-measure-permitting-dispensing-of-herbal-medical-cannabis/> (legislation); ESRI (demographics)
- (4) <https://www.census.gov/quickfacts/PA> (population); <https://www.media.pa.gov/pages/health-details.aspx?newsid=1457> (medical marijuana program highlights); <https://www.health.pa.gov/topics/programs/Medical%20Marijuana/Pages/Dispensaries.aspx> (info on dispensaries); <https://www.health.pa.gov/topics/programs/Medical%20Marijuana/Pages/Growers-Processors.aspx> (info on grower-processors); <https://www.governor.pa.gov/newsroom/medical-marijuana-program-celebrates-five-year-anniversary-continues-commitment-to-patients-in-pennsylvania/> (patient count on 4/17/2021 and sales info); <https://www.media.pa.gov/pages/health-details.aspx?newsid=1457> (patient count on 5/18/21); <https://www.health.pa.gov/topics/Documents/Programs/Medical%20Marijuana/PA%20DOH%20MMAB%20Presentation%20-%20May%2018%202021.pdf> (updated state info on 5/18/21)
- (5) <https://www.census.gov/quickfacts/fact/table/IL/PST045219> (population); <https://www.ilga.gov/legislation/billstatus.asp?DocNum=1443&GAID=16&GA=102&DocTypeID=HB&LegID=130120&SessionID=110>; <https://grownin.com/2021/05/27/illinois-house-passes-bill-to-distribute-115-dispensary-licenses/> (Illinois House passes bill to distribute 115 dispensary licenses); <https://www.idfpr.com/profs/adultusecan.asp> (info on program); <https://mjbizdaily.com/illinois-11th-state-to-legalize-adult-use-cannabis-2-billion-market-projected/> (sales projections); Illinois Department of Financial and Professional Regulation (idfpr.com) (June 2021 sales); ESRI (demographic info)
- (6) <https://www.census.gov/quickfacts/MA> (demographics); public filings, Canaccord Genuity equity research, Arcview: The State of Legal Cannabis Markets 8E, Cannabis Control Commission; <https://masscannabiscontrol.com/licensing-tracker/> (license count)
- (7) <https://www.census.gov/quickfacts/fact/table/NV,OH/PST045219> (population for OH and NV); [program update.pdf \(ohio.gov\)](#) (Ohio program stats); <https://www.census.gov/quickfacts/fact/table/CA/PST045219> (population for CA); <https://www.latimes.com/opinion/op-ed/la-oe-grabstein-cannabis-retail-deserts-ban-marijuana-california-20190528-story.html> (CA cannabis business bans); <https://www.palmspringslife.com/palm-springs-tourism/> (Palm Springs tourism); <https://sanluisobispo.com/pismo-beach/> (Grover Beach tourism)
- (8) Adjusted EBITDA is a non-IFRS financial measure. Please refer to, “Reconciliation of Non-IFRS Measures” of the Company’s Q2’21 MD&A for adjusted EBITDA calculations

INTRODUCING

# Jushi

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INVESTOR presentation  
version 02

## Contact Information

the future of cannabis and hemp

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## Risk Factors

An investment in the securities described herein is speculative and involves a number of risks that should be considered by a prospective investor. Prospective investors should carefully consider the risk factors described under “Risk Factors” in the Appendix at the end of this presentation and those contained in the Company’s Management Discussion & Analysis (“MD&A”) dated September 30, 2020, as filed on SEDAR, before investing in the Company and purchasing the securities described herein.

### UNCERTAINTY CAUSED BY NEW AND CHANGING REGULATORY FRAMEWORK

There is substantial uncertainty regarding federal, state and local regulation of both cannabis and hemp described more fully in the Risk Factors contained in the MD&A. Federal, state and local governments are developing new regulations and amending current regulations, of which some are subject to varying interpretations, under which the Company is and/or will operate. Accordingly, there is uncertainty as to the restrictions placed on the Company and the industry. If these uncertainties continue, they may have an adverse effect upon the introduction of the Company’s products in different markets.

### BANKING LIMITATIONS NEGATIVELY IMPACT BUSINESS IN THE CANNABIS INDUSTRY

The terms cannabis and marijuana are terms generally used to describe the products and derivatives of the cannabis plant. The use of those terms varies by federal, state and local regulators and in federal, state and local laws, rules, regulations and ordinances and can create confusion. The possession and use of cannabis for any purposes is illegal under federal law. Therefore, there is a strong argument that banks cannot, and they typically do not, accept for deposit funds from the drug trade and therefore cannot do business with businesses engaged in the production, sale or distribution of cannabis, as well as businesses that provide products and services to these businesses, despite the fact that the activities in which these businesses engage may be legal under applicable state law. While the Company currently has a banking relationship, there can be no assurances that the Company will be able to maintain this relationship. On February 14, 2014, FinCEN released guidance to banks clarifying BSA expectations for financial institutions seeking to provide services to cannabis-related businesses.” Even with the FinCEN guidance, however, there can be no guaranty that banks will decide to do business with businesses in the cannabis industry, or that, in the absence of actual legislation, state and federal banking regulators will not strictly enforce current prohibitions on banks handling funds generated from an activity that is illegal under federal law. The inability of businesses operating in the cannabis industry to open accounts and otherwise use the services of banks may make it difficult for such businesses to prosper and expand, which could have a significant and negative impact on such businesses and their operations and financial condition.

### SCIENTIFIC RESEARCH RELATED TO THE BENEFITS OF CANNABIS REMAINS IN EARLY STAGES IS SUBJECT TO A NUMBER OF IMPORTANT ASSUMPTIONS, AND MAY PROVE TO BE INACCURATE

Research in Canada, the United States and internationally regarding the medical benefits, viability, safety, efficacy and dosing of cannabis or isolated cannabinoids remains in early stages. To the Company’s knowledge, there have been relatively few double-blind placebo-controlled clinical trials on the benefits of cannabis or isolated cannabinoids. Any statements made in this Presentation concerning cannabis’s or cannabinoids’ potential medical benefits are based on published articles and reports. As a result, any statements made in this Presentation are subject to the experimental parameters, qualifications, assumptions and limitations in the studies that have been completed.

Although the Company believes that the articles and reports, and details of research studies and clinical trials that are publicly available reasonably support its beliefs regarding the medical benefits, viability, safety, efficacy and dosing of cannabis, future research and clinical trials may prove such statements to be incorrect or could raise concerns regarding and perceptions relating to cannabis. Given these risks, uncertainties and assumptions, prospective purchasers under investors should not place undue reliance on such articles and reports. Future research studies and clinical trials may draw opposing conclusions to those stated in this Presentation or reach negative conclusions regarding the viability, safety, efficacy, dosing, social acceptance or other facts and perceptions related to medical cannabis, which could materially impact the Company.

### TAXATION

Prospective investors should be aware that the purchase of securities of the Company or any entity related thereto may have tax consequences both in Canada and the United States. Each prospective investor is strongly encouraged to consult its own tax advisor concerning any purchase of securities of the Company or any entity related thereto and the holding and disposition of any such securities. This presentation does not address the tax consequences of the purchase, ownership or disposition of any such securities.