

ModernGraham Valuation

Iron Mountain
Incorporated
(Delaware) REIT



Company Name:

Company Ticker IRM

Date of Analysis

4/3/2018

Stage 1: Is this company suitable for the Defensive Investor or the Enterprising Investor?

Defensive Investor; must pass 6 out of the following 7 tests.

1. Adequate Size of the Enterprise	Market Cap > \$2Bil	\$9,235,534,800	Pass
2. Sufficiently Strong Financial Condition	Current Ratio > 2	1.47	Fail
3. Earnings Stability	Positive EPS for 10 years prior		Fail
4. Dividend Record	Dividend Payments for 10 years prior		Fail
	Increase of 33% in EPS in past 10 years using 3 year averages at beginning and end	-22.78%	Fail
5. Earnings Growth	PEmg < 20	40.55	Fail
6. Moderate PEmg Ratio	PB Ratio < 2.5 OR PB*PEmg < 50	3.88	Fail
7. Moderate Price to Assets			

Enterprising Investor; must pass 4 out of the following 5 tests, or be suitable for the Defensive Investor.

1. Sufficiently Strong Financial Condition	Current Ratio > 1.5	1.47	Fail
2. Sufficiently Strong Financial Condition	Debt to NCA < 1.1	11.12	Fail
3. Earnings Stability	Positive EPS for 5 years prior		Pass
4. Dividend Record	Currently Pays Dividend		Pass
5. Earnings Growth	EPSmg greater than 5 years ago		Fail
	Score		

Suitability

Defensive	No
Enterprising	No

Stage 2: Determination of Intrinsic Value

EPSmg	\$0.81
MG Growth Estimate	-4.25%
MG Value	\$0.00
MG Value based on 3% Growth	\$11.74
MG Value based on 0% Growth	\$6.88
Market Implied Growth Rate	16.03%

MG Opinion

Current Price	\$32.82
% of Intrinsic Value	N/A
Opinion	Overvalued
MG Grade	D

Stage 3: Information for Further Research

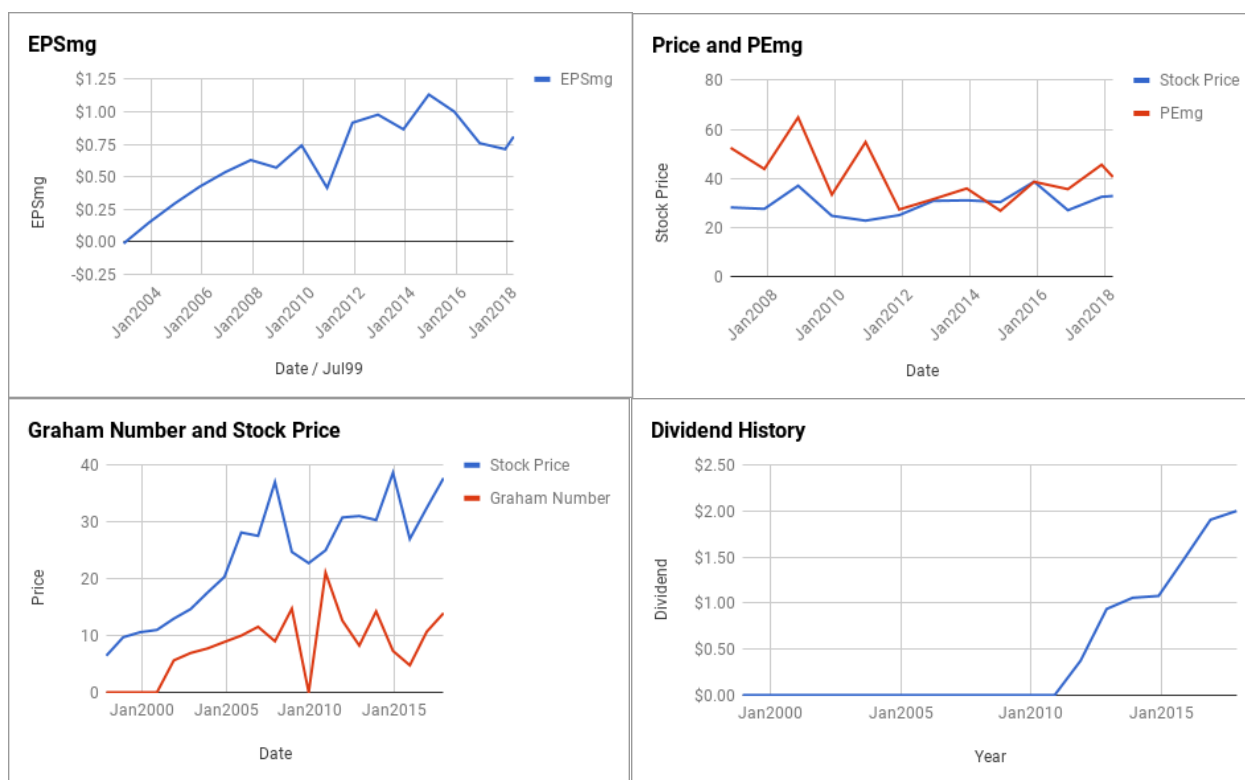
Net Current Asset Value (NCAV)	-\$24.77
Graham Number	\$13.95
PEmg	40.55
Current Ratio	1.47
PB Ratio	3.88
Current Dividend	\$2.24
Dividend Yield	6.82%
Number of Consecutive Years of Dividend Growth	8

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EPS History		EPSmg History	
Next Fiscal Year Estimate		Next Fiscal Year Estimate	
	\$1.06		\$0.81
Dec2017	\$0.69	Dec2017	\$0.71
Dec2016	\$0.42	Dec2016	\$0.76
Dec2015	\$0.58	Dec2015	\$1.00
Dec2014	\$1.66	Dec2014	\$1.13
Dec2013	\$0.50	Dec2013	\$0.87
Dec2012	\$0.98	Dec2012	\$0.98
Dec2011	\$2.02	Dec2011	\$0.92
Dec2010	-\$0.29	Dec2010	\$0.42
Dec2009	\$1.08	Dec2009	\$0.74
Dec2008	\$0.40	Dec2008	\$0.57
Dec2007	\$0.76	Dec2007	\$0.63
Dec2006	\$0.64	Dec2006	\$0.54
Dec2005	\$0.56	Dec2005	\$0.43
Dec2004	\$0.48	Dec2004	\$0.29
Dec2003	\$0.43	Dec2003	\$0.15
Dec2002	\$0.30	Dec2002	-\$0.01
Dec2001	-\$0.24	Balance Sheet Information	
Dec2000	-\$0.15	12/1/2017	
Dec1999	-\$0.13	Total Current Assets	\$1,950,315,000
Dec1998	-\$0.03	Total Current Liabilities	\$1,330,173,000
		Long-Term Debt	\$6,896,971,000
		Total Assets	\$10,972,402,000
		Intangible Assets	\$5,470,814,000
		Total Liabilities	\$8,674,964,000
		Shares Outstanding (Diluted Average)	271,501,000





Disclaimer:

This valuation is not investment advice. Anyone who is considering making an investment decision should speak to a registered investment advisor.

The author did not hold a position in any company mentioned in this article at the time of publication and had no intention of changing those holdings within the next 72 hours.

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