

**FHIPO MAKES AVAILABLE TO ITS INVESTORS THE REPORTS ABOUT ITS PORTFOLIO'S
COMPOSITION AND THE ACCRUED INTERESTS CORRESPONDING
TO THE MONTH OF NOVEMBER 2014**

Mexico City, December 15th, 2014 – Fideicomiso Hipotecario (BMV: FHIPO) (“FHipo”), the first Mexican Real Estate Investment Trust specialized in the acquisition, origination, co-participation, management and operation of mortgage portfolios, announces today that it makes available to the market in general the following reports:

1. Report regarding the composition of FHipo’s portfolio as of November 30th, 2014.

As a follow up on previous releases issued by the management, with the objective to maintain the general public informed, and in accordance with the agreed upon by FHipo’s Technical Committee, the following summary is presented regarding the monthly evolution of the Mortgage Portfolio and loans’ balance as of November 2014.

Highlights:

- The Total Value of the portfolio as of November 30th 2014, is Ps. \$2,939 million.
- FHipo’s participation in the portfolio is Ps. \$1,616 million (equivalent to 55% of Total Value).
- The Total Number of Mortgages in the portfolio is 8,252.
- The weighted average Interest Rate in Times Minimum Wage (VSM)⁽¹⁾ is 9.34%.
- As of November 30th 2014, the Non-Performing Loans (NPLs) percentage is 0.0% of the Total Portfolio.

(1) VSM means the times minimum wage, which is the index calculated by multiplying the current daily minimum wage of Mexico City (2014 - Ps\$67.29) by the average number of days in a month, each year (30.4).

2. Report regarding the income from accrued interests during November 2014.

This report is made available to the investors in accordance with section “Taxation”, for corporations residing in Mexico, of the Definitive Prospectus, regarding the distribution of information of the accrued interests of its portfolio for the accumulated income by corporate investors.

Highlights:

- The total accrued interests during the period, November 1st to November 30th 2014, were Ps. \$26,674 million.
- As of November the 30th 2014, the total amount of CBFI (*Certificados Bursátiles Fiduciarios Inmobiliarios*) were 345,000,000
- The aforementioned information is reported by the management with the purpose of enabling corporate investors to perform an accurate calculation for tax purposes.

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The detailed reports are available in the Investor Relations section of our website (www.fhipo.com).

ABOUT FHIPO

FHipo is the first real estate investment trust established to acquire, originate, co-participate, and manage mainly mortgage portfolios in Mexico. Currently, it is the only investment vehicle that provides investors with exposure solely to the Mexican mortgage market and rewards them through a combination of dividend payments and capital gains. FHipo is managed by Concentradora Hipotecaria S.A.P.I. de C.V., which has a management team that overall accounts with more than 50 years of experience in the finance and mortgage sector.

DISCLAIMER

This press release may contain forward-looking statements based on the current expectations of FHipo. Actual future events or results could differ materially from these statements. Readers are cautioned not to place undue reliance on these forward-looking statements, which speak only as of the date of this press release. The Company undertakes no obligation to publicly update or revise any forward-looking statements, whether as a result of new information, future events or otherwise.

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

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