

**[THE FOLLOWING TRANSLATION IS FOR CONVENIENCE PURPOSES ONLY]**

**FHIPO MAKES AVAILABLE TO ITS INVESTORS THE REPORT ABOUT ITS PORTFOLIO'S  
COMPOSITION**

Mexico City, January 15<sup>th</sup>, 2015 – 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 according to past statements by the administration makes available to the market in general the following report:

**Report about the composition of FHipo’s portfolio as of December 31<sup>st</sup> 2014, with loan balances as of November 30<sup>th</sup> 2014.**

Highlights:

- The Total Value of the portfolio as of December 31<sup>st</sup> 2014, is Ps. \$3,622 million.
- FHipo’s participation in the portfolio is of Ps. \$1,992 million (equivalent to 55% of Total Value).
- The Total Number of Mortgages in the portfolio are 9,732.
- The weighted average Interest Rate in Times Minimum Wage (VSM)<sup>1</sup> is 9.37%.
- The entire portfolio denominated in Pesos has a fixed nominal interest rate of 12.00%.
- As of December 31<sup>st</sup> 2014, the Non-Performing Loans (NPLs) are 0.00% of the Total Portfolio.

The detailed reports are available in the Investor Relations section of our website ([www.fhipo.com](http://www.fhipo.com)).

For further information regarding our mortgage portfolio composition, please contact FHipo’s Investor Relation, who will generate a username and password which will grant access to additional reports about FHipo’s mortgage portfolio (through a link in the Investor Relations section of our website [www.fhipo.com](http://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.*

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<sup>1</sup> 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).

**INVESTOR RELATIONS**

Daniel Braatz / CFO / [db@fhipo.com](mailto:db@fhipo.com)

Xavier Martínez / IRO / [xm@fhipo.com](mailto:xm@fhipo.com)

[www.fhipo.com](http://www.fhipo.com) / [investorrelations@fhipo.com](mailto:investorrelations@fhipo.com) / Ph: +52 (55) 4744-1100



#### **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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[www.fhipo.com](http://www.fhipo.com) / [investorrelations@fhipo.com](mailto:investorrelations@fhipo.com) / Ph: +52 (55) 4744-1100