

[ENGLISH TRANSLATION FOR INFORMATION PURPOSES ONLY, IN THE EVENT OF ANY CONFLICT, THE SPANISH TEXT SHALL PREVAIL]

**FHIPO MAKES AVAILABLE TO ITS INVESTORS THE REPORT ABOUT THE ACCRUED INTERESTS
CORRESPONDING TO THE MONTH OF NOVEMBER 2016**

Mexico City, December 20th, 2016 – 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 and the section “Taxation”, for corporations residing in Mexico, expressed in the prospectus regarding the distribution of information of the accrued interests of its portfolio for the accumulated income by corporate investors, makes available to the market in general the following report:

Report about the income by accrued interests during the month of November 2016.

Highlights:

- The total accrued interests during the period composed from November 1st, 2016 to November 30th, 2016 was:

Accrued interest FHipo	Ps. \$151,259,975.05
Accrued interest securitized portfolio ¹	Ps. \$20,815,861.20
Total accrued interests in the month	Ps. \$172,075,836.25

- As of November 30th, 2016, the total amount of CBFIs (*Certificados Bursátiles Fiduciarios Inmobiliarios*) outstanding was 469,515,000, the aforementioned is reported with the sole purpose of enabling corporate investors to perform an accurate calculation of their shares owned to date, and if it were the case, apply the corresponding percentage for the accumulated interest income.

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.

¹ Interests determined based on the latest financial information (October 31st, 2016) provided by the Trust No. 80739 (CDVITOT 15U and 15-2U).

INVESTOR RELATIONS

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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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