



Fibra Inn Announces Changes in the Founders' Trust

Monterrey, Mexico, December 26, 2022 – CIBanco, S.A., Institución de Banca Múltiple, as final and universal beneficiary of Deutsche Bank México, Institución de Banca Múltiple, Fiduciary Division DB/1616 or Fibra Inn (BMV: FINN13) ("Fibra Inn" or "the Company"), an internally-managed Mexican real estate investment trust specialized in the hotel industry serving the traveler with international brands, announces changes in ownership of Founders' Trust.

On December 21, 2022, the Adhering Trustors, acting as trustors and trustees, of the Founders' Trust signed a binding agreement to transfer all trustee rights to Origin Patrimonial, S.A. de C.V. ("Origin"), which is a group of investors and legal representatives comprised directly or indirectly by Factoring Azteca, S.A. de C.V., José Carlos Laviada Ocejo, Laura Renee Diez Barroso Azcárraga, and Diego Andrés Cisneros Salas; this group is interested in acquiring up to 30% of Fibra Inn's outstanding CBFIs as per the Technical Committee's authorization, which took place on December 15, 2022.

As a result of this binding agreement, Origin obtains a significant influence in the Company, as it will have the possibility to exercise the following rights:

- 1) potential designation of two Technical Committee proprietary members (non-independent) and their respective alternates, including the President of this committee with the casting vote in the event of a voting tie (ninth clause, sections 9.1.2 and 9.1.9 of Fibra Inn's Trust contract);
- 2) potential designation of two Investment Committee proprietary members, including the President of this committee (ninth clause, sections 9.7.1 and 9.7.2 of Fibra Inn's Trust contract); and
- 3) potential exclusion of the Technical Committee's authorization procedure for CBFI transactions equal to or greater than 10% of the CBFIs outstanding (thirtieth clause, section 30.10, of Fibra Inn's Trust contract).

With this transaction, the Adhering Trustors or original founders will no longer have participation in the Founders' Trust.



About the Company

Fibra Inn is a Mexican trust formed primarily to acquire, develop, and rent a broad range of hotel properties in Mexico for the business and leisure traveler. The Company has signed franchise, license and brand usage agreements with international hotel brands for the operation of global brands as well as the operation of national brands. These hotels enjoy some of the industry's top loyalty programs. Fibra Inn trades its Real Estate Certificates "CBFIs" on the Mexican Stock Exchange under the ticker symbol "FINN13."

www.fibrainn.mx

Note on Forward-Looking Statements

This press release may contain forward-looking statements. These statements are statements that are not historical facts, and are based on management's current view and estimates of future economic circumstances, industry conditions, Company performance and financial results. Also, certain reclassifications have been made to make figures comparable for the periods. The words "anticipates", "believes", "estimates", "expects", "plans" and similar expressions, as they relate to the Company, are intended to identify forward-looking statements. Statements regarding the declaration or payment of dividends, the implementation of principal operating and financing strategies and capital expenditure plans, the direction of future operations and the factors or trends affecting financial condition, liquidity or results of operations are examples of forward-looking statements. Such statements reflect the current views of management and are subject to a number of risks and uncertainties. There is no guarantee that the expected events, trends or results will actually occur. The statements are based on many assumptions and factors, including general economic and market conditions, industry conditions, and operating factors. Any changes in such assumptions or factors could cause actual results to differ materially from current expectations.