



Fibra Inn Announces a Distribution Payment Corresponding to the Fourth Quarter 2015

Monterrey, México, March 7, 2016 – Deutsche Bank Mexico, S.A., Banking institution, Trust Division F/1616 or Fibra Inn (BMV: FINN13) (“Fibra Inn” or “the Company”), a Mexican real estate investment trust specializing in the hotel industry serving the business traveler, announced that, as per Clause 12.9 of the trust contract F/1616, as well as the corresponding Prospectus and Supplements, the Company will execute a cash distribution from the trust’s capital reimbursement for the period of October 1, 2015 to December 31, 2015 through a cash payment on Wednesday, **March 16, 2016** for Ps. **0.2115289050392168** per *Certificado Bursátil Fiduciario Inmobiliario* (“CBFI”), for each of the 437,019,542 CBFI’s outstanding, for a total payment of Ps. 92,442,265.20 (Ninety-two million four hundred and forty-two thousand two hundred and sixty-five pesos 20/100 Mexican pesos).

According to the tax laws applicable to Fibra Inn, the fiduciary is obligated to distribute at least 95% of its taxable income generated in the prior period to CBFI holders by the Trust’s assets, at least one time a year and by March 15 of the consequent period.

Fibra Inn’s policy is to distribute to holders, when applicable, cash in excess obtained from the difference between the taxable income and net adjusted income. To this effect, net adjusted income is equivalent to net income excluding acquisition expenses and non-monetary charges minus Capex reserves.

In accordance to current tax laws applicable to Fibra Inn, when the fiduciary delivers CBFI holders an amount greater than the taxable income for the period, the difference shall be considered capital reimbursement and will decrease the proven acquisition cost of the certificates held by those receiving it. The capital reimbursement will not generate a tax withholding for the CBFI holder of Fibra Inn.

It is important to note that the capital reimbursement does not imply the repurchase of the CBFI’s, without expression of nominal value. The following are the important dates for this distribution:

- **Ex-dividend date** **March 11, 2016**
- **Record date** **March 15, 2016**
- **Payment date** **March 16, 2016**

Further detail regarding the distribution per CBFI is the following:

Trust taxable income	
Total amount to be distributed, in Pesos	Ps. 0.0
Number of CBFI’s:	437,019,542
Total amount to be distributed per CBFI, in Pesos	Ps. 0.0
Capital Reimbursement	
Total amount to be distributed, in Pesos	Ps. 92,442,265.20
Number of CBFI’s:	437,019,542
Total amount to be distributed per CBFI, in Pesos	Ps. 0.2115289050392168
Total distribution, in Pesos:	Ps. 92,442,265.20
Total amount to be distributed per CBFI, in Pesos	Ps. 0.2115289050392168



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Additionally, the implied value of the Company is Ps. 16.11025011071473 per CBFi.

The following is the detail behind the calculation of the implied value, based on the Company's financial results for the fourth quarter of 2015:

(=) Total Equity	7,040,494,124.89
(/) Number of CBFIs outstanding	437,019,542
(=) Implied value	16.11025011071473

About the Company

Fibra Inn is a Mexican trust formed primarily to acquire, develop, operate and rent a broad range of hotel properties in Mexico aimed at the business 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. Additionally, the Company has development agreements. These hotels enjoy some of the industry's top loyalty programs. Fibra Inn trades its Real Estate Certificates (Certificados Bursátiles Fiduciarios Inmobiliarios or "CBFIs") on the Mexican Stock Exchange under the ticker symbol "FINN13"; its ADR trades on the OTC market in the U.S. under the ticker symbol "DFBRY".

For more information, please visit: 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.