

Fibra Inn Announces Resolutions of General Ordinary Shareholders' Meeting

Monterrey, Mexico, May 02, 2025 – 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, announced today the resolutions adopted at its Ordinary Shareholders' Meeting ("the Shareholders' Meeting" or "the Meeting") which took place on April 30, 2024, at 10:30 a.m:

SUMMARY OF RESOLUTIONS OF THE ORDINARY HOLDERS' MEETING OF REAL ESTATE TRUST CERTIFICATES WITH TICKER SYMBOL "FINN13", ISSUED BY CIBANCO, S.A., MULTIPLE BANKING INSTITUTION (AS FINAL AND UNIVERSAL SUCCESSOR OF DEUTSCHE BANK MÉXICO, S.A., MULTIPLE BANKING INSTITUTION, FIDUCIARY DIVISION), ACTING AS TRUSTEE OF THE IRREVOCABLE TRUST IDENTIFIED WITH NUMBER DB/1616 (FORMERLY F/1616).

The Holders' Meeting was held with a quorum of 591,115,113 Certificates, representing 78.92% of the total Certificates in circulation.

RESOLUTIONS

FIRST. - With a favorable vote of 89.57% of the *CBFIs* represented at the Meeting, the annual report on the activities carried out by the Trust during fiscal year 2024 is approved.

SECOND. - With a favorable vote of 89.57% of the *CBFIs* represented at the Meeting, the annual ESG report of the Trust for fiscal year 2024 is approved.

THIRD. - With a favorable vote of 89.57% of the *CBFIs* represented at the Meeting, the annual activity reports of the Technical Committee, the Audit, Practices, and ESG Committee, the Nominations and Compensation Committee, and the Finance and Investment Committee of the Trust for fiscal year 2024 are approved.

FOURTH. - With a favorable vote of 89.57% of the *CBFIs* represented at the Meeting, the External Auditor's annual report on the main accounting and

reporting policies and criteria used in the preparation of the Trust's financial information for fiscal year 2024 is approved.

FIFTH. - With a favorable vote of 89.57% of the *CBFIs* represented at the Meeting, the report on the Trust's compliance with tax obligations as of December 31, 2024, submitted by the Administrator, is approved.

SIXTH. - With a favorable vote of 89.57% of the *CBFIs* represented at the Meeting, the Trust's financial statements for the fiscal year ended December 31, 2024, and the application of results for that fiscal year are approved.

SEVENTH. - With a favorable vote of 89.57% of the *CBFIs* represented at the Meeting, the independence of Santiago Pinson Correa is positively qualified and his ratification as an Independent Member of the Technical Committee of the Trust for fiscal year 2025 is approved.

EIGHTH. - With a favorable vote of 89.57% of the *CBFIs* represented at the Meeting, the independence of Lorena Margarita Cárdenas Costas is positively qualified and her ratification as an Independent Member of the Technical Committee of the Trust for fiscal year 2025 is approved.

NINTH. - With a favorable vote of 89.57% of the *CBFIs* represented at the Meeting, the independence of José María Garza de Silva is positively qualified and his ratification as an Independent Member of the Technical Committee of the Trust for fiscal year 2025 is approved.

TENTH. - With a favorable vote of 89.57% of the *CBFIs* represented at the Meeting, the independence of Federico Castillo Arce is positively qualified and his ratification as an Independent Member of the Technical Committee of the Trust for fiscal year 2025 is approved.

ELEVENTH. - With a favorable vote of 89.57% of the *CBFIs* represented at the Meeting, the independence of Abelardo Hernández Juliá is positively qualified.

TWELFTH. - The Holders' Meeting is informed of the appointment of Abelardo Hernández Juliá as an Independent Member of the Technical Committee of the Trust, appointed by Afore Sura as a Holder with sufficient ownership to make such designation in accordance with applicable law and the Trust, as duly evidenced.

THIRTEENTH. - The Holders' Meeting is informed of the ratification of the Proprietary Members of the Technical Committee, Diego Andrés Cisneros and Santiago Riveroll Mendoza, appointed through the Founders' Trust in accordance with the provisions of the Trust, as well as the appointment of their respective

alternates, Carlos Alberto Rohm and Pablo Zaldívar Orue; with Diego Andrés Cisneros being appointed Chairman of the Technical Committee.

FOURTEENTH. - The Holders' Meeting is informed of the ratification of the Chief Executive Officer, Jaime Cohen Bistre, as a Non-Independent Member of the Technical Committee, in accordance with the provisions of the Trust.

FIFTEENTH. - Given that item 2 of the agenda of the Extraordinary Holders' Meeting convened for April 30, 2025, did not receive a favorable resolution, it is resolved not to adopt any resolutions regarding the appointment of the Chief Financial and Administrative Officer as a Non-Independent Member of the Technical Committee for fiscal year 2025.

SIXTEENTH. - In light of the resolutions adopted at this Meeting and in accordance with Clause Nine, Section 9.1.2 of the Trust, the Holders' Meeting acknowledges that the Technical Committee shall be composed as follows.

Technical Committee:

1. Diego Andrés Cisneros, Chairman and Proprietary Member appointed by the Founders' Trust (Alternate: Carlos Alberto Rohm)
2. Santiago Riveroll Mendoza, Proprietary Member appointed by the Founders' Trust (Alternate: Pablo Zaldívar Orue)
3. Jaime Cohen Bistre, Member of Management
4. Lorena Margarita Cárdenas Costas, Independent Member
5. Federico Castillo Arce, Independent Member
6. Santiago Pinson Correa, Independent Member
7. José María Garza de Silva, Independent Member
8. Abelardo Hernández Juliá, Independent Member

SEVENTEENTH. - With a favorable vote of 89.57% of the *CBFIs* represented at the Meeting, the update of the emoluments for Independent Members of the Technical Committee of the Trust for fiscal year 2025 is approved, as follows: (i) Ps. 46,400.00 (forty-six thousand four hundred pesos 00/100 Mexican Currency) per attendance at each Technical Committee meeting; and (ii) Ps. 38,200.00 (thirty-eight thousand two hundred pesos 00/100 Mexican Currency) per attendance at each meeting of any other auxiliary committee of which they are members, regardless of whether such attendance is in person or by phone. This shall apply retroactively as of April 1, 2025, and shall be subject to a limit of 12 compensated sessions, in accordance with the "Policy for Members of the Technical Committee": 5 for Technical Committee meetings and 7 for auxiliary committee meetings.

EIGHTEENTH. - With a favorable vote of 89.57% of the *CBFIs* represented at the Meeting, the update of the emoluments for Proprietary Members of the Technical Committee of the Trust for fiscal year 2025 is approved, as follows: (i) Ps. 46,400.00 (forty-six thousand four hundred pesos 00/100 Mexican Currency) per attendance at each Technical Committee meeting; and (ii) Ps. 38,200.00 (thirty-eight thousand two hundred pesos 00/100 Mexican Currency) per attendance at each meeting of any other auxiliary committee of which they are members, regardless of whether such attendance is in person or by phone. This shall apply retroactively as of April 1, 2025, and shall be subject to a limit of 12 compensated sessions, in accordance with the "Policy for Members of the Technical Committee": 5 for Technical Committee meetings and 7 for auxiliary committee meetings.

NINETEENTH. - With a favorable vote of 89.57% of the *CBFIs* represented at the Meeting, the Trust's leverage and liquidity ratios for the 12-month period following April 30, 2025, are approved, in accordance with *CNBV* regulations.

TWENTIETH. - The Holders' Meeting is informed of the cancellation of the unused repurchase fund as of April 30, 2025, originally approved at the Ordinary Annual Holders' Meeting held on April 26, 2024, in the amount of Ps. 250,000,000.00 (two hundred fifty million pesos 00/100 Mexican Currency).

TWENTY-FIRST. - With a favorable vote of 73.64% of the *CBFIs* represented at the Meeting, the creation of a new repurchase fund of the Trust's own *CBFIs* is approved, for a maximum amount of Ps. 250,000,000.00 (two hundred fifty million pesos 00/100 Mexican Currency) for the 12-month period following April 30, 2025, provided it does not exceed 5% of the total outstanding *CBFIs* of the Trust. This is in accordance with the limits established by applicable legislation.

TWENTY-SECOND. - With a favorable vote of 89.57% of the *CBFIs* represented at the Meeting, Jaime Cohen Bistre, Miguel Aliaga Gargollo, Alejandro Javier Leal Isla Garza, and Lizeth Mariel Pedraza Nava are authorized as Special Delegates of this Meeting so that, individually or jointly, any of them may instruct the Trustee of the Trust to carry out any actions necessary to implement the resolutions approved by this Meeting.

TWENTY-THIRD. - The approval and signing of the minutes of the Ordinary Annual Holders' Meeting are resolved, and the Trustee is instructed to carry out the acts referred to herein, with this document serving as an instruction letter for all applicable legal purposes.

TWENTY-FOURTH. - Without prejudice to the other resolutions of this Meeting, the Common Representative, the Trustee, Jaime Cohen Bistre, Miguel Aliaga Gargollo, Alejandro Javier Leal Isla Garza, and Lizeth Mariel Pedraza Nava are appointed as Special Delegates so that, if applicable, any of them individually may appear before the Notary Public of their choice to notarize all or part of this document and, if applicable, register the respective testimony with the Public Registry of Commerce.

Fibra Inn Announces Resolutions of General Extraordinary Shareholders' Meeting

Monterrey, Mexico, May 02, 2025 – 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, announced today the resolutions adopted at its Extraordinary Shareholders' Meeting ("the Shareholders' Meeting" or "the Meeting"), which took place on April 30, 2025, at 10.00 a.m:

SUMMARY OF RESOLUTIONS OF THE EXTRAORDINARY HOLDERS' MEETING OF REAL ESTATE TRUST CERTIFICATES WITH TICKER SYMBOL "FINN13", ISSUED BY CIBANCO, S.A., MULTIPLE BANKING INSTITUTION (AS FINAL AND UNIVERSAL SUCCESSOR OF DEUTSCHE BANK MÉXICO, S.A., MULTIPLE BANKING INSTITUTION, FIDUCIARY DIVISION), ACTING AS TRUSTEE OF THE IRREVOCABLE TRUST IDENTIFIED WITH NUMBER DB/1616 (FORMERLY F/1616).

The Holders' Meeting was convened with a quorum of 572,952,297 Real Estate Trust Certificates ("CBFIs"), representing 76.50% of the total CBFIs in circulation:

RESOLUTIONS

FIRST. - Considering that 89.35% of the CBFIs represented at the Meeting account for 68.35% of the total CBFIs in circulation, the favorable vote required to adopt resolutions was not met, in accordance with the provisions of the Trust.

SECOND. - Considering that 75.31% of the CBFIs represented at the Meeting account for 57.61% of the total CBFIs in circulation, the favorable vote required to adopt resolutions was not met, in accordance with the provisions of the Trust.

THIRD. - Considering that 89.35% of the CBFIs represented at the Meeting account for 68.35% of the total CBFIs in circulation, the favorable vote required to adopt resolutions was not met, in accordance with the provisions of the Trust.

FOURTH. - With a favorable vote of 89.35% of the CBFIs represented at the Meeting, Jaime Cohen Bistre, Miguel Aliaga Gargollo, Alejandro Javier Leal Isla Garza, and Lizeth Mariel Pedraza Nava are authorized as special delegates of this Meeting so that, individually or jointly, any of them may instruct the Trustee of the Trust to carry out any actions necessary to implement the resolutions approved by this Meeting.

FIFTH. - The approval and signing of the minutes of the Extraordinary Holders' Meeting are resolved, and the Trustee is instructed to carry out the actions referred to herein, with this document serving as an instruction letter for all applicable legal purposes

SIXTH. - Without prejudice to the other resolutions of this Meeting, the Common Representative, the Trustee, Jaime Cohen Bistre, Miguel Aliaga Gargollo, Alejandro Javier Leal Isla Garza, and Lizeth Mariel Pedraza Nava are appointed as special delegates so that, if applicable, any of them individually or jointly may appear before the Notary Public of their choice to notarize all or part of this document and, if applicable, register the respective testimony with the corresponding Public Registry of Commerce.

About the Company

Fibra Inn is a Mexican trust formed primarily to acquire, develop, and rent hotel properties in Mexico. Fibra Inn is internally managed through its subsidiary, therefore it does not charge any asset management services fees. Fibra Inn has entered into franchise, license, and brand usage agreements with international hotel chains to operate their global brands; it also has domestic-brand properties. These brands have some of the hotel industry's top loyalty programs. Fibra Inn trades its Real Estate Investment Trust Certificates (Certificados Bursátiles Fiduciarios Inmobiliarios or "CBFIs") on the Mexican Stock Exchange under the ticker symbol "FINN13."

Note on Forward-Looking Statements

This press release may contain forward-looking statements. These are not historical facts but 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.