



EPRA RESEARCH

European Public Real Estate Association

Monthly Statistical Bulletin

April 2011

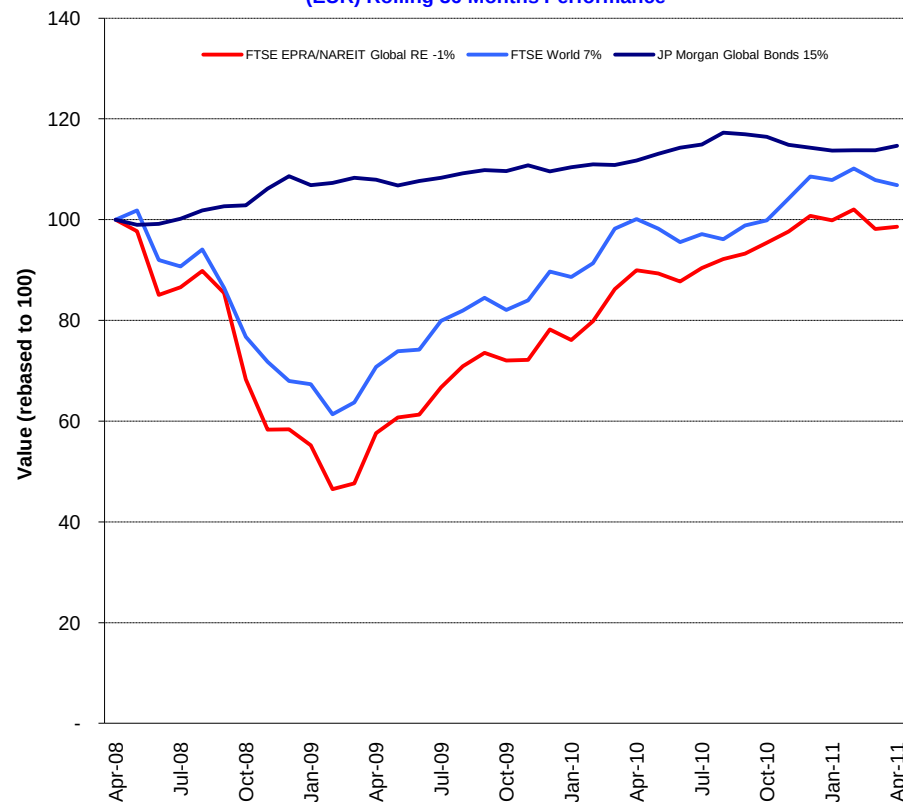


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In association with:



Graph 1: Global Developed Real Estate vs Equities & Bonds - Total Returns (EUR) Rolling 36 Months Performance



Comment

The FTSE EPRA/NAREIT Global RE Index is free float weighted. Full details of the free float weightings for each company are downloadable from the www.epra.com website. The ground rules are also available from the website.

Index downloads are available to the members of the association on a daily basis from www.epra.com. FTSE offer a constituent product that enables users to accurately benchmark against the FTSE EPRA/NAREIT Global Real Estate Index series. For more information, contact FTSE at info@ftse.com.

* Companies marked with * throughout the bulletin are tax transparent.

All calculated returns in the bulletin are geometric means.

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For an explanation of the graphs and details on the calculation, please refer to Section 11.

A disclaimer applies to this document. Please refer to page 219.

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Section 1

Size of the total real estate market

Size of the total real estate market - Europe

Countries	2009 GDP (\$ Bn)	2009 GDP per capita (\$)	2009 Real Estate (\$ Bn)	Apr-11 Total Listed (\$ Bn)	Apr-11 Number of Companies	Apr-11 Index Mrkt Cap (\$ Bn)	Apr-11 Total RE v Listed RE (%)	Apr-11 Stock Market (\$ Bn)	Apr-11 Stk Mkt v Listed RE (%)
Germany	3,380.06	40,976.82	1,521.02	25.00	41	8	1.64%	1,503.00	1.66%
United Kingdom	2,472.36	41,118.93	1,390.70	65.00	124	52	4.67%	3,337.00	1.95%
France	2,661.44	42,559.90	1,197.65	75.00	62	38	6.26%	1,761.00	4.26%
Italy	2,143.68	36,509.29	964.66	6.00	8	1	0.62%	740.03	0.81%
Spain	1,474.08	34,281.02	663.34	23.00	15	-	3.47%	788.97	2.92%
Russia	1,351.78	9,259.38	436.86	5.00	-	-	1.14%	720.98	0.69%
Netherlands	802.14	49,156.90	360.96	14.00	12	15	3.88%	356.01	3.93%
Switzerland	473.45	63,541.87	213.05	8.00	11	9	3.75%	1,330.13	0.60%
Belgium	471.71	45,584.85	212.27	6.00	19	5	2.83%	322.12	1.86%
Sweden	441.11	49,088.78	198.50	14.00	15	10	7.05%	669.16	2.09%
Turkey	647.46	9,041.02	207.59	-	12	-	0.00%	329.05	0.00%
Austria	383.53	46,914.63	172.59	11.00	13	3	6.37%	149.71	7.35%
Poland	449.76	11,657.82	156.95	6.00	8	-	3.82%	225.30	2.66%
Norway	399.16	87,248.70	179.62	4.00	6	1	2.23%	343.41	1.16%
Denmark	315.66	58,315.28	142.05	2.00	5	-	1.41%	275.53	0.73%
Greece	325.44	30,563.94	146.45	2.20	6	0	1.50%	75.32	2.92%
Ireland	244.89	59,860.96	110.20	2.10	1	-	1.91%	71.22	2.95%
Finland	246.31	47,230.93	110.84	3.00	5	3	2.71%	233.97	1.28%
Portugal	234.99	22,329.39	101.84	-	-	-	0.00%	98.98	0.00%
Czech Republic	190.04	18,518.70	77.38	-	-	-	0.00%	57.26	0.00%
Hungary	137.04	13,604.49	50.35	0.26	2	-	0.52%	37.03	0.70%
Romania *	170.59	7,667.47	51.77	0.50	-	-	0.97%	25.15	1.99%
Ukraine *	138.84	2,862.28	30.34	-	-	-	0.00%	33.28	0.00%
Slovakia *	88.35	16,345.99	34.51	-	-	-	0.00%	5.58	0.00%
Slovenia *	49.07	24,399.55	21.90	-	-	-	0.00%	9.31	0.00%
Luxembourg	52.75	113,930.45	23.74	-	1	-	0.00%	25.61	0.00%
Bulgaria *	46.78	6,222.40	13.24	-	-	-	0.00%	7.07	0.00%
Total Europe	19,792.48	37,754.90	8,790.37	272.06	366	145	3.09%	13,531.19	2.01%

* Country is not included in the selection universe

** Country is not calculated with the Emerging Market Correction Factor

Please refer to page 204 for further details on calculation methodology.

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Size of the total real estate market - Asia/Pacific, Africa/Middle East & Latin America

Countries	2009 GDP (\$ Bn)	2009 GDP per capita (\$)	2009 Real Estate (\$ Bn)	Apr-11 Total Listed (\$ Bn)	Apr-11 Number of Companies	Apr-11 Index Mrkt Cap (\$ Bn)	Apr-11 Total RE v Listed RE (%)	Apr-11 Stock Market (\$ Bn)	Apr-11 Stk Mkt v Listed RE (%)
Japan	4,805.54	37,696.39	2,162.49	163.00	113	76	7.54%	3,998.00	4.08%
Hong Kong/China	4,530.02	3,490.38	1,057.59	174.00	200	120	16.45%	6,242.00	2.79%
South Korea	962.17	20,106.42	402.66	1.00	12	-	0.25%	1,221.71	0.08%
India	1,259.32	1,172.38	204.38	8.00	16	-	3.91%	1,631.00	0.49%
Australia	928.06	46,414.43	417.63	72.00	65	75	17.24%	1,485.00	4.85%
Taiwan	340.46	15,049.94	129.37	4.00	31	-	3.09%	939.48	0.43%
Indonesia	492.14	2,177.56	98.18	0.14	30	-	0.14%	396.07	0.04%
Thailand	257.38	4,035.22	63.07	4.00	140	-	6.34%	296.40	1.35%
Malaysia	196.77	7,723.90	59.86	0.70	88	-	1.17%	431.46	0.16%
Singapore	180.75	41,514.19	162.68	39.00	50	40	23.97%	595.97	6.54%
New Zealand	124.74	31,121.83	60.38	3.15	8	1	5.22%	39.71	7.93%
Pakistan	155.35	965.10	23.63	-	-	-	0.00%	45.00	0.00%
Philippines	155.03	1,749.29	28.75	4.00	52	-	13.91%	156.64	2.55%
Vietnam *	86.27	1,035.00	13.43	-	-	-	0.00%	-	0.00%
Total Asia-Pacific	14,473.98	19,439.06	4,884.08	472.99	805	312	9.68%	17,478.44	2.71%
Egypt	112.00	1,373.73	19.16	11.00	2	-	57.40%	115.12	9.56%
Israel	149.00	21,132.35	63.40	4.14	-	-	6.53%	167.56	2.47%
Morocco	84.82	2,683.52	18.14	3.00	-	-	16.54%	86.87	3.45%
South Africa	261.00	5,257.55	69.85	8.62	7	-	12.35%	406.13	2.12%
Total Africa/Middle East	606.82	30,447.15	170.55	26.77	9	-	15.69%	775.68	3.45%
Mexico	977.26	9,310.83	316.41	0.10	3	-	0.03%	498.51	0.02%
Brazil	1,515.67	8,127.42	469.00	0.70	26	-	0.15%	1,446.00	0.05%
Argentina	294.40	7,599.02	89.08	0.60	2	-	0.67%	58.65	1.02%
Venezuela *	287.62	11,548.82	100.06	-	-	-	0.00%	4.32	0.00%
Colombia	224.18	5,478.16	60.82	-	-	-	0.00%	206.23	0.00%
Chile	164.26	10,372.75	55.13	0.30	17	-	0.54%	342.93	0.09%
Peru	121.59	4,481.81	30.85	-	6	-	0.00%	93.28	0.00%
Total Latin America	3,584.99	8,494.69	1,121.36	1.70	54	-	0.15%	2,649.93	0.06%

* Country is not included in the selection universe

** Country is not calculated with the Emerging Market Correction Factor

Please refer to page 204 for further details on calculation methodology.

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Size of the total real estate market - North America & Global

Countries	2009 GDP (\$ Bn)	2009 GDP per capita (\$)	2009 Real Estate (\$ Bn)	Apr-11 Total Listed (\$ Bn)	Apr-11 Number of Companies	Apr-11 Index Mrkt Cap (\$ Bn)	Apr-11 Total RE v Listed RE (%)	Apr-11 Stock Market (\$ Bn)	Apr-11 Stk Mkt v Listed RE (%)
United States	14,104.31	48,130.02	6,346.94	378.00	195	368	5.96%	1,543.00	24.50%
Canada	1,396.83	43,467.68	628.58	56.00	45	41	8.91%	2,103.00	2.66%
Total Nth America	15,501.14	47,709.89	6,975.51	434.00	240	409	6.22%	3,646.00	11.90%
World	53,959.42	-	21,941.88	1,207.52	1,474	866	5.50%	38,081.24	3.17%

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** Country is not calculated with the Emerging Market Correction Factor

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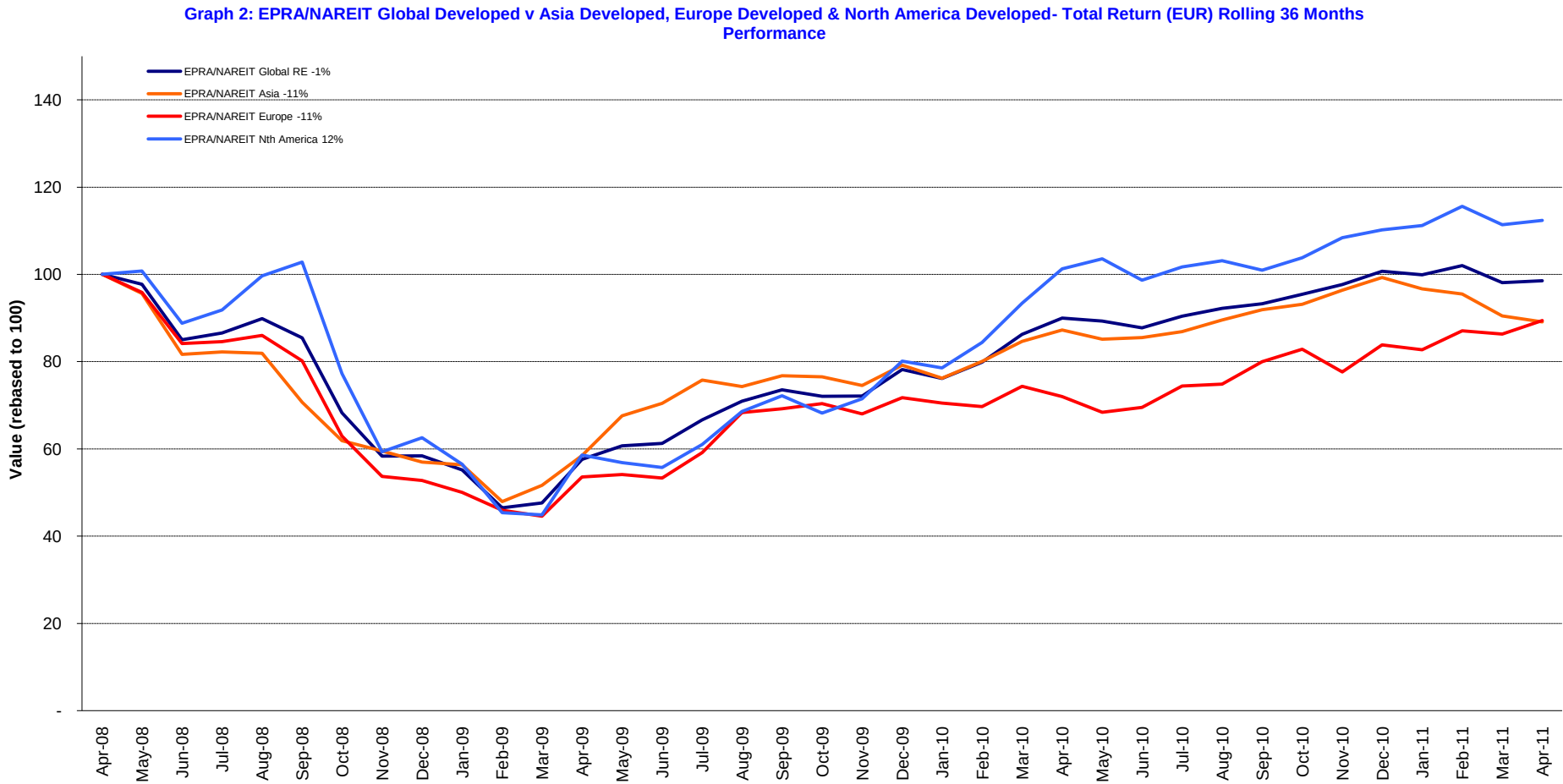
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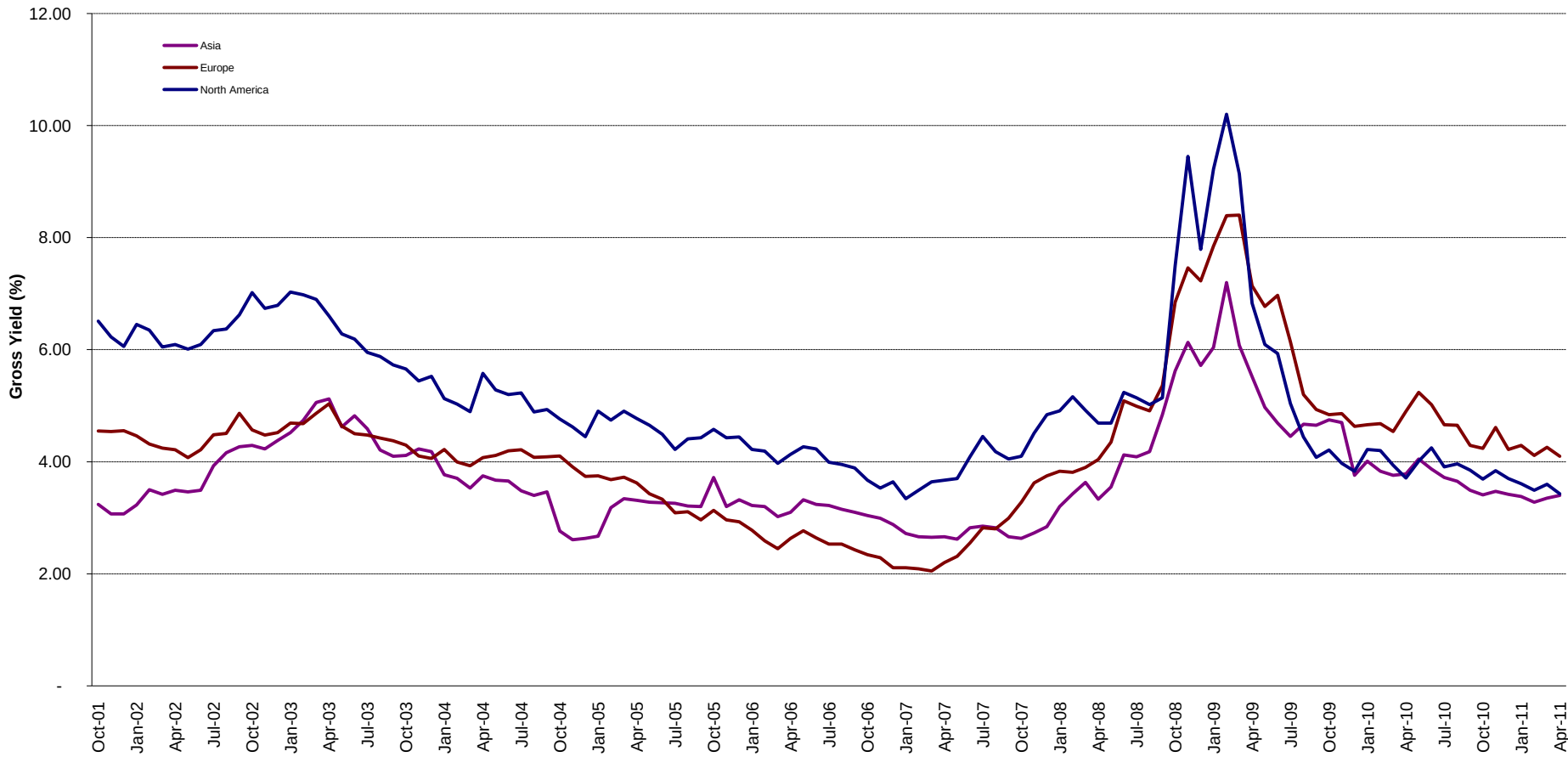
Section 2

FTSE EPRA/NAREIT Global Developed Real Estate Index Series

FTSE EPRA/NAREIT Global Developed Index Series

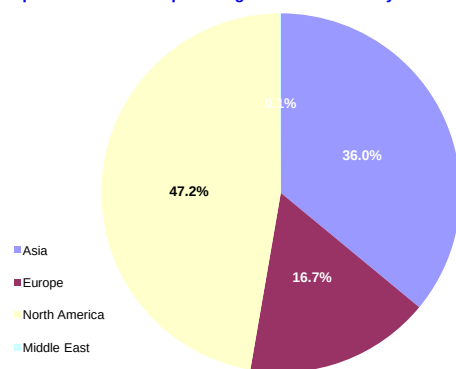


Graph 3: Dividend Yields

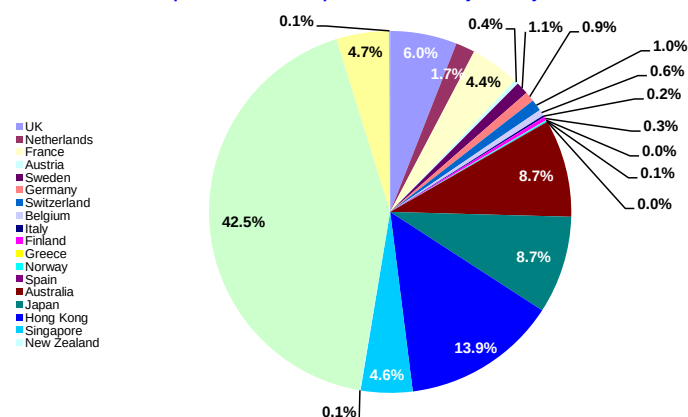


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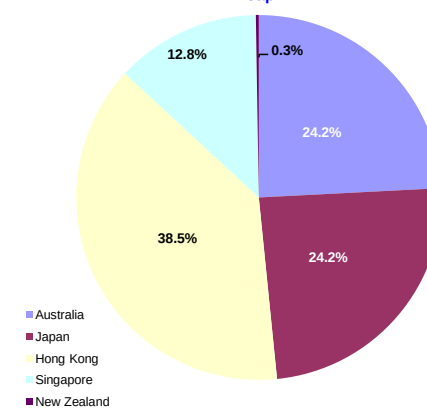
Graph 4: Global Developed - Regional Breakdown by Market Cap



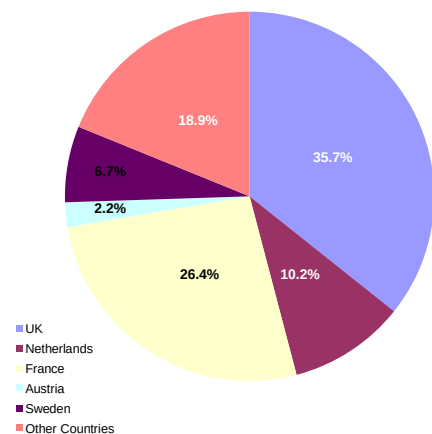
Graph 5: Global Developed - Breakdown by Country



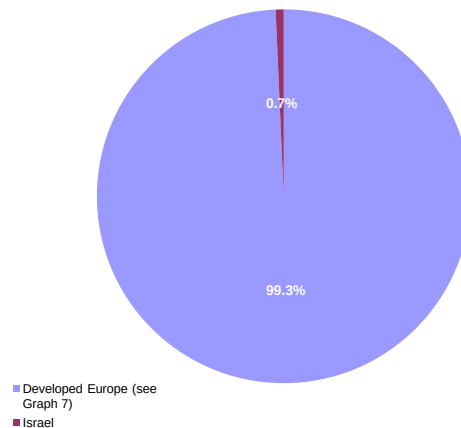
Graph 6: Asia Developed - Country Breakdown by Market Cap



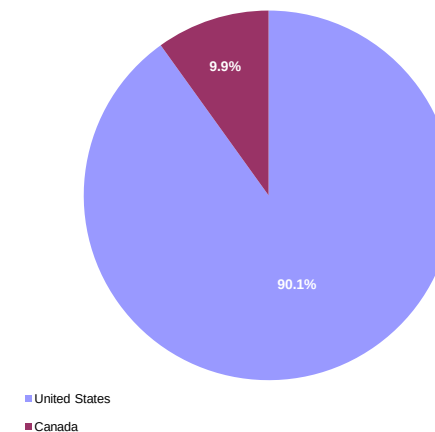
Graph 7: Europe Developed - Country Breakdown by Market Cap



Graph 8: Europe Plus Middle East (EMEA) - Country Breakdown by Market Cap



Graph 9: North America Developed - Country Breakdown by Market Cap



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FTSE EPRA/NAREIT Global Developed Index Series - Index Performance

Gross Total Return															
Index Description	Curr	Close Value Apr-11	Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Global	EUR	2,207.93	584,380.15	100.00	3.51	8.18	5.50	-1.37	-0.48	9.55	0.46	0.46	-2.15	18.36	25.95
Asia	EUR	1,636.34	210,343.64	35.99	3.40	6.55	4.42	-1.22	-3.78	2.10	-1.50	-1.50	-10.24	19.38	24.49
Europe	EUR	2,288.19	97,732.92	16.72	4.00	6.31	6.32	-5.07	-3.66	24.19	3.60	3.60	6.65	18.91	26.82
North America	EUR	2,837.85	275,618.32	47.16	3.43	12.68	6.53	0.26	3.97	10.99	0.90	0.90	1.96	23.52	35.05
Global ex Asia	EUR	2,612.87	374,036.51	64.01	3.58	8.96	6.30	-1.41	1.58	14.28	1.59	1.59	3.14	20.90	31.27
Global ex Europe	EUR	2,153.83	486,647.23	83.28	3.42	8.83	5.51	-0.44	0.26	6.98	-0.15	-0.15	-3.74	19.32	26.85
Global ex North America	EUR	1,944.02	308,761.83	52.84	3.58	6.78	5.71	-2.60	-3.72	8.20	0.06	0.06	-5.52	17.37	22.76
Global ex United States	EUR	2,023.11	336,092.10	57.51	3.70	6.98	6.06	-1.97	-2.68	9.17	-0.01	-0.01	-4.70	17.23	22.77
Global ex Japan	EUR	1,284.76	533,437.35	91.28	3.62	-NA-	-NA-	-0.84	0.21	11.46	0.67	0.67	-0.31	-NA-	27.32
Global Dividend+	EUR	1,910.73	486,035.64	83.17	4.00	-NA-	-NA-	-NA-	2.13	12.41	0.79	0.79	-0.32	-NA-	26.76
Global	USD	3,144.47	866,981.41	100.00	3.51	9.22	11.00	1.92	-2.07	22.24	5.02	5.02	8.22	20.77	32.04
Asia	USD	2,401.56	312,064.03	35.99	3.40	7.73	9.89	2.06	-5.31	13.92	2.98	2.98	-0.73	21.61	31.12
Europe	USD	3,370.86	144,995.73	16.72	4.00	7.51	11.92	-1.92	-5.20	38.54	8.31	8.31	17.94	22.87	34.84
North America	USD	4,018.72	408,904.99	47.16	3.43	13.73	11.70	3.60	2.31	23.84	5.49	5.49	12.76	24.85	38.87
Global ex Asia	USD	3,722.85	554,917.38	64.01	3.58	10.01	11.53	1.86	-0.04	27.50	6.20	6.20	14.06	22.99	36.31
Global ex Europe	USD	3,078.14	721,985.69	83.28	3.42	9.89	10.74	2.87	-1.34	19.36	4.38	4.38	6.46	21.24	32.36
Global ex North America	USD	2,788.03	458,076.42	52.84	3.58	7.84	10.99	0.64	-5.26	20.72	4.61	4.61	4.49	20.40	30.38
Global ex United States	USD	2,994.56	498,623.38	57.51	3.70	8.19	11.71	1.29	-4.23	21.81	4.53	4.53	5.39	20.26	30.25
Global ex Japan	USD	1,458.86	791,403.11	91.28	3.62	-NA-	-NA-	2.46	-1.39	24.36	5.24	5.24	10.25	-NA-	33.35
Global ex Australia	USD	1,544.98	791,507.07	91.29	3.27	-NA-	-NA-	-NA-	-0.88	45.35	4.93	4.93	41.03	-NA-	35.20
Global ex Australia Hedged	USD	1,501.31	791,507.07	91.29	0.00	-NA-	-NA-	1.40	-1.13	17.61	3.61	3.61	5.93	-NA-	30.12
Global Dividend+	USD	2,341.50	721,078.33	83.17	4.00	-NA-	12.37	4.10	0.51	25.42	5.37	5.37	10.23	-NA-	32.57

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT Global Developed Index Series - Index Performance

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Index Description	Curr	Close Value Apr-11	Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Global	GBP	3,038.25	519,790.04	100.00	3.51	9.45	9.31	3.68	3.70	12.17	0.93	0.93	1.58	19.34	28.34
Asia	GBP	2,320.44	187,094.87	35.99	3.40	7.92	8.22	3.83	0.27	4.54	-1.03	-1.03	-6.82	19.58	26.11
Europe	GBP	3,257.00	86,930.74	16.72	4.00	7.87	10.22	-0.22	0.38	27.14	4.09	4.09	10.71	20.51	30.15
North America	GBP	3,882.97	245,154.90	47.16	3.43	13.90	10.00	5.40	8.34	13.64	1.38	1.38	5.84	24.60	37.34
Global ex Asia	GBP	3,597.09	332,695.17	64.01	3.58	10.30	9.84	3.63	5.85	17.01	2.06	2.06	7.06	22.15	33.87
Global ex Europe	GBP	2,974.17	432,859.30	83.28	3.42	10.08	9.06	4.65	4.48	9.54	0.32	0.32	-0.07	20.09	28.98
Global ex North America	GBP	2,693.85	274,635.14	52.84	3.58	8.08	9.30	2.39	0.33	10.79	0.53	0.53	-1.92	18.03	25.08
Global ex United States	GBP	2,893.41	298,944.66	57.51	3.70	8.37	10.01	3.05	1.41	11.78	0.46	0.46	-1.07	17.91	24.94
Global ex Japan	GBP	1,409.58	474,477.82	91.28	3.62	-NA-	-NA-	4.23	4.42	14.12	1.14	1.14	3.49	-NA-	29.87
Global Dividend+	GBP	2,516.26	432,315.30	83.17	4.00	-NA-	10.66	5.91	6.43	15.10	1.26	1.26	3.47	-NA-	29.33
Global	JPY	2,492.72	70,346,871.74	100.00	3.51	6.41	6.43	-4.82	-9.99	5.50	2.82	2.82	8.26	22.38	33.90
Asia	JPY	1,903.79	25,320,875.42	35.99	3.40	4.97	5.37	-4.68	-12.97	-1.67	0.82	0.82	-0.69	23.18	33.05
Europe	JPY	2,672.19	11,764,953.20	16.72	4.00	4.75	7.32	-8.40	-12.87	19.58	6.04	6.04	17.99	23.84	35.87
North America	JPY	3,185.77	33,178,551.19	47.16	3.43	10.81	7.11	-3.24	-5.96	6.88	3.27	3.27	12.80	26.20	40.41
Global ex Asia	JPY	2,951.22	45,025,996.32	64.01	3.58	7.18	6.94	-4.87	-8.13	10.05	3.97	3.97	14.11	24.28	37.76
Global ex Europe	JPY	2,440.14	58,581,918.54	83.28	3.42	7.07	6.19	-3.93	-9.32	3.02	2.19	2.19	6.50	22.96	34.39
Global ex North America	JPY	2,210.15	37,168,320.55	52.84	3.58	5.07	6.42	-6.01	-12.92	4.20	2.41	2.41	4.54	21.92	32.11
Global ex United States	JPY	2,373.89	40,458,300.77	57.51	3.70	5.41	7.09	-5.40	-11.98	5.14	2.34	2.34	5.43	21.90	32.08
Global ex Japan	JPY	1,156.48	64,214,448.29	91.28	3.62	-NA-	-NA-	-4.31	-9.37	7.33	3.03	3.03	10.30	-NA-	35.20
Global Dividend+	JPY	1,714.55	58,508,295.40	83.17	4.00	-NA-	-NA-	-NA-	-7.63	8.25	3.16	3.16	10.28	-NA-	34.32

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT Global Developed Index Series - Index Performance

Gross Total Return															
Index Description	Curr	Close Value Apr-11	Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Global	AUD	1,880.22	792,230.27	135.57	3.51	-NA-	-NA-	-NA-	-NA-	3.97	-0.76	-0.76	1.36	-NA-	-NA-
Asia	AUD	1,436.00	285,157.87	48.80	3.40	-NA-	-NA-	-NA-	-NA-	-3.10	-2.69	-2.69	-7.02	-NA-	-NA-
Europe	AUD	2,015.59	132,494.19	22.67	4.00	-NA-	-NA-	-NA-	-NA-	17.84	2.35	2.35	10.47	-NA-	-NA-
North America	AUD	2,402.98	373,649.21	63.94	3.43	-NA-	-NA-	-NA-	-NA-	5.34	-0.32	-0.32	5.62	-NA-	-NA-
Global ex Asia	AUD	2,226.06	507,072.40	86.77	3.58	-NA-	-NA-	-NA-	-NA-	8.45	0.36	0.36	6.83	-NA-	-NA-
Global ex Europe	AUD	1,840.56	659,736.08	112.90	3.42	-NA-	-NA-	-NA-	-NA-	1.53	-1.36	-1.36	-0.28	-NA-	-NA-
Global ex North America	AUD	1,667.09	418,581.07	71.63	3.58	-NA-	-NA-	-NA-	-NA-	2.69	-1.15	-1.15	-2.13	-NA-	-NA-
Global ex United States	AUD	1,790.59	455,632.07	77.97	3.70	-NA-	-NA-	-NA-	-NA-	3.61	-1.22	-1.22	-1.28	-NA-	-NA-
Global ex Japan	AUD	872.32	723,168.33	123.75	3.62	-NA-	-NA-	-NA-	-NA-	5.78	-0.54	-0.54	3.27	-NA-	-NA-
Global Dividend+	AUD	1,630.93	658,906.95	112.75	4.00	-NA-	-NA-	-NA-	-NA-	6.68	-0.43	-0.43	3.25	-NA-	-NA-
Global ex Australia Hedged	AUD	1,517.40	723,263.33	91.29	0.00	-NA-	-NA-	1.14	-2.32	19.99	3.78	3.78	7.35	-NA-	31.37
Global Hedged	AUD	1,410.98	792,230.27	8.71	0.00	-NA-	-NA-	0.09	-3.68	18.34	3.47	3.47	7.03	-NA-	30.12

* -5 & -3 Years Total Returns are annualised

Version: April 2011

FTSE EPRA/NAREIT Global Developed Index Series - Index Performance

Net Total Return															
Index Description	Curr	Close Value Apr-11	Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Global	EUR	2,126.00	584,380.15	100.00	2.91	-NA-	-NA-	-2.00	-1.23	8.86	0.40	0.40	-2.33	-NA-	25.93
Asia	EUR	1,633.87	210,343.64	35.99	3.36	-NA-	-NA-	-1.26	-3.83	2.06	-1.50	-1.50	-10.26	-NA-	24.49
Europe	EUR	1,393.62	97,732.92	16.72	3.32	-NA-	-NA-	-5.67	-4.39	23.27	3.42	3.42	6.38	-NA-	26.73
North America	EUR	2,646.71	275,618.32	47.16	2.43	-NA-	-NA-	-0.96	2.49	9.76	0.85	0.85	1.64	-NA-	35.03
Global ex Asia	EUR	2,460.15	374,036.51	64.01	2.66	-NA-	-NA-	-2.44	0.33	13.13	1.50	1.50	2.83	-NA-	31.22
Global ex Europe	EUR	2,074.07	486,647.23	83.28	2.83	-NA-	-NA-	-1.08	-0.49	6.32	-0.19	-0.19	-3.91	-NA-	26.85
Global ex North America	EUR	1,917.62	308,761.83	52.84	3.34	-NA-	-NA-	-2.81	-3.97	7.94	0.00	0.00	-5.60	-NA-	22.73
Global ex US	EUR	1,985.88	336,092.10	57.51	3.38	-NA-	-NA-	-2.26	-3.02	8.82	-0.07	-0.07	-4.81	-NA-	22.74
Global ex Japan	EUR	981.85	533,437.35	91.28	0.00	-NA-	-NA-	-5.06	-4.40	7.33	0.34	0.34	-1.41	-NA-	27.23
Global	USD	3,027.82	866,981.41	100.00	2.91	-NA-	-NA-	1.26	-2.81	21.47	4.96	4.96	8.01	-NA-	32.02
Asia	USD	2,397.94	312,064.03	35.99	3.36	-NA-	-NA-	2.03	-5.36	13.88	2.98	2.98	-0.75	-NA-	31.12
Europe	USD	1,642.40	144,995.73	16.72	3.32	-NA-	-NA-	-2.54	-5.92	37.53	8.12	8.12	17.64	-NA-	34.79
North America	USD	3,748.02	408,904.99	47.16	2.43	-NA-	-NA-	2.34	0.85	22.47	5.43	5.43	12.40	-NA-	38.83
Global ex Asia	USD	3,505.31	554,917.38	64.01	2.66	-NA-	-NA-	0.81	-1.27	26.22	6.11	6.11	13.71	-NA-	36.25
Global ex Europe	USD	2,964.14	721,985.69	83.28	2.83	-NA-	-NA-	2.21	-2.08	18.63	4.35	4.35	6.27	-NA-	32.35
Global ex North America	USD	2,750.23	458,076.42	52.84	3.34	-NA-	-NA-	0.42	-5.50	20.43	4.55	4.55	4.40	-NA-	30.36
Global ex US	USD	2,939.45	498,623.38	57.51	3.38	-NA-	-NA-	0.99	-4.57	21.42	4.47	4.47	5.27	-NA-	30.23
Global ex Japan	USD	1,399.07	791,403.11	91.28	2.98	-NA-	-NA-	1.73	-2.21	23.51	5.18	5.18	10.02	-NA-	33.32

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT Global Developed Index Series - Index Performance

Net Total Return															
Index Description	Curr	Close Value Apr-11	Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Global	GBP	2,925.54	519,790.04	100.00	2.91	-NA-	-NA-	3.02	2.92	11.47	0.87	0.87	1.38	-NA-	28.30
Asia	GBP	2,316.94	187,094.87	35.99	3.36	-NA-	-NA-	3.80	0.22	4.50	-1.04	-1.04	-6.84	-NA-	26.15
Europe	GBP	1,586.92	86,930.74	16.72	3.32	-NA-	-NA-	-0.85	-0.38	26.21	3.90	3.90	10.43	-NA-	30.12
North America	GBP	3,621.42	245,154.90	47.16	2.43	-NA-	-NA-	4.11	6.80	12.39	1.32	1.32	5.51	-NA-	37.28
Global ex Asia	GBP	3,386.90	332,695.17	64.01	2.66	-NA-	-NA-	2.56	4.55	15.83	1.98	1.98	6.74	-NA-	33.81
Global ex Europe	GBP	2,864.02	432,859.30	83.28	2.83	-NA-	-NA-	3.98	3.69	8.86	0.28	0.28	-0.25	-NA-	28.95
Global ex North America	GBP	2,657.33	274,635.14	52.84	3.34	-NA-	-NA-	2.16	0.07	10.52	0.47	0.47	-2.00	-NA-	25.06
Global ex US	GBP	2,840.17	298,944.66	57.51	3.38	-NA-	-NA-	2.74	1.05	11.42	0.40	0.40	-1.19	-NA-	24.92
Global ex Japan	GBP	1,351.81	474,477.82	91.28	2.98	-NA-	-NA-	3.49	3.55	13.35	1.08	1.08	3.28	-NA-	29.83
Global	JPY	2,400.24	70,346,871.74	100.00	2.91	-NA-	-NA-	-5.43	-10.67	4.84	2.76	2.76	8.05	-NA-	33.87
Asia	JPY	1,900.92	25,320,875.42	35.99	3.36	-NA-	-NA-	-4.71	-13.02	-1.71	0.82	0.82	-0.71	-NA-	33.05
Europe	JPY	1,301.98	11,764,953.20	16.72	3.32	-NA-	-NA-	-8.98	-13.54	18.70	5.85	5.85	17.70	-NA-	35.81
North America	JPY	2,971.17	33,178,551.19	47.16	2.43	-NA-	-NA-	-4.42	-7.31	5.70	3.22	3.22	12.45	-NA-	40.37
Global ex Asia	JPY	2,778.77	45,025,996.32	64.01	2.66	-NA-	-NA-	-5.85	-9.26	8.94	3.88	3.88	13.76	-NA-	37.70
Global ex Europe	JPY	2,349.77	58,581,918.54	83.28	2.83	-NA-	-NA-	-4.54	-10.00	2.39	2.16	2.16	6.31	-NA-	34.38
Global ex North America	JPY	2,180.20	37,168,320.55	52.84	3.34	-NA-	-NA-	-6.21	-13.15	3.95	2.35	2.35	4.44	-NA-	32.09
Global ex US	JPY	2,330.20	40,458,300.77	57.51	3.38	-NA-	-NA-	-5.68	-12.29	4.79	2.27	2.27	5.31	-NA-	32.05
Global ex Japan	JPY	1,109.09	64,214,448.29	91.28	2.98	-NA-	-NA-	-4.99	-10.12	6.60	2.97	2.97	10.07	-NA-	35.16

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FTSE EPRA/NAREIT Global Developed Index Series - Index Performance

Net Total Return			Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
Index Description	Curr	Close Value Apr-11													
Global	AUD	1,810.47	792,230.27	135.57	2.91	-NA-	-NA-	-NA-	-NA-	3.32	-0.81	-0.81	1.17	-NA-	-NA-
Asia	AUD	1,433.84	285,157.87	48.80	3.36	-NA-	-NA-	-NA-	-NA-	-3.14	-2.69	-2.69	-7.04	-NA-	-NA-
Europe	AUD	982.07	132,494.19	22.67	3.32	-NA-	-NA-	-NA-	-NA-	16.98	2.17	2.17	10.20	-NA-	-NA-
North America	AUD	2,241.11	373,649.21	63.94	2.43	-NA-	-NA-	-NA-	-NA-	4.17	-0.37	-0.37	5.28	-NA-	-NA-
Global ex Asia	AUD	2,095.98	507,072.40	86.77	2.66	-NA-	-NA-	-NA-	-NA-	7.36	0.27	0.27	6.51	-NA-	-NA-
Global ex Europe	AUD	1,772.40	659,736.08	112.90	2.83	-NA-	-NA-	-NA-	-NA-	0.91	-1.39	-1.39	-0.46	-NA-	-NA-
Global ex North America	AUD	1,644.49	418,581.07	71.63	3.34	-NA-	-NA-	-NA-	-NA-	2.44	-1.20	-1.20	-2.21	-NA-	-NA-
Global ex US	AUD	1,757.64	455,632.07	77.97	3.38	-NA-	-NA-	-NA-	-NA-	3.28	-1.28	-1.28	-1.40	-NA-	-NA-
Global ex Japan	AUD	666.67	723,168.33	123.75	0.00	-NA-	-NA-	-NA-	-NA-	1.86	-0.87	-0.87	2.12	-NA-	-NA-

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FTSE EPRA/NAREIT Global Developed Index Series - Index Performance

Price Return			Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11													
Global	EUR	1,340.03	584,380.15	100.00	0.00	3.53	1.02	-5.29	-4.79	5.64	0.14	0.14	-3.21	18.32	25.87
Asia	EUR	1,097.03	210,343.64	35.99	0.00	3.06	0.72	-4.65	-7.39	-1.10	-1.69	-1.69	-11.06	19.33	24.54
Europe	EUR	1,473.90	97,732.92	16.72	0.00	2.12	2.26	-8.85	-8.18	18.89	2.66	2.66	5.04	18.79	26.45
North America	EUR	1,582.27	275,618.32	47.16	0.00	6.04	1.34	-4.23	-0.99	6.86	0.71	0.71	0.87	23.46	35.00
Global ex Asia	EUR	1,513.16	374,036.51	64.01	0.00	3.37	1.45	-5.67	-3.24	9.88	1.20	1.20	1.91	20.78	31.05
Global ex Europe	EUR	1,298.63	486,647.23	83.28	0.00	4.11	0.93	-4.41	-4.02	3.29	-0.35	-0.35	-4.70	19.29	26.88
Global ex North America	EUR	1,282.26	308,761.83	52.84	0.00	3.06	1.88	-6.11	-7.59	4.46	-0.36	-0.36	-6.56	17.32	22.66
Global ex United States	EUR	1,319.04	336,092.10	57.51	0.00	3.20	2.10	-5.65	-6.76	5.23	-0.43	-0.43	-5.80	17.18	22.68
Global ex Japan	EUR	981.85	533,437.35	91.28	0.00	-NA-	-NA-	-5.06	-4.40	7.33	0.34	0.34	-1.41	-NA-	27.23
Global Dividend+	EUR	1,525.29	486,035.64	83.17	0.00	-NA-	-NA-	-NA-	-2.93	7.83	0.43	0.43	-1.56	-NA-	26.67
Global	USD	1,916.07	866,981.41	100.00	0.00	4.55	6.29	-2.13	-6.31	17.87	4.69	4.69	7.04	20.67	31.92
Asia	USD	1,608.62	312,064.03	35.99	0.00	4.20	5.98	-1.48	-8.87	10.35	2.78	2.78	-1.64	21.55	31.10
Europe	USD	2,171.53	144,995.73	16.72	0.00	3.27	7.65	-5.82	-9.65	32.64	7.32	7.32	16.16	22.79	34.59
North America	USD	2,240.28	408,904.99	47.16	0.00	7.02	6.27	-1.05	-2.57	19.23	5.29	5.29	11.55	24.73	38.74
Global ex Asia	USD	2,155.05	554,917.38	64.01	0.00	4.36	6.44	-2.54	-4.78	22.60	5.80	5.80	12.70	22.84	36.07
Global ex Europe	USD	1,855.38	721,985.69	83.28	0.00	5.12	5.93	-1.23	-5.55	15.25	4.18	4.18	5.39	21.17	32.31
Global ex North America	USD	1,838.92	458,076.42	52.84	0.00	4.08	6.97	-2.98	-9.07	16.55	4.17	4.17	3.33	20.34	30.27
Global ex United States	USD	1,952.42	498,623.38	57.51	0.00	4.37	7.54	-2.51	-8.25	17.42	4.09	4.09	4.18	20.21	30.15
Global ex Japan	USD	1,114.93	791,403.11	91.28	0.00	-NA-	-NA-	-1.91	-5.93	19.75	4.90	4.90	9.02	-NA-	33.23
Global ex Australia	USD	1,223.27	791,507.07	91.29	0.00	-NA-	-NA-	-NA-	-4.92	18.39	4.57	4.57	6.83	-NA-	32.06
Global ex Australia Hedged	USD	1,188.62	791,507.07	91.29	0.00	-NA-	-NA-	-2.35	-5.16	13.61	3.25	3.25	4.80	-NA-	29.97
Global Dividend+	USD	1,869.16	721,078.33	83.17	0.00	-NA-	6.80	-0.70	-4.48	20.32	4.99	4.99	8.86	-NA-	32.45

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FTSE EPRA/NAREIT Global Developed Index Series - Index Performance

Price Return			Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11													
Global	GBP	1,851.35	519,790.04	100.00	0.00	4.77	4.68	-0.44	-0.79	8.17	0.61	0.61	0.47	19.23	28.17
Asia	GBP	1,554.28	187,094.87	35.99	0.00	4.39	4.37	0.23	-3.50	1.27	-1.23	-1.23	-7.68	19.47	26.02
Europe	GBP	2,098.18	86,930.74	16.72	0.00	3.62	6.02	-4.18	-4.32	21.72	3.14	3.14	9.03	20.49	29.99
North America	GBP	2,164.61	245,154.90	47.16	0.00	7.18	4.65	0.67	3.17	9.42	1.19	1.19	4.71	24.46	37.15
Global ex Asia	GBP	2,082.25	332,695.17	64.01	0.00	4.64	4.82	-0.85	0.83	12.51	1.68	1.68	5.79	22.00	33.61
Global ex Europe	GBP	1,792.71	432,859.30	83.28	0.00	5.30	4.31	0.48	0.02	5.76	0.12	0.12	-1.07	19.98	28.86
Global ex North America	GBP	1,776.80	274,635.14	52.84	0.00	4.31	5.34	-1.30	-3.71	6.95	0.11	0.11	-3.00	17.96	24.95
Global ex United States	GBP	1,886.47	298,944.66	57.51	0.00	4.54	5.91	-0.82	-2.84	7.75	0.04	0.04	-2.21	17.83	24.82
Global ex Japan	GBP	1,077.27	474,477.82	91.28	0.00	-NA-	-NA-	-0.21	-0.38	9.90	0.81	0.81	2.34	-NA-	29.70
Global Dividend+	GBP	2,008.67	432,315.30	83.17	0.00	-NA-	5.18	1.02	1.15	10.41	0.90	0.90	2.18	-NA-	29.15
Global	JPY	1,518.93	70,346,871.74	100.00	0.00	1.86	1.92	-8.60	-13.89	1.74	2.49	2.49	7.08	22.29	33.76
Asia	JPY	1,275.21	25,320,875.42	35.99	0.00	1.53	1.62	-7.99	-16.24	-4.75	0.62	0.62	-1.60	23.13	33.02
Europe	JPY	1,721.44	11,764,953.20	16.72	0.00	0.62	3.22	-12.04	-16.96	14.48	5.07	5.07	16.21	23.76	35.59
North America	JPY	1,775.94	33,178,551.19	47.16	0.00	4.28	1.89	-7.58	-10.46	2.91	3.08	3.08	11.59	26.07	40.27
Global ex Asia	JPY	1,708.37	45,025,996.32	64.01	0.00	1.68	2.05	-8.98	-12.49	5.82	3.58	3.58	12.75	24.13	37.50
Global ex Europe	JPY	1,470.82	58,581,918.54	83.28	0.00	2.43	1.57	-7.76	-13.19	-0.53	1.99	1.99	5.44	22.88	34.33
Global ex North America	JPY	1,457.77	37,168,320.55	52.84	0.00	1.41	2.57	-9.39	-16.42	0.59	1.98	1.98	3.38	21.87	31.98
Global ex United States	JPY	1,547.75	40,458,300.77	57.51	0.00	1.69	3.09	-8.95	-15.67	1.34	1.91	1.91	4.22	21.85	31.95
Global ex Japan	JPY	883.84	64,214,448.29	91.28	0.00	-NA-	-NA-	-8.39	-13.54	3.36	2.70	2.70	9.07	-NA-	35.06
Global Dividend+	JPY	1,368.68	58,508,295.40	83.17	0.00	-NA-	-NA-	-NA-	-12.21	3.85	2.79	2.79	8.90	-NA-	34.17

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT Global Developed Index Series - Index Performance

Price Return			Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11													
Global	AUD	1,145.71	792,230.27	135.57	0.00	-NA-	-NA-	-NA-	-NA-	0.26	-1.07	-1.07	0.26	-NA-	-NA-
Asia	AUD	961.87	285,157.87	48.80	0.00	-NA-	-NA-	-NA-	-NA-	-6.13	-2.88	-2.88	-7.87	-NA-	-NA-
Europe	AUD	1,298.46	132,494.19	22.67	0.00	-NA-	-NA-	-NA-	-NA-	12.82	1.42	1.42	8.80	-NA-	-NA-
North America	AUD	1,339.57	373,649.21	63.94	0.00	-NA-	-NA-	-NA-	-NA-	1.42	-0.50	-0.50	4.48	-NA-	-NA-
Global ex Asia	AUD	1,288.60	507,072.40	86.77	0.00	-NA-	-NA-	-NA-	-NA-	4.29	-0.02	-0.02	5.56	-NA-	-NA-
Global ex Europe	AUD	1,109.42	659,736.08	112.90	0.00	-NA-	-NA-	-NA-	-NA-	-1.97	-1.55	-1.55	-1.28	-NA-	-NA-
Global ex North America	AUD	1,099.57	418,581.07	71.63	0.00	-NA-	-NA-	-NA-	-NA-	-0.87	-1.56	-1.56	-3.21	-NA-	-NA-
Global ex United States	AUD	1,167.44	455,632.07	77.97	0.00	-NA-	-NA-	-NA-	-NA-	-0.12	-1.63	-1.63	-2.42	-NA-	-NA-
Global ex Japan	AUD	666.67	723,168.33	123.75	0.00	-NA-	-NA-	-NA-	-NA-	1.86	-0.87	-0.87	2.12	-NA-	-NA-
Global Dividend+	AUD	1,301.93	658,906.95	112.75	0.00	-NA-	-NA-	-NA-	-NA-	2.34	-0.78	-0.78	1.96	-NA-	-NA-
Global ex Australia Hedged	AUD	1,202.28	723,263.33	91.29	0.00	-NA-	-NA-	-2.59	-6.29	15.95	3.44	3.44	6.23	-NA-	31.29
Global Hedged	AUD	1,099.39	792,230.27	100.00	0.00	-NA-	-NA-	-3.87	-7.84	14.14	3.16	3.16	5.89	-NA-	30.06

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FTSE EPRA/NAREIT Global Developed Index Series - Local Currency Indices

Index Description	Curr	Close Value Apr-11	12 Mths Estimated Div Yld (%) Apr-11	Rtn (%) - 20 Yrs	Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Gross Total Return													
Global	Local	2588.82	3.51	8.22	8.26	-0.59	-3.41	15.63	3.28	3.28	5.70	19.11	29.03
Global ex Asia	Local	3374.01	3.58	9.84	10.01	0.86	0.48	23.38	4.84	4.84	11.23	21.83	34.19
Global ex Europe	Local	2595.22	3.42	8.81	8.46	0.30	-3.59	14.02	3.18	3.18	5.20	20.08	30.25
Global ex North America	Local	1957.45	3.58	6.12	6.15	-3.12	-7.03	9.71	1.60	1.60	0.39	17.45	25.03
Global ex UK	Local	2985.25	-NA-	10.72	9.24	0.18	-3.10	15.32	3.12	3.12	5.33	19.31	29.18
Asia	Local	1666.53	3.40	5.67	5.23	-2.48	-9.20	4.07	0.62	0.62	-2.85	19.40	27.39
Europe	Local	2605.74	4.00	7.01	7.79	-3.55	-2.22	24.65	3.78	3.78	8.35	18.95	27.16
Europe ex UK	Local	3215.82	4.32	7.87	10.64	-0.17	1.04	26.93	2.71	2.71	6.38	18.00	25.98
Nordic	Local	3567.57	-NA-	4.73	10.09	-2.85	6.98	37.95	1.96	1.96	2.71	25.88	37.16
North America	Local	3886.12	3.43	13.58	11.29	3.19	1.96	22.97	5.22	5.22	12.24	24.50	38.21
Price Return													
Global	Local	1581.83	0.00	3.62	3.67	-4.54	-7.60	11.50	2.95	2.95	4.55	19.03	28.92
Global ex Europe	Local	1565.59	0.00	4.10	3.75	-3.70	-7.71	10.10	2.98	2.98	4.14	20.01	30.21
Global ex Asia	Local	1961.77	0.00	4.24	4.97	-3.50	-4.29	18.63	4.44	4.44	9.90	21.68	33.95
Global ex North America	Local	1295.61	0.00	2.45	2.30	-6.62	-10.78	5.91	1.17	1.17	-0.73	17.39	24.94
Global ex UK	Local	1800.60	0.00	5.97	4.51	-3.84	-7.31	11.21	2.80	2.80	4.19	19.21	29.06
Asia	Local	1117.99	0.00	2.22	1.50	-5.86	-12.62	0.80	0.42	0.42	-3.75	19.35	27.39
Europe	Local	1672.76	0.00	2.79	3.67	-7.40	-6.83	19.33	2.83	2.83	6.71	18.87	26.88
Europe ex UK	Local	1944.76	0.00	3.50	5.96	-4.39	-3.98	21.09	1.42	1.42	4.65	17.91	25.71
Nordic	Local	2162.63	0.00	1.89	5.45	-7.06	2.51	33.37	1.05	1.05	-0.70	25.83	37.05
North America	Local	2166.39	0.00	6.88	5.88	-1.43	-2.90	18.40	5.02	5.02	11.04	24.39	38.08

** Please note: Local Currency Real Estate indices are unofficial series calculated in-house by EPRA for research purposes only. A disclaimer applies to these values, please refer to page 219.

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FTSE EPRA/NAREIT Global Developed Index Series - Asset Class Comparison

			12 Mths										
Gross Total Return			Estimated	Total	Total	Total	Total	Total	Total	Total	Total		
Index Description	Curr	Close Value	Div Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	10 Yrs	36M
		29-Apr	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vlty (%)	Vlty (%)
Global Real Estate **	Local	2588.82	3.51	17.11	8.26	-0.59	-3.41	15.63	3.28	3.28	5.70	19.11	29.03
Global FTSE	Local	250.75	2.81	-NA-	3.28	2.00	1.92	11.98	2.03	2.03	5.46	15.53	20.26
Global JP Morgan Bonds	Local	431.59	-NA-	12.73	4.21	4.23	4.27	2.43	0.72	0.72	0.23	3.18	3.59

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FTSE EPRA/NAREIT Global Developed Index Series - Top 20 Constituents & Country Breakdown

Top 20 Constituents

Company	Country	Free Float Mkt Cap (EUR m) 29-Apr	Free Float Global (%) Weight 29-Apr
Simon Property Group *	US	22,612.74	3.87
Sun Hung Kai Props	HK	20,243.96	3.46
Westfield Group *	AU	15,354.77	2.63
Unibail-Rodamco *	FR	14,421.93	2.47
Mitsubishi Estate	JP	12,197.01	2.09
Vornado Realty Trust *	US	11,854.61	2.03
Equity Residential Props *	US	11,833.81	2.03
Mitsui Fudosan	JP	10,141.11	1.74
Public Storage *	US	10,091.97	1.73
Boston Properties *	US	9,995.40	1.71
HCP *	US	9,904.93	1.69
Hongkong Land Hldgs	HK	8,662.15	1.48
Host Hotels & Resorts *	US	8,159.13	1.40
Wharf Holdings	HK	7,460.43	1.28
Avalonbay Communities *	US	7,346.58	1.26
Land Securities *	UK	6,741.62	1.15
Hang Lung Properties	HK	6,702.04	1.15
Stockland Trust Group *	AU	6,644.57	1.14
Sumitomo Realty & Dev	JP	6,569.10	1.12
Prologis *	US	6,247.78	1.07

Country Breakdown

Country Index	Number of Constituents 29-Apr	Free Float Mkt Cap (EUR m) 29-Apr	Free Float Global Weight 29-Apr
EPRA/NAREIT North America	127	275,618.32	47.22%
EPRA/NAREIT Asia	71	210,343.64	36.04%
EPRA/NAREIT Europe	83	97,732.92	16.74%
EPRA/NAREIT Global	282	583,694.88	100.00%
Global Ex Europe	199	486,647.23	83.37%
Global Ex Asia	211	374,036.51	64.08%
Global Ex Nth America	155	308,761.83	52.90%

FTSE EPRA/NAREIT Global Developed Index Series - Top and Bottom 20 Performance

Top 20 Performance

Stock	Country	Price Return Apr-11	Div Return Apr-11	Total Return Apr-11
ProLogis European Properties *	NL	22.92	0.00	22.92
Hysan Development	HK	13.28	0.00	13.28
Ashford Hospitality *	US	13.16	0.00	13.16
Getty Realty *	US	11.06	0.00	11.06
Douglas Emmett *	US	10.99	0.00	10.99
Pennsylvania Real Estate *	US	10.65	0.00	10.65
Vornado Realty Trust *	US	10.49	0.00	10.49
Camden Property Trust *	US	10.44	0.00	10.44
Warehouses De Pauw *	BE	3.00	7.35	10.35
Boston Properties *	US	10.21	0.00	10.21
Acadia Realty Trust *	US	10.20	0.00	10.20
Colonial Properties *	US	9.92	0.00	9.92
Vastned Offices/Ind *	NL	9.77	0.00	9.77
SL Green Realty *	US	9.75	0.00	9.75
Sun Communities *	US	7.94	1.77	9.71
Sovran Self Storage *	US	8.17	1.14	9.30
Essex Property Trust *	US	9.26	0.00	9.26
Great Portland Estates *	UK	9.15	0.00	9.15
Brookfield Props	CA	9.09	0.00	9.09
Alstria Office *	DE	9.07	0.00	9.07

Bottom 20 Performance

Stock	Country	Price Return Apr-11	Div Return Apr-11	Total Return Apr-11
Inmobiliaria Colonial S.A.	ES	-3.75	0.00	-3.75
New World China Land	HK	-4.78	1.02	-3.75
Tokyu Land	JP	-3.87	0.00	-3.87
Shui On Land	HK	-3.91	0.00	-3.91
Yanlord Land Group	SG	-3.97	0.00	-3.97
NTT Urban Development	JP	-4.16	0.00	-4.16
Shimao Property	HK	-4.17	0.00	-4.17
Colonia Real Estate	DE	-4.23	0.00	-4.23
Technopolis	FI	-4.50	0.00	-4.50
Keppel Land	SG	-5.19	0.00	-5.19
China Overseas Land	HK	-5.56	0.00	-5.56
St Modwen Properties	UK	-5.67	0.00	-5.67
Extendicare REIT *	CA	-6.38	0.55	-5.83
Shenzhen Investment	HK	-6.18	0.00	-6.18
Tokyo Tatemono	JP	-6.43	0.00	-6.43
Country Garden Holdings	HK	-7.35	0.00	-7.35
China Resources Land	HK	-7.97	0.00	-7.97
FKP Property Group	AU	-8.24	0.00	-8.24
KWG Property Holdings	HK	-10.81	0.00	-10.81
Hopson Development	HK	-13.15	0.00	-13.15

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Foreign Exchange Performance

Foreign Exchange Rates (v EUR)

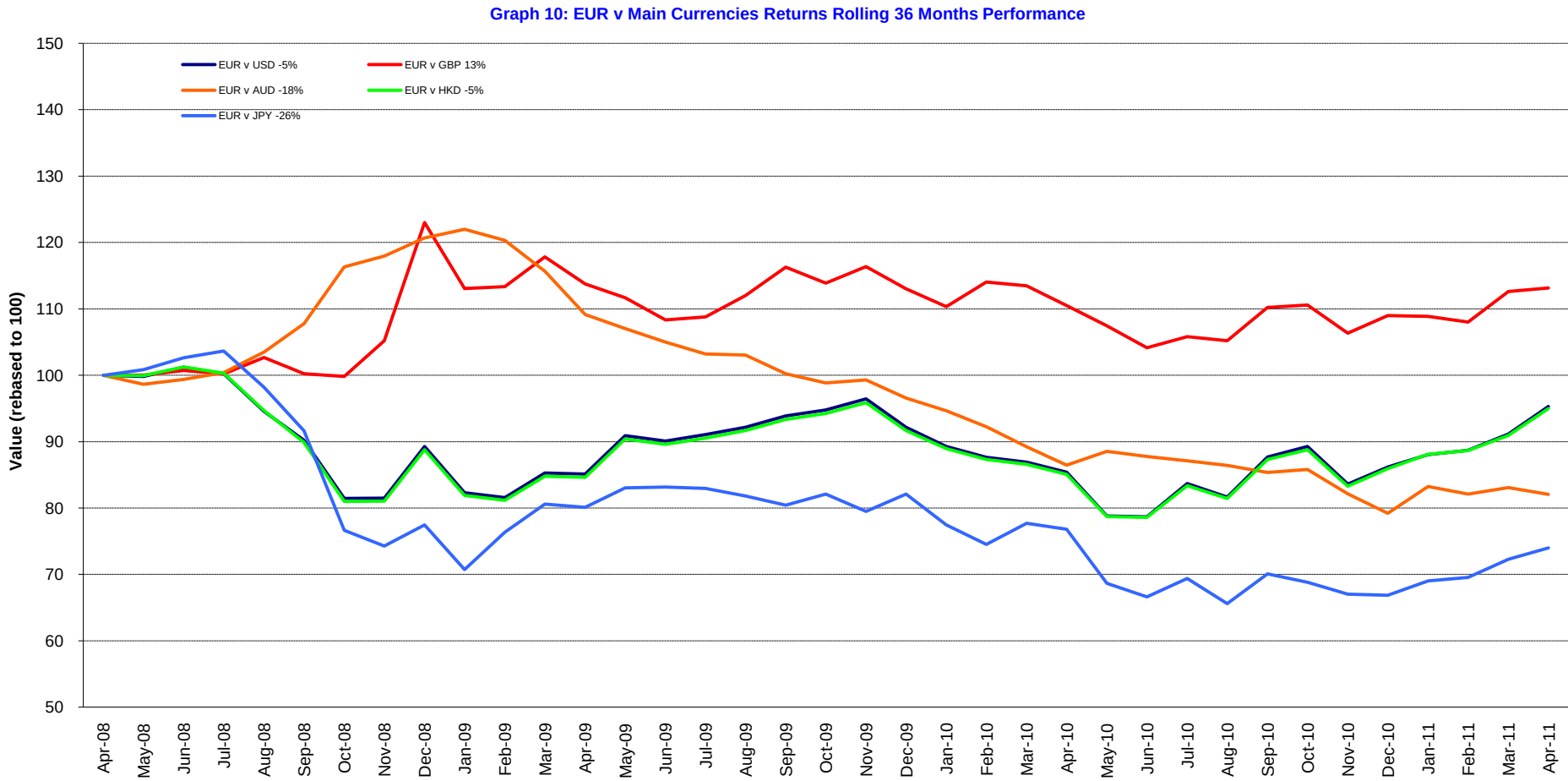
FX Description	Close Value 29-Apr	Total Return (%) - 20 Yrs	Total Return (%) - 10 Yrs	Total Return (%) - 5 Yrs	Total Return (%) - 3 Years	Total Return (%) - 1 Year	Total Return (%) QTD	Total Return (%) Apr-11	Total Return (%) YTD	10 Yrs Volatility (%)	36M Volatility (%)
1 EUR = USD	1.48	1.11	5.29	3.33	-1.59	11.58	4.54	4.54	10.59	10.75	14.92
1 EUR = CAD	1.41	0.13	0.33	-0.05	-3.53	4.53	1.98	1.98	5.60	10.63	12.58
1 EUR = GBP	0.89	1.30	3.68	5.12	4.20	2.39	0.47	0.47	3.81	9.01	13.87
1 EUR = SEK	8.94	1.03	-0.18	-0.79	-1.41	-7.22	-0.11	-0.11	-0.85	6.23	9.28
1 EUR = CHF	1.29	-1.42	-1.76	-3.84	-7.38	-10.11	-0.76	-0.76	3.04	5.86	9.28
1 EUR = DKK	7.46	-0.21	-0.01	-0.01	-0.02	0.20	0.02	0.02	0.07	0.23	0.22
1 EUR = AUD	1.36	-0.57	-2.45	-3.97	-6.38	-5.09	-1.21	-1.21	3.59	9.62	9.79
1 EUR = HKD	11.52	1.09	5.25	3.36	-1.71	11.63	4.40	4.40	10.50	10.66	14.81
1 EUR = JPY	120.38	-1.47	0.96	-3.50	-9.56	-3.70	2.35	2.35	10.64	11.99	17.38
1 EUR = SGD	1.81	-0.72	1.17	-1.86	-4.98	-0.49	1.37	1.37	5.51	7.77	9.64
1 EUR = NZD	1.84	#DIV/0!	-1.54	-1.49	-2.66	0.95	-1.24	-1.24	6.99	10.34	11.28

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Foreign Exchange Performance

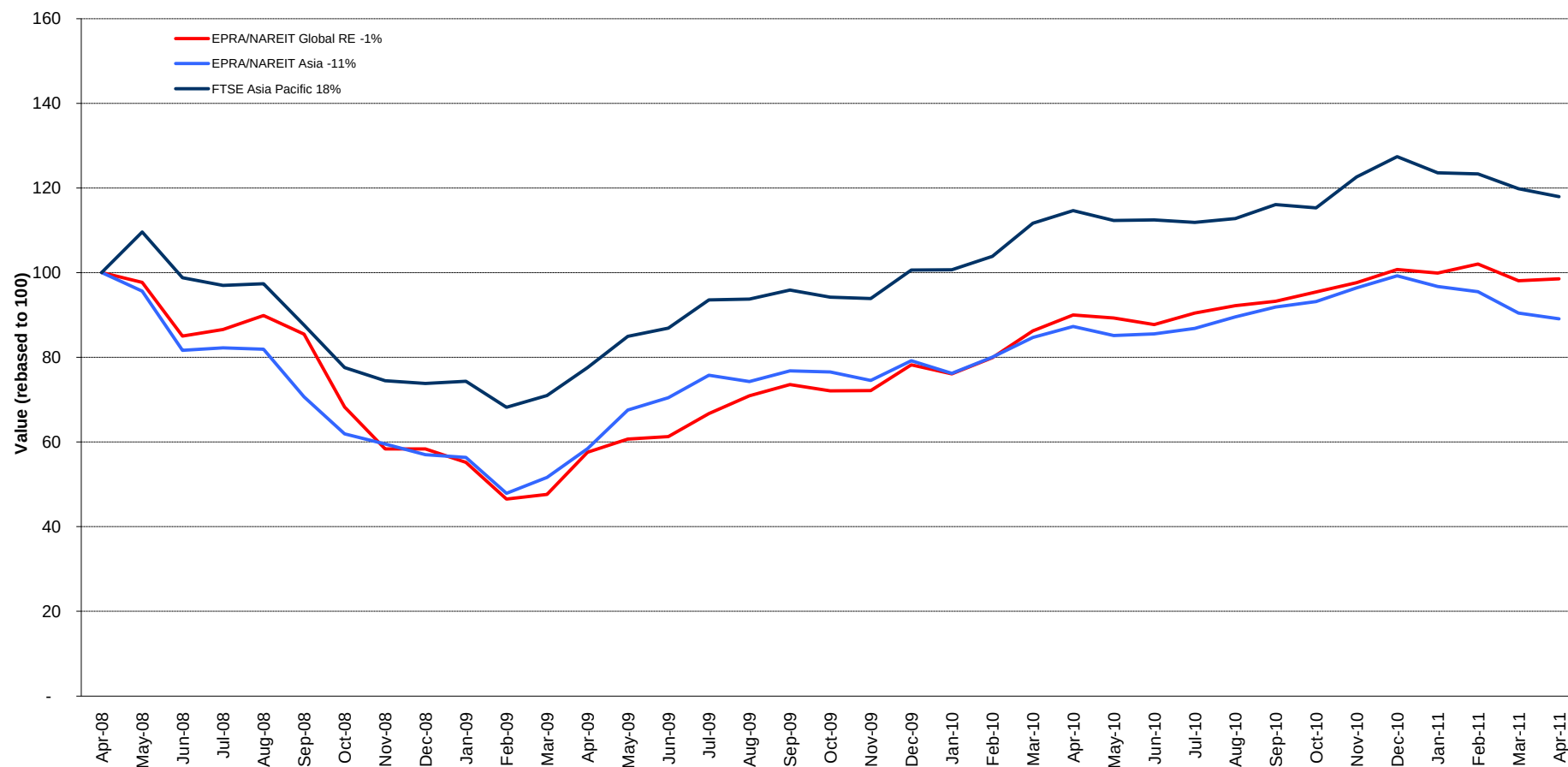


Section 3

FTSE EPRA/NAREIT Asia Developed Index Series

FTSE EPRA/NAREIT Asia Developed Index Series

Graph 11: EPRA/NAREIT Asia Developed v EPRA/NAREIT Global Developed & FTSE Asia Pacific - Total Returns (EUR) Rolling 36 Months Performance

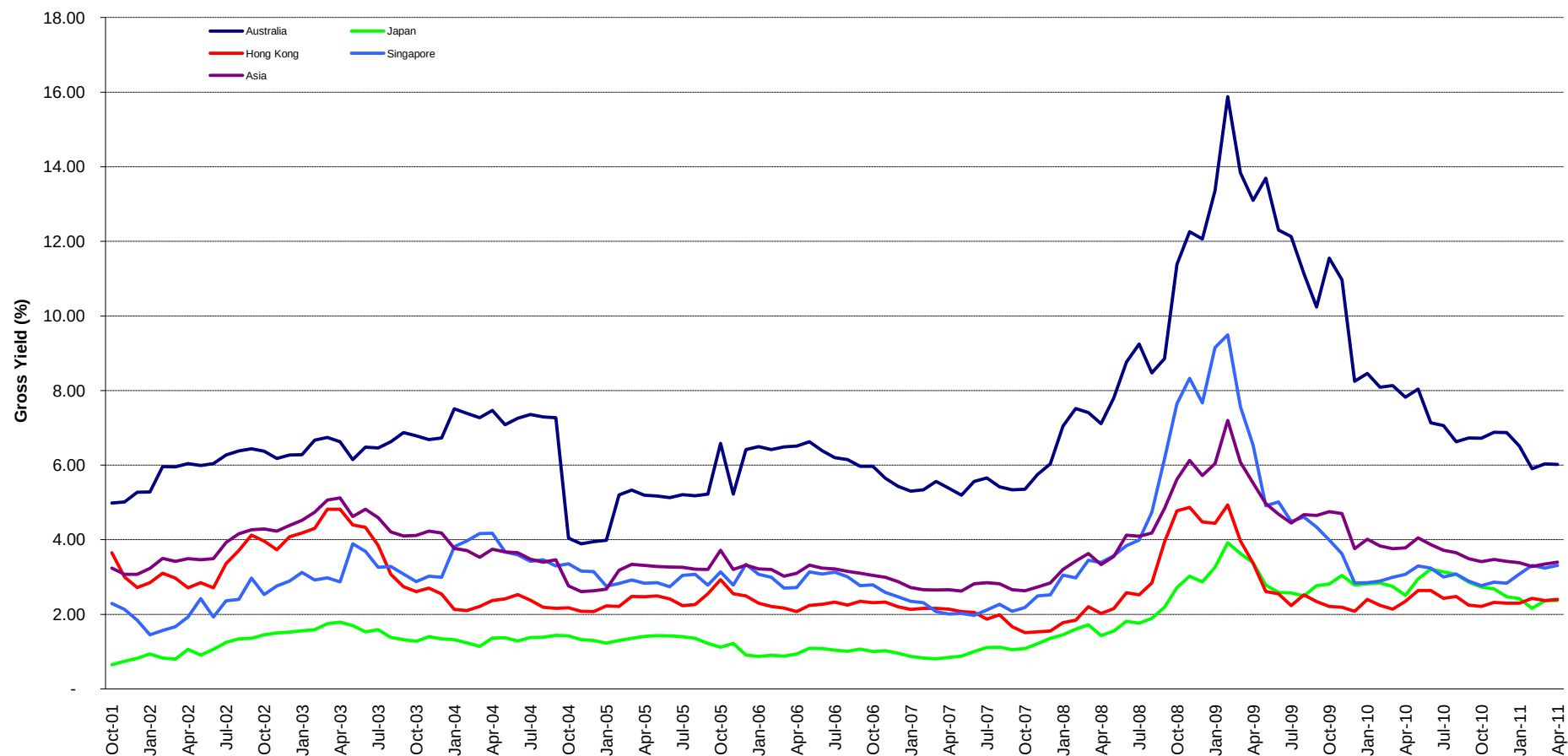


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FTSE EPRA/NAREIT Asia Developed Index Series

Graph 12: Dividend Yields



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FTSE EPRA/NAREIT Asia Developed Index Series - Corporate Actions & Changes

Ex Date	Description
7 April 2011	ING Office Fund (Australia): New name: Invista Office Fund
13 April 2011	Bunnings Warehouse (Australia): New name: BWP Trust
20 April 2011	Ascendas REIT (A-REIT) (Singapore): New number of shares: 2,080,478,935
20 April 2011	BWP Trust (Australia): New number of shares: 520,012,793
26 April 2011	Keppel Land (Singapore): Special Dividend: SGD 0.09

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FTSE EPRA/NAREIT Asia Developed Index Series - Dividends: April

Ex Date	Company	Investment Focus	Sector	Curr	Gross Dividend	Dividend Yield %	Pay Date	Type
6 April 2011	Ascendas REIT *	Rental	Industrial	SGD	0.037	5.49	9-May	Dividend
13 April 2011	New World China Land	Non-Rental	Diversified	HKD	0.030	2.15	16-May	Semi-Annual
18 April 2011	Champion REIT *	Rental	Office	HKD	0.109	3.97	16-May	Annual
21 April 2011	Henderson Land Dev	Non-Rental	Diversified	HKD	0.700	2.07	10-Jun	Semi-Annual
26 April 2011	Premier Investment Co. *	Rental	Diversified	JPY	10330.000	11.60	May	Semi-Annual
26 April 2011	Nomura Real Estate Office Fund *	Rental	Office	JPY	14500.000	5.73	May	Semi-Annual
26 April 2011	Kenedix Realty Investment *	Rental	Diversified	JPY	10000.000	9.11	May	Semi-Annual
26 April 2011	Top REIT *	Rental	Diversified	JPY	14000.000	5.03	May	Semi-Annual
28 April 2011	Kerry Properties	Non-Rental	Diversified	HKD	0.520	0.72	12-May	Annual
28 April 2011	CapitaMalls Asia	Non-Rental	Retail	SGD	0.020	0.00	18-May	Dividend
28 April 2011	Capitamall Trust *	Rental	Retail	SGD	0.023	4.94	30-May	Dividend
28 April 2011	Mapletree Logistics Trust *	Rental	Industrial	SGD	0.016	6.25	30-May	Dividend
28 April 2011	Suntec REIT *	Rental	Diversified	SGD	0.024	6.41	30-May	Quarterly

** Based on previous period figures

*** Estimated

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FTSE EPRA/NAREIT Asia Developed Index Series - Dividends: May

Ex Date	Company	Investment Focus	Sector	Curr	Gross Dividend	Dividend Yield %	Pay Date	Type
2 May 2011	Keppel Land	Non-Rental	Diversified	SGD	0.08 ***	1.92	June	Annual
3 May 2011	Hysan Development	Rental	Diversified	HKD	0.600	1.71	2-Jun	Semi-Annual
3 May 2011	Soho China Ltd.	Non-Rental	Diversified	HKD	0.140	0.00	May	Dividend
3 May 2011	City Developments	Non-Rental	Diversified	SGD	0.080	0.00	20-May	Dividend
5 May 2011	Allgreen Properties *	Non-Rental	Diversified	SGD	0.050	0.00	20-May	Dividend
6 May 2011	Shimao Property Holdings	Non-Rental	Residential	HKD	0.250	1.52	23-May	Annual
7 May 2011	GPT Group *	Rental	Diversified	AUD	0.072 ***	7.25	June	Quarterly
7 May 2011	Suntec REIT *	Rental	Diversified	SGD	0.025185 ***	6.41	June	Quarterly
9 May 2011	Shui On Land	Non-Rental	Diversified	HKD	0.050	4.94	30-Jun	Semi-Annual
9 May 2011	Capitaland	Non-Rental	Diversified	SGD	0.060	2.35	26-May	Annual
12 May 2011	Agile Property Holdings	Non-Rental	Diversified	HKD	0.230	3.36	26-May	Semi-Annual
16 May 2011	Yanlord Land Group	Non-Rental	Diversified	SGD	0.012	0.00	6-Jun	Dividend
23 May 2011	Shenzhen Investment	Non-Rental	Diversified	HKD	0.21 ***	9.88	June	Semi-Annual
24 May 2011	China Resources Land	Non-Rental	Residential	HKD	0.215	0.81	5-Jul	Semi-Annual
24 May 2011	China Overseas Land	Non-Rental	Residential	HKD	0.170	0.87	15-Jun	Semi-Annual
27 May 2011	United Urban Investment *	Rental	Diversified	JPY	2750.000	33.91	June	Semi-Annual
31 May 2011	Wharf Holdings	Non-Rental	Diversified	HKD	0.640	0.00	15-Jun	Dividend

** Based on previous period figures

*** Estimated

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FTSE EPRA/NAREIT Asia Developed Index Series - Stock Performance

Index Constituents	Investment Focus	Sector	Local Price	Free Float	Free Float	Free Float	Div Yld (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Price Rtn (%)	Dividend Rtn (%)	Total Rtn (%)	Total Rtn (%)	10 Yrs Vity (%)	36M Vity (%)	Turnover 3 month Annualised USD (m)	Annual Velocity (%)
			29-Apr	29-Apr	29-Apr	29-Apr	29-Apr	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	Apr-11	Apr-11	YTD				
Westfield Group *	Rental	Retail	9.02	15,355	2.63	7.30	8.76	-NA-	-NA-	2.04	-5.96	-3.35	-3.43	-3.43	0.00	-3.43	2.40	-NA-	21.21	27,749	122
Stockland Trust Group *	Non-Rental	Diversified	3.78	6,645	1.14	3.16	5.98	8.07	6.07	-4.45	-13.43	0.35	5.01	1.89	0.00	1.89	11.22	21.64	33.15	10,952	111
Westfield Retail Trust	Rental	Retail	2.65	5,970	1.02	2.84	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	1.15	1.15	0.00	1.15	3.11	-NA-	-NA-	-NA-	-NA-
GPT Group *	Rental	Diversified	3.16	4,325	0.74	2.06	5.16	-2.98	-9.06	-27.94	-40.44	12.65	3.41	0.64	0.00	0.64	12.41	32.10	53.08	7,760	121
Goodman Group *	Rental	Industrial	0.71	3,336	0.57	1.59	4.79	-NA-	-NA-	-22.42	-40.74	4.06	5.84	3.65	0.00	3.65	14.46	-NA-	74.54	6,665	135
Mirvac Group *	Non-Rental	Diversified	1.27	3,200	0.55	1.52	6.30	-NA-	1.18	-12.28	-27.93	-3.91	5.22	2.01	0.00	2.01	11.84	33.79	54.01	7,039	148
Dexus Property Group *	Rental	Diversified	0.88	3,141	0.54	1.49	5.73	-NA-	-NA-	-2.10	-14.84	14.86	6.58	3.53	0.00	3.53	17.03	-NA-	33.41	5,565	119
CFS Retail Property Trust *	Rental	Retail	1.79	2,793	0.48	1.33	7.04	-NA-	10.01	4.81	-1.08	-0.21	0.71	-2.72	0.00	48.00	8.86	14.59	16.11	5,908	143
Cmnwealth Prop Office *	Rental	Office	0.92	1,653	0.28	0.79	6.17	-NA-	5.37	-0.17	-7.06	4.46	9.59	6.40	0.00	6.40	17.05	17.60	25.49	3,159	129
Charter Hall Office reIT *	Rental	Office	3.51	1,277	0.22	0.61	5.06	-NA-	-9.15	-22.09	-29.65	17.00	6.04	6.04	0.00	6.04	23.16	35.48	60.96	-NA-	-NA-
ING Office Fund *	Rental	Office	0.63	1,268	0.22	0.60	6.19	-NA-	3.75	-5.19	-16.17	8.78	4.76	1.61	0.00	1.61	22.30	36.72	63.50	2,489	132
Charter Hall Retail REIT *	Rental	Retail	3.20	722	0.12	0.34	7.34	-NA-	-4.75	-18.06	-21.88	14.29	2.56	2.56	0.00	2.56	8.84	51.74	91.18	-NA-	-NA-
Bunnings Warehouse Prop *	Rental	Retail	1.78	681	0.12	0.32	6.85	-NA-	12.11	7.65	9.65	-4.93	7.10	3.50	0.00	3.50	8.38	17.32	23.82	755	75
FKP Property Group	Non-Rental	Diversified	0.78	507	0.09	0.24	3.08	-NA-	19.06	-14.85	-25.94	-5.96	-6.59	-8.24	0.00	-8.24	-5.96	72.65	119.28	1,060	141
Australia Total				50,873	8.71	24.17	6.02														
Kiwi Income Property Trust *	Rental	Diversified	1.03	545	0.09	0.26	7.04	-NA-	8.87	3.82	1.76	10.22	6.99	3.00	0.00	3.00	11.32	12.84	14.24	225	28
New Zealand Total				545	0.09	0.26	7.04														

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT Asia Developed Index Series - Stock Performance

Index Constituents	Investment Focus	Sector	Local Price	Free Float	Free Float	Free Float	Div	Total	Total	Total	Total	Total	Total	Price	Dividend	Total	Total	10 Yrs	36M	Turnover	Annual Velocity
			29-Apr	Mkt Cap EUR (m)	Global Wght (%)	Asia Wght (%)	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vity (%)	Vity (%)	3 month Annualised USD (m)	
Sun Hung Kai Props	Non-Rental	Diversified	121.30	20,244	3.46	9.62	2.31	12.00	7.12	8.59	-1.83	13.13	0.73	-1.54	0.00	-1.54	-3.21	32.28	38.76	21,869	73
Hongkong Land Hldgs	Rental	Office	7.49	8,662	1.48	4.12	2.14	11.73	15.57	15.82	20.48	42.99	8.43	7.00	0.00	7.00	7.34	28.96	35.86	4,154	32
Wharf Holdings	Non-Rental	Diversified	56.80	7,460	1.28	3.55	1.71	-NA-	-NA-	-NA-	-NA-	37.34	5.87	5.87	0.00	5.87	-2.05	-NA-	-NA-	1,646	15
Hang Lung Properties	Non-Rental	Diversified	34.60	6,702	1.15	3.18	2.05	12.14	17.27	19.23	4.81	23.89	3.70	1.62	0.00	1.62	-2.39	30.04	38.97	7,149	72
China Overseas Land	Non-Rental	Residential	14.94	5,293	0.91	2.51	1.54	-NA-	32.39	25.86	-1.99	-1.37	-5.56	-5.56	0.00	-5.56	5.49	45.65	41.10	12,871	164
Henderson Land Dev	Non-Rental	Diversified	53.15	5,018	0.86	2.38	1.88	10.47	5.97	5.29	-1.91	8.63	-0.09	-1.39	1.30	-0.09	3.49	33.45	40.23	8,541	115
Link REIT *	Rental	Retail	24.45	4,705	0.81	2.24	4.17	-NA-	-NA-	10.70	13.27	33.07	2.58	0.41	0.00	0.41	5.46	-NA-	23.78	3,997	57
New World Development	Non-Rental	Diversified	13.62	3,518	0.60	1.67	2.79	4.94	6.32	1.99	-10.19	-0.43	1.89	-0.87	0.00	-0.87	-3.42	49.63	55.36	4,222	81
Sino Land	Non-Rental	Diversified	13.66	3,118	0.53	1.48	2.93	10.02	16.54	3.93	-8.97	-0.99	1.74	-1.16	0.00	-1.16	-2.61	44.94	60.30	4,543	98
Kerry Properties	Non-Rental	Diversified	41.40	2,566	0.44	1.22	2.10	-NA-	17.27	10.30	-6.10	16.13	7.76	6.43	1.34	7.76	5.36	41.61	52.88	3,998	105
China Resources Land	Non-Rental	Residential	13.40	2,505	0.43	1.19	2.07	-NA-	21.63	21.76	-4.65	-5.54	-7.97	-7.97	0.00	-7.97	-3.68	50.88	47.42	5,908	159
Hysan Development	Rental	Diversified	36.25	2,479	0.42	1.18	1.88	10.42	14.41	11.94	19.15	60.22	13.28	13.28	0.00	13.28	0.90	33.57	39.83	2,373	65
Agile Property Holdings	Non-Rental	Diversified	12.62	1,521	0.26	0.72	1.45	-NA-	-NA-	15.75	7.18	39.16	2.94	2.94	0.00	2.94	11.91	-NA-	80.23	6,509	288
Shimao Property	Non-Rental	Residential	10.56	1,297	0.22	0.62	3.60	-NA-	-NA-	-NA-	-9.92	-10.03	-4.17	-4.17	0.00	-4.17	-6.81	-NA-	73.13	4,953	257
Soho China	Non-Rental	Diversified	6.71	1,208	0.21	0.57	5.71	-NA-	-NA-	-NA-	-NA-	49.44	0.60	0.60	0.00	0.60	16.09	-NA-	-NA-	1,404	78
Champion REIT *	Rental	Office	4.50	963	0.16	0.46	4.81	-NA-	-NA-	0.77	9.83	29.57	2.19	-0.22	2.41	2.19	5.61	-NA-	56.92	1,164	82
Country Garden Holdings	Non-Rental	Diversified	3.15	913	0.16	0.43	3.65	-NA-	-NA-	-NA-	-NA-	29.63	-7.35	-7.35	0.00	-7.35	5.70	-NA-	-NA-	1,425	105
Shui On Land	Non-Rental	Diversified	3.44	778	0.13	0.37	5.23	-NA-	-NA-	-NA-	-18.53	0.84	-3.91	-3.91	0.00	-3.91	-3.21	-NA-	72.13	882	76
KWG Property Holdings	Non-Rental	Diversified	5.61	563	0.10	0.27	1.07	-NA-	-NA-	-NA-	-NA-	21.96	-10.81	-10.81	0.00	-10.81	-5.24	-NA-	-NA-	-NA-	-NA-
Shenzhen Investment	Non-Rental	Diversified	2.43	558	0.10	0.27	5.76	-NA-	11.52	6.32	-12.37	7.08	-6.18	-6.18	0.00	-6.18	-5.17	60.65	72.37	387	47
Hopson Development	Non-Rental	Residential	7.66	466	0.08	0.22	0.00	-NA-	26.71	-12.50	-20.75	-25.63	-13.15	-13.15	0.00	-13.15	-8.37	70.08	100.42	484	70
New World China Land	Non-Rental	Diversified	2.79	418	0.07	0.20	3.58	-NA-	2.98	-0.66	-16.39	12.89	-1.37	-4.78	1.02	-3.75	-1.03	60.90	66.99	354	57
Hong Kong Total				80,955	13.85	38.47	2.40														

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FTSE EPRA/NAREIT Asia Developed Index Series - Stock Performance

Index Constituents	Investment Focus	Sector	Local Price	Free Float	Free Float	Free Float	Div Yld (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Price Rtn (%)	Dividend Rtn (%)	Total Rtn (%)	Total Rtn (%)	10 Yrs Vity (%)	36M Vity (%)	Turnover 3 month Annualised USD (m)	Annual Velocity (%)
			29-Apr	EUR (m)	Wght (%)	Wght (%)	29-Apr	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	Apr-11	Apr-11	YTD				
Capitaland	Non-Rental	Diversified	3.40	5,946	1.02	2.83	3.09	3.24	9.15	-1.23	-13.90	-9.57	3.03	3.03	0.00	3.03	-6.87	35.58	41.56	9,988	113
City Developments	Non-Rental	Diversified	11.84	4,453	0.76	2.12	0.68	-NA-	-NA-	-NA-	-NA-	10.86	2.78	2.78	0.00	2.78	-5.73	-NA-	-NA-	4,217	64
Capitamall Trust *	Rental	Retail	1.89	2,467	0.42	1.17	4.92	-NA-	-NA-	4.56	-9.62	1.17	4.26	0.53	1.22	1.75	2.84	-NA-	28.76	2,701	74
Ascendas REIT *	Rental	Industrial	2.03	2,329	0.40	1.11	6.72	-NA-	-NA-	3.58	-2.02	11.66	4.53	-0.49	1.79	1.30	7.55	-NA-	30.11	2,459	71
Global Logistic Properties	Rental	Industrial	1.93	1,921	0.33	0.91	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	3.21	3.21	0.00	3.21	-10.65	-NA-	-NA-	-NA-	-NA-
Suntec REIT *	Rental	Diversified	1.52	1,848	0.32	0.88	6.40	-NA-	-NA-	10.03	7.58	18.16	3.38	-1.30	1.55	0.25	9.71	-NA-	44.93	2,197	80
CapitaCommercial Trust *	Rental	Office	1.44	1,679	0.29	0.80	5.44	-NA-	-NA-	5.81	-1.64	25.48	6.42	3.60	0.00	3.60	3.71	-NA-	44.67	2,032	82
Keppel Land	Non-Rental	Diversified	4.17	1,667	0.29	0.79	2.16	6.04	16.10	6.52	1.51	13.52	-5.19	-5.19	0.00	-5.19	-9.61	50.74	73.62	3,165	128
CapitaMalls Asia	Non-Rental	Retail	1.77	1,516	0.26	0.72	1.13	-NA-	-NA-	-NA-	-NA-	-19.18	-0.56	-0.56	0.00	-0.56	-8.76	-NA-	-NA-	2,635	117
Mapletree Logistics Trust *	Rental	Industrial	0.91	908	0.16	0.43	6.76	-NA-	-NA-	11.28	15.15	12.13	4.80	0.00	1.71	1.71	2.26	-NA-	42.95	430	32
CDL Hospitality Trusts	Rental	Lodging/Resorts	2.02	799	0.14	0.38	5.05	-NA-	-NA-	-NA-	-NA-	7.58	0.50	0.50	0.00	0.50	-2.88	-NA-	-NA-	-NA-	-NA-
Wing Tai Holdings	Non-Rental	Diversified	1.58	519	0.09	0.25	3.16	4.88	9.86	3.13	-4.68	-12.02	5.23	3.27	0.00	3.27	-4.73	46.35	59.57	310	40
Allgreen Properties	Non-Rental	Diversified	1.18	512	0.09	0.24	3.39	-NA-	9.21	6.50	-0.52	-3.94	9.26	9.26	0.00	9.26	3.39	-NA-	-NA-	464	61
Yanlord Land Group	Non-Rental	Diversified	1.45	462	0.08	0.22	1.16	-NA-	-NA-	-NA-	-NA-	-15.70	-3.97	-3.97	0.00	-3.97	-13.69	-NA-	-NA-	11,613	1,693
Singapore Total				27,028	4.63	12.84	3.31														

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Index Constituents	Investment Focus	Sector	Local Price	Free Float	Free Float	Free Float	Div	Total	Total	Total	Total	Total	Total	Price	Dividend	Total	Total	10 Yrs	36M	Turnover	Annual Velocity
			29-Apr	Mkt Cap EUR (m)	Global Wght (%)	Asia Wght (%)	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)	Vlty (%)	3 month Annualised USD (m)	
Mitsubishi Estate	Non-Rental	Diversified	1408	12,197	2.09	5.80	0.85	0.19	1.92	-10.02	-21.84	-16.67	0.50	0.07	0.00	0.07	-5.31	34.31	38.78	33,377	184
Mitsui Fudosan	Non-Rental	Diversified	1385	10,141	1.74	4.82	1.59	0.26	2.09	-10.46	-18.09	-19.55	1.68	0.87	0.00	0.87	-12.42	33.92	41.62	24,031	160
Sumitomo Realty & Dev	Non-Rental	Diversified	1661	6,569	1.12	3.12	1.20	1.88	10.11	-10.45	-13.02	-13.35	0.42	-0.18	0.00	-0.18	-12.79	45.19	51.53	21,947	225
Nippon Building Fund *	Rental	Office	815000	3,900	0.67	1.85	1.90	-NA-	7.24	-1.43	-11.94	7.41	2.48	0.62	0.00	0.62	1.61	20.19	22.09	4,846	84
Japan Real Estate *	Rental	Office	803000	3,263	0.56	1.55	4.32	-NA-	7.39	-1.40	-10.26	6.34	3.99	2.03	0.00	2.03	1.20	18.59	22.79	3,821	79
Japan Retail Fund *	Rental	Retail	130900	1,836	0.31	0.87	5.83	-NA-	12.45	3.05	8.60	9.22	3.48	0.54	0.00	0.54	-2.50	24.51	34.41	2,270	83
Nomura Real Estate Office Fund	Rental	Office	584000	1,469	0.25	0.70	5.34	-NA-	-NA-	-6.51	-6.25	15.44	8.88	3.73	2.58	6.31	7.35	-NA-	25.55	1,684	77
Aeon Mall Co Ltd	Rental	Retail	1928	1,450	0.25	0.69	1.04	-NA-	-NA-	-6.46	-15.11	-2.06	8.51	7.95	0.00	7.95	-10.18	-NA-	44.28	3,026	141
Japan Prime Realty Inv. *	Rental	Office	229800	1,365	0.23	0.65	5.42	-NA-	-NA-	-3.88	-6.70	7.67	4.88	2.32	0.00	2.32	-3.14	-NA-	40.10	1,322	65
United Urban Investment *	Rental	Diversified	101600	1,225	0.21	0.58	5.49	-NA-	-NA-	16.67	21.18	18.31	-0.79	-3.33	0.00	-3.33	16.63	-NA-	41.50	1,607	88
Tokyu Land	Non-Rental	Diversified	348	1,152	0.20	0.55	2.01	-2.82	7.95	-17.14	-22.02	-12.35	-2.90	-3.87	0.00	-3.87	-12.13	47.18	51.37	6,012	352
ORIX JREIT *	Rental	Office	442000	919	0.16	0.44	6.59	-NA-	-NA-	-5.31	-4.96	1.78	-0.44	-3.28	0.00	-3.28	-8.60	-NA-	39.05	1,033	76
Mori Trust Sogo REIT *	Rental	Office	821000	825	0.14	0.39	4.88	-NA-	-NA-	0.01	1.01	16.47	3.59	1.11	0.00	1.11	10.66	-NA-	20.92	1,221	100
Tokyo Tatemono	Non-Rental	Office	291	785	0.13	0.37	2.75	-4.03	3.43	-23.25	-28.95	-31.42	-5.14	-6.43	0.00	-6.43	-20.48	49.80	68.24	5,484	471
Nomura Real Estate Holdings	Non-Rental	Diversified	1240	784	0.13	0.37	1.41	-NA-	-NA-	-NA-	-NA-	-25.79	-1.67	-1.67	0.00	-1.67	-16.16	-NA-	-NA-	3,013	259
NTT Urban Development	Non-Rental	Office	66800	730	0.12	0.35	1.80	-NA-	-NA-	-16.97	-24.31	-25.76	-3.30	-4.16	0.00	-4.16	-14.25	-NA-	36.22	1,657	153
Kenedix Realty Investment *	Rental	Diversified	344500	668	0.11	0.32	6.35	-NA-	-NA-	-5.24	-12.56	17.90	6.70	0.73	2.92	3.65	-1.65	-NA-	62.18	752	76
Top REIT *	Rental	Diversified	491500	633	0.11	0.30	5.64	-NA-	-NA-	-NA-	-NA-	10.70	-1.60	-1.60	0.00	-1.60	-9.98	-NA-	-NA-	533	57
Tokyu REIT *	Rental	Diversified	560000	590	0.10	0.28	4.40	-NA-	-NA-	-4.11	-6.72	18.00	11.21	8.95	0.00	8.95	12.97	-NA-	31.65	894	102
Premier Investment Co. *	Rental	Diversified	378000	440	0.08	0.21	7.04	-NA-	-NA-	-5.27	-6.07	3.18	6.33	0.27	2.74	3.01	0.98	-NA-	52.71	333	51
Japan Total				50,943	8.72	24.21	2.37														

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Gross Total Return			Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Asia	EUR	1,636.34	210,343.64	100.00	3.40	6.55	4.42	-1.22	-3.78	2.10	-1.50	-1.50	-10.24	19.38	24.49
Pure Asia	EUR	1,697.61	170,804.57	81.20	3.12	6.75	4.81	-1.28	-3.68	0.54	-1.79	-1.79	-11.34	19.89	25.47
Asia ex Australia	EUR	1,633.68	159,470.91	75.81	2.56	-NA-	-NA-	0.18	-1.54	0.63	-2.37	-2.37	-13.16	-NA-	25.82
Asia Dividend+	EUR	2,165.70	155,622.84	73.99	4.10	-NA-	-NA-	-NA-	0.25	7.50	-1.05	-1.05	-7.91	-NA-	24.41
Australia	EUR	1,476.62	50,872.73	24.19	6.02	8.17	4.08	-6.46	-11.59	6.93	1.35	1.35	0.09	20.77	30.34
Pure Australia	EUR	1,131.73	25,773.89	12.25	5.85	6.75	1.35	-11.87	-18.44	9.91	3.13	3.13	3.09	24.33	37.67
Japan	EUR	1,620.27	50,942.80	24.22	2.37	1.01	1.80	-6.17	-7.03	-6.66	-1.72	-1.72	-17.94	28.45	28.47
Hong Kong	EUR	1,809.76	80,955.23	38.49	2.40	9.48	5.74	5.96	3.02	5.42	-3.74	-3.74	-10.90	28.24	32.00
Singapore	EUR	1,432.38	27,027.67	12.85	3.31	3.98	6.73	3.45	-2.40	2.51	0.53	0.53	-10.14	27.99	30.18
New Zealand	EUR	1,427.59	545.21	0.26	7.04	-NA-	-NA-	4.10	4.53	8.88	4.30	4.30	-3.73	-NA-	19.71
Asia	USD	2,401.56	312,064.03	100.00	3.40	7.73	9.89	2.06	-5.31	13.92	2.98	2.98	-0.73	21.61	31.12
Pure Asia	USD	2,491.42	253,404.20	81.20	3.12	7.93	10.29	2.00	-5.22	12.18	2.67	2.67	-1.95	22.16	32.11
Asia ex Australia	USD	1,855.08	236,589.69	75.81	2.56	-NA-	-NA-	3.51	-3.11	12.28	2.07	2.07	-3.97	-NA-	32.08
Asia Dividend+	USD	2,653.95	230,880.72	73.99	4.10	-NA-	10.26	6.06	-1.35	19.95	3.44	3.44	1.84	-NA-	30.96
Australia	USD	2,185.66	75,474.34	24.19	6.02	9.42	9.58	-3.35	-13.00	19.31	5.96	5.96	10.69	23.44	35.57
Pure Australia	USD	1,675.16	38,237.93	12.25	5.85	7.98	6.70	-8.94	-19.74	22.63	7.82	7.82	14.01	27.24	43.03
Japan	USD	2,398.29	75,578.30	24.22	2.37	2.17	7.17	-3.05	-8.51	4.15	2.74	2.74	-9.25	29.33	32.35
Hong Kong	USD	2,678.76	120,104.49	38.49	2.40	10.74	11.32	9.49	1.38	17.63	0.64	0.64	-1.47	29.74	37.70
Singapore	USD	2,120.18	40,098.02	12.85	3.31	5.18	12.36	6.89	-3.96	14.38	5.10	5.10	-0.62	30.66	39.18
New Zealand	USD	1,558.18	808.87	0.26	7.04	-NA-	-NA-	8.91	2.86	21.49	9.04	9.04	6.46	-NA-	27.72
Asia	GBP	2,320.44	187,094.87	100.00	3.40	7.92	8.22	3.83	0.27	4.54	-1.03	-1.03	-6.82	19.58	26.11
Pure Asia	GBP	2,407.27	151,925.95	81.20	3.12	8.11	8.62	3.77	0.36	2.95	-1.33	-1.33	-7.96	20.20	27.25
Asia ex Australia	GBP	1,792.42	141,844.98	75.81	2.56	-NA-	-NA-	5.30	2.60	3.04	-1.91	-1.91	-9.86	-NA-	27.25
Asia Dividend+	GBP	2,852.03	138,422.23	73.99	4.10	-NA-	8.58	7.90	4.47	10.08	-0.59	-0.59	-4.41	-NA-	26.43
Australia	GBP	2,111.83	45,249.89	24.19	6.02	9.60	7.91	-1.68	-7.87	9.49	1.83	1.83	3.90	21.52	32.35
Pure Australia	GBP	1,618.57	22,925.17	12.25	5.85	8.15	5.08	-7.36	-15.01	12.54	3.62	3.62	7.02	25.78	41.04
Japan	GBP	2,317.28	45,312.22	24.22	2.37	2.34	5.54	-1.37	-3.12	-4.42	-1.26	-1.26	-14.82	28.34	28.62
Hong Kong	GBP	2,588.28	72,007.45	38.49	2.40	10.92	9.63	11.38	7.36	7.94	-3.28	-3.28	-7.51	28.39	33.66
Singapore	GBP	2,048.56	24,040.37	12.85	3.31	5.35	10.65	8.74	1.70	4.97	1.00	1.00	-6.72	28.73	32.68
New Zealand	GBP	1,793.42	484.95	0.26	7.04	-NA-	-NA-	9.43	8.92	11.49	4.79	4.79	-0.07	-NA-	23.67

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT Asia Developed Index Series - Index Performance

Gross Total Return															
Index Description	Curr	Close Value Apr-11	Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Asia	JPY	1,903.79	25,320,875.42	100.00	3.40	4.97	5.37	-4.68	-12.97	-1.67	0.82	0.82	-0.69	23.18	33.05
Pure Asia	JPY	1,975.03	20,561,216.72	81.20	3.12	5.16	5.75	-4.74	-12.89	-3.18	0.51	0.51	-1.91	23.65	33.87
Asia ex Australia	JPY	1,470.58	19,196,887.10	75.81	2.56	-NA-	-NA-	-3.33	-10.95	-3.09	-0.08	-0.08	-3.93	-NA-	33.91
Asia Dividend+	JPY	1,943.34	18,733,661.46	73.99	4.10	-NA-	-NA-	-NA-	-9.33	3.53	1.27	1.27	1.88	-NA-	32.60
Australia	JPY	1,732.64	6,123,988.33	24.19	6.02	6.61	5.07	-9.74	-20.04	2.98	3.73	3.73	10.74	25.16	36.99
Pure Australia	JPY	1,327.95	3,102,625.24	12.25	5.85	5.20	2.31	-14.96	-26.23	5.84	5.55	5.55	14.06	28.31	43.33
Japan	JPY	1,912.10	6,132,423.45	24.22	2.37	0.33	2.84	-9.46	-15.91	-10.11	0.59	0.59	-9.21	28.81	33.46
Hong Kong	JPY	2,123.54	9,745,278.44	38.49	2.40	7.89	6.74	2.25	-6.82	1.52	-1.47	-1.47	-1.43	31.24	39.78
Singapore	JPY	1,680.73	3,253,553.62	12.85	3.31	2.48	7.74	-0.17	-11.73	-1.28	2.89	2.89	-0.58	32.76	40.07
New Zealand	JPY	1,233.83	65,631.60	0.26	7.04	-NA-	-NA-	0.46	-5.46	4.86	6.75	6.75	6.51	-NA-	30.35
Australia	AUD	1,324.64	68,966.95	24.19	6.02	8.07	1.61	-10.19	-17.24	1.49	0.13	0.13	3.68	17.33	25.32
Australia Hedged	USD	618.30	75,474.34	8.71	0.00	-NA-	-NA-	-11.76	-18.74	-2.57	-0.24	-0.24	2.09	-NA-	24.21
Pure Australia	AUD	1,014.63	34,941.05	12.25	5.85	6.63	-1.06	-15.39	-23.67	4.31	1.89	1.89	6.79	21.43	33.40
Hong Kong	HKD	2,694.30	932,923.65	38.49	2.40	10.77	11.42	9.53	1.26	17.68	0.50	0.50	-1.54	29.72	37.74
Singapore	SGD	1,562.43	49,009.81	12.85	3.31	3.64	9.96	1.52	-7.27	2.01	1.91	1.91	-5.19	28.47	34.10
New Zealand	NZD	1,394.13	1,001.76	0.26	7.04	-NA-	-NA-	2.55	1.75	9.93	3.00	3.00	3.00	-NA-	14.14
Asia 33	EUR	1,054.02	152,594.40	72.55	3.70	-NA-	-NA-	-1.02	-3.31	2.20	-1.26	-1.26	-10.36	-NA-	-NA-
Asia 33	USD	1,562.35	226,709.49	72.65	3.70	-NA-	-NA-	2.30	-4.75	14.07	3.23	3.23	-0.15	-NA-	-NA-
Asia 33	GBP	1,509.25	135,892.52	72.63	3.70	-NA-	-NA-	4.07	0.65	5.05	-0.20	-0.20	-7.40	-NA-	-NA-
Asia 33	JPY	1,243.26	18,465,488.30	72.93	3.70	-NA-	-NA-	-4.39	-12.23	-1.56	1.57	1.57	0.01	-NA-	-NA-
Asia 33	HKD	1,556.02	1,761,260.72	72.93	3.70	-NA-	-NA-	2.34	-4.85	14.14	3.06	3.06	-0.20	-NA-	-NA-
Asia 33	AUD	936.47	207,666.48	98.73	3.70	-NA-	-NA-	-NA-	-NA-	-2.69	-2.24	-2.24	-6.93	-NA-	-NA-

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT Asia Developed Index Series - Index Performance

Gross Total Return			Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Asia	AUD	1,436.00	285,157.87	135.57	3.40	-NA-	-NA-	-NA-	-NA-	-3.10	-2.69	-2.69	-7.02	-NA-	-NA-
Pure Asia	AUD	1,489.74	231,555.69	110.08	3.12	-NA-	-NA-	-NA-	-NA-	-4.58	-2.98	-2.98	-8.16	-NA-	-NA-
Asia ex Australia	AUD	1,109.24	216,190.92	102.78	2.56	-NA-	-NA-	-NA-	-NA-	-4.49	-3.55	-3.55	-10.05	-NA-	-NA-
Asia Dividend+	AUD	1,848.56	210,974.18	100.30	4.10	-NA-	-NA-	-NA-	-NA-	2.03	-2.25	-2.25	-4.61	-NA-	-NA-
Australia	AUD	1,324.64	68,966.95	32.79	6.02	-NA-	-NA-	-NA-	-NA-	1.49	0.13	0.13	3.68	-NA-	-NA-
Pure Australia	AUD	1,014.63	34,941.05	16.61	5.85	-NA-	-NA-	-NA-	-NA-	4.31	1.89	1.89	6.79	-NA-	-NA-
Japan	AUD	1,434.05	69,061.94	32.83	2.37	-NA-	-NA-	-NA-	-NA-	-11.41	-2.91	-2.91	-15.00	-NA-	-NA-
Hong Kong	AUD	1,601.75	109,749.08	52.18	2.40	-NA-	-NA-	-NA-	-NA-	0.05	-4.90	-4.90	-7.71	-NA-	-NA-
Singapore	AUD	1,267.75	36,640.77	17.42	3.31	-NA-	-NA-	-NA-	-NA-	-2.71	-0.69	-0.69	-6.92	-NA-	-NA-
New Zealand	AUD	1,116.12	739.13	0.35	7.04	-NA-	-NA-	-NA-	-NA-	3.34	3.04	3.04	-0.28	-NA-	-NA-

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT Asia Developed Index Series - Index Performance

Net Total Return			Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	10 Yrs	36 M
Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Asia	EUR	1,633.87	210,343.64	100.00	3.36	-NA-	-NA-	-1.26	-3.83	2.06	-1.50	-1.50	-10.26	-NA-	24.49
Pure Asia	EUR	1,694.41	170,804.57	81.20	3.06	-NA-	-NA-	-1.32	-3.75	0.48	-1.80	-1.80	-11.36	-NA-	25.47
Asia ex Australia	EUR	1,630.54	159,470.91	75.81	2.51	-NA-	-NA-	0.14	-1.61	0.58	-2.37	-2.37	-13.18	-NA-	25.82
Australia	EUR	1,476.62	50,872.73	24.19	6.02	-NA-	-NA-	-6.46	-11.59	6.93	1.35	1.35	0.09	-NA-	49.04
Pure Australia	EUR	1,131.73	25,773.89	12.25	5.85	-NA-	-NA-	-11.87	-18.44	9.91	3.13	3.13	3.09	-NA-	37.67
Hong Kong	EUR	1,809.76	80,955.23	38.49	2.40	-NA-	-NA-	5.96	3.02	5.42	-3.74	-3.74	-10.90	-NA-	45.13
Japan	EUR	1,606.97	50,942.80	24.22	2.20	-NA-	-NA-	-6.31	-7.19	-6.82	-1.73	-1.73	-17.99	-NA-	37.56
New Zealand	EUR	1,072.51	545.21	0.26	7.35	-NA-	-NA-	-1.74	-5.23	9.26	4.30	4.30	-3.73	-NA-	26.00
Singapore	EUR	1,457.85	27,027.67	12.85	3.31	-NA-	-NA-	3.63	-2.40	2.51	0.53	0.53	-10.14	-NA-	44.53
Asia	USD	2,397.94	312,064.03	100.00	3.36	-NA-	-NA-	2.03	-5.36	13.88	2.98	2.98	-0.75	-NA-	31.12
Pure Asia	USD	2,486.72	253,404.20	81.20	3.06	-NA-	-NA-	1.96	-5.28	12.11	2.67	2.67	-1.97	-NA-	32.10
Asia ex Australia	USD	1,851.51	236,589.69	75.81	2.51	-NA-	-NA-	3.47	-3.18	12.22	2.06	2.06	-3.99	-NA-	32.08
Australia	USD	2,185.66	75,474.34	24.19	6.02	-NA-	-NA-	-3.35	-13.00	19.31	5.96	5.96	10.69	-NA-	35.57
Pure Australia	USD	1,675.16	38,237.93	12.25	5.85	-NA-	-NA-	-8.94	-19.74	22.63	7.82	7.82	14.01	-NA-	43.03
Hong Kong	USD	2,678.76	120,104.49	38.49	2.40	-NA-	-NA-	9.49	1.38	17.63	0.64	0.64	-1.47	-NA-	37.70
Japan	USD	2,378.60	75,578.30	24.22	2.20	-NA-	-NA-	-3.19	-8.67	3.97	2.73	2.73	-9.31	-NA-	32.34
New Zealand	USD	1,587.51	808.87	0.26	7.35	-NA-	-NA-	7.91	3.22	21.91	9.04	9.04	6.46	-NA-	27.72
Singapore	USD	2,157.89	40,098.02	12.85	3.31	-NA-	-NA-	7.08	-3.96	14.38	5.10	5.10	-0.62	-NA-	39.18
Asia	GBP	2,316.94	187,094.87	100.00	3.36	-NA-	-NA-	3.80	0.22	4.50	-1.04	-1.04	-6.84	-NA-	26.15
Pure Asia	GBP	2,402.72	151,925.95	81.20	3.06	-NA-	-NA-	3.73	0.30	2.88	-1.33	-1.33	-7.98	-NA-	27.24
Asia ex Australia	GBP	1,788.97	141,844.98	75.81	2.51	-NA-	-NA-	5.26	2.53	2.98	-1.91	-1.91	-9.87	-NA-	27.25
Australia	GBP	2,111.83	45,249.89	24.19	6.02	-NA-	-NA-	-1.68	-7.87	9.49	1.83	1.83	3.90	-NA-	32.36
Pure Australia	GBP	1,618.57	22,925.17	12.25	5.85	-NA-	-NA-	-7.36	-15.01	12.54	3.62	3.62	7.02	-NA-	41.04
Hong Kong	GBP	2,588.28	72,007.45	38.49	2.40	-NA-	-NA-	11.38	7.36	7.94	-3.28	-3.28	-7.51	-NA-	33.67
Japan	GBP	2,298.25	45,312.22	24.22	2.20	-NA-	-NA-	-1.51	-3.29	-4.59	-1.27	-1.27	-14.87	-NA-	28.61
New Zealand	GBP	1,533.88	484.95	0.26	7.35	-NA-	-NA-	6.00	3.11	11.87	4.79	4.79	-0.07	-NA-	23.66
Singapore	GBP	2,084.99	24,040.37	12.85	3.31	-NA-	-NA-	8.94	1.70	4.97	1.00	1.00	-6.72	-NA-	32.69

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Net Total Return			Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Asia	JPY	1,900.92	25,320,875.42	100.00	3.36	-NA-	-NA-	-4.71	-13.02	-1.71	0.82	0.82	-0.71	-NA-	33.05
Pure Asia	JPY	1,971.30	20,561,216.72	81.20	3.06	-NA-	-NA-	-4.77	-12.95	-3.24	0.51	0.51	-1.93	-NA-	33.86
Asia ex Australia	JPY	1,467.75	19,196,887.10	75.81	2.51	-NA-	-NA-	-3.37	-11.01	-3.14	-0.08	-0.08	-3.94	-NA-	33.91
Australia	JPY	1,732.64	6,123,988.33	24.19	6.02	-NA-	-NA-	-9.74	-20.04	2.98	3.73	3.73	10.74	-NA-	38.54
Pure Australia	JPY	1,327.95	3,102,625.24	12.25	5.85	-NA-	-NA-	-14.96	-26.23	5.84	5.55	5.55	14.06	-NA-	43.33
Hong Kong	JPY	2,123.54	9,745,278.44	38.49	2.40	-NA-	-NA-	2.25	-6.82	1.52	-1.47	-1.47	-1.43	-NA-	40.05
Japan	JPY	1,896.39	6,132,423.45	24.22	2.20	-NA-	-NA-	-9.58	-16.06	-10.26	0.57	0.57	-9.27	-NA-	33.45
New Zealand	JPY	1,258.47	65,631.60	0.26	7.35	-NA-	-NA-	0.80	-5.10	5.22	6.75	6.75	6.51	-NA-	30.97
Singapore	JPY	1,710.62	3,253,553.62	12.85	3.31	-NA-	-NA-	0.00	-11.73	-1.28	2.89	2.89	-0.58	-NA-	40.50
Australia	AUD	1,324.64	68,966.95	24.19	6.02	-NA-	-NA-	-10.19	-17.24	1.49	0.13	0.13	3.68	-NA-	25.32
Pure Australia	AUD	1,014.63	34,941.05	12.25	5.85	-NA-	-NA-	-15.39	-23.67	4.31	1.89	1.89	6.79	-NA-	33.40
Hong Kong	HKD	2,694.30	932,923.65	38.49	2.40	-NA-	-NA-	9.53	1.26	17.68	0.50	0.50	-1.54	-NA-	37.74
New Zealand	NZD	1,420.39	1,001.76	0.26	7.35	-NA-	-NA-	2.88	2.11	10.31	3.00	3.00	3.00	-NA-	14.16
Singapore	SGD	1,590.21	49,009.81	12.85	3.31	-NA-	-NA-	1.70	-7.27	2.01	1.91	1.91	-5.19	-NA-	34.10

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Net Total Return			Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Asia	AUD	1,433.84	285,157.87	135.57	3.36	-NA-	-NA-	-NA-	-NA-	-3.14	-2.69	-2.69	-7.04	-NA-	-NA-
Pure Asia	AUD	1,486.92	231,555.69	110.08	3.06	-NA-	-NA-	-NA-	-NA-	-4.64	-2.98	-2.98	-8.18	-NA-	-NA-
Asia ex Australia	AUD	1,107.10	216,190.92	102.78	2.51	-NA-	-NA-	-NA-	-NA-	-4.55	-3.55	-3.55	-10.07	-NA-	-NA-
Australia	AUD	1,324.64	68,966.95	32.79	6.02	-NA-	-NA-	-NA-	-NA-	1.49	0.13	0.13	3.68	-NA-	-NA-
Pure Australia	AUD	1,014.63	34,941.05	16.61	5.85	-NA-	-NA-	-NA-	-NA-	4.31	1.89	1.89	6.79	-NA-	-NA-
Hong Kong	AUD	1,601.75	109,749.08	52.18	2.40	-NA-	-NA-	-NA-	-NA-	0.05	-4.90	-4.90	-7.71	-NA-	-NA-
Japan	AUD	1,422.27	69,061.94	32.83	2.20	-NA-	-NA-	-NA-	-NA-	-11.56	-2.92	-2.92	-15.05	-NA-	-NA-
New Zealand	AUD	949.24	739.13	0.35	7.35	-NA-	-NA-	-NA-	-NA-	3.69	3.04	3.04	-0.28	-NA-	-NA-
Singapore	AUD	1,290.30	36,640.77	17.42	3.31	-NA-	-NA-	-NA-	-NA-	-2.71	-0.69	-0.69	-6.92	-NA-	-NA-

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT Asia Developed Index Series - Index Performance

Price Return			Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Asia	EUR	1,097.03	210,343.64	100.00	0.00	3.06	0.72	-4.65	-7.39	-1.10	-1.69	-1.69	-11.06	19.33	24.54
Pure Asia	EUR	1,170.47	170,804.57	81.20	0.00	3.40	1.37	-4.31	-6.96	-2.43	-2.03	-2.03	-12.06	19.81	25.43
Asia ex Australia	EUR	1,409.52	159,470.91	75.81	0.00	-NA-	-NA-	-2.23	-4.34	-1.85	-2.62	-2.62	-13.87	-NA-	25.73
Asia Dividend+	EUR	1,727.70	155,622.84	73.99	0.00	-NA-	-NA-	-NA-	-4.68	3.29	-1.31	-1.31	-8.95	-NA-	24.49
Australia	EUR	708.70	50,872.73	24.19	0.00	0.95	-2.49	-12.49	-17.69	1.14	1.35	1.35	-1.20	20.68	30.17
Pure Australia	EUR	543.08	25,773.89	12.25	0.00	-0.39	-5.05	-17.56	-24.15	3.53	3.13	3.13	2.63	24.37	37.79
Japan	EUR	1,369.62	50,942.80	24.22	0.00	-0.12	0.20	-8.06	-9.37	-8.89	-1.89	-1.89	-18.68	28.42	28.53
Hong Kong	EUR	1,323.57	80,955.23	38.49	0.00	6.27	2.84	3.21	0.06	2.76	-3.92	-3.92	-11.48	28.15	31.86
Singapore	EUR	1,002.32	27,027.67	12.85	0.00	1.30	3.12	-0.32	-6.53	0.02	-0.09	-0.09	-11.16	27.60	29.64
New Zealand	EUR	948.12	545.21	0.26	0.00	-NA-	-NA-	-2.88	-3.17	1.02	4.30	4.30	-3.73	-NA-	19.57
Asia	USD	1,608.62	312,064.03	100.00	0.00	4.20	5.98	-1.48	-8.87	10.35	2.78	2.78	-1.64	21.55	31.10
Pure Asia	USD	1,716.31	253,404.20	81.20	0.00	4.54	6.67	-1.13	-8.44	8.87	2.42	2.42	-2.75	22.05	31.97
Asia ex Australia	USD	1,600.57	236,589.69	75.81	0.00	-NA-	-NA-	1.02	-5.87	9.51	1.80	1.80	-4.75	-NA-	31.94
Asia Dividend+	USD	2,117.20	230,880.72	73.99	0.00	-NA-	5.36	1.16	-6.20	15.25	3.18	3.18	0.69	-NA-	30.98
Australia	USD	1,049.01	75,474.34	24.19	0.00	2.11	2.67	-9.58	-19.01	12.85	5.96	5.96	9.26	23.36	35.41
Pure Australia	USD	803.86	38,237.93	12.25	0.00	0.76	-0.03	-14.81	-25.36	15.52	7.82	7.82	13.50	27.18	42.90
Japan	USD	2,027.28	75,578.30	24.22	0.00	1.03	5.50	-5.00	-10.82	1.65	2.56	2.56	-10.06	29.28	32.31
Hong Kong	USD	1,959.12	120,104.49	38.49	0.00	7.50	8.28	6.64	-1.54	14.66	0.44	0.44	-2.11	29.63	37.55
Singapore	USD	1,483.61	40,098.02	12.85	0.00	2.47	8.56	3.00	-8.02	11.60	4.45	4.45	-1.76	30.25	38.72
New Zealand	USD	1,034.85	808.87	0.26	0.00	-NA-	-NA-	0.35	-4.72	12.71	9.04	9.04	6.46	-NA-	28.12
Asia	GBP	1,554.28	187,094.87	100.00	0.00	4.39	4.37	0.23	-3.50	1.27	-1.23	-1.23	-7.68	19.47	26.02
Pure Asia	GBP	1,658.33	151,925.95	81.20	0.00	4.72	5.04	0.59	-3.05	-0.09	-1.57	-1.57	-8.71	20.05	27.10
Asia ex Australia	GBP	1,546.50	141,844.98	75.81	0.00	-NA-	-NA-	2.77	-0.32	0.49	-2.16	-2.16	-10.59	-NA-	27.11
Asia Dividend+	GBP	2,275.23	138,422.23	73.99	0.00	-NA-	3.75	2.92	-0.67	5.76	-0.84	-0.84	-5.48	-NA-	26.33
Australia	GBP	1,013.57	45,249.89	24.19	0.00	2.28	1.11	-8.02	-14.23	3.56	1.83	1.83	2.56	21.27	31.90
Pure Australia	GBP	776.71	22,925.17	12.25	0.00	0.93	-1.55	-13.34	-20.96	6.01	3.62	3.62	6.54	25.63	40.87
Japan	GBP	1,958.80	45,312.22	24.22	0.00	1.20	3.89	-3.35	-5.56	-6.71	-1.43	-1.43	-15.58	28.27	28.57
Hong Kong	GBP	1,892.94	72,007.45	38.49	0.00	7.67	6.63	8.49	4.27	5.22	-3.47	-3.47	-8.11	28.25	33.45
Singapore	GBP	1,433.49	24,040.37	12.85	0.00	2.64	6.91	4.78	-2.60	2.41	0.38	0.38	-7.78	28.43	32.48
New Zealand	GBP	1,191.08	484.95	0.26	0.00	-NA-	-NA-	2.09	0.90	3.44	4.79	4.79	-0.07	-NA-	24.15

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FTSE EPRA/NAREIT Asia Developed Index Series - Index Performance

Price Return			Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	10 Yrs	36 M
Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 10 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Asia	JPY	1,275.21	25,320,875.42	100.00	0.00	1.53	1.62	-7.99	-16.24	-4.75	0.62	0.62	-1.60	23.13	33.02
Pure Asia	JPY	1,360.57	20,561,216.72	81.20	0.00	1.86	2.28	-7.66	-15.85	-6.03	0.27	0.27	-2.71	23.55	33.74
Asia ex Australia	JPY	1,268.82	19,196,887.10	75.81	0.00	-NA-	-NA-	-5.66	-13.48	-5.48	-0.33	-0.33	-4.70	-NA-	33.78
Asia Dividend+	JPY	1,550.31	18,733,661.46	73.99	0.00	-NA-	-NA-	-NA-	-13.79	-0.53	1.01	1.01	0.73	-NA-	32.61
Australia	JPY	831.58	6,123,988.33	24.19	0.00	-0.51	-1.56	-15.56	-25.56	-2.60	3.73	3.73	9.31	25.04	36.79
Pure Australia	JPY	637.25	3,102,625.24	12.25	0.00	-1.83	-4.14	-20.44	-31.40	-0.30	5.56	5.56	13.55	28.21	43.22
Japan	JPY	1,619.29	6,132,423.45	24.22	0.00	-0.78	1.25	-11.28	-18.03	-12.26	0.41	0.41	-10.03	28.74	33.39
Hong Kong	JPY	1,553.06	9,745,278.44	38.49	0.00	4.74	3.82	-0.41	-9.50	-1.04	-1.66	-1.66	-2.07	31.15	39.65
Singapore	JPY	1,176.10	3,253,553.62	12.85	0.00	-0.16	4.09	-3.81	-15.46	-3.68	2.26	2.26	-1.72	32.40	39.70
New Zealand	JPY	819.44	65,631.60	0.26	0.00	-NA-	-NA-	-6.28	-12.42	-2.72	6.75	6.75	6.51	-NA-	30.22
Australia	AUD	635.68	68,966.95	24.19	0.00	0.84	-4.79	-15.97	-22.95	-4.01	0.13	0.13	2.34	17.18	25.12
Australia Hedged	USD	412.30	75,474.34	24.19	0.00	-NA-	-NA-	-17.51	-24.42	-7.98	-0.23	-0.23	0.75	-NA-	24.08
Pure Australia	AUD	487.07	34,941.05	12.25	0.00	-0.49	-7.30	-20.83	-28.99	-1.74	1.89	1.89	6.31	21.47	33.61
Hong Kong	HKD	1,971.04	932,923.65	38.49	0.00	7.53	8.38	6.68	-1.65	14.71	0.31	0.31	-2.19	29.60	37.59
Singapore	SGD	1,095.36	49,009.81	12.85	0.00	0.98	6.26	-2.18	-11.19	-0.47	1.28	1.28	-6.27	28.11	33.62
New Zealand	NZD	925.72	1,001.76	0.26	0.00	-NA-	-NA-	-4.33	-5.74	1.98	3.00	3.00	3.00	-NA-	14.42
Asia 33	EUR	843.80	152,594.40	72.55	0.00	-NA-	-NA-	-4.54	-7.02	-1.23	-1.42	-1.42	-11.30	-NA-	-NA-
Asia 33	USD	1,250.75	226,709.49	72.65	0.00	-NA-	-NA-	-1.34	-8.41	10.24	3.07	3.07	-1.19	-NA-	-NA-
Asia 33	GBP	1,208.25	135,892.52	72.63	0.00	-NA-	-NA-	0.37	-3.22	1.53	-0.36	-0.36	-8.37	-NA-	-NA-
Asia 33	JPY	995.30	18,465,488.30	72.93	0.00	-NA-	-NA-	-7.79	-15.60	-4.86	1.42	1.42	-1.04	-NA-	-NA-
Asia 33	HKD	1,245.68	1,761,260.72	72.93	0.00	-NA-	-NA-	-1.30	-8.51	10.31	2.90	2.90	-1.24	-NA-	-NA-
Asia 33	AUD	749.70	207,666.48	28.77	0.00	-NA-	-NA-	-NA-	-NA-	-5.96	-2.39	-2.39	-7.90	-NA-	-NA-

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FTSE EPRA/NAREIT Asia Developed Index Series - Index Performance

Price Return			Free	Free											
			Float	Float											
		Close Value	Mkt Cap	Mkt Cap	Div	Total	Total	Total	Total	Total	Total	Total	Total	10 Yrs	36 M
Index Description	Curr	Apr-11	Ccy (m)	(%) Weight	Yld (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Rtn (%)	Vlty (%)	Vlty (%)
Asia	AUD	961.87	285,157.87	135.57	0.00	-NA-	-NA-	-NA-	-NA-	-6.13	-2.88	-2.88	-7.87	-NA-	-NA-
Pure Asia	AUD	1,026.26	231,555.69	110.08	0.00	-NA-	-NA-	-NA-	-NA-	-7.40	-3.21	-3.21	-8.91	-NA-	-NA-
Asia ex Australia	AUD	957.05	216,190.92	102.78	0.00	-NA-	-NA-	-NA-	-NA-	-6.85	-3.80	-3.80	-10.78	-NA-	-NA-
Asia Dividend+	AUD	1,474.70	210,974.18	100.30	0.00	-NA-	-NA-	-NA-	-NA-	-1.97	-2.50	-2.50	-5.68	-NA-	-NA-
Australia	AUD	635.68	68,966.95	32.79	0.00	-NA-	-NA-	-NA-	-NA-	-4.01	0.13	0.13	2.34	-NA-	-NA-
Pure Australia	AUD	487.07	34,941.05	16.61	0.00	-NA-	-NA-	-NA-	-NA-	-1.74	1.89	1.89	6.31	-NA-	-NA-
Japan	AUD	1,212.20	69,061.94	32.83	0.00	-NA-	-NA-	-NA-	-NA-	-13.54	-3.08	-3.08	-15.76	-NA-	-NA-
Hong Kong	AUD	1,171.45	109,749.08	52.18	0.00	-NA-	-NA-	-NA-	-NA-	-2.47	-5.08	-5.08	-8.31	-NA-	-NA-
Singapore	AUD	887.12	36,640.77	17.42	0.00	-NA-	-NA-	-NA-	-NA-	-5.07	-1.30	-1.30	-7.98	-NA-	-NA-
New Zealand	AUD	741.26	739.13	0.35	0.00	-NA-	-NA-	-NA-	-NA-	-4.13	3.04	3.04	-0.28	-NA-	-NA-

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FTSE EPRA/NAREIT Asia Developed Index Series - Asset Class Comparison

Index Description	Curr	Close Value 29-Apr	12 Mths Estimated	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) 29-Apr	Total Rtn (%) YTD	10 Yrs Vity (%)	36M Vity (%)
			Div Yld (%) 29-Apr										
Gross Total Return													
Asia Real Estate **	Local	1,666.53	3.40	11.66	5.23	-2.48	-9.20	4.07	0.62	0.62	-2.85	19.40	27.39
Asia FTSE	Local	265.27	2.59	#DIV/0!	3.76	-0.58	-0.72	4.10	1.00	1.00	0.26	16.65	21.79
Japan Real Estate **	JPY	1,912.10	2.37	0.66	2.84	-9.46	-15.91	-10.11	0.59	0.59	-9.21	28.81	33.46
Japan FTSE	JPY	73.56	1.84	#DIV/0!	-3.32	-11.51	-9.80	-11.96	-1.34	-1.34	-4.24	18.43	23.95
Japan JP Morgan Bonds	JPY	245.92	-NA-	8.63	1.53	2.37	1.86	1.48	0.33	0.33	-0.26	2.06	2.25
Australia Real Estate **	AUD	1,324.64	6.02	16.78	1.61	-10.19	-17.24	1.49	0.13	0.13	3.68	17.33	25.32
Australia FTSE	AUD	1,070.65	4.22	#DIV/0!	8.53	2.69	1.29	4.62	0.13	0.13	3.33	13.64	17.45
Australia JP Morgan Bonds	AUD	745.71	-NA-	16.62	5.81	6.08	6.99	6.48	0.68	0.68	2.33	3.94	4.82
Hong Kong Real Estate **	HKD	2,694.30	2.40	22.69	11.42	9.53	1.26	17.68	0.50	0.50	-1.54	29.72	37.74
Hong Kong FTSE	HKD	1,923.56	2.95	#DIV/0!	11.39	13.37	7.27	22.12	3.71	3.71	3.76	22.49	28.93
Hong Kong JP Morgan Bonds	HKD	164.01	-NA-	-NA-	4.73	4.82	2.48	2.79	0.71	0.71	1.14	3.66	3.23
Singapore Real Estate **	SGD	1,562.43	3.31	7.41	9.96	1.52	-7.27	2.01	1.91	1.91	-5.19	28.47	34.10
Singapore FTSE	SGD	576.48	3.22	#DIV/0!	9.66	8.06	4.32	9.13	2.86	2.86	-0.05	21.62	29.32
Singapore JP Morgan Bonds	SGD	158.20	-NA-	-NA-	3.84	4.45	3.32	4.05	0.81	0.81	2.31	-NA-	4.12
New Zealand Real Estate **	NZD	1,394.13	7.04	-NA-	-NA-	2.55	1.75	9.93	3.00	3.00	3.00	-NA-	14.14
New Zealand FTSE	NZD	192.65	5.64	-NA-	4.45	-2.01	0.44	9.67	2.50	2.50	7.84	14.21	15.31
New Zealand JP Morgan Bonds	NZD	315.91	-NA-	16.44	6.86	6.91	8.41	7.70	1.08	1.08	3.69	3.59	4.75

** Please note: Local Currency Real Estate indices are unofficial series calculated in-house by EPRA for research purposes only. A disclaimer applies to these values, please refer to page 219.

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FTSE EPRA/NAREIT Asia Developed Index Series - Top 20 Constituents & Country Breakdown

Top 20 Constituents:

Company	Investment Focus	Sector	Country	Free Float Mkt Cap (EUR m) 29-Apr	Free Float Asia (%) Weight 29-Apr
Sun Hung Kai Props	Non-Rental	Diversified	HK	20,244	9.62
Westfield Group *	Rental	Retail	AU	15,355	7.30
Mitsubishi Estate	Non-Rental	Diversified	JP	12,197	5.80
Mitsui Fudosan	Non-Rental	Diversified	JP	10,141	4.82
Hongkong Land Hldgs	Rental	Office	HK	8,662	4.12
Wharf Holdings	Non-Rental	Diversified	HK	7,460	3.55
Hang Lung Properties	Non-Rental	Diversified	HK	6,702	3.18
Stockland Trust Group *	Non-Rental	Diversified	AU	6,645	3.16
Sumitomo Realty & Dev	Non-Rental	Diversified	JP	6,569	3.12
Westfield Retail Trust	Rental	Retail	AU	5,970	2.84
Capitaland	Non-Rental	Diversified	SG	5,946	2.83
China Overseas Land	Non-Rental	Residential	HK	5,293	2.51
Henderson Land Dev	Non-Rental	Diversified	HK	5,018	2.38
Link REIT *	Rental	Retail	HK	4,705	2.24
City Developments	Non-Rental	Diversified	SG	4,453	2.12
GPT Group *	Rental	Diversified	AU	4,325	2.06
Nippon Building Fund *	Rental	Office	JP	3,900	1.85
New World Development	Non-Rental	Diversified	HK	3,518	1.67
Goodman Group *	Rental	Industrial	AU	3,336	1.59
Japan Real Estate *	Rental	Office	JP	3,263	1.55

Country Breakdown:

Country Index	Number of Constituents 29-Apr	Free Float Mkt Cap (EUR m) 29-Apr	Free Float Asia (%) Weight 29-Apr
EPRA/NAREIT Australia	14	50,873	24.19%
EPRA/NAREIT Japan	20	50,943	24.22%
EPRA/NAREIT Hong Kong	22	80,955	38.49%
EPRA/NAREIT Singapore	14	27,028	12.85%
EPRA/NAREIT New Zealand	1	545	0.26%
EPRA/NAREIT Asia	71	210,344	100.00%

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FTSE EPRA/NAREIT Asia Developed Index Series - Top & Bottom Performance

EPRA/NAREIT Asia Index - Top 20 Performance:

Stock	Investment Focus	Sector	Country	Price Return Apr-11	Dividend Return Apr-11	Total Return Apr-11
Hysan Development	Rental	Diversified	HK	13.28	0.00	13.28
Allgreen Properties	Non-Rental	Diversified	SG	9.26	0.00	9.26
Tokyu REIT *	Rental	Diversified	JP	8.95	0.00	8.95
Aeon Mall Co Ltd	Rental	Retail	JP	7.95	0.00	7.95
Kerry Properties	Non-Rental	Diversified	HK	6.43	1.34	7.76
Hongkong Land Hldgs	Rental	Office	HK	7.00	0.00	7.00
Cmnwealth Prop Office *	Rental	Office	AU	6.40	0.00	6.40
Nomura Real Estate Office Fund	Rental	Office	JP	3.73	2.58	6.31
Charter Hall Office reiT *	Rental	Office	AU	6.04	0.00	6.04
Wharf Holdings	Non-Rental	Diversified	HK	5.87	0.00	5.87
Kenedix Realty Investment *	Rental	Diversified	JP	0.73	2.92	3.65
Goodman Group *	Rental	Industrial	AU	3.65	0.00	3.65
CapitaCommercial Trust *	Rental	Office	SG	3.60	0.00	3.60
Dexus Property Group *	Rental	Diversified	AU	3.53	0.00	3.53
Bunnings Warehouse Prop *	Rental	Retail	AU	3.50	0.00	3.50
Wing Tai Holdings	Non-Rental	Diversified	SG	3.27	0.00	3.27
Global Logistic Properties	Rental	Industrial	SG	3.21	0.00	3.21
Capitaland	Non-Rental	Diversified	SG	3.03	0.00	3.03
Premier Investment Co. *	Rental	Diversified	JP	0.27	2.74	3.01
Kiwi Income Property Trust *	Rental	Diversified	NZ	3.00	0.00	3.00

EPRA/NAREIT Asia Index - Bottom 20 Performance:

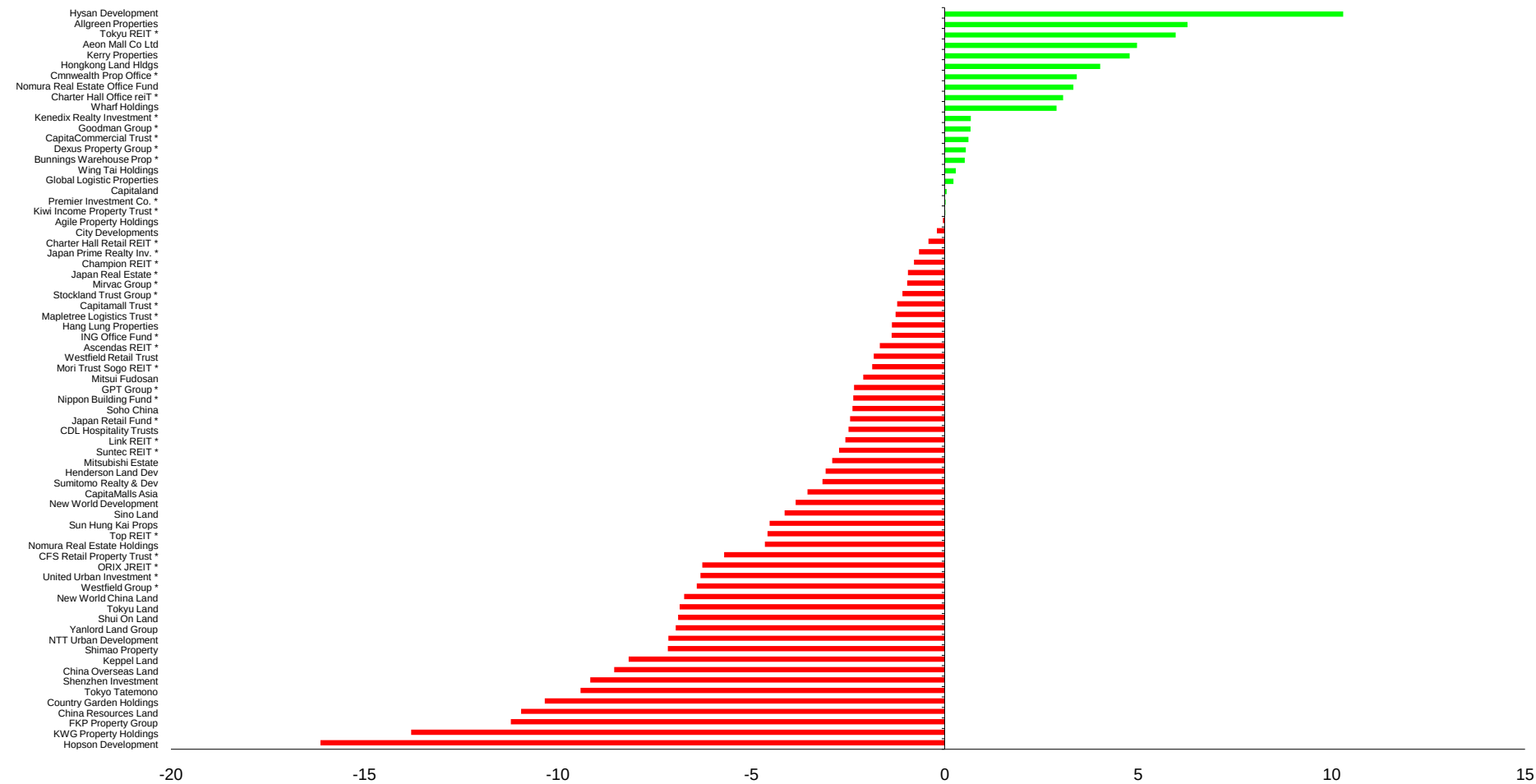
Stock	Investment Focus	Sector	Country	Price Return Apr-11	Dividend Return Apr-11	Total Return Apr-11
Nomura Real Estate Holdings	Non-Rental	Diversified	JP	-1.67	0.00	-1.67
CFS Retail Property Trust *	Rental	Retail	AU	-2.72	0.00	-2.72
ORIX JREIT *	Rental	Office	JP	-3.28	0.00	-3.28
United Urban Investment *	Rental	Diversified	JP	-3.33	0.00	-3.33
Westfield Group *	Rental	Retail	AU	-3.43	0.00	-3.43
New World China Land	Non-Rental	Diversified	HK	-4.78	1.02	-3.75
Tokyu Land	Non-Rental	Diversified	JP	-3.87	0.00	-3.87
Shui On Land	Non-Rental	Diversified	HK	-3.91	0.00	-3.91
Yanlord Land Group	Non-Rental	Diversified	SG	-3.97	0.00	-3.97
NTT Urban Development	Non-Rental	Office	JP	-4.16	0.00	-4.16
Shimao Property	Non-Rental	Residential	HK	-4.17	0.00	-4.17
Keppel Land	Non-Rental	Diversified	SG	-5.19	0.00	-5.19
China Overseas Land	Non-Rental	Residential	HK	-5.56	0.00	-5.56
Shenzhen Investment	Non-Rental	Diversified	HK	-6.18	0.00	-6.18
Tokyo Tatemono	Non-Rental	Office	JP	-6.43	0.00	-6.43
Country Garden Holdings	Non-Rental	Diversified	HK	-7.35	0.00	-7.35
China Resources Land	Non-Rental	Residential	HK	-7.97	0.00	-7.97
FKP Property Group	Non-Rental	Diversified	AU	-8.24	0.00	-8.24
KWG Property Holdings	Non-Rental	Diversified	HK	-10.81	0.00	-10.81
Hopson Development	Non-Rental	Residential	HK	-13.15	0.00	-13.15

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Graph 13: Total Return Performance relative to Regional Developed Index - Asia

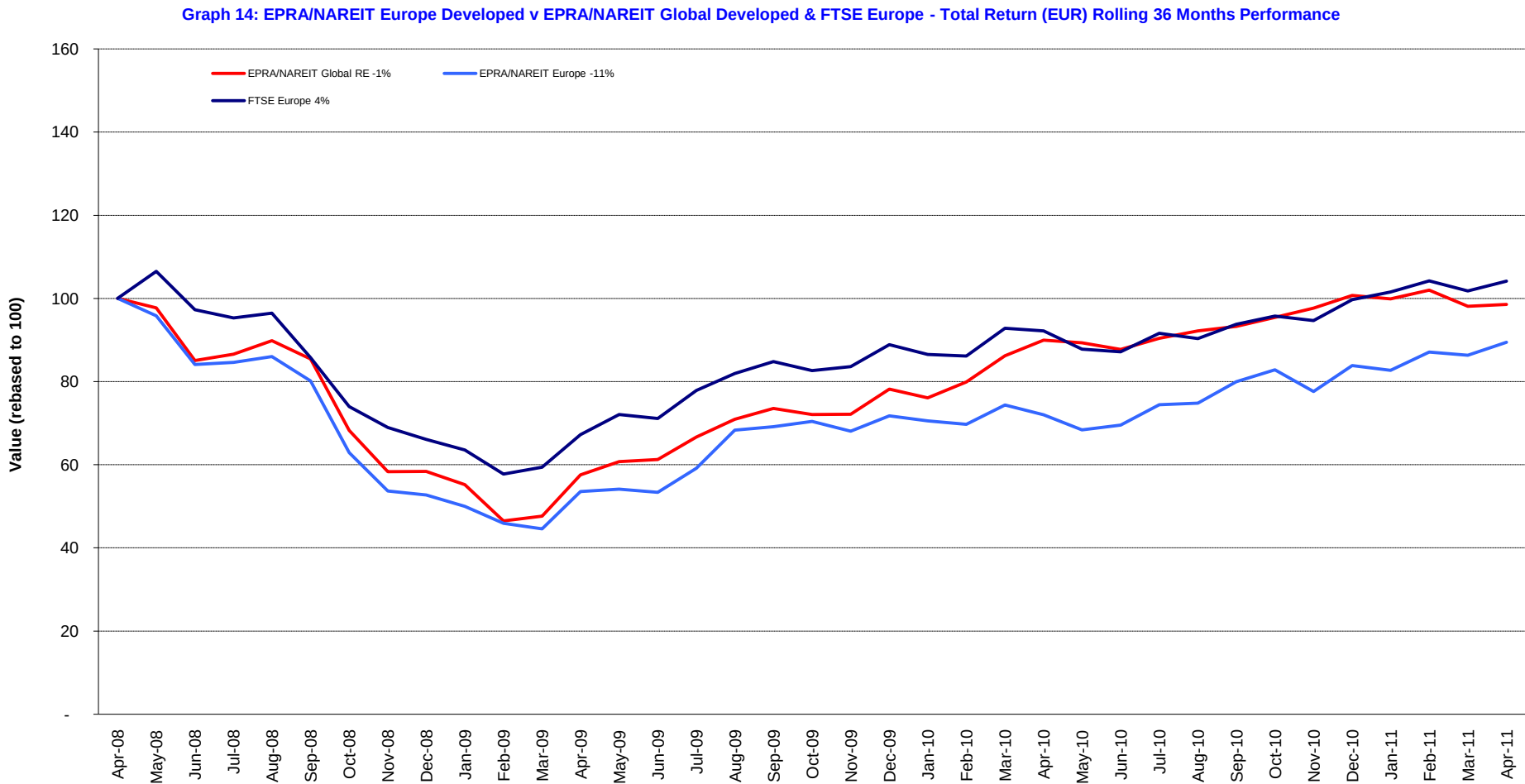


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Section 4

FTSE EPRA/NAREIT Europe Developed and EMEA Index Series

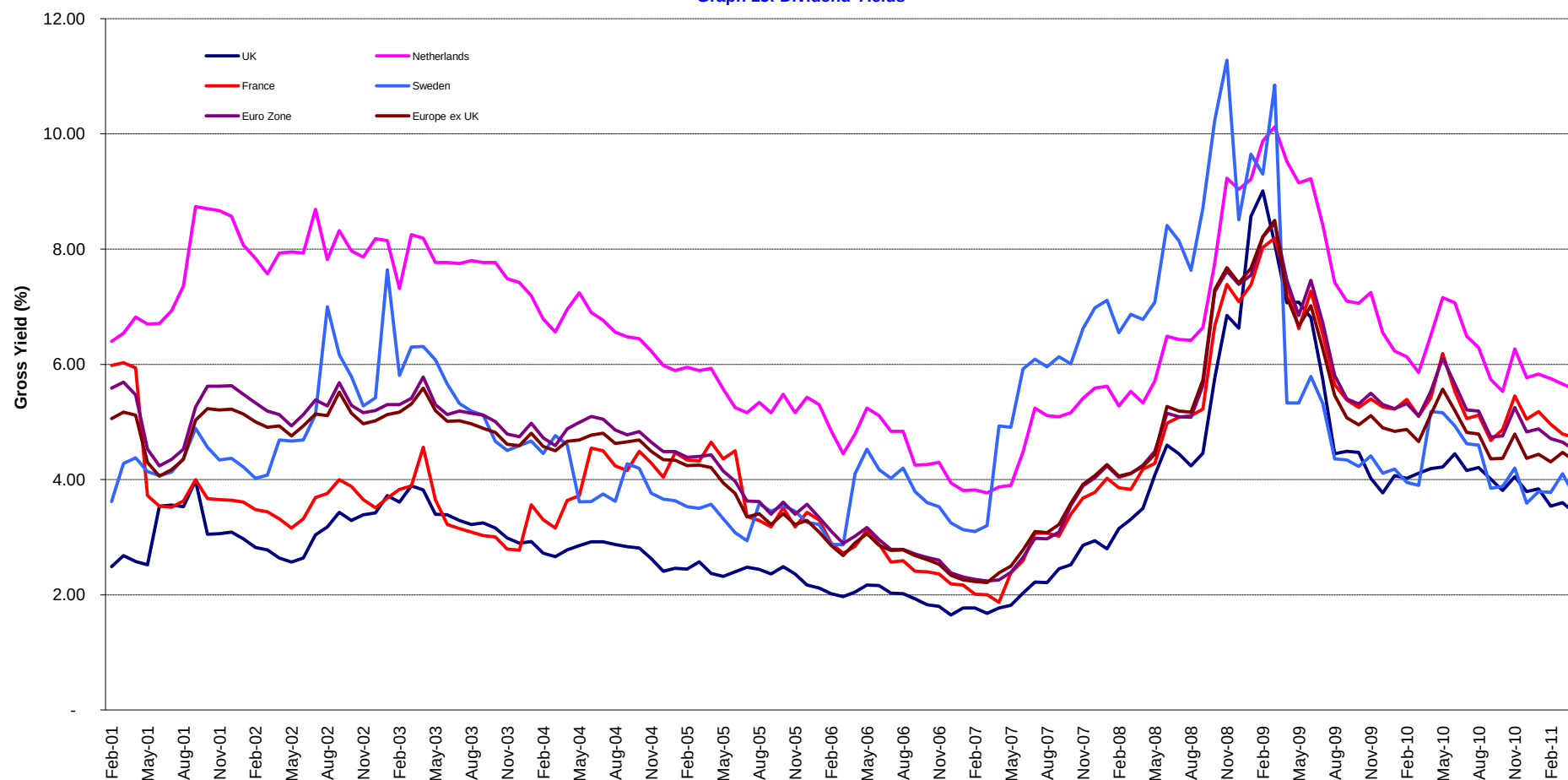
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Graph 15: Dividend Yields



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FTSE EPRA/NAREIT Europe Developed Index Series - Corporate Actions & Changes

Ex Date	Description
8 April 2011	Alstria Office REIT (Germany): New number of shares: 71,599,999
8 April 2011	Alstria Office REIT (Germany): New free float percentage: 100% (was 50%)
15 April 2011	DIC Asset (Germany): New number of shares: 45,718,747
18 April 2011	GSW Immobilien (Germany): IPO Fast Track Addition. Number of shares: 41,052,630. Free float: 75%.

FTSE EPRA/NAREIT Europe Developed Index Series - Dividends: April

Ex -Date	Company	Investment Focus	Sector	Curr	Gross Dividend	Dividend Yield %	Pay Date	Type
6 April 2011	F&C Commercial Prop	Rental	Diversified	GBP	0.005	5.19	28-Apr	Quarterly
11 April 2011	Klepierre *	Rental	Retail	EUR	1.350	4.51	14-Apr	Annual
13 April 2011	Capital & Counties Properties	Rental	Retail	GBP	0.011	0.00	19-May	Dividend
13 April 2011	Azrieli Group	Rental	Diversified	ILX	1.979	0.00	27-Apr	Dividend
13 April 2011	Segro *	Rental	Industrial	GBP	0.096	0.00	5-May	Dividend
14 April 2011	Eurobank Properties *	Rental	Diversified	EUR	0.386	5.17	21-Apr	Semi-Annual
14 April 2011	Kungsleden	Rental	Diversified	SEK	2.000	12.55	21-Apr	Annual
18 April 2011	Icade *	Rental	Diversified	EUR	3.300	0.00	21-Apr	Dividend
18 April 2011	Intervest Offices *	Rental	Office	EUR	1.830	8.43	21-Apr	Annual
18 April 2011	Wereldhave Belgium *	Rental	Diversified	EUR	3.920	5.39	21-Apr	Annual
19 April 2011	Kloven AB	Rental	Diversified	SEK	1.500	4.57	28-Apr	Annual
20 April 2011	Wereldhave *	Rental	Diversified	EUR	4.700	6.59	13-May	Annual
21 April 2011	Swiss Prime Site	Rental	Office	CHF	3.500	4.71	28-Apr	Annual
27 April 2011	Corio *	Rental	Retail	EUR	2.690	5.44	19-May	Annual
27 April 2011	Hansteen Holdings	Rental	Industrial	GBP	0.021	0.00	26-May	Dividend
28 April 2011	Nieuwe Steen Inv *	Rental	Diversified	EUR	0.300	9.30	6-May	Quarterly
28 April 2011	Warehouses De Pauw *	Rental	Industrial	EUR	2.941	6.88	4-May	Semi-Annual
28 April 2011	Wihlborgs Fastigheter	Rental	Diversified	SEK	7.000	3.43	6-May	Annual

** Based on previous period figures

*** Estimated

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FTSE EPRA/NAREIT Europe Developed Index Series - Dividends: May

Ex -Date	Company	Investment Focus	Sector	Curr	Gross Dividend	Dividend Yield %	Pay Date	Type
2 May 2011	Corio *	Rental	Retail	EUR	2.6 ***	5.44	June	Annual
2 May 2011	Mercialys *	Rental	Retail	EUR	0.760	2.91	5-May	Semi-Annual
4 May 2011	Cofinimmo *	Rental	Diversified	EUR	6.500	7.46	11-May	Annual
5 May 2011	Unibail-Rodamco *	Rental	Diversified	EUR	5.300	4.46	10-May	Quarterly
6 May 2011	Norwegian Property	Rental	Office	NOK	0.100	23.58	May	Annual
6 May 2011	Vastned Retail *	Rental	Retail	EUR	2.580	7.54	16-May	Semi-Annual
6 May 2011	Vastned Offices/Ind *	Rental	Office	EUR	0.910	12.61	16-May	Semi-Annual
7 May 2011	Capital Shopping Centres Group *	Rental	Retail	GBP	0.195555 ***	8.88	June	Semi-Annual
7 May 2011	Quintain Estates	Non-Rental	Diversified	GBP	0.0423729 ***	29.27	June	Semi-Annual
9 May 2011	Beni Stabili	Rental	Office	EUR	0.022	4.19	12-May	Annual
11 May 2011	Fonciere Des Regions *	Rental	Diversified	EUR	4.200	6.92	16-May	Annual
11 May 2011	Invista Foundation Prop	Rental	Diversified	GBP	0.009	15.34	27-May	Quarterly
11 May 2011	ING UK Real Estate Income Trust	Rental	Diversified	GBP	0.011	10.83	27-May	Quarterly
14 May 2011	Standard Life Inv Prop	Rental	Diversified	GBP	0.0169 ***	9.94	June	Quarterly
14 May 2011	UK Commercial Property Trust	Rental	Diversified	GBP	0.0131253 ***	4.74	June	Dividend
15 May 2011	DIC Asset	Rental	Diversified	EUR	1.65 ***	18.13	June	Annual
16 May 2011	Affine *	Non-Rental	Diversified	EUR	2.430	7.38	16-May	Semi-Annual
16 May 2011	Nieuwe Steen Inv *	Rental	Diversified	EUR	0.34 ***	9.30	June	Quarterly
16 May 2011	Silic *	Rental	Office	EUR	4.650	3.95	19-May	Annual
18 May 2011	Derwent London *	Rental	Office	GBP	0.203	1.29	16-Jun	Semi-Annual
18 May 2011	Leasinvest Real Estate *	Rental	Office	EUR	4.100	5.72	23-May	Annual
23 May 2011	Conwert Immobilien	Non-Rental	Residential	EUR	0.300	0.00	30-May	Dividend
23 May 2011	IGD *	Rental	Retail	EUR	0.075	3.44	26-May	Annual
25 May 2011	Societe de la Tour Eiffel *	Rental	Diversified	EUR	2.200	9.60	21-Jun	Semi-Annual
25 May 2011	Gecina *	Rental	Diversified	EUR	4.400	5.15	30-May	Annual
28 May 2011	Mucklow <A&J> *	Rental	Diversified	GBP	0.0892222 ***	6.34	June	Semi-Annual

** Based on previous period figures

*** Estimated

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FTSE EPRA/NAREIT Europe Developed Index Series - Stock Performance

Index Constituents	Investment Focus	Sector	Local Price 29-Apr	Free Float	Free Float	Free Float	Div Yld (%) 29-Apr	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Price Rtn (%) Apr-11	Dividend Rtn (%) Apr-11	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36M Vity (%)	Turnover 3 month Annualised EUR (m)	Annual Velocity (%)
				Mkt Cap EUR (m) 29-Apr	Wght (%) 29-Apr	Wght (%) 29-Apr															
CA Immobilien Anlage	Rental	Diversified	13.30	1,145	0.20	1.17	0.00	-NA-	-2.01	-9.02	-3.84	40.99	2.27	2.27	0.00	2.27	11.63	36.94	65.09	547	48
Conwert Immobilien	Non-Rental	Residential	11.87	963	0.16	0.98	2.11	-NA-	-NA-	-4.50	0.78	36.44	1.80	1.80	0.00	1.80	12.69	-NA-	55.99	637	66
Austria Total				2,107	0.36	2.15	1.06														
Cofinimmo *	Rental	Diversified	103.90	1,420	0.24	1.45	6.26	-NA-	6.38	1.01	-2.92	6.72	0.63	0.63	0.00	0.63	13.34	13.02	19.77	888	63
Befimmo *	Rental	Office	62.65	1,052	0.18	1.07	6.23	-NA-	6.77	2.08	1.91	15.67	7.98	1.64	0.00	1.64	8.57	17.46	25.36	339	32
Warehouses De Pauw *	Rental	Industrial	41.20	387	0.07	0.39	7.14	-NA-	12.00	5.00	5.87	33.52	10.35	3.00	7.35	10.35	24.45	17.81	24.32	142	37
Intervest Offices *	Rental	Office	23.00	160	0.03	0.16	7.96	-NA-	6.43	3.38	2.11	15.49	-1.62	-8.87	7.25	-1.62	14.86	17.29	27.00	41	26
Wereldhave Belgium *	Rental	Diversified	70.47	150	0.03	0.15	5.56	-NA-	6.22	5.27	15.65	28.19	0.84	-4.47	5.31	0.84	14.32	17.44	17.16	52	35
Leasinvest Real Estate *	Rental	Office	67.35	108	0.02	0.11	5.94	-NA-	7.63	5.09	4.98	12.98	-2.73	-2.73	0.00	-2.73	12.61	15.23	21.92	24	22
Belgium Total				3,277	0.56	3.34	6.39														
Sponda	Rental	Diversified	3.98	1,102	0.19	1.12	3.77	-NA-	11.12	1.66	-5.18	39.53	2.99	-0.75	0.00	-0.75	9.54	35.53	55.73	559	51
Citycon OYJ	Rental	Retail	3.20	587	0.10	0.60	1.25	-NA-	17.75	2.59	0.63	23.77	0.31	-0.93	0.00	-0.93	9.84	29.84	38.54	239	41
Technopolis	Rental	Office	3.61	229	0.04	0.23	4.71	-NA-	11.98	-5.96	-9.80	3.85	0.00	-4.50	0.00	-4.50	-3.68	29.14	38.96	104	45
Finland Total				1,918	0.33	1.95	3.11														
Unibail-Rodamco *	Rental	Diversified	157.95	14,422	2.47	14.69	5.06	11.37	16.83	8.64	6.02	32.69	3.34	3.34	0.00	3.34	12.13	20.99	24.76	15,567	108
Klepierre *	Rental	Retail	27.74	2,630	0.45	2.68	4.87	12.05	15.78	3.64	-6.01	11.73	1.57	-3.14	4.71	1.57	12.39	30.30	44.77	2,575	98
Fonciere Des Regions *	Rental	Diversified	76.60	2,104	0.36	2.14	4.31	-NA-	20.01	-1.15	-0.82	8.23	1.88	1.88	0.00	1.88	10.36	28.03	40.17	1,718	82
Gecina *	Rental	Diversified	97.35	1,779	0.30	1.81	4.52	8.68	10.04	2.79	5.53	31.36	0.03	0.03	0.00	0.03	23.62	36.74	60.37	1,547	87
Icade	Rental	Diversified	86.61	1,774	0.30	1.81	3.81	-NA-	-NA-	7.85	2.22	29.10	3.25	-0.54	3.79	3.25	22.02	-NA-	28.89	1,591	90
Mercialys *	Rental	Retail	29.20	1,343	0.23	1.37	3.63	-NA-	-NA-	11.62	2.40	19.98	5.60	3.82	0.00	3.82	7.69	-NA-	23.37	849	63
Silic *	Rental	Office	101.25	1,317	0.23	1.34	4.59	-NA-	12.21	5.85	7.51	19.39	2.38	2.38	0.00	2.38	14.28	21.57	26.78	491	37
Societe de la Tour Eiffel *	Rental	Diversified	67.72	372	0.06	0.38	2.95	-NA-	8.20	1.09	-3.29	25.77	4.18	4.18	0.00	4.18	20.27	42.37	64.51	225	61
Affine *	Non-Rental	Diversified	22.36	80	0.01	0.08	6.62	2.88	9.65	-3.04	-11.15	29.57	-0.52	-3.04	0.00	-3.04	39.42	28.42	44.44	124	155
France Total				25,821	4.42	26.29	4.73														

* -5 & -3 Years Total Returns are annualised

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Index Constituents	Investment Focus	Sector	Local Price	Free Float Mkt Cap	Free Float Wght (%)	Free Float Europe Wght (%)	Div Yld (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Price Rtn (%)	Dividend Rtn (%)	Total Rtn (%)	Total Rtn (%)	10 Yrs Vity (%)	36M Vity (%)	Turnover 3 month Annualised	Annual Velocity
			29-Apr	29-Apr	29-Apr	29-Apr	29-Apr	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	Apr-11	Apr-11	YTD			EUR (m)	(%)
Deutsche Euroshop	Rental	Retail	27.28	1,409	0.24	1.43	3.78	-NA-	8.72	4.80	4.33	22.49	1.22	1.22	0.00	1.22	-2.24	19.27	22.13	779	55
Deutsche Wohnen	Rental	Residential	10.64	870	0.15	0.89	0.00	-NA-	15.13	-7.28	4.70	56.40	4.47	4.47	0.00	4.47	1.29	70.49	103.58	3	0
Alstria Office *	Rental	Office	10.70	766	0.13	0.78	4.67	-NA-	-NA-	-NA-	-0.83	31.76	9.07	9.07	0.00	9.07	6.67	-NA-	49.49	523	68
GSW Immobilien AG	Rental	Residential	21.75	670	0.11	0.42	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	0.23	0.23	0.00	0.23	-NA-	-NA-	-NA-	-NA-	-NA-
Gagfah	Rental	Residential	6.13	552	0.09	0.56	8.16	-NA-	-NA-	-NA-	-10.02	11.17	6.07	2.71	0.00	2.71	1.74	-NA-	80.72	2,522	457
TAG Immobilien	Non-Rental	Diversified	16.46	421	0.07	0.43	0.00	-NA-	10.66	2.75	6.89	17.62	2.62	2.62	0.00	2.62	9.46	15.53	17.88	57	14
DIC Asset	Rental	Diversified	9.10	312	0.05	0.32	3.30	-NA-	-NA-	-11.76	-19.23	44.68	-1.58	-1.58	0.00	-1.58	12.71	-NA-	76.08	391	125
Patrizia Immobilien	Rental	Residential	5.03	131	0.02	0.13	0.00	-NA-	-NA-	-25.12	10.98	63.26	2.28	2.28	0.00	2.28	30.99	-NA-	73.43	242	184
Colonia Real Estate	Rental	Residential	5.19	79	0.01	0.08	0.00	-NA-	21.12	-33.26	-25.35	20.72	-4.23	-4.23	0.00	-4.23	-6.89	78.44	62.00	282	355
Germany Total				5,210	0.89	5.05	2.77														
Eurobank Properties *	Rental	Diversified	6.00	110	0.02	0.11	8.83	-NA-	-NA-	-9.97	-2.38	16.31	1.34	-6.98	5.99	-0.99	16.63	-NA-	30.51	34	31
Lamda Development	Non-Rental	Diversified	3.79	50	0.01	0.05	0.00	-NA-	-8.64	-12.10	-27.87	-6.42	1.07	1.07	0.00	1.07	-3.07	40.67	43.90	8	16
Greece Total				160	0.03	0.16	6.08														
Beni Stabili	Rental	Office	0.76	732	0.13	0.75	1.96	-NA-	6.36	-1.13	4.45	16.29	4.16	4.16	0.00	4.16	23.06	29.30	39.54	708	97
IGD *	Rental	Retail	1.63	194	0.03	0.20	3.07	-NA-	-NA-	-4.74	-8.21	25.37	5.03	5.03	0.00	5.03	15.31	-NA-	39.24	149	77
Italy Total				926	0.16	0.94	2.20														
Corio *	Rental	Retail	47.81	4,351	0.74	4.43	5.63	6.12	11.30	4.84	-0.90	15.57	2.31	-3.14	5.45	2.31	10.69	21.67	28.56	4,171	96
Wereldhave *	Rental	Diversified	70.55	1,501	0.26	1.53	6.66	4.14	8.56	2.55	1.21	19.65	-0.15	-6.38	6.24	-0.15	9.36	19.27	22.94	2,702	180
Eurocommercial Props *	Rental	Retail	34.70	1,399	0.24	1.42	5.24	-NA-	9.99	7.23	2.68	29.07	4.46	-0.74	0.00	-0.74	6.02	18.71	24.96	786	56
Vastned Retail *	Rental	Retail	51.75	957	0.16	0.97	7.50	5.13	8.41	0.99	-2.25	21.05	0.19	0.19	0.00	0.19	7.02	23.76	36.29	564	59
ProLogis European Properties	Rental	Industrial	6.14	869	0.15	0.88	0.00	-NA-	-NA-	-NA-	-14.46	28.56	22.92	22.92	0.00	22.92	27.65	-NA-	91.86	471	54
Nieuwe Steen Inv *	Rental	Diversified	14.95	647	0.11	0.66	5.89	-NA-	6.53	0.39	0.61	5.81	6.14	2.05	2.05	4.10	10.35	17.91	26.02	212	33
Vastned Offices/Ind *	Rental	Office	13.48	255	0.04	0.26	10.83	3.59	3.24	-6.07	-6.85	20.94	9.77	9.77	0.00	9.77	19.04	31.78	51.33	238	93
Netherlands Total				9,979	1.71	10.16	5.57														

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT Europe Developed Index Series - Stock Performance

Index Constituents	Investment Focus	Sector	Local Price	Free Float Mkt Cap	Free Float Wght (%)	Free Float Europe Wght (%)	Div Yld (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Price Rtn (%)	Dividend Rtn (%)	Total Rtn (%)	Total Rtn (%)	10 Yrs Vity (%)	36M Vity (%)	Turnover 3 month Annualised	Annual Velocity
			29-Apr	29-Apr	29-Apr	29-Apr	29-Apr	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	Apr-11	Apr-11	YTD			EUR (m)	(%)
Norwegian Property ASA	Rental	Office	10.60	680	0.12	0.69	0.00	-NA-	-NA-	-NA-	-33.43	-10.47	4.43	4.43	0.00	4.43	2.42	-NA-	80.60	520	76
Norway Total				680	0.12	0.69	0.00														
Castellum	Rental	Diversified	93.70	1,802	0.31	1.84	3.84	-NA-	17.08	8.88	15.48	47.42	5.99	2.07	0.00	2.07	10.10	26.76	32.71	1,324	73
Hufvudstaden A	Rental	Office	77.50	1,287	0.22	1.31	2.97	-NA-	13.71	10.42	12.25	43.78	6.19	3.13	0.00	3.13	4.26	23.22	26.93	592	46
Fabege	Rental	Office	69.40	1,245	0.21	1.27	4.32	-NA-	15.93	4.93	10.74	59.47	6.08	1.68	0.00	1.68	-5.28	33.22	50.51	1,077	86
Kungsleden	Rental	Diversified	63.75	973	0.17	0.99	3.14	-NA-	25.33	3.53	5.77	42.32	6.05	2.82	3.23	6.05	13.01	38.93	58.32	500	51
Wihlborgs Fastigheter	Rental	Diversified	182.00	762	0.13	0.78	3.85	-NA-	-NA-	14.76	15.28	28.35	0.53	-3.19	3.72	0.53	0.38	-NA-	31.79	399	52
Klovern AB	Rental	Diversified	32.80	442	0.08	0.45	4.57	-NA-	-NA-	9.64	16.03	50.44	-0.58	-4.93	4.35	-0.58	4.56	-NA-	38.12	223	50
Sweden Total				6,512	1.11	6.63	3.71														
PSP Swiss Property	Rental	Office	78.70	2,827	0.48	2.88	3.43	-NA-	10.32	7.57	10.22	26.69	4.03	4.03	0.00	4.03	8.53	15.93	21.09	1,433	51
Swiss Prime Site	Rental	Office	72.15	2,283	0.39	2.33	4.85	-NA-	7.75	8.10	12.85	25.47	4.42	-0.41	4.83	4.42	8.46	15.29	19.75	1,621	71
Allreal	Non-Rental	Office	142.00	753	0.13	0.77	3.40	-NA-	8.94	6.47	6.46	25.86	3.73	-0.14	0.00	-0.14	12.48	12.10	14.02	340	45
Zueblin Immobilien Holding	Rental	Office	3.90	133	0.02	0.14	0.00	-NA-	-2.83	-14.40	-22.71	-12.56	1.83	1.83	0.00	1.83	5.12	17.89	25.52	23	17
Switzerland Total				5,863	1.00	5.97	3.89														
Immobiliaria Colonial S.A.	Rental	Diversified	0.08	261	0.04	0.27	0.00	-NA-	-NA-	-48.09	-56.09	-40.77	-3.75	-3.75	0.00	-3.75	40.00	-NA-	56.59	744	285
Spain Total				261	0.04	0.27	0.00														
Azrieli Group	Rental	Diversified	99.19	685	0.12	0.00	2.00	-NA-	-NA-	-NA-	-NA-	-NA-	-1.49	-3.42	1.93	-1.49	1.17	-NA-	-NA-	88,438	12,906
Israel Total				685	0.12	0.00	2.00														

* Please note that Azrieli Group is included in the EMEA (Europe plus Middle East) Index, but not in the Developed Europe Index

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FTSE EPRA/NAREIT Europe Developed Index Series - Stock Performance

Index Constituents	Investment Focus	Sector	Local Price	Free Float Mkt Cap	Free Float Wght (%)	Free Float Wght (%)	Div Yld (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Price Rtn (%)	Dividend Rtn (%)	Total Rtn (%)	Total Rtn (%)	10 Yrs Vity (%)	36M Vity (%)	Turnover 3 month Annualised	Annual Velocity
			29-Apr	29-Apr	29-Apr	29-Apr	29-Apr	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	Apr-11	Apr-11	YTD			EUR (m)	(%)
Land Securities *	Rental	Diversified	7.85	6,742	1.15	6.87	3.57	6.24	4.66	-8.95	-13.27	23.37	8.93	7.02	0.00	7.02	21.66	24.81	36.38	5,802	86
British Land *	Rental	Diversified	6.01	5,973	1.02	6.08	4.33	7.42	7.60	-6.55	-0.18	34.06	12.35	8.69	0.00	8.69	22.48	24.72	30.04	5,880	98
Hammerson *	Rental	Retail	4.70	3,740	0.64	3.81	3.39	4.04	6.99	-5.94	-8.14	26.72	7.16	5.19	0.00	5.19	18.73	28.07	37.78	3,394	91
Capital Shopping Centres Group *	Rental	Retail	4.06	2,940	0.50	2.99	3.70	-NA-	6.56	-7.08	-9.69	10.25	5.98	5.98	0.00	5.98	-2.80	26.27	38.28	2,096	71
SEGRO *	Rental	Industrial	3.25	2,684	0.46	2.73	4.40	2.09	-2.52	-17.46	-23.09	10.01	4.11	1.12	2.99	4.11	21.97	31.45	47.77	1,980	74
Derwent London *	Rental	Office	17.91	2,025	0.35	2.06	1.62	9.75	9.74	3.83	11.70	25.59	9.01	9.01	0.00	9.01	16.50	26.51	34.94	928	46
Great Portland Estates *	Rental	Office	4.21	1,480	0.25	1.51	1.92	6.62	9.58	7.06	9.78	34.97	9.95	9.15	0.00	9.15	18.96	22.44	31.13	926	63
Shaftesbury *	Rental	Diversified	5.13	1,442	0.25	1.47	2.00	10.24	10.22	7.10	9.23	34.06	9.54	8.43	0.00	8.43	17.86	29.31	32.97	574	40
Capital & Counties Properties	Rental	Retail	1.68	1,176	0.20	1.20	0.00	-NA-	-NA-	-NA-	-NA-	38.10	0.81	-0.18	0.66	0.48	12.72	-NA-	-NA-	559	48
London & Stamford Property	Rental	Diversified	1.33	817	0.14	0.83	3.91	-NA-	-NA-	-NA-	11.09	18.12	9.15	6.48	0.00	6.48	4.15	-NA-	20.17	492	60
F&C Commercial Prop	Rental	Diversified	1.06	608	0.10	0.62	5.67	-NA-	-NA-	0.27	7.25	18.16	6.11	2.72	0.48	3.20	7.39	-NA-	22.08	-NA-	-NA-
Big Yellow Group *	Rental	Self Storage	3.32	488	0.08	0.50	2.41	-NA-	11.00	-2.23	-4.11	4.69	1.86	0.51	0.00	0.51	-2.60	35.12	43.28	201	41
Hansteen Holdings	Rental	Industrial	0.83	417	0.07	0.42	4.24	-NA-	-NA-	-6.51	-9.06	13.03	-0.47	-2.94	2.47	-0.47	3.80	-NA-	31.39	656	157
Grainger Plc	Non-Rental	Residential	1.15	402	0.07	0.41	1.48	12.66	8.88	-11.69	-9.82	-16.03	8.42	7.18	0.00	7.18	10.59	48.64	78.79	224	56
Unite Group	Rental	Specialty	2.15	384	0.07	0.39	0.00	-NA-	-4.69	-11.43	-9.64	-1.78	-0.60	-0.60	0.00	-0.60	10.61	56.40	92.32	160	42
Workspace Group *	Rental	Office	0.29	374	0.06	0.38	2.67	-NA-	-3.04	-28.88	-40.99	25.77	6.42	6.42	0.00	6.42	26.83	40.00	63.11	152	41
Helical Bar	Non-Rental	Diversified	2.61	347	0.06	0.35	1.82	14.01	8.45	-4.50	-6.68	-21.80	-2.90	-3.62	0.00	-3.62	-6.57	25.72	25.84	134	39
UK Commercial Property Trust	Rental	Diversified	0.83	336	0.06	0.34	6.31	-NA-	-NA-	-NA-	8.22	11.14	5.90	2.65	0.00	2.65	8.57	-NA-	20.77	234	70
Safestore Holdings	Rental	Self Storage	1.54	324	0.06	0.33	3.21	-NA-	-NA-	-NA-	3.82	17.28	3.01	0.65	0.00	0.65	25.26	-NA-	56.64	160	49
Development Securities	Non-Rental	Retail	2.18	299	0.05	0.30	2.21	-NA-	-2.65	-15.54	-19.16	-14.29	-2.68	-2.68	0.00	-2.68	-0.96	31.98	40.91	130	43
St Modwen Properties	Rental	Diversified	1.70	287	0.05	0.29	1.77	12.64	7.87	-16.21	-26.92	-0.21	-4.44	-5.67	0.00	-5.67	4.81	44.18	68.55	88	31
Quintain Estates	Non-Rental	Diversified	0.47	272	0.05	0.28	0.00	-NA-	4.05	-22.52	-33.58	-16.52	6.25	6.25	0.00	6.25	11.31	125.53	225.43	102	38
Primary Health Prop. *	Rental	Health Care	3.23	227	0.04	0.23	5.50	-NA-	13.10	0.81	8.85	15.59	3.74	0.62	0.00	0.62	5.21	25.79	27.35	115	51
ING UK Real Estate Income Trust	Rental	Diversified	0.53	203	0.03	0.21	11.81	-NA-	-NA-	-8.08	-3.09	13.00	2.83	-0.94	0.00	-0.94	7.48	-NA-	52.99	91	45
CLS Holdings	Rental	Office	6.79	178	0.03	0.18	0.00	14.39	10.60	4.27	25.02	34.19	2.11	2.11	0.00	2.11	27.03	30.24	41.50	69	39
Minerva	Non-Rental	Diversified	0.93	169	0.03	0.17	0.00	-NA-	-10.07	-20.25	-1.65	-18.78	0.54	0.54	0.00	0.54	17.35	72.80	121.45	57	34
Invista Foundation Prop	Rental	Diversified	0.39	155	0.03	0.16	17.42	-NA-	-NA-	-13.08	-9.55	-1.70	3.87	-0.64	0.00	-0.64	8.61	-NA-	57.23	74	48
Daejan Holdings	Rental	Diversified	27.10	149	0.03	0.15	2.73	7.62	10.71	-6.20	2.61	19.22	5.97	2.85	0.00	2.85	6.62	25.51	31.27	27	18
Standard Life Inv Prop	Rental	Diversified	0.68	87	0.01	0.09	9.75	-NA-	-NA-	-6.73	-0.67	15.38	6.36	3.03	0.00	3.03	13.36	-NA-	43.94	24	28
Mucklow <A&J> *	Rental	Diversified	3.10	84	0.01	0.09	5.87	7.71	9.10	-1.93	3.00	15.08	6.47	3.16	0.00	3.16	13.39	28.22	36.73	40	48
IRP Property Investors	Rental	Diversified	0.85	79	0.01	0.08	8.09	-NA-	-NA-	-5.12	2.22	13.13	5.79	1.49	0.00	1.49	13.94	-NA-	35.31	24	30
United Kingdom Total				34,886	5.97	35.53	3.42														

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT Developed Europe Index Series - Bond Performance

Issuer	Issue Size (m)	Coupon	Maturity	Maturity Type	Currency	Last price 29-Apr	Modified Duration
Cofinimmo	100,000.00	EUR	1/0/1900	11/25/2014	Bullet	100.57	3.19
Cofinimmo	10,000.00	EUR	Float	2/4/2015	Bullet	94.29	0.04
Cofinimmo	5,000.00	EUR	Float	7/2/2015	Bullet	92.99	- 0.00
Intervest Offices	75,000.00	EUR	1/0/1900	6/29/2015	Normal	98.62	3.57
Leasinvest Real Estate	3,000.00	EUR	Float	3/5/2012	Bullet	-NA-	-NA-
Leasinvest Real Estate	1,500.00	EUR	1/0/1900	3/5/2012	Bullet	-NA-	-NA-
Citycon	110,000.00	EUR	1/0/1900	8/2/2013	Convertible	98.27	-NA-
Citycon	40,000.00	EUR	1/0/1900	12/17/2014	Bullet	-NA-	-NA-
Sponda	150,000.00	EUR	Float	5/9/2011	Bullet	100.04	-NA-
Sponda	100,000.00	EUR	1/0/1900	5/27/2015	Bullet	98.13	3.55
Sponda	130,000.00	EUR	1/0/1900	Perpetual	Perpetual/Call	-NA-	-NA-
Gecina	500,000.00	EUR	1/0/1900	1/25/2012	Bullet	101.68	0.72
Gecina	320,000.00	EUR	1/0/1900	1/1/2016	Convertible	121.00	-NA-
Affine	20,000.00	EUR	Variable	10/15/2023	Convertible	-NA-	-NA-
Affine	10,000.00	EUR	Variable	6/28/2025	Convertible	-NA-	-NA-
Affine	75,000.00	EUR	Float	Perpetual	Perpetual/Call	-NA-	-NA-
Klepierre	600,000.00	EUR	1/0/1900	7/15/2011	Bullet	100.52	0.20
Klepierre	700,000.00	EUR	1/0/1900	3/16/2016	Bullet	100.90	4.38
Klepierre	700,000.00	EUR	1/0/1900	4/13/2017	Bullet	98.30	5.27
Klepierre	200,000.00	EUR	1/0/1900	4/14/2020	Bullet	98.65	7.32

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Issuer	Issue Size (m)	Coupon	Maturity	Maturity Type	Currency	Last price 29-Apr	Modified Duration
Unibail-Rodamco	500,000.00	EUR	1/0/1900	10/29/2011	Bullet	100.99	0.48
Unibail-Rodamco	105,000.00	EUR	Float	7/9/2013	Bullet	-NA-	-NA-
Unibail-Rodamco	575,000.00	EUR	1/0/1900	1/1/2015	Convertible	202.00	-NA-
Unibail-Rodamco	635,000.00	EUR	1/0/1900	3/11/2015	Bullet	99.74	3.58
Unibail-Rodamco	500,000.00	EUR	1/0/1900	9/23/2016	Bullet	103.88	4.68
Unibail-Rodamco	150,000.00	EUR	1/0/1900	11/6/2017	Bullet	103.11	5.51
Unibail-Rodamco	70,000.00	EUR	Variable	7/6/2019	Bullet	-NA-	-NA-
Unibail-Rodamco	50,000.00	EUR	1/0/1900	8/17/2019	Bullet	-NA-	-NA-
Unibail-Rodamco	50,000.00	EUR	1/0/1900	8/17/2019	Bullet	-NA-	-NA-
Unibail-Rodamco	50,000.00	EUR	Variable	5/25/2020	Bullet	-NA-	-NA-
Unibail-Rodamco	50,000.00	EUR	Variable	6/18/2020	Bullet	-NA-	-NA-
Unibail-Rodamco	1,840,904.99	EUR	Variable	6/25/2057	Convertible	-NA-	-NA-
Colonia Real Estate	54,964.00	EUR	1/0/1900	12/7/2011	Convertible	108.75	-NA-
Colonia Real Estate	11,440.73	EUR	1/0/1900	5/11/2015	Convertible	-NA-	-NA-
TAG Immo	12,500.00	EUR	1/0/1900	12/31/2012	Convertible	-NA-	-NA-
TAG Immo	30,000.00	EUR	1/0/1900	5/13/2015	Convertible/Put	128.25	-NA-
Beni Stabili	476,514.05	EUR	1/0/1900	10/27/2011	Convertible	99.74	-NA-
Beni Stabili	225,000.00	EUR	1/0/1900	4/23/2015	Convertible	101.62	-NA-
IGD	230,000.00	EUR	1/0/1900	12/28/2013	Convertible	93.14	-NA-
Corio	250,000.00	EUR	1/0/1900	Bullet	Normal	104.58	7.12
Corio	500,000.00	4.625%	1/22/2018	Bullet	EUR	101.51	5.74
Wereldhave	200,000.00	EUR	1/0/1900	3/23/2011	Convertible	-NA-	-NA-
Wereldhave	230,000.00	EUR	1/0/1900	9/16/2014	Convertible	109.20	-NA-
Wereldhave	230,000.00	2.875%	11/18/2015	Convertible	EUR	101.07	-NA-
Norwegian Property	823,000.00	NOK	Float	3/22/2012	Bullet	-NA-	-NA-
Norwegian Property	235,000.00	NOK	Float	3/22/2012	Bullet	-NA-	-NA-
Norwegian Property	386,000.00	NOK	1/0/1900	3/22/2012	Bullet	-NA-	-NA-

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CA Immo	150,000.00	EUR	1/0/1900	10/16/2014	Bullet	100.25	-NA-
CA Immo	135,000.00	EUR	1/0/1900	11/9/2014	Convertible	123.51	-NA-
CA Immo	200,000.00	EUR	1/0/1900	9/22/2016	Bullet	94.89	-NA-
Conwert Immo	196,400.00	EUR	1/0/1900	11/12/2014	Convertible/Put	105.33	-NA-
Conwert Immo	135,000.00	EUR	1/0/1900	2/1/2016	Convertible/Put	120.10	-NA-
Inmobiliaria Colonial	1,310,796.50	EUR	1/0/1900	3/14/2014	Convertible	-NA-	-NA-
Castellum	200,000.00	SEK	1/0/1900	6/21/2011	Normal	-NA-	-NA-
Kungsleden	325,000.00	NOK	1/0/1900	4/30/2015	Normal	-NA-	-NA-
Kungsleden	600,000.00	4.815%	10/18/2015	Normal	SEK	102.47	-NA-
PSP Swiss Property	40,000.00	CHF	1/0/1900	4/5/2012	Bullet	-NA-	-NA-
PSP Swiss Property	250,000.00	CHF	1/0/1900	7/27/2012	Bullet	101.45	1.20
PSP Swiss Property	150,000.00	CHF	1/0/1900	4/10/2013	Bullet	103.06	1.89
PSP Swiss Property	250,000.00	CHF	1/0/1900	4/1/2014	Bullet	100.70	2.83
PSP Swiss Property	250,000.00	CHF	1/0/1900	2/16/2016	Bullet	101.42	4.49
Allreal Holding	200,000.00	CHF	1/0/1900	10/9/2014	Convertible	104.04	-NA-
Swiss Prime Site	300,000.00	CHF	1/0/1900	1/20/2015	Convertible	108.16	-NA-
British Land	100,000.00	GBP	1/0/1900	3/31/2011	Callable	-NA-	-NA-
British Land	100,000.00	GBP	1/0/1900	3/31/2011	Callable	-NA-	-NA-
British Land	2,690.00	GBP	1/0/1900	3/26/2012	Bullet	107.30	0.88
British Land	200,000.00	GBP	1/0/1900	3/31/2020	Bullet	109.54	6.88
British Land	200,000.00	GBP	1/0/1900	3/31/2020	Callable	108.45	-NA-
British Land	310,000.00	GBP	1/0/1900	3/31/2028	Bullet	94.97	11.10
British Land	310,000.00	GBP	1/0/1900	3/31/2028	Bullet	95.23	11.11
British Land	110,000.00	GBP	1/0/1900	9/24/2035	Sinkable	-NA-	-NA-
British Land	110,000.00	GBP	1/0/1900	9/24/2035	Sinkable	88.54	-NA-
British Land	330,000.00	GBP	1/0/1900	9/24/2035	Bullet	90.32	13.24
British Land	330,000.00	GBP	1/0/1900	9/24/2035	Bullet	90.76	13.27

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Issuer	Issue Size (m)	Coupon	Maturity	Maturity Type	Currency	Last price 29-Apr	Modified Duration
Great Portland Estates	142,900.00	GBP	1/0/1900	1/31/2029	Normal	92.61	-NA-
Land Securities	300,000.00	GBP	1/0/1900	2/3/2013	Callable	98.23	-NA-
Land Securities	12,177.00	GBP	1/0/1900	11/28/2015	Callable	-NA-	-NA-
Land Securities	389,519.00	GBP	1/0/1900	11/28/2015	Callable	104.73	2.34
Land Securities	400,000.00	GBP	1/0/1900	11/7/2019	Callable	104.96	5.42
Land Securities	255,275.00	GBP	1/0/1900	3/31/2022	Callable	105.26	6.98
Land Securities	11,345.00	GBP	1/0/1900	3/31/2022	Callable	-NA-	-NA-
Land Securities	300,000.00	GBP	1/0/1900	9/29/2025	Callable	100.16	9.07
Land Securities	206,098.00	GBP	1/0/1900	2/27/2026	Callable	103.24	9.04
Land Securities	9,104.00	GBP	1/0/1900	2/27/2026	Callable	-NA-	-NA-
Land Securities	1,397.00	GBP	1/0/1900	3/31/2027	Callable	-NA-	-NA-
Land Securities	6,039.00	GBP	1/0/1900	3/31/2027	Callable	100.92	-NA-
Land Securities	606,482.00	GBP	1/0/1900	3/31/2027	Callable	103.72	9.60
Land Securities	316,914.00	GBP	1/0/1900	9/30/2029	Callable	102.31	10.64
Land Securities	1,046.00	GBP	1/0/1900	9/30/2029	Callable	-NA-	-NA-
Land Securities	2,529.00	GBP	1/0/1900	7/31/2032	Callable	-NA-	-NA-
Land Securities	323,410.00	GBP	1/0/1900	7/31/2032	Callable	102.02	11.56
Land Securities	500,000.00	GBP	1/0/1900	2/7/2036	Callable	98.49	12.80
Segro (Slough Estates)	150,000.00	GBP	1/0/1900	9/30/2015	Bullet	106.60	3.83
Segro (Slough Estates)	200,000.00	GBP	1/0/1900	6/20/2018	Bullet	101.14	5.79
Segro (Slough Estates)	250,000.00	GBP	1/0/1900	12/7/2020	Bullet	98.63	7.49
Segro	300,000.00	GBP	1/0/1900	11/23/2021	Bullet	107.66	7.60
Segro (Slough Estates)	150,000.00	GBP	1/0/1900	3/14/2022	Bullet	108.46	7.82
Segro (Slough Estates)	225,000.00	GBP	1/0/1900	2/23/2024	Bullet	106.65	8.76
Segro (Slough Estates)	200,000.00	GBP	1/0/1900	6/20/2035	Bullet	94.73	12.54
Hammerson	700,000.00	GBP	1/0/1900	6/19/2015	Callable	102.83	3.60
Hammerson	300,000.00	GBP	1/0/1900	12/15/2016	Bullet	103.39	4.89
Hammerson	250,000.00	GBP	1/0/1900	3/31/2020	Bullet	110.61	7.00
Hammerson	300,000.00	GBP	1/0/1900	2/23/2026	Callable	102.28	10.14
Hammerson	200,000.00	GBP	1/0/1900	4/21/2028	Callable	113.82	10.64

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT Developed Europe Index Series - Bond Performance

Issuer	Issue Size (m)	Coupon	Maturity	Maturity Type	Currency	Last price 29-Apr	Modified Duration
Liberty International	240,000.00	GBP	1/0/1900	9/30/2010	Convertible/Put	-NA-	-NA-
Derwent London (London Merchant Securities)	175,000.00	GBP	1/0/1900	3/16/2026	Normal	108.58	9.87
Shaftesbury	119,643.00	GBP	1/0/1900	3/31/2024	Normal	118.14	-NA-
Mucklow A&J Group	60,000.00	GBP	1/0/1900	7/1/2014	Normal	-NA-	-NA-
Grainger	112,000.00	GBP	1/0/1900	5/17/2014	Convertible	-NA-	-NA-
Development Securities	20,000.00	GBP	1/0/1900	1/6/2016	Normal	-NA-	-NA-

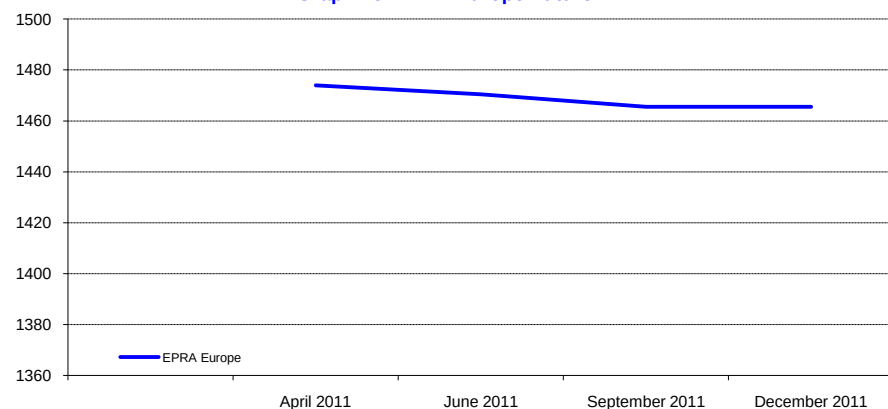
* -5 & -3 Years Total Returns are annualised

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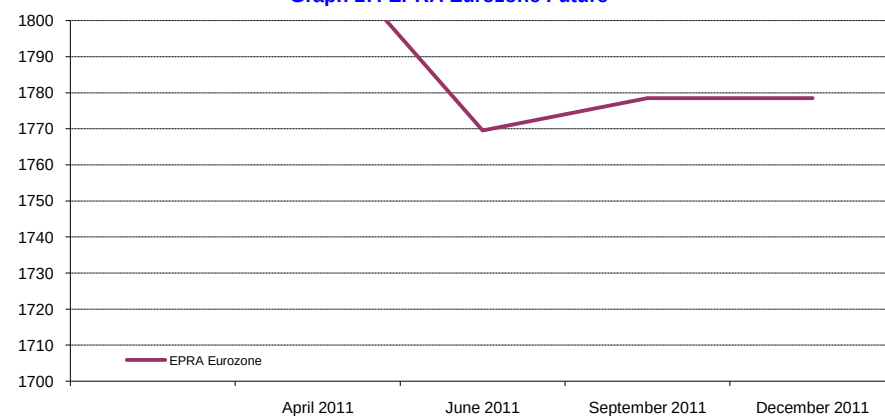
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FTSE EPRA/NAREIT Europe Developed Index Series - Futures

Graph 16: EPRA Europe Future



Graph 17: EPRA Eurozone Future



Bloomberg

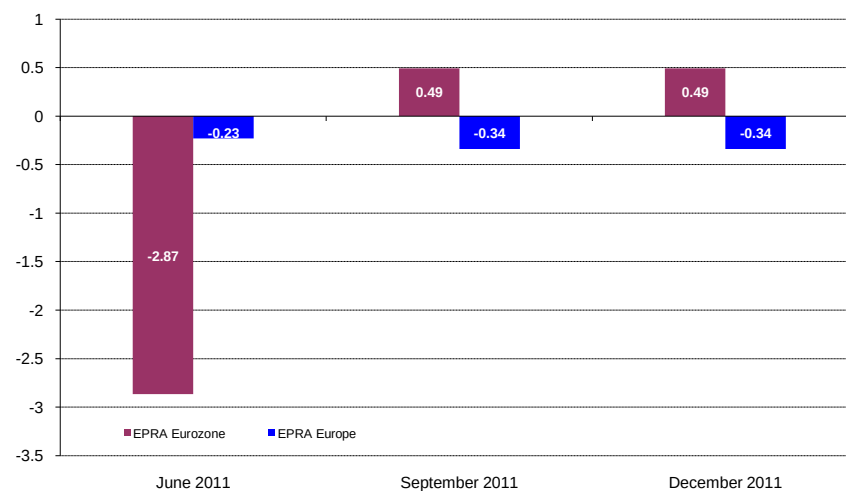
Code	Future Contract	Settlement Date	Underlying Index	Open Interest	Close Value Apr-11
RIEM1	June 2011	June 2011	EPRA Europe	5,160	1,470.50
RIEU1	September 2011	September 2011	EPRA Europe	-	1,465.50
RIEZ1	December 2011	December 2011	EPRA Europe	-	1,465.50
REIM1	June 2011	June 2011	EPRA Eurozone	911	1,769.50
REIU1	September 2011	September 2011	EPRA Eurozone	-	1,778.50
REIZ1	December 2011	December 2011	EPRA Eurozone	-	1,778.50

The EPRA Europe and EPRA Eurozone Futures are traded on Liffe, the derivatives market of NYSE Euronext. For more information, please visit the website:

<http://www.euronext.com/derivatives/realestate>



Graph 18: Futures Spread



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FTSE EPRA/NAREIT Europe Developed Index Series - Index Performance

Gross Total Return			Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11													
Europe	EUR	2,288.19	97,732.92	100.00	4.00	6.31	6.32	-5.07	-3.66	24.19	3.60	3.60	6.65	18.91	26.82
Euro Zone	EUR	3,054.41	49,658.66	50.81	4.51	8.67	10.22	-0.87	-0.92	24.03	2.46	2.46	6.92	18.44	26.68
Europe ex UK	EUR	3,387.16	62,846.63	64.30	4.32	7.89	10.95	0.44	1.08	27.76	2.69	2.69	5.98	18.14	26.13
Europe Liquid 40	EUR	2,239.75	83,795.00	85.74	4.10	6.20	6.20	-4.99	-3.68	25.66	3.97	3.97	6.81	19.36	27.27
Europe Liquid 40 ex UK	EUR	3,750.76	54,319.28	55.58	4.56	5.82	12.40	1.76	1.62	28.22	2.88	2.88	5.49	18.42	26.07
Europe ex UK Dividend+	EUR	2,905.99	57,848.72	59.19	4.68	-NA-	12.66	3.31	3.69	28.68	2.47	2.47	5.62	17.63	25.43
Europe (UK Restricted)	EUR	2,290.49	83,731.02	85.67	4.10	-NA-	8.06	-3.33	-2.17	25.32	3.33	3.33	6.45	18.42	26.37
Euro Zone Capped	EUR	2,842.65	38,485.74	39.38	4.35	-NA-	-NA-	-NA-	-2.74	21.41	2.22	2.22	7.06	-NA-	28.50
Europe Capped	EUR	2,236.67	92,823.85	94.98	3.94	-NA-	-NA-	-NA-	-4.25	23.53	3.62	3.62	6.65	-NA-	27.38
Europe ex UK Capped	EUR	3,251.95	53,936.19	55.19	4.20	-NA-	-NA-	-NA-	0.06	26.65	2.58	2.58	5.86	-NA-	27.20
Europe Liquid 40 Capped	EUR	2,159.25	77,367.33	79.16	4.02	-NA-	-NA-	-NA-	-4.41	24.92	4.02	4.02	6.83	-NA-	28.12
Europe Liquid 40 ex UK Capped	EUR	3,533.12	44,533.21	45.57	4.45	-NA-	-NA-	-NA-	0.18	26.94	2.78	2.78	5.24	-NA-	27.89
UK	EUR	1,279.44	34,886.29	35.70	3.42	4.17	-0.03	-13.84	-12.63	17.80	5.28	5.28	7.87	23.46	33.47
Netherlands	EUR	3,463.19	9,978.86	10.21	5.57	8.18	11.47	2.73	0.18	19.13	3.11	3.11	5.13	17.75	24.77
France	EUR	4,986.04	25,820.90	26.42	4.73	12.69	15.97	6.66	4.65	26.56	2.78	2.78	8.31	19.72	26.53
Austria	EUR	667.78	2,107.40	2.16	0.96	-NA-	-3.88	-16.74	-20.45	38.78	2.06	2.06	11.05	34.83	61.28
Sweden	EUR	6,087.44	6,512.07	6.66	3.71	3.86	16.95	9.43	15.54	57.21	2.56	2.56	1.95	27.41	38.12
Germany	EUR	782.26	5,209.60	5.33	2.77	1.78	-2.82	-11.62	-4.64	32.81	2.32	2.32	-1.00	30.75	40.29
Switzerland	EUR	3,036.98	5,995.93	6.14	3.89	9.31	11.38	11.09	18.25	38.96	4.46	4.46	3.66	13.01	17.75
Belgium	EUR	2,251.23	3,277.02	3.35	6.39	5.21	8.66	3.08	1.70	13.53	1.02	1.02	5.88	12.68	19.30
Italy	EUR	1,847.35	926.29	0.95	2.20	3.43	1.84	-14.97	-8.56	18.14	4.34	4.34	18.73	28.90	40.88
Finland	EUR	4,190.31	1,918.20	1.96	3.11	10.67	12.09	0.63	-2.13	28.71	-1.27	-1.27	5.42	28.16	40.62
Greece	EUR	410.59	159.58	0.16	6.08	-NA-	-NA-	-21.13	-33.73	-6.30	-0.38	-0.38	4.00	-NA-	43.12
Norway	EUR	171.65	679.97	0.70	0.00	-6.60	-16.27	-NA-	-35.96	-9.56	5.47	5.47	2.75	-NA-	85.55
Spain	EUR	213.91	260.81	0.27	0.00	-5.93	-16.20	-49.92	-50.32	-NA-	-3.75	-3.75	40.00	-NA-	-NA-
Developed EMEA	EUR	1,420.49	98,418.19	100.00	3.98	-NA-	-NA-	-NA-	-NA-	-NA-	3.55	3.55	6.57	-NA-	-NA-
Israel	EUR	915.67	685.27	0.70	2.00	-NA-	-NA-	-NA-	-NA-	-NA-	-2.84	-2.84	-3.82	-NA-	-NA-

* -5 & -3 Years Total Returns are annualised

Version: April 2011

FTSE EPRA/NAREIT Europe Developed Index Series - Index Performance

Gross Total Return			Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11													
Europe	USD	3,370.86	144,995.73	100.00	4.00	7.51	11.92	-1.92	-5.20	38.54	8.31	8.31	17.94	22.87	34.84
Euro Zone	USD	4,466.65	73,673.16	50.81	4.51	9.85	16.02	2.42	-2.52	38.34	7.11	7.11	18.24	23.37	36.14
Europe ex UK	USD	4,987.58	93,238.72	64.30	4.32	9.10	16.80	3.77	-0.55	42.51	7.36	7.36	17.20	23.07	35.67
Europe Liquid 40	USD	2,639.88	124,317.54	85.74	4.10	-NA-	11.68	-1.83	-5.22	40.20	8.69	8.69	18.13	23.39	35.15
Europe Liquid 40 ex UK	USD	4,420.26	80,587.62	55.58	4.56	-NA-	18.19	5.14	-0.01	43.04	7.55	7.55	16.66	23.29	35.42
Europe ex UK Dividend+	USD	3,559.43	85,823.87	59.19	4.68	-NA-	18.46	6.74	2.02	43.55	7.13	7.13	16.80	22.85	35.09
Europe (UK Restricted)	USD	1,315.56	124,222.63	85.67	4.10	-NA-	13.63	-0.12	-3.74	39.81	8.02	8.02	17.72	22.86	34.89
Euro Zone Capped	USD	4,157.70	57,097.12	39.38	4.35	-NA-	-NA-	-NA-	-4.30	35.43	6.86	6.86	18.38	-NA-	37.54
Europe Capped	USD	3,295.45	137,712.67	94.98	3.94	-NA-	-NA-	-NA-	-5.78	37.83	8.33	8.33	17.95	-NA-	35.16
Europe ex UK Capped	USD	4,789.68	80,019.28	55.19	4.20	-NA-	-NA-	-NA-	-1.55	41.30	7.25	7.25	17.07	-NA-	36.48
Europe Liquid 40 Capped	USD	2,545.19	114,781.51	79.16	4.02	-NA-	-NA-	-NA-	-5.94	39.37	8.75	8.75	18.14	-NA-	35.81
Europe Liquid 40 ex UK Capped	USD	4,164.50	66,069.08	45.57	4.45	-NA-	-NA-	-NA-	-1.42	41.63	7.45	7.45	16.39	-NA-	37.08
UK	USD	1,893.80	51,757.00	35.70	3.42	5.37	5.25	-10.97	-14.02	31.43	10.07	10.07	19.29	25.72	38.23
Netherlands	USD	4,982.41	14,804.55	10.21	5.57	9.27	17.35	6.15	-1.41	32.95	7.82	7.82	16.29	22.43	34.26
France	USD	7,345.43	38,307.67	26.42	4.73	13.96	22.08	10.19	2.96	41.15	7.45	7.45	19.78	24.60	35.98
Austria	USD	1,130.02	3,126.52	2.16	0.96	-NA-	1.19	-13.97	-21.72	54.85	6.69	6.69	22.81	37.83	66.18
Sweden	USD	9,010.51	9,661.25	6.66	3.71	5.05	23.13	13.07	13.70	75.41	7.22	7.22	12.74	31.38	46.99
Germany	USD	1,153.56	7,728.92	5.33	2.77	2.93	2.31	-8.67	-6.15	48.19	6.97	6.97	9.48	35.83	51.56
Switzerland	USD	4,495.28	8,895.51	6.14	3.89	10.57	17.26	14.78	16.37	55.04	9.21	9.21	14.64	18.19	26.97
Belgium	USD	3,310.13	4,861.76	3.35	6.39	6.39	14.37	6.46	0.01	26.61	5.60	5.60	17.08	17.20	26.31
Italy	USD	2,722.91	1,374.23	0.95	2.20	4.60	7.21	-12.14	-10.03	31.78	9.08	9.08	31.30	32.50	47.90
Finland	USD	6,178.05	2,845.83	1.96	3.11	11.85	18.01	3.98	-3.67	43.65	3.22	3.22	16.61	32.25	48.78
Greece	USD	496.15	236.76	0.16	6.08	-NA-	-NA-	-18.48	-34.76	4.55	4.13	4.13	15.00	-NA-	47.28
Norway	USD	254.07	1,008.79	0.70	0.00	-5.52	-11.81	-NA-	-36.98	0.91	10.27	10.27	13.62	-NA-	87.78
Spain	USD	315.59	386.94	0.27	0.00	-4.86	-11.78	-48.25	-51.11	-NA-	0.62	0.62	54.82	-NA-	-NA-
Developed EMEA	USD	1,661.47	146,012.39	100.00	3.98	-NA-	-NA-	-NA-	-NA-	-NA-	8.26	8.26	17.85	-NA-	-NA-
Israel	USD	1,355.36	1,016.66	0.70	2.00	-NA-	-NA-	-NA-	-NA-	-NA-	1.57	1.57	6.36	-NA-	-NA-

* -5 & -3 Years Total Returns are annualised

Version: April 2011

FTSE EPRA/NAREIT Europe Developed Index Series - Index Performance

Gross Total Return			Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11													
Europe	GBP	3,257.00	86,930.74	100.00	4.00	7.87	10.22	-0.22	0.38	27.14	4.09	4.09	10.71	20.51	30.15
Euro Zone	GBP	4,315.77	44,170.01	50.81	4.51	10.24	14.26	4.20	3.22	26.95	2.94	2.94	10.99	21.37	31.98
Europe ex UK	GBP	4,819.10	55,900.34	64.30	4.32	9.45	15.02	5.57	5.31	30.78	3.17	3.17	10.01	21.25	31.85
Europe Liquid 40	GBP	2,550.70	74,533.34	85.74	4.10	-NA-	9.98	-0.13	0.37	28.65	4.46	4.46	10.88	20.91	30.37
Europe Liquid 40 ex UK	GBP	4,270.94	48,315.50	55.58	4.56	-NA-	16.39	6.97	5.88	31.26	3.36	3.36	9.51	21.31	31.50
Europe ex UK Dividend+	GBP	3,825.10	51,454.84	59.19	4.68	-NA-	16.80	8.59	8.03	31.73	2.95	2.95	9.64	20.88	31.40
Europe (UK Restricted)	GBP	1,271.12	74,476.43	85.67	4.10	-NA-	11.90	1.61	1.93	28.31	3.81	3.81	10.50	20.57	30.42
Euro Zone Capped	GBP	4,017.26	34,232.01	39.38	4.35	-NA-	-NA-	-NA-	1.34	24.28	2.70	2.70	11.12	-NA-	33.58
Europe Capped	GBP	3,184.13	82,564.25	94.98	3.94	-NA-	-NA-	-NA-	-0.23	26.48	4.11	4.11	10.71	-NA-	30.49
Europe ex UK Capped	GBP	4,627.88	47,974.76	55.19	4.20	-NA-	-NA-	-NA-	4.25	29.67	3.07	3.07	9.89	-NA-	32.86
Europe Liquid 40 Capped	GBP	2,459.22	68,816.10	79.16	4.02	-NA-	-NA-	-NA-	-0.39	27.90	4.51	4.51	10.90	-NA-	31.12
Europe Liquid 40 ex UK Capped	GBP	4,023.83	39,611.06	45.57	4.45	-NA-	-NA-	-NA-	4.39	29.97	3.26	3.26	9.25	-NA-	33.66
UK	GBP	1,839.05	31,030.39	35.70	3.42	5.79	3.64	-9.43	-8.95	20.61	5.78	5.78	11.97	22.99	32.98
Netherlands	GBP	4,814.10	8,875.92	10.21	5.57	9.45	15.57	7.99	4.40	22.00	3.62	3.62	9.15	20.71	30.06
France	GBP	7,097.31	22,966.98	26.42	4.73	14.15	20.23	12.11	9.03	29.53	3.26	3.26	12.43	22.59	31.70
Austria	GBP	1,091.84	1,874.47	2.16	0.96	-NA-	-0.35	-12.48	-17.11	42.10	2.53	2.53	15.28	-NA-	61.82
Sweden	GBP	8,706.14	5,792.31	6.66	3.71	5.23	21.26	15.03	20.40	60.97	3.04	3.04	5.83	31.53	46.66
Germany	GBP	1,114.60	4,633.79	5.33	2.77	3.10	0.75	-7.09	-0.62	36.00	2.80	2.80	2.77	35.73	51.80
Switzerland	GBP	4,343.43	5,333.22	6.14	3.89	10.75	15.48	16.77	23.22	42.28	4.96	4.96	7.61	16.93	24.62
Belgium	GBP	3,198.32	2,914.82	3.35	6.39	6.56	12.63	8.30	5.91	16.19	1.48	1.48	9.90	15.70	24.05
Italy	GBP	2,630.93	823.91	0.95	2.20	4.78	5.58	-10.62	-4.72	20.94	4.83	4.83	23.25	30.53	43.88
Finland	GBP	5,969.36	1,706.19	1.96	3.11	-NA-	16.21	5.78	2.00	31.82	-0.80	-0.80	9.46	31.13	45.94
Greece	GBP	479.39	141.95	0.16	6.08	-NA-	-NA-	-17.07	-30.91	-4.06	0.07	0.07	7.94	-NA-	42.65
Norway	GBP	245.49	604.81	0.70	0.00	-5.36	-13.16	-NA-	-33.26	-7.40	5.97	5.97	6.66	-NA-	83.59
Spain	GBP	304.93	231.98	0.27	0.00	-4.70	-13.12	-47.35	-48.23	-NA-	-3.30	-3.30	45.33	-NA-	-NA-
Developed EMEA	GBP	1,605.35	87,540.27	100.00	3.98	-NA-	-NA-	-NA-	-NA-	-NA-	4.04	4.04	10.63	-NA-	-NA-
Israel	GBP	1,309.57	609.53	0.70	2.00	-NA-	-NA-	-NA-	-NA-	-NA-	-2.39	-2.39	-0.16	-NA-	-NA-

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT Europe Developed Index Series - Index Performance

Gross Total Return			Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11													
Europe	JPY	2,672.19	11,764,953.20	100.00	4.00	4.75	7.32	-8.40	-12.87	19.58	6.04	6.04	17.99	23.84	35.87
Euro Zone	JPY	3,540.85	5,977,840.16	50.81	4.51	7.03	11.25	-4.35	-10.41	19.40	4.87	4.87	18.29	23.93	36.34
Europe ex UK	JPY	3,953.81	7,565,389.85	64.30	4.32	6.30	11.99	-3.08	-8.60	23.00	5.10	5.10	17.25	23.63	35.88
Europe Liquid 40	JPY	2,092.71	10,087,125.32	85.74	4.10	-NA-	7.08	-8.32	-12.89	21.00	6.41	6.41	18.18	24.50	36.21
Europe Liquid 40 ex UK	JPY	3,504.08	6,538,879.70	55.58	4.56	-NA-	13.33	-1.80	-8.10	23.46	5.30	5.30	16.71	24.05	35.69
Europe ex UK Dividend+	JPY	2,606.37	6,963,748.91	59.19	4.68	-NA-	13.59	-0.32	-6.23	23.90	4.88	4.88	16.85	23.45	35.19
Europe (UK Restricted)	JPY	1,042.88	10,079,423.93	85.67	4.10	-NA-	8.95	-6.72	-11.53	20.67	5.75	5.75	17.77	23.89	35.68
Euro Zone Capped	JPY	3,295.94	4,632,860.26	39.38	4.35	-NA-	-NA-	-NA-	-12.05	16.89	4.62	4.62	18.43	-NA-	37.67
Europe Capped	JPY	2,612.40	11,174,005.82	94.98	3.94	-NA-	-NA-	-NA-	-13.41	18.96	6.05	6.05	18.00	-NA-	36.24
Europe ex UK Capped	JPY	3,796.93	6,492,764.31	55.19	4.20	-NA-	-NA-	-NA-	-9.51	21.96	4.99	4.99	17.12	-NA-	36.64
Europe Liquid 40 Capped	JPY	2,017.65	9,313,371.35	79.16	4.02	-NA-	-NA-	-NA-	-13.55	20.29	6.46	6.46	18.19	-NA-	36.88
Europe Liquid 40 ex UK Capped	JPY	3,301.33	5,360,845.47	45.57	4.45	-NA-	-NA-	-NA-	-9.40	22.24	5.19	5.19	16.44	-NA-	37.22
UK	JPY	1,501.28	4,199,563.35	35.70	3.42	2.67	0.92	-16.86	-20.98	13.44	7.76	7.76	19.34	27.08	40.26
Netherlands	JPY	3,949.71	1,201,240.90	10.21	5.57	6.47	12.52	-0.86	-9.39	14.75	5.55	5.55	16.34	23.23	34.87
France	JPY	5,822.95	3,108,284.35	26.42	4.73	11.04	17.06	2.91	-5.37	21.82	5.19	5.19	19.83	24.62	35.90
Austria	JPY	895.80	253,685.65	2.16	0.96	-NA-	-2.98	-19.66	-28.05	33.65	4.45	4.45	22.86	-NA-	66.84
Sweden	JPY	7,142.91	783,914.07	6.66	3.71	2.36	18.06	5.60	4.50	51.39	4.97	4.97	12.79	31.61	46.37
Germany	JPY	914.47	627,124.30	5.33	2.77	0.29	-1.90	-14.70	-13.74	27.91	4.72	4.72	9.53	35.43	49.20
Switzerland	JPY	3,563.55	721,782.02	6.14	3.89	7.73	12.43	7.20	6.95	33.82	6.92	6.92	14.69	17.94	27.25
Belgium	JPY	2,624.04	394,483.08	3.35	6.39	3.66	9.66	-0.58	-8.08	9.28	3.38	3.38	17.13	18.30	27.89
Italy	JPY	2,158.53	111,505.13	0.95	2.20	1.92	2.80	-17.95	-17.31	13.74	6.79	6.79	31.36	32.86	47.62
Finland	JPY	4,897.53	230,910.26	1.96	3.11	-NA-	13.15	-2.89	-11.47	23.98	1.05	1.05	16.66	32.43	48.61
Greece	JPY	393.32	19,210.56	0.16	6.08	-NA-	-NA-	-23.87	-40.04	-9.76	1.95	1.95	15.05	-NA-	49.16
Norway	JPY	201.41	81,853.61	0.70	0.00	-7.95	-15.44	-NA-	-42.08	-12.91	7.95	7.95	13.68	-NA-	88.32
Spain	JPY	250.17	31,395.94	0.27	0.00	-7.30	-15.41	-51.67	-55.06	-NA-	-1.49	-1.49	54.88	-NA-	-NA-
Developed EMEA	JPY	1,317.10	11,847,445.13	100.00	3.98	-NA-	-NA-	-NA-	-NA-	-NA-	5.99	5.99	17.90	-NA-	-NA-
Israel	JPY	1,074.43	82,491.93	0.70	2.00	-NA-	-NA-	-NA-	-NA-	-NA-	-0.56	-0.56	6.41	-NA-	-NA-

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT Europe Developed Index Series - Index Performance

Gross Total Return			Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11													
Europe	AUD	2,015.59	132,494.19	135.57	4.00	-NA-	-NA-	-NA-	-NA-	17.84	2.35	2.35	10.47	-NA-	-NA-
Euro Zone	AUD	2,670.81	67,321.06	68.88	4.51	-NA-	-NA-	-NA-	-NA-	17.67	1.22	1.22	10.75	-NA-	-NA-
Europe ex UK	AUD	2,982.30	85,199.68	87.18	4.32	-NA-	-NA-	-NA-	-NA-	21.22	1.45	1.45	9.78	-NA-	-NA-
Europe Liquid 40	AUD	1,578.50	113,598.88	116.23	4.10	-NA-	-NA-	-NA-	-NA-	19.25	2.71	2.71	10.65	-NA-	-NA-
Europe Liquid 40 ex UK	AUD	2,643.07	73,639.36	75.35	4.56	-NA-	-NA-	-NA-	-NA-	21.67	1.64	1.64	9.28	-NA-	-NA-
Europe ex UK Dividend+	AUD	2,479.26	78,424.14	80.24	4.68	-NA-	-NA-	-NA-	-NA-	22.10	1.23	1.23	9.41	-NA-	-NA-
Europe (UK Restricted)	AUD	786.63	113,512.15	116.15	4.10	-NA-	-NA-	-NA-	-NA-	18.93	2.08	2.08	10.26	-NA-	-NA-
Euro Zone Capped	AUD	2,486.08	52,174.21	53.38	4.35	-NA-	-NA-	-NA-	-NA-	15.20	0.98	0.98	10.88	-NA-	-NA-
Europe Capped	AUD	1,970.50	125,839.08	128.76	3.94	-NA-	-NA-	-NA-	-NA-	17.23	2.37	2.37	10.48	-NA-	-NA-
Europe ex UK Capped	AUD	2,863.96	73,120.02	74.82	4.20	-NA-	-NA-	-NA-	-NA-	20.19	1.35	1.35	9.66	-NA-	-NA-
Europe Liquid 40 Capped	AUD	1,521.89	104,885.04	107.32	4.02	-NA-	-NA-	-NA-	-NA-	18.55	2.77	2.77	10.66	-NA-	-NA-
Europe Liquid 40 ex UK Capped	AUD	2,490.14	60,372.61	61.77	4.45	-NA-	-NA-	-NA-	-NA-	20.47	1.54	1.54	9.02	-NA-	-NA-
UK	AUD	1,132.39	47,294.52	48.39	3.42	-NA-	-NA-	-NA-	-NA-	11.80	4.01	4.01	11.73	-NA-	-NA-
Netherlands	AUD	2,979.21	13,528.10	13.84	5.57	-NA-	-NA-	-NA-	-NA-	13.08	1.89	1.89	8.92	-NA-	-NA-
France	AUD	4,392.17	35,004.78	35.82	4.73	-NA-	-NA-	-NA-	-NA-	20.06	1.54	1.54	12.19	-NA-	-NA-
Austria	AUD	675.69	2,856.95	2.92	0.96	-NA-	-NA-	-NA-	-NA-	31.71	0.82	0.82	15.03	-NA-	-NA-
Sweden	AUD	5,387.79	8,828.26	9.03	3.71	-NA-	-NA-	-NA-	-NA-	49.20	1.32	1.32	5.60	-NA-	-NA-
Germany	AUD	689.77	7,062.53	7.23	2.77	-NA-	-NA-	-NA-	-NA-	26.05	1.08	1.08	2.55	-NA-	-NA-
Switzerland	AUD	2,687.93	8,128.54	8.32	3.89	-NA-	-NA-	-NA-	-NA-	31.88	3.20	3.20	7.38	-NA-	-NA-
Belgium	AUD	1,979.28	4,442.58	4.55	6.39	-NA-	-NA-	-NA-	-NA-	7.70	-0.21	-0.21	9.67	-NA-	-NA-
Italy	AUD	1,628.15	1,255.75	1.28	2.20	-NA-	-NA-	-NA-	-NA-	12.09	3.08	3.08	22.99	-NA-	-NA-
Finland	AUD	3,694.14	2,600.46	2.66	3.11	-NA-	-NA-	-NA-	-NA-	22.18	-2.46	-2.46	9.22	-NA-	-NA-
Greece	AUD	296.67	216.34	0.22	6.08	-NA-	-NA-	-NA-	-NA-	-11.08	-1.60	-1.60	7.71	-NA-	-NA-
Norway	AUD	151.92	921.82	0.94	0.00	-NA-	-NA-	-NA-	-NA-	-14.17	4.20	4.20	6.43	-NA-	-NA-
Spain	AUD	188.70	353.57	0.36	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-4.91	-4.91	45.02	-NA-	-NA-
Developed EMEA	AUD	993.47	133,423.20	100.00	3.98	-NA-	-NA-	-NA-	-NA-	-NA-	2.31	2.31	10.39	-NA-	-NA-
Israel	AUD	810.43	929.01	0.70	2.00	-NA-	-NA-	-NA-	-NA-	-NA-	-4.02	-4.02	-0.37	-NA-	-NA-

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT Europe Developed Index Series - Index Performance

Index Description	Curr	Close Value Apr-11	Free Float Mkt Cap	Free Float Mkt Cap	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
			Ccy (m) Apr-11	(%) Weight Apr-11											
Switzerland	CHF	2,450.80	7,725.31	0.07	3.89	8.49	9.42	6.82	9.51	24.87	3.65	3.65	6.79	12.86	17.42
Sweden	SEK	6,395.33	58,232.24	0.49	3.71	5.54	16.76	8.57	13.92	45.86	2.44	2.44	1.09	26.74	37.28
Norway	NOK	214.35	5,285.13	0.04	0.00	-4.82	-14.42	-NA-	-36.45	-10.47	4.43	4.43	2.42	48.39	80.77

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Net Total Return			Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11													
Europe	EUR	1,393.62	97,732.92	100.00	3.32	-NA-	-NA-	-5.67	-4.39	23.27	3.42	3.42	6.38	-NA-	26.73
Euro Zone	EUR	1,760.09	49,658.66	50.81	3.49	-NA-	-NA-	-1.84	-2.07	22.63	2.23	2.23	6.63	-NA-	26.60
Europe ex UK	EUR	3,171.88	62,846.63	64.30	3.27	-NA-	9.78	-0.59	-0.13	26.30	2.40	2.40	5.56	18.10	26.05
Europe Liquid 40	EUR	2,141.03	83,795.00	85.74	3.39	-NA-	-NA-	-5.55	-4.45	24.66	3.76	3.76	6.52	-NA-	27.18
Europe Liquid 40 ex UK	EUR	3,467.47	54,319.28	55.58	3.45	-NA-	-NA-	0.77	0.33	26.64	2.57	2.57	5.05	-NA-	25.98
Europe (UK Restricted)	EUR	2,290.49	83,731.02	85.67	3.30	-NA-	8.06	-3.33	-2.17	25.32	3.33	3.33	6.45	18.42	26.37
Euro Zone Capped	EUR	2,673.49	38,485.74	39.38	3.38	-NA-	-NA-	-NA-	-NA-	21.53	1.94	1.94	6.62	-NA-	-NA-
Europe Capped	EUR	2,080.84	77,367.33	94.98	3.35	-NA-	-NA-	-NA-	-NA-	24.93	3.80	3.80	6.51	-NA-	-NA-
Europe ex UK Capped	EUR	2,154.58	92,823.85	55.19	3.3	-NA-	-NA-	-NA-	-NA-	23.00	3.42	3.42	6.37	-NA-	-NA-
Europe Liquid 40 Capped	EUR	3,049.56	53,936.19	79.16	3.18	-NA-	-NA-	-NA-	-NA-	25.74	2.25	2.25	5.38	-NA-	-NA-
Europe Liquid 40 ex UK Capped	EUR	3,307.11	44,533.21	45.57	3.38	-NA-	-NA-	-NA-	-NA-	27.02	2.40	2.40	4.71	-NA-	-NA-
Developed Europe Ex UK Dividend+ Net of Tax	EUR	2,725.72	57,848.72	59.19	-NA-	-NA-	-NA-	-NA-	-NA-	27.08	2.16	2.16	5.17	-NA-	-NA-
UK	EUR	846.42	34,886.29	35.70	3.42	-NA-	-NA-	-13.84	-12.63	17.79	5.28	5.28	7.86	-NA-	33.46
Netherlands	EUR	3,231.20	9,978.86	10.21	4.73	-NA-	-NA-	1.79	-0.92	18.21	2.55	2.55	4.56	-NA-	24.68
France	EUR	4,671.50	25,820.90	26.42	3.55	-NA-	-NA-	5.50	3.37	24.83	2.58	2.58	8.10	-NA-	26.47
Austria	EUR	661.81	2,107.40	2.16	0.72	-NA-	-NA-	-16.89	-20.54	38.78	2.06	2.06	11.05	-NA-	61.27
Sweden	EUR	5,515.83	6,512.07	6.66	2.59	-NA-	-NA-	7.76	13.88	55.44	2.17	2.17	0.80	-NA-	47.77
Germany	EUR	740.66	5,209.60	5.33	2.04	-NA-	-NA-	-12.45	-5.82	31.46	2.32	2.32	-1.06	-NA-	40.24
Switzerland	EUR	2,869.38	5,995.93	6.14	2.53	-NA-	-NA-	9.90	16.61	37.10	3.77	3.77	2.97	-NA-	36.79
Belgium	EUR	2,034.43	3,277.02	3.35	4.80	-NA-	-NA-	1.35	-0.13	11.88	0.85	0.85	5.70	-NA-	19.19
Italy	EUR	1,788.07	926.29	0.95	1.60	-NA-	-NA-	-15.42	-8.98	17.58	4.34	4.34	18.73	-NA-	40.97
Finland	EUR	3,902.77	1,918.20	1.96	2.24	-NA-	-NA-	-0.23	-2.94	27.53	-1.27	-1.27	4.45	-NA-	40.53
Greece	EUR	405.73	159.58	0.16	4.80	-NA-	-NA-	-21.32	-33.99	-6.84	-0.82	-0.82	3.54	-NA-	43.13
Norway	EUR	165.11	679.97	0.70	0.00	-NA-	-NA-	-NA-	-36.29	-9.56	5.47	5.47	2.74	-NA-	98.51
Spain	EUR	1,274.66	260.81	0.27	0.00	-NA-	-NA-	-28.39	-9.73	-NA-	-3.75	-3.75	40.00	-NA-	-NA-
Developed EMEA	EUR	1,392.80	98,418.19	188.63	3.31	-NA-	-NA-	-NA-	-NA-	-NA-	3.37	3.37	6.30	-NA-	-NA-
Israel	EUR	912.01	685.27	1.31	1.60	-NA-	-NA-	-NA-	-NA-	-NA-	-3.23	-3.23	-4.21	-NA-	-NA-

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Net Total Return			Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11													
Europe	USD	1,642.40	144,995.73	100.00	3.32	-NA-	-NA-	-2.54	-5.92	37.53	8.12	8.12	17.64	-NA-	34.79
Euro Zone	USD	2,073.80	73,673.16	50.81	3.49	-NA-	-NA-	1.41	-3.65	36.79	6.87	6.87	17.93	-NA-	36.12
Europe ex UK	USD	4,673.92	93,238.72	64.30	3.27	-NA-	15.44	2.71	-1.74	40.88	7.06	7.06	16.74	23.12	35.64
Europe Liquid 40	USD	2,519.66	124,317.54	85.74	3.39	-NA-	-NA-	-2.44	-6.06	39.08	8.48	8.48	17.80	-NA-	35.14
Europe Liquid 40 ex UK	USD	4,078.01	80,587.62	55.58	3.45	-NA-	-NA-	4.07	-1.40	41.28	7.23	7.23	16.18	-NA-	35.43
Europe (UK Restricted)	USD	1,315.56	124,222.63	85.67	3.30	-NA-	13.63	-0.12	-3.74	39.81	8.02	8.02	17.72	22.86	34.89
Euro Zone Capped	USD	3,910.70	57,097.12	39.38	3.38	-NA-	-NA-	-NA-	-NA-	35.60	6.57	6.57	17.91	-NA-	-NA-
Europe Capped	USD	2,452.61	114,781.51	94.98	3.35	-NA-	-NA-	-NA-	-NA-	39.38	8.52	8.52	17.79	-NA-	-NA-
Europe ex UK Capped	USD	3,174.51	137,712.67	55.19	3.30	-NA-	-NA-	-NA-	-NA-	37.23	8.12	8.12	17.63	-NA-	-NA-
Europe Liquid 40 Capped	USD	4,491.53	80,019.28	79.16	3.18	-NA-	-NA-	-NA-	-NA-	40.29	6.90	6.90	16.54	-NA-	-NA-
Europe Liquid 40 ex UK Capped	USD	3,897.48	66,069.08	45.57	3.38	-NA-	-NA-	-NA-	-NA-	41.72	7.06	7.06	15.80	-NA-	-NA-
Developed Europe Ex UK Dividend+ Net of Tax	USD	3,339.06	85,823.87	59.19	-NA-	-NA-	-NA-	-NA-	-NA-	41.77	6.80	6.80	16.31	-NA-	-NA-
UK	USD	997.86	51,757.00	35.70	3.42	-NA-	-NA-	-10.97	-14.02	31.43	10.07	10.07	19.29	-NA-	38.23
Netherlands	USD	4,648.61	14,804.55	10.21	4.73	-NA-	-NA-	5.18	-2.49	31.93	7.23	7.23	15.65	-NA-	34.18
France	USD	6,883.40	38,307.67	26.42	3.55	-NA-	-NA-	9.00	1.70	39.24	7.24	7.24	19.54	-NA-	36.01
Austria	USD	1,119.91	3,126.52	2.16	0.72	-NA-	-NA-	-14.13	-21.81	54.84	6.69	6.69	22.81	-NA-	66.18
Sweden	USD	8,164.42	9,661.25	6.66	2.59	-NA-	-NA-	11.35	12.06	73.44	6.81	6.81	11.48	-NA-	46.95
Germany	USD	1,092.14	7,728.92	5.33	2.04	-NA-	-NA-	-9.54	-7.31	46.68	6.97	6.97	9.42	-NA-	51.49
Switzerland	USD	4,247.19	8,895.51	6.14	2.53	-NA-	-NA-	13.56	14.75	52.98	8.48	8.48	13.87	-NA-	26.93
Belgium	USD	2,993.26	4,861.76	3.35	4.80	-NA-	-NA-	4.69	-1.77	24.79	5.43	5.43	16.89	-NA-	26.21
Italy	USD	2,635.68	1,374.23	0.95	1.60	-NA-	-NA-	-12.60	-10.44	31.17	9.08	9.08	31.30	-NA-	48.00
Finland	USD	5,753.63	2,845.83	1.96	2.24	-NA-	-NA-	3.09	-4.48	42.32	3.22	3.22	15.53	-NA-	48.68
Greece	USD	490.22	236.76	0.16	4.80	-NA-	-NA-	-18.68	-35.02	3.95	3.67	3.67	14.49	-NA-	47.27
Norway	USD	244.40	1,008.79	0.70	0.00	-NA-	-NA-	-NA-	-37.31	0.91	10.27	10.27	13.63	-NA-	87.82
Spain	USD	1,657.09	386.94	0.27	0.00	-NA-	-NA-	-27.85	-14.83	-NA-	0.62	0.62	54.82	-NA-	-NA-
Developed EMEA	USD	1,629.20	146,012.39	279.86	3.31	-NA-	-NA-	-NA-	-NA-	-NA-	8.07	8.07	17.55	-NA-	-NA-
Israel	USD	1,349.94	1,016.66	1.95	1.60	-NA-	-NA-	-NA-	-NA-	-NA-	1.16	1.16	5.94	-NA-	-NA-

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FTSE EPRA/NAREIT Europe Developed Index Series - Index Performance

Net Total Return			Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11													
Europe	GBP	1,586.92	86,930.74	100.00	3.45	-NA-	-NA-	-0.85	-0.38	26.21	3.90	3.90	10.43	-NA-	30.12
Euro Zone	GBP	2,003.75	44,170.01	50.81	3.49	-NA-	-NA-	3.17	2.03	25.53	2.71	2.71	10.69	-NA-	31.99
Europe ex UK	GBP	4,516.04	55,900.34	64.30	3.27	-NA-	13.69	4.49	4.05	29.28	2.89	2.89	9.58	21.25	31.85
Europe Liquid 40	GBP	2,434.55	74,533.34	85.74	3.39	-NA-	-NA-	-0.75	-0.52	27.64	4.25	4.25	10.58	-NA-	30.39
Europe Liquid 40 ex UK	GBP	3,940.26	48,315.50	55.58	3.45	-NA-	-NA-	5.88	4.41	29.65	3.05	3.05	9.05	-NA-	31.57
Europe (UK Restricted)	GBP	1,271.12	74,476.43	85.67	3.30	-NA-	11.90	1.61	1.93	28.31	3.81	3.81	10.50	20.57	30.42
Euro Zone Capped	GBP	3,778.60	34,232.01	39.38	3.38	-NA-	-NA-	-NA-	-NA-	24.43	2.42	2.42	10.68	-NA-	-NA-
Europe Capped	GBP	2,369.76	68,816.10	94.98	3.35	-NA-	-NA-	-NA-	-NA-	27.91	4.29	4.29	10.57	-NA-	-NA-
Europe ex UK Capped	GBP	3,067.28	82,564.25	55.19	3.30	-NA-	-NA-	-NA-	-NA-	25.94	3.91	3.91	10.42	-NA-	-NA-
Europe Liquid 40 Capped	GBP	4,339.81	47,974.76	79.16	3.18	-NA-	-NA-	-NA-	-NA-	28.74	2.73	2.73	9.39	-NA-	-NA-
Europe Liquid 40 ex UK Capped	GBP	3,765.83	39,611.06	45.57	3.38	-NA-	-NA-	-NA-	-NA-	30.05	2.89	2.89	8.69	-NA-	-NA-
Developed Europe Ex UK Dividend+ Net of Tax	GBP	3,588.28	51,454.84	59.19	-NA-	-NA-	-NA-	-NA-	-NA-	30.10	2.64	2.64	9.18	-NA-	-NA-
UK	GBP	964.16	31,030.39	35.70	3.42	-NA-	-NA-	-9.43	-8.95	20.61	5.78	5.78	11.97	-NA-	32.98
Netherlands	GBP	4,491.58	8,875.92	10.21	4.73	-NA-	-NA-	7.00	3.25	21.07	3.05	3.05	8.56	-NA-	30.06
France	GBP	6,650.89	22,966.98	26.42	3.55	-NA-	-NA-	10.89	7.69	27.78	3.06	3.06	12.21	-NA-	31.77
Austria	GBP	1,082.08	1,874.47	2.16	0.72	-NA-	-NA-	-12.64	-17.20	42.10	2.53	2.53	15.28	-NA-	61.83
Sweden	GBP	7,888.63	5,792.31	6.66	2.59	-NA-	-NA-	13.28	18.67	59.16	2.65	2.65	4.64	-NA-	46.68
Germany	GBP	1,055.25	4,633.79	5.33	2.04	-NA-	-NA-	-7.97	-1.85	34.61	2.80	2.80	2.71	-NA-	51.75
Switzerland	GBP	4,103.73	5,333.22	6.14	2.53	-NA-	-NA-	15.53	21.52	40.38	4.26	4.26	6.89	-NA-	24.74
Belgium	GBP	2,892.15	2,914.82	3.35	4.80	-NA-	-NA-	6.50	4.02	14.51	1.32	1.32	9.72	-NA-	23.92
Italy	GBP	2,546.65	823.91	0.95	1.60	-NA-	-NA-	-11.09	-5.16	20.38	4.83	4.83	23.25	-NA-	43.98
Finland	GBP	5,559.27	1,706.19	1.96	2.24	-NA-	-NA-	4.88	1.15	30.60	-0.80	-0.80	8.44	-NA-	45.83
Greece	GBP	473.66	141.95	0.16	4.80	-NA-	-NA-	-17.27	-31.19	-4.61	-0.37	-0.37	7.47	-NA-	42.67
Norway	GBP	236.14	604.81	0.70	0.00	-NA-	-NA-	-NA-	-33.61	-7.40	5.97	5.97	6.66	-NA-	83.63
Spain	GBP	1,601.11	231.98	0.27	0.00	-NA-	-NA-	-26.60	-9.81	-NA-	-3.30	-3.30	45.33	-NA-	-NA-
Developed EMEA	GBP	1,574.16	87,540.27	167.78	3.31	-NA-	-NA-	-NA-	-NA-	-NA-	3.85	3.85	10.34	-NA-	-NA-
Israel	GBP	1,304.34	609.53	1.17	1.60	-NA-	-NA-	-NA-	-NA-	-NA-	-2.78	-2.78	-0.56	-NA-	-NA-

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FTSE EPRA/NAREIT Europe Developed Index Series - Index Performance

Net Total Return			Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11													
Europe	JPY	1,301.98	11,764,953.20	100.00	-NA-	-NA-	-NA-	-8.98	-13.54	18.70	5.85	5.85	17.70	-NA-	35.81
Euro Zone	JPY	1,643.97	5,977,840.16	50.81	3.49	-NA-	-NA-	-5.29	-11.44	18.06	4.63	4.63	17.98	-NA-	36.32
Europe ex UK	JPY	3,705.16	7,565,389.85	64.30	3.27	-NA-	10.69	-4.08	-9.69	21.60	4.81	4.81	16.79	23.87	35.84
Europe Liquid 40	JPY	1,997.41	10,087,125.32	85.74	3.39	-NA-	-NA-	-8.89	-13.66	20.04	6.20	6.20	17.86	-NA-	36.19
Europe Liquid 40 ex UK	JPY	3,232.77	6,538,879.70	55.58	3.45	-NA-	-NA-	-2.80	-9.38	21.94	4.98	4.98	16.23	-NA-	35.69
Europe (UK Restricted)	JPY	1,042.88	10,079,423.93	85.67	3.30	-NA-	8.95	-6.72	-11.53	20.67	5.75	5.75	17.77	23.89	35.68
Euro Zone Capped	JPY	3,100.14	4,632,860.26	39.38	3.38	-NA-	-NA-	-NA-	-NA-	17.03	4.33	4.33	17.96	-NA-	-NA-
Europe Capped	JPY	1,944.26	9,313,371.35	94.98	3.35	-NA-	-NA-	-NA-	-NA-	20.30	6.24	6.24	17.84	-NA-	-NA-
Europe ex UK Capped	JPY	2,516.54	11,174,005.82	55.19	3.30	-NA-	-NA-	-NA-	-NA-	18.45	5.85	5.85	17.68	-NA-	-NA-
Europe Liquid 40 Capped	JPY	3,560.57	6,492,764.31	79.16	3.18	-NA-	-NA-	-NA-	-NA-	21.08	4.65	4.65	16.59	-NA-	-NA-
Europe Liquid 40 ex UK Capped	JPY	3,089.65	5,360,845.47	45.57	3.38	-NA-	-NA-	-NA-	-NA-	22.32	4.81	4.81	15.85	-NA-	-NA-
Developed Europe Ex UK Dividend+ Net of Tax	JPY	2,445.01	6,963,748.91	59.19	-NA-	-NA-	-NA-	-NA-	-NA-	22.36	4.56	4.56	16.36	-NA-	-NA-
UK	JPY	791.04	4,199,563.35	35.70	3.42	-NA-	-NA-	-16.86	-20.98	13.44	7.76	7.76	19.34	-NA-	40.26
Netherlands	JPY	3,685.10	1,201,240.90	10.21	4.73	-NA-	-NA-	-1.77	-10.38	13.87	4.98	4.98	15.70	-NA-	35.30
France	JPY	5,456.69	3,108,284.35	26.42	3.55	-NA-	-NA-	1.80	-6.53	20.18	4.99	4.99	19.60	-NA-	36.37
Austria	JPY	887.79	253,685.65	2.16	0.72	-NA-	-NA-	-19.80	-28.13	33.65	4.45	4.45	22.86	-NA-	67.14
Sweden	JPY	6,472.19	783,914.07	6.66	2.59	-NA-	-NA-	3.99	3.00	49.69	4.57	4.57	11.53	-NA-	46.35
Germany	JPY	865.78	627,124.30	5.33	2.04	-NA-	-NA-	-15.51	-14.81	26.60	4.72	4.72	9.46	-NA-	50.03
Switzerland	JPY	3,366.88	721,782.02	6.14	2.53	-NA-	-NA-	6.06	5.47	32.03	6.21	6.21	13.92	-NA-	28.05
Belgium	JPY	2,372.85	394,483.08	3.35	4.80	-NA-	-NA-	-2.23	-9.72	7.70	3.21	3.21	16.94	-NA-	27.53
Italy	JPY	2,089.39	111,505.13	0.95	1.60	-NA-	-NA-	-18.38	-17.68	13.22	6.79	6.79	31.36	-NA-	47.34
Finland	JPY	4,561.08	230,910.26	1.96	2.24	-NA-	-NA-	-3.72	-12.21	22.84	1.05	1.05	15.58	-NA-	48.97
Greece	JPY	388.61	19,210.56	0.16	4.80	-NA-	-NA-	-24.05	-40.28	-10.28	1.50	1.50	14.54	-NA-	49.30
Norway	JPY	193.74	81,853.61	0.70	0.00	-NA-	-NA-	-NA-	-42.38	-12.91	7.95	7.95	13.68	-NA-	89.32
Spain	JPY	1,313.62	31,395.94	0.27	0.00	-NA-	-NA-	-32.61	-21.72	-NA-	-1.49	-1.49	54.89	-NA-	-NA-
Developed EMEA	JPY	1,291.51	11,847,445.13	22707.48	3.31	-NA-	-NA-	-NA-	-NA-	-NA-	5.80	5.80	17.60	-NA-	-NA-
Israel	JPY	1,070.14	82,491.93	158.11	1.60	-NA-	-NA-	-NA-	-NA-	-NA-	-0.96	-0.96	5.98	-NA-	-NA-

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Net Total Return			Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11													
Europe	AUD	982.07	132,494.19	135.57	3.32	-NA-	-NA-	-NA-	-NA-	16.98	2.17	2.17	10.20	-NA-	-NA-
Euro Zone	AUD	1,240.02	67,321.06	68.88	3.49	-NA-	-NA-	-NA-	-NA-	16.35	0.99	0.99	10.46	-NA-	-NA-
Europe ex UK	AUD	2,794.75	85,199.68	87.18	3.27	-NA-	-NA-	-NA-	-NA-	19.83	1.17	1.17	9.35	-NA-	-NA-
Europe Liquid 40	AUD	1,506.62	113,598.88	116.23	3.39	-NA-	-NA-	-NA-	-NA-	18.30	2.51	2.51	10.35	-NA-	-NA-
Europe Liquid 40 ex UK	AUD	2,438.43	73,639.36	75.35	3.45	-NA-	-NA-	-NA-	-NA-	20.18	1.33	1.33	8.82	-NA-	-NA-
Europe (UK Restricted)	AUD	786.63	113,512.15	116.15	3.30	-NA-	-NA-	-NA-	-NA-	18.93	2.08	2.08	10.26	-NA-	-NA-
Euro Zone Capped	AUD	2,338.39	52,174.21	0.00	3.38	-NA-	-NA-	-NA-	-NA-	15.34	0.71	0.71	10.45	-NA-	-NA-
Europe Capped	AUD	1,466.53	104,885.04	88.95	3.35	-NA-	-NA-	-NA-	-NA-	18.56	2.55	2.55	10.33	-NA-	-NA-
Europe ex UK Capped	AUD	1,898.19	125,839.08	80.13	3.30	-NA-	-NA-	-NA-	-NA-	16.73	2.17	2.17	10.18	-NA-	-NA-
Europe Liquid 40 Capped	AUD	2,685.69	73,120.02	69.64	3.18	-NA-	-NA-	-NA-	-NA-	19.33	1.02	1.02	9.16	-NA-	-NA-
Europe Liquid 40 ex UK Capped	AUD	2,330.48	60,372.61	8.82	3.38	-NA-	-NA-	-NA-	-NA-	20.54	1.17	1.17	8.46	-NA-	-NA-
Developed Europe Ex UK Dividend+ Net of Tax	AUD	2,325.76	78,424.14	59.19	-NA-	-NA-	-NA-	-NA-	-NA-	20.59	0.93	0.93	8.95	-NA-	-NA-
UK	AUD	596.67	47,294.52	48.39	3.42	-NA-	-NA-	-NA-	-NA-	11.80	4.01	4.01	11.73	-NA-	-NA-
Netherlands	AUD	2,779.61	13,528.10	13.84	4.73	-NA-	-NA-	-NA-	-NA-	12.21	1.33	1.33	8.33	-NA-	-NA-
France	AUD	4,115.90	35,004.78	35.82	3.55	-NA-	-NA-	-NA-	-NA-	18.43	1.34	1.34	11.97	-NA-	-NA-
Austria	AUD	669.65	2,856.95	2.92	0.72	-NA-	-NA-	-NA-	-NA-	31.71	0.82	0.82	15.03	-NA-	-NA-
Sweden	AUD	4,881.87	8,828.26	9.03	2.59	-NA-	-NA-	-NA-	-NA-	47.53	0.94	0.94	4.42	-NA-	-NA-
Germany	AUD	653.04	7,062.53	7.23	2.04	-NA-	-NA-	-NA-	-NA-	24.76	1.08	1.08	2.49	-NA-	-NA-
Switzerland	AUD	2,539.59	8,128.54	8.32	2.53	-NA-	-NA-	-NA-	-NA-	30.12	2.51	2.51	6.66	-NA-	-NA-
Belgium	AUD	1,789.81	4,442.58	4.55	4.80	-NA-	-NA-	-NA-	-NA-	6.14	-0.37	-0.37	9.49	-NA-	-NA-
Italy	AUD	1,575.99	1,255.75	1.28	1.60	-NA-	-NA-	-NA-	-NA-	11.57	3.08	3.08	22.99	-NA-	-NA-
Finland	AUD	3,440.35	2,600.46	2.66	2.24	-NA-	-NA-	-NA-	-NA-	21.06	-2.46	-2.46	8.21	-NA-	-NA-
Greece	AUD	293.12	216.34	0.22	4.80	-NA-	-NA-	-NA-	-NA-	-11.58	-2.03	-2.03	7.24	-NA-	-NA-
Norway	AUD	146.14	921.82	0.94	0.00	-NA-	-NA-	-NA-	-NA-	-14.17	4.21	4.21	6.43	-NA-	-NA-
Spain	AUD	990.85	353.57	0.36	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-4.91	-4.91	45.02	-NA-	-NA-
Developed EMEA	AUD	974.17	133,423.20	255.73	3.31	-NA-	-NA-	-NA-	-NA-	-NA-	2.12	2.12	10.11	-NA-	-NA-
Israel	AUD	807.19	929.01	1.78	1.60	-NA-	-NA-	-NA-	-NA-	-NA-	-4.40	-4.40	-0.77	-NA-	-NA-

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FTSE EPRA/NAREIT Europe Developed Index Series - Index Performance

Index Description	Curr	Close Value Apr-11	Free Float Mkt Cap	Free Float Mkt Cap	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vlity (%)	36 M Vlity (%)
			Ccy (m) Apr-11	(%) Weight Apr-11											
Switzerland	CHF	2,315.73	7,725.31	6.14	2.53	-NA-	-NA-	5.68	8.00	23.22	2.97	2.97	6.08	-NA-	17.49
Sweden	SEK	5,793.83	58,232.24	6.66	2.59	-NA-	-NA-	6.92	12.28	44.22	2.05	2.05	-0.05	-NA-	37.30
Norway	NKK	206.19	5,285.13	0.70	0.00	-NA-	-NA-	-NA-	-36.79	-10.48	4.43	4.43	2.41	-NA-	80.79

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FTSE EPRA/NAREIT Europe Developed Index Series - Index Performance

Price Return			Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11													
Europe	EUR	1,473.90	97,732.92	100.00	0.00	2.12	2.26	-8.85	-8.18	18.89	2.66	2.66	5.04	18.79	26.45
Euro Zone	EUR	1,821.73	49,658.66	50.81	0.00	3.50	5.41	-5.14	-6.02	18.07	1.23	1.23	5.48	18.35	26.40
Europe ex UK	EUR	2,050.16	62,846.63	64.30	0.00	3.51	6.26	-3.80	-3.94	21.90	1.40	1.40	4.25	18.05	25.85
Europe Liquid 40	EUR	1,408.35	83,795.00	85.74	0.00	1.89	1.91	-8.76	-8.20	20.03	2.94	2.94	5.11	19.27	26.87
Europe Liquid 40 ex UK	EUR	2,176.87	54,319.28	55.58	0.00	3.82	7.19	-2.56	-3.43	21.91	1.48	1.48	3.65	18.35	25.76
Europe ex UK Dividend+	EUR	2,223.53	57,848.72	59.19	0.00	-NA-	6.61	-1.51	-1.84	22.30	1.09	1.09	3.77	17.71	25.25
Europe (UK Restricted)	EUR	1,494.20	83,731.02	85.67	0.00	-NA-	3.71	-7.26	-6.85	19.81	2.28	2.28	4.80	18.29	26.00
Euro Zone Capped	EUR	1,689.75	38,485.74	39.38	0.00	-NA-	-NA-	-NA-	-7.93	15.93	0.74	0.74	5.31	-NA-	27.91
Europe Capped	EUR	1,440.27	92,823.85	94.98	0.00	-NA-	-NA-	-NA-	-8.76	18.42	2.62	2.62	4.96	-NA-	26.94
Europe ex UK Capped	EUR	1,964.71	53,936.19	55.19	0.00	-NA-	-NA-	-NA-	-5.02	21.18	1.09	1.09	3.86	-NA-	26.74
Europe Liquid 40 Capped	EUR	1,357.67	77,367.33	79.16	0.00	-NA-	-NA-	-NA-	-8.92	19.46	2.91	2.91	4.98	-NA-	27.61
Europe Liquid 40 ex UK Capped	EUR	2,050.17	44,533.21	45.57	0.00	-NA-	-NA-	-NA-	-4.90	20.98	1.09	1.09	3.01	-NA-	27.36
Developed Europe Ex UK Dividend+ Net of Tax	EUR	2,223.53	57,848.72	59.19	0.00	-NA-	-NA-	-NA-	-NA-	22.30	1.09	1.09	3.77	-NA-	-NA-
UK	EUR	877.37	34,886.29	35.70	0.00	0.00	-3.39	-16.98	-16.39	13.36	4.96	4.96	6.48	23.55	33.54
Netherlands	EUR	1,634.18	9,978.86	10.21	0.00	1.59	4.85	-3.17	-6.89	13.22	-0.54	-0.54	1.41	17.85	24.59
France	EUR	3,165.32	25,820.90	26.42	0.00	7.06	11.32	2.11	-0.37	19.84	1.98	1.98	7.47	19.79	26.42
Austria	EUR	644.35	2,107.40	2.16	0.00	-NA-	-4.23	-17.33	-20.80	38.78	2.06	2.06	11.05	34.85	61.27
Sweden	EUR	3,530.01	6,512.07	6.66	0.00	0.60	11.64	4.01	10.12	51.42	1.28	1.28	-1.80	27.54	38.18
Germany	EUR	516.47	5,209.60	5.33	0.00	-1.22	-6.40	-15.07	-9.33	27.76	2.32	2.32	-1.23	30.59	40.15
Switzerland	EUR	2,238.84	5,995.93	6.14	0.00	6.76	8.55	7.75	13.65	33.76	2.50	2.50	1.71	13.11	17.88
Belgium	EUR	1,097.56	3,277.02	3.35	0.00	-0.18	1.85	-3.61	-5.37	7.12	0.35	0.35	5.18	13.17	19.17
Italy	EUR	1,375.92	926.29	0.95	0.00	-0.22	-0.73	-17.01	-10.84	16.11	4.34	4.34	18.73	28.90	40.74
Finland	EUR	2,541.93	1,918.20	1.96	0.00	7.74	7.72	-2.39	-4.98	24.57	-1.27	-1.27	2.03	28.21	40.38
Greece	EUR	335.64	159.58	0.16	0.00	-NA-	-NA-	-23.52	-36.39	-11.43	-4.61	-4.61	-0.41	-NA-	43.30
Norway	EUR	147.42	679.97	0.70	0.00	-7.36	-17.44	-NA-	-37.26	-9.56	5.47	5.47	2.75	-NA-	85.74
Spain	EUR	162.23	260.81	0.27	0.00	-8.03	-18.14	-50.59	-51.10	-NA-	-3.75	-3.75	40.00	-NA-	-NA-
Developed EMEA	EUR	1,259.19	98,418.19	1827.83	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	2.60	2.60	4.95	-NA-	-NA-
Israel	EUR	897.66	685.27	12.73	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-4.76	-4.76	-5.71	-NA-	-NA-

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT Europe Developed Index Series - Index Performance

Price Return			Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11													
Europe	USD	2,171.53	144,995.73	100.00	0.00	3.27	7.65	-5.82	-9.65	32.64	7.32	7.32	16.16	22.79	34.59
Euro Zone	USD	2,683.98	73,673.16	50.81	0.00	4.67	10.96	-1.98	-7.52	31.72	5.83	5.83	16.65	23.34	36.06
Europe ex UK	USD	3,020.52	93,238.72	64.30	0.00	4.68	11.87	-0.60	-5.48	35.99	6.01	6.01	15.29	23.02	35.56
Europe Liquid 40	USD	1,660.23	124,317.54	85.74	0.00	-NA-	7.17	-5.73	-9.66	33.92	7.62	7.62	16.24	23.34	34.89
Europe Liquid 40 ex UK	USD	2,566.50	80,587.62	55.58	0.00	-NA-	12.72	0.69	-4.97	36.03	6.10	6.10	14.62	23.24	35.33
Europe ex UK Dividend+	USD	2,724.82	85,823.87	59.19	0.00	-NA-	12.11	1.77	-3.41	36.46	5.69	5.69	14.76	22.90	35.06
Europe (UK Restricted)	USD	1,022.16	124,222.63	85.67	0.00	-NA-	9.06	-4.17	-8.34	33.69	6.92	6.92	15.90	22.77	34.67
Euro Zone Capped	USD	2,489.57	57,097.12	39.38	0.00	-NA-	-NA-	-NA-	-9.40	29.33	5.32	5.32	16.44	-NA-	37.12
Europe Capped	USD	2,122.14	137,712.67	94.98	0.00	-NA-	-NA-	-NA-	-10.22	32.13	7.28	7.28	16.07	-NA-	34.83
Europe ex UK Capped	USD	2,894.97	80,019.28	55.19	0.00	-NA-	-NA-	-NA-	-6.54	35.21	5.68	5.68	14.85	-NA-	36.15
Europe Liquid 40 Capped	USD	1,600.49	114,781.51	79.16	0.00	-NA-	-NA-	-NA-	-10.37	33.29	7.58	7.58	16.10	-NA-	35.43
Europe Liquid 40 ex UK Capped	USD	2,417.12	66,069.08	45.57	0.00	-NA-	-NA-	-NA-	-6.41	34.98	5.68	5.68	13.91	-NA-	36.73
Developed Europe Ex UK Dividend+ Net of Tax	USD	2,724.82	85,823.87	59.19	0.00	-NA-	-NA-	-NA-	-NA-	36.46	5.69	5.69	14.76	-NA-	-NA-
UK	USD	1,298.67	51,757.00	35.70	0.00	1.15	1.72	-14.21	-17.72	26.48	9.74	9.74	17.75	25.82	38.25
Netherlands	USD	2,407.68	14,804.55	10.21	0.00	2.74	10.38	0.05	-8.37	26.33	3.98	3.98	12.14	22.41	34.09
France	USD	4,663.54	38,307.67	26.42	0.00	8.27	17.19	5.51	-1.96	33.72	6.62	6.62	18.85	24.79	36.17
Austria	USD	1,090.43	3,126.52	2.16	0.00	-NA-	0.83	-14.58	-22.06	54.84	6.69	6.69	22.81	37.85	66.19
Sweden	USD	5,225.05	9,661.25	6.66	0.00	1.76	17.54	7.47	8.36	68.95	5.88	5.88	8.59	31.44	46.98
Germany	USD	760.94	7,728.92	5.33	0.00	-0.11	-1.46	-12.24	-10.78	42.55	6.97	6.97	9.23	35.60	51.32
Switzerland	USD	3,313.89	8,895.51	6.14	0.00	7.99	14.28	11.34	11.84	49.25	7.15	7.15	12.48	18.17	26.96
Belgium	USD	1,617.07	4,861.76	3.35	0.00	0.94	7.22	-0.40	-6.88	19.52	4.91	4.91	16.32	17.48	26.12
Italy	USD	2,027.17	1,374.23	0.95	0.00	0.91	4.51	-14.25	-12.26	29.55	9.08	9.08	31.30	32.45	47.64
Finland	USD	3,745.11	2,845.83	1.96	0.00	8.89	13.40	0.85	-6.50	38.99	3.22	3.22	12.83	32.17	48.48
Greece	USD	405.15	236.76	0.16	0.00	-NA-	-NA-	-20.97	-37.40	-1.18	-0.27	-0.27	10.13	-NA-	47.28
Norway	USD	218.21	1,008.79	0.70	0.00	-6.30	-13.05	-NA-	-38.26	0.91	10.27	10.27	13.63	-NA-	88.02
Spain	USD	239.01	386.94	0.27	0.00	-6.99	-13.83	-48.95	-51.88	-NA-	0.62	0.62	54.82	-NA-	-NA-
Developed EMEA	USD	1,473.11	146,012.39	2711.76	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	7.26	7.26	16.06	-NA-	-NA-
Israel	USD	1,328.70	1,016.66	18.88	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-0.43	-0.43	4.27	-NA-	-NA-

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Price Return			Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11													
Europe	GBP	2,098.18	86,930.74	100.00	0.00	3.62	6.02	-4.18	-4.32	21.72	3.14	3.14	9.03	20.49	29.99
Euro Zone	GBP	2,593.31	44,170.01	50.81	0.00	5.03	9.28	-0.28	-2.08	20.88	1.71	1.71	9.50	21.44	32.06
Europe ex UK	GBP	2,918.49	55,900.34	64.30	0.00	5.02	10.16	1.12	0.09	24.80	1.88	1.88	8.22	21.31	31.91
Europe Liquid 40	GBP	1,604.15	74,533.34	85.74	0.00	-NA-	5.54	-4.09	-4.34	22.90	3.42	3.42	9.11	20.95	30.22
Europe Liquid 40 ex UK	GBP	2,479.81	48,315.50	55.58	0.00	-NA-	11.00	2.44	0.63	24.83	1.96	1.96	7.59	21.44	31.61
Europe ex UK Dividend+	GBP	2,928.19	51,454.84	59.19	0.00	-NA-	10.54	3.53	2.29	25.22	1.57	1.57	7.72	21.10	31.56
Europe (UK Restricted)	GBP	987.63	74,476.43	85.67	0.00	-NA-	7.40	-2.51	-2.94	22.68	2.76	2.76	8.79	20.55	30.32
Euro Zone Capped	GBP	2,405.48	34,232.01	39.38	0.00	-NA-	-NA-	-NA-	-4.06	18.69	1.22	1.22	9.30	-NA-	33.37
Europe Capped	GBP	2,050.46	82,564.25	94.98	0.00	-NA-	-NA-	-NA-	-4.93	21.25	3.10	3.10	8.95	-NA-	30.26
Europe ex UK Capped	GBP	2,797.18	47,974.76	55.19	0.00	-NA-	-NA-	-NA-	-1.03	24.08	1.56	1.56	7.81	-NA-	32.75
Europe Liquid 40 Capped	GBP	1,546.43	68,816.10	79.16	0.00	-NA-	-NA-	-NA-	-5.09	22.32	3.39	3.39	8.98	-NA-	30.87
Europe Liquid 40 ex UK Capped	GBP	2,335.47	39,611.06	45.57	0.00	-NA-	-NA-	-NA-	-0.90	23.87	1.56	1.56	6.93	-NA-	33.57
Developed Europe Ex UK Dividend+ Net of Tax	GBP	2,928.19	51,454.84	59.19	0.00	-NA-	-NA-	-NA-	-NA-	25.22	1.57	1.57	7.72	-NA-	-NA-
UK	GBP	1,261.20	31,030.39	35.70	0.00	1.55	0.17	-12.73	-12.87	16.07	5.46	5.46	10.53	23.07	32.98
Netherlands	GBP	2,326.35	8,875.92	10.21	0.00	2.91	8.70	1.78	-2.97	15.93	-0.07	-0.07	5.27	20.97	30.32
France	GBP	4,506.01	22,966.98	26.42	0.00	8.45	15.41	7.34	3.81	22.71	2.46	2.46	11.56	22.87	32.05
Austria	GBP	1,053.59	1,874.47	2.16	0.00	-NA-	-0.71	-13.10	-17.47	42.10	2.53	2.53	15.27	-NA-	61.83
Sweden	GBP	5,048.55	5,792.31	6.66	0.00	1.93	15.75	9.33	14.75	55.05	1.75	1.75	1.93	31.66	46.83
Germany	GBP	735.24	4,633.79	5.33	0.00	0.06	-2.96	-10.72	-5.52	30.82	2.80	2.80	2.53	35.50	51.54
Switzerland	GBP	3,201.94	5,333.22	6.14	0.00	8.17	12.54	13.27	18.43	36.96	2.98	2.98	5.58	17.19	25.02
Belgium	GBP	1,562.44	2,914.82	3.35	0.00	1.11	5.59	1.32	-1.39	9.68	0.82	0.82	9.18	16.04	23.78
Italy	GBP	1,958.70	823.91	0.95	0.00	1.08	2.92	-12.77	-7.09	18.89	4.83	4.83	23.25	30.60	43.87
Finland	GBP	3,618.61	1,706.19	1.96	0.00	-NA-	11.68	2.60	-0.99	27.55	-0.80	-0.80	5.91	31.02	45.61
Greece	GBP	391.46	141.95	0.16	0.00	-NA-	-NA-	-19.60	-33.71	-9.31	-4.16	-4.16	3.38	-NA-	42.79
Norway	GBP	210.84	604.81	0.70	0.00	-6.14	-14.37	-NA-	-34.62	-7.40	5.97	5.97	6.66	-NA-	83.83
Spain	GBP	230.94	231.98	0.27	0.00	-6.84	-15.14	-48.06	-49.04	-NA-	-3.30	-3.30	45.33	-NA-	-NA-
Developed EMEA	GBP	1,423.35	87,540.27	1625.81	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	3.08	3.08	8.95	-NA-	-NA-
Israel	GBP	1,283.82	609.53	11.32	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-4.31	-4.31	-2.13	-NA-	-NA-

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Index Description	Curr	Close Value Apr-11													
Europe	JPY	1,721.44	11,764,953.20	100.00	0.00	0.62	3.22	-12.04	-16.96	14.48	5.07	5.07	16.21	23.76	35.59
Euro Zone	JPY	2,127.67	5,977,840.16	50.81	0.00	1.98	6.40	-8.46	-15.01	13.69	3.61	3.61	16.70	23.93	36.27
Europe ex UK	JPY	2,394.46	7,565,389.85	64.30	0.00	1.99	7.26	-7.17	-13.13	17.37	3.79	3.79	15.34	23.60	35.74
Europe Liquid 40	JPY	1,316.12	10,087,125.32	85.74	0.00	-NA-	2.76	-11.95	-16.97	15.59	5.36	5.36	16.29	24.44	35.92
Europe Liquid 40 ex UK	JPY	2,034.55	6,538,879.70	55.58	0.00	-NA-	8.08	-5.96	-12.65	17.41	3.87	3.87	14.67	24.01	35.56
Europe ex UK Dividend+	JPY	1,995.23	6,963,748.91	59.19	0.00	-NA-	6.65	-4.95	-11.22	17.77	3.47	3.47	14.81	23.59	35.12
Europe (UK Restricted)	JPY	810.30	10,079,423.93	85.67	0.00	-NA-	4.57	-10.51	-15.75	15.39	4.68	4.68	15.95	23.80	35.43
Euro Zone Capped	JPY	1,973.56	4,632,860.26	39.38	0.00	-NA-	-NA-	-NA-	-16.73	11.63	3.11	3.11	16.49	-NA-	37.26
Europe Capped	JPY	1,682.29	11,174,005.82	94.98	0.00	-NA-	-NA-	-NA-	-17.48	14.04	5.03	5.03	16.12	-NA-	35.87
Europe ex UK Capped	JPY	2,294.93	6,492,764.31	55.19	0.00	-NA-	-NA-	-NA-	-14.10	16.70	3.46	3.46	14.90	-NA-	36.27
Europe Liquid 40 Capped	JPY	1,268.76	9,313,371.35	79.16	0.00	-NA-	-NA-	-NA-	-17.62	15.04	5.32	5.32	16.15	-NA-	36.46
Europe Liquid 40 ex UK Capped	JPY	1,916.13	5,360,845.47	45.57	0.00	-NA-	-NA-	-NA-	-13.98	16.51	3.46	3.46	13.96	-NA-	36.81
Developed Europe Ex UK Dividend+ Net of Tax	JPY	1,995.23	6,963,748.91	59.19	0.00	-NA-	-NA-	-NA-	-NA-	17.77	3.47	3.47	14.81	-NA-	-NA-
UK	JPY	1,029.50	4,199,563.35	35.70	0.00	-1.44	-2.47	-19.88	-24.38	9.17	7.43	7.43	17.80	27.14	40.21
Netherlands	JPY	1,908.64	1,201,240.90	10.21	0.00	0.10	5.84	-6.56	-15.79	9.03	1.80	1.80	12.19	23.30	34.71
France	JPY	3,696.93	3,108,284.35	26.42	0.00	5.49	12.37	-1.46	-9.90	15.41	4.38	4.38	18.90	24.85	36.11
Austria	JPY	864.42	253,685.65	2.16	0.00	-NA-	-3.33	-20.23	-28.37	33.65	4.45	4.45	22.86	-NA-	66.83
Sweden	JPY	4,142.06	783,914.07	6.66	0.00	-0.85	12.70	0.37	-0.41	45.82	3.66	3.66	8.64	31.53	46.00
Germany	JPY	603.22	627,124.30	5.33	0.00	-2.67	-5.52	-18.04	-18.00	23.04	4.72	4.72	9.28	35.25	49.04
Switzerland	JPY	2,627.02	721,782.02	6.14	0.00	5.21	9.58	3.98	2.79	28.81	4.90	4.90	12.53	17.98	27.23
Belgium	JPY	1,281.90	394,483.08	3.35	0.00	-1.65	2.80	-6.98	-14.41	3.16	2.71	2.71	16.37	18.68	27.79
Italy	JPY	1,607.00	111,505.13	0.95	0.00	-1.68	0.21	-19.92	-19.36	11.81	6.79	6.79	31.36	32.84	47.43
Finland	JPY	2,968.87	230,910.26	1.96	0.00	-NA-	8.73	-5.81	-14.06	19.97	1.05	1.05	12.88	32.23	48.07
Greece	JPY	321.17	19,210.56	0.16	0.00	-NA-	-NA-	-26.19	-42.47	-14.71	-2.37	-2.37	10.18	-NA-	49.09
Norway	JPY	172.98	81,853.61	0.70	0.00	-8.70	-16.62	-NA-	-43.25	-12.90	7.95	7.95	13.68	-NA-	88.40
Spain	JPY	189.47	31,395.94	0.27	0.00	-9.38	-17.37	-52.32	-55.77	-NA-	-1.49	-1.49	54.88	-NA-	-NA-
Developed EMEA	JPY	1,167.78	11,847,445.13	220032.06	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	5.01	5.01	16.11	-NA-	-NA-
Israel	JPY	1,053.30	82,491.93	1532.05	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-2.52	-2.52	4.31	-NA-	-NA-

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Index Description	Curr	Close Value Apr-11													
Europe	AUD	1,298.46	132,494.19	135.57	0.00	-NA-	-NA-	-NA-	-NA-	12.82	1.42	1.42	8.80	-NA-	-NA-
Euro Zone	AUD	1,604.87	67,321.06	68.88	0.00	-NA-	-NA-	-NA-	-NA-	12.04	0.01	0.01	9.26	-NA-	-NA-
Europe ex UK	AUD	1,806.11	85,199.68	87.18	0.00	-NA-	-NA-	-NA-	-NA-	15.67	0.18	0.18	7.99	-NA-	-NA-
Europe Liquid 40	AUD	992.73	113,598.88	116.23	0.00	-NA-	-NA-	-NA-	-NA-	13.91	1.70	1.70	8.88	-NA-	-NA-
Europe Liquid 40 ex UK	AUD	1,534.63	73,639.36	75.35	0.00	-NA-	-NA-	-NA-	-NA-	15.71	0.26	0.26	7.36	-NA-	-NA-
Europe ex UK Dividend+	AUD	1,897.92	78,424.14	80.24	0.00	-NA-	-NA-	-NA-	-NA-	16.07	-0.13	-0.13	7.49	-NA-	-NA-
Europe (UK Restricted)	AUD	611.19	113,512.15	116.15	0.00	-NA-	-NA-	-NA-	-NA-	13.71	1.04	1.04	8.56	-NA-	-NA-
Euro Zone Capped	AUD	1,488.63	52,174.21	53.38	0.00	-NA-	-NA-	-NA-	-NA-	10.01	-0.47	-0.47	9.07	-NA-	-NA-
Europe Capped	AUD	1,268.92	125,839.08	128.76	0.00	-NA-	-NA-	-NA-	-NA-	12.39	1.38	1.38	8.72	-NA-	-NA-
Europe ex UK Capped	AUD	1,731.03	73,120.02	74.82	0.00	-NA-	-NA-	-NA-	-NA-	15.01	-0.13	-0.13	7.58	-NA-	-NA-
Europe Liquid 40 Capped	AUD	957.00	104,885.04	107.32	0.00	-NA-	-NA-	-NA-	-NA-	13.37	1.66	1.66	8.75	-NA-	-NA-
Europe Liquid 40 ex UK Capped	AUD	1,445.31	60,372.61	61.77	0.00	-NA-	-NA-	-NA-	-NA-	14.82	-0.13	-0.13	6.70	-NA-	-NA-
Developed Europe Ex UK Dividend+ Net of Tax	AUD	1,897.92	78,424.14	59.19	0.00	-NA-	-NA-	-NA-	-NA-	16.07	-0.13	-0.13	7.49	-NA-	-NA-
UK	AUD	776.53	47,294.52	48.39	0.00	-NA-	-NA-	-NA-	-NA-	7.59	3.70	3.70	10.29	-NA-	-NA-
Netherlands	AUD	1,439.66	13,528.10	13.84	0.00	-NA-	-NA-	-NA-	-NA-	7.45	-1.74	-1.74	5.04	-NA-	-NA-
France	AUD	2,788.54	35,004.78	35.82	0.00	-NA-	-NA-	-NA-	-NA-	13.74	0.75	0.75	11.32	-NA-	-NA-
Austria	AUD	652.02	2,856.95	2.92	0.00	-NA-	-NA-	-NA-	-NA-	31.71	0.82	0.82	15.03	-NA-	-NA-
Sweden	AUD	3,124.29	8,828.26	9.03	0.00	-NA-	-NA-	-NA-	-NA-	43.71	0.05	0.05	1.72	-NA-	-NA-
Germany	AUD	455.00	7,062.53	7.23	0.00	-NA-	-NA-	-NA-	-NA-	21.25	1.08	1.08	2.31	-NA-	-NA-
Switzerland	AUD	1,981.52	8,128.54	8.32	0.00	-NA-	-NA-	-NA-	-NA-	26.95	1.26	1.26	5.35	-NA-	-NA-
Belgium	AUD	966.92	4,442.58	4.55	0.00	-NA-	-NA-	-NA-	-NA-	1.66	-0.86	-0.86	8.95	-NA-	-NA-
Italy	AUD	1,212.14	1,255.75	1.28	0.00	-NA-	-NA-	-NA-	-NA-	10.19	3.08	3.08	22.99	-NA-	-NA-
Finland	AUD	2,239.37	2,600.46	2.66	0.00	-NA-	-NA-	-NA-	-NA-	18.23	-2.46	-2.46	5.68	-NA-	-NA-
Greece	AUD	242.26	216.34	0.22	0.00	-NA-	-NA-	-NA-	-NA-	-15.94	-5.76	-5.76	3.16	-NA-	-NA-
Norway	AUD	130.48	921.82	0.94	0.00	-NA-	-NA-	-NA-	-NA-	-14.16	4.20	4.20	6.44	-NA-	-NA-
Spain	AUD	142.92	353.57	0.36	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-4.91	-4.91	45.02	-NA-	-NA-
Developed EMEA	AUD	880.84	133,423.20	2477.95	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	1.36	1.36	8.71	-NA-	-NA-
Israel	AUD	794.49	929.01	17.25	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-5.91	-5.91	-2.33	-NA-	-NA-

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FTSE EPRA/NAREIT Europe Developed Index Series - Index Performance

Index Description	Curr	Close Value Apr-11	Free Float Mkt Cap	Free Float Mkt Cap	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
			Ccy (m) Apr-11	(%) Weight Apr-11											
Switzerland	CHF	1,807.48	7,725.31	6.14	0.00	5.96	6.64	3.62	5.27	20.23	1.72	1.72	4.80	13.07	17.76
Sweden	SEK	3,707.05	58,232.24	6.66	0.00	2.23	11.45	3.19	8.56	40.49	1.16	1.16	-2.64	26.94	37.48
Norway	NOK	184.13	5,285.13	0.70	0.00	-5.60	-15.61	-NA-	-37.74	-10.47	4.44	4.44	2.41	48.33	80.99

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FTSE EPRA/NAREIT Europe Developed Index Series - Asset Class Comparison

		12 Mths Estimated											
Gross Total Return				Div	Total	Total	Total	Total	Total	Total	Total		
Index Description	Curr	Close Value 29-Apr	Yld (%) 29-Apr	Rtn (%) - 20 Yrs	Rtn (%) - 10 Yrs	Rtn (%) - 5 Yrs	Rtn (%) - 3 Yrs	Rtn (%) - 1 Yr	Rtn (%) QTD	Rtn (%) Apr-11	Rtn (%) YTD	10 Yrs Vlty (%)	36M Vlty (%)
Europe Real Estate **	Local	2,605.74	4.00	14.51	7.79	-3.55	-2.22	24.65	3.78	3.78	8.35	18.95	27.16
Europe FTSE	Local	240.10	3.80	-NA-	2.42	1.23	1.58	12.51	2.76	2.76	6.33	17.21	20.46
Europe JP Morgan Bonds	Local	509.39	-NA-	14.76	5.08	4.42	5.29	0.84	0.61	0.61	-0.12	3.76	4.47
UK Real Estate **	GBP	1,839.05	3.42	11.91	3.64	-9.43	-8.95	20.61	5.78	5.78	11.97	22.99	32.98
UK FTSE	GBP	910.79	3.64	-NA-	3.96	3.95	6.14	12.53	2.25	2.25	4.19	15.22	19.29
UK JP Morgan Bonds	GBP	629.01	-NA-	16.63	5.59	5.59	6.27	6.72	1.91	1.91	1.11	5.33	7.27
Netherlands Real Estate **	EUR	3,463.19	5.57	17.03	11.47	2.73	0.18	19.13	3.11	3.11	5.13	17.75	24.77
Netherlands FTSE	EUR	782.05	-NA-	-NA-	-2.46	-1.30	-2.35	4.27	-1.82	-1.82	2.24	22.13	26.46
Netherlands JP Morgan Bonds	EUR	420.50	-NA-	13.85	5.12	4.69	5.49	0.51	0.56	0.56	-1.76	3.80	4.96
France Real Estate **	EUR	4,986.04	4.73	26.99	15.97	6.66	4.65	26.56	2.78	2.78	8.31	19.72	26.53
France FTSE	EUR	701.41	4.56	-NA-	-0.22	-0.13	0.61	14.36	2.72	2.72	8.27	18.97	21.40
France JP Morgan Bonds	EUR	521.14	-NA-	13.95	5.09	4.54	5.39	0.38	0.70	0.70	-1.21	3.86	4.96
Sweden Real Estate **	SEK	6,395.33	3.71	11.38	16.76	8.57	13.92	45.86	2.44	2.44	1.09	26.74	37.28
Sweden FTSE	SEK	2,122.19	3.23	-NA-	6.89	5.53	11.63	15.68	4.72	4.72	4.03	23.43	25.80
Sweden JP Morgan Bonds	SEK	641.92	-NA-	16.18	5.15	4.44	5.19	0.47	1.00	1.00	1.06	4.02	5.49
Switzerland Real Estate **	CHF	2,450.80	3.89	17.69	9.42	6.82	9.51	24.87	3.65	3.65	6.79	12.86	17.42
Switzerland FTSE	CHF	564.86	3.22	-NA-	1.52	-1.22	0.51	2.62	3.65	3.65	4.24	14.89	16.07
Germany Real Estate **	EUR	782.26	2.77	0.00	-2.82	-11.62	-4.64	32.81	2.32	2.32	-1.00	30.75	40.29
Germany FTSE	EUR	503.77	3.52	-11.50	1.06	4.24	3.78	22.55	6.11	6.11	8.31	23.25	22.85
Germany JP Morgan Bonds	EUR	390.75	-NA-	-NA-	5.03	4.55	5.24	0.52	0.60	0.60	-1.69	3.83	4.88
Austria Real Estate **	EUR	667.78	0.96	0.00	0.00	-16.74	-20.45	38.78	2.06	2.06	11.05	34.83	61.28
Austria FTSE	EUR	514.32	3.04	3.59	7.00	-7.33	-8.44	9.53	-3.05	-3.05	-1.84	24.88	38.04
Austria JP Morgan Bonds	EUR	198.05	-NA-	-NA-	5.27	4.73	5.70	0.95	0.61	0.61	-1.15	4.01	5.17

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FTSE EPRA/NAREIT Europe Developed Index Series - Asset Class Comparison

			12 Mths Estimated										
Gross Total Return			Div	Total	Total	Total	Total	Total	Total	Total	Total	10 Yrs	36M
Index Description	Curr	Close Value 29-Apr	Yld (%) 29-Apr	Rtn (%) - 20 Yrs	Rtn (%) - 10 Yrs	Rtn (%) - 5 Yrs	Rtn (%) - 3 Yrs	Rtn (%) - 1 Yr	Rtn (%) QTD	Rtn (%) Apr-11	Rtn (%) YTD	Vlty (%)	Vlty (%)
Italy Real Estate **	EUR	1,847.35	2.20	6.99	1.84	-14.97	-8.56	18.14	4.34	4.34	18.73	28.90	40.88
Italy FTSE	EUR	293.36	4.78	-NA-	0.45	-5.67	-6.24	9.02	2.34	2.34	11.46	21.51	25.72
Italy JP Morgan Bonds	EUR	755.83	-NA-	17.30	4.87	3.77	4.08	-1.12	0.19	0.19	1.04	3.87	4.67
Belgium Real Estate **	EUR	2,251.23	6.39	10.69	8.66	3.08	1.70	13.53	1.02	1.02	5.88	12.68	19.30
Belgium FTSE	EUR	652.40	3.05	-NA-	0.71	-5.12	-5.78	11.11	6.32	6.32	7.51	20.83	28.70
Belgium JP Morgan Bonds	EUR	472.53	-NA-	13.90	4.95	3.93	4.59	-1.70	-0.17	-0.17	-0.39	3.86	4.94
Finland Real Estate **	EUR	4,190.31	3.11	22.48	12.09	0.63	-2.13	28.71	-1.27	-1.27	5.42	28.16	40.62
Finland FTSE	EUR	1,075.59	4.85	-NA-	-4.09	-3.88	-8.91	8.05	2.57	2.57	-0.43	33.81	31.08
Finland JP Morgan Bonds	EUR	344.06	-NA-	-NA-	5.11	4.74	5.35	0.79	0.57	0.57	-1.55	3.29	3.92
Greece Real Estate **	EUR	410.59	6.08	-NA-	-NA-	-21.13	-33.73	-6.30	-0.38	-0.38	4.00	-NA-	43.12
Greece FTSE	EUR	188.50	2.09	-NA-	-8.35	-19.58	-30.79	-27.46	-10.33	-10.33	2.27	30.47	40.18
Greece JP Morgan Bonds	EUR	155.44	-NA-	-NA-	0.44	-4.89	-9.96	-15.43	-12.53	-12.53	-11.80	9.28	15.82
Norway Real Estate **	NOK	171.65	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Norway FTSE	NOK	1,163.54	4.82	-NA-	10.11	3.85	3.09	19.70	1.77	1.77	4.66	24.54	30.02
Norway JP Morgan Bonds	NOK	-	-NA-	14.43	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-

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FTSE EPRA/NAREIT Europe Developed Index Series - Top 20 Constituents & Country Breakdown

Top 20 Constituents:

Company	Investment Focus	Sector	Country	Free Float Mkt Cap (EUR m) 29-Apr	Free Float Europe (%) Weight 29-Apr
Unibail-Rodamco *	Rental	Diversified	FR	14,422	14.69
Land Securities *	Rental	Diversified	UK	6,742	6.87
British Land *	Rental	Diversified	UK	5,973	6.08
Corio *	Rental	Retail	NL	4,351	4.43
Hammerson *	Rental	Retail	UK	3,740	3.81
Capital Shopping Centres Group *	Rental	Retail	UK	2,940	2.99
PSP Swiss Property	Rental	Office	CH	2,827	2.88
SEGRO *	Rental	Industrial	UK	2,684	2.73
Klepierre *	Rental	Retail	FR	2,630	2.68
Swiss Prime Site	Rental	Office	CH	2,283	2.33
Fonciere Des Regions *	Rental	Diversified	FR	2,104	2.14
Derwent London *	Rental	Office	UK	2,025	2.06
Castellum	Rental	Diversified	SE	1,802	1.84
Gecina *	Rental	Diversified	FR	1,779	1.81
Icade	Rental	Diversified	FR	1,774	1.81
Wereldhave *	Rental	Diversified	NL	1,501	1.53
Great Portland Estates *	Rental	Office	UK	1,480	1.51
Shaftesbury *	Rental	Diversified	UK	1,442	1.47
Cofinimmo *	Rental	Diversified	BE	1,420	1.45
Deutsche Euroshop	Rental	Retail	DE	1,409	1.43

Country Breakdown:

Country Index	Number of Constituents 29-Apr	Free Float Mkt Cap (EUR m) 29-Apr	Free Float Europe (%) Weight 29-Apr
EPRA/NAREIT UK	31	34,886	35.79%
EPRA/NAREIT Netherlands	7	9,979	10.24%
EPRA/NAREIT France	9	25,821	26.49%
EPRA/NAREIT Austria	2	2,107	2.16%
EPRA/NAREIT Sweden	6	6,512	6.68%
EPRA/NAREIT Germany	9	5,210	5.34%
EPRA/NAREIT Switzerland	4	5,996	6.15%
EPRA/NAREIT Belgium	6	3,277	3.36%
EPRA/NAREIT Italy	2	926	0.95%
EPRA/NAREIT Finland	3	1,918	1.97%
EPRA/NAREIT Greece	2	160	0.16%
EPRA/NAREIT Norway	1	680	0.70%
EPRA/NAREIT Europe Index	83	97,472	100.00%
EPRA/NAREIT Euro Zone	41	49,659	50.95%
EPRA/NAREIT Ex-UK	52	62,847	64.48%
EPRA/NAREIT Europe Liquid 40	40	83,795	85.97%
EPRA/NAREIT Europe Liquid 40 Ex UK	28	54,319	55.73%

FTSE EPRA/NAREIT Europe Developed Index Series - Top 20 Performance

Top 20 Performance:

Stock	Investment Focus	Sector	Country	Price Return 29-Apr	Dividend Return 29-Apr	Total Return 29-Apr
ProLogis European Properties	Rental	Industrial	NL	22.92	0.00	22.92
Warehouses De Pauw *	Rental	Industrial	BE	3.00	7.35	10.35
Vastned Offices/Ind *	Rental	Office	NL	9.77	0.00	9.77
Great Portland Estates *	Rental	Office	UK	9.15	0.00	9.15
Alstria Office *	Rental	Office	DE	9.07	0.00	9.07
Derwent London *	Rental	Office	UK	9.01	0.00	9.01
British Land *	Rental	Diversified	UK	8.69	0.00	8.69
Shaftesbury *	Rental	Diversified	UK	8.43	0.00	8.43
Grainger Plc	Non-Rental	Residential	UK	7.18	0.00	7.18
Land Securities *	Rental	Diversified	UK	7.02	0.00	7.02
London & Stamford Property	Rental	Diversified	UK	6.48	0.00	6.48
Workspace Group *	Rental	Office	UK	6.42	0.00	6.42
Quintain Estates	Non-Rental	Diversified	UK	6.25	0.00	6.25
Kungsleden	Rental	Diversified	SE	2.82	3.23	6.05
Capital Shopping Centres Group *	Rental	Retail	UK	5.98	0.00	5.98
Hammerson *	Rental	Retail	UK	5.19	0.00	5.19
IGD *	Rental	Retail	IT	5.03	0.00	5.03
Deutsche Wohnen	Rental	Residential	DE	4.47	0.00	4.47
Norwegian Property ASA	Rental	Office	NK	4.43	0.00	4.43
Swiss Prime Site	Rental	Office	CH	-0.41	4.83	4.42

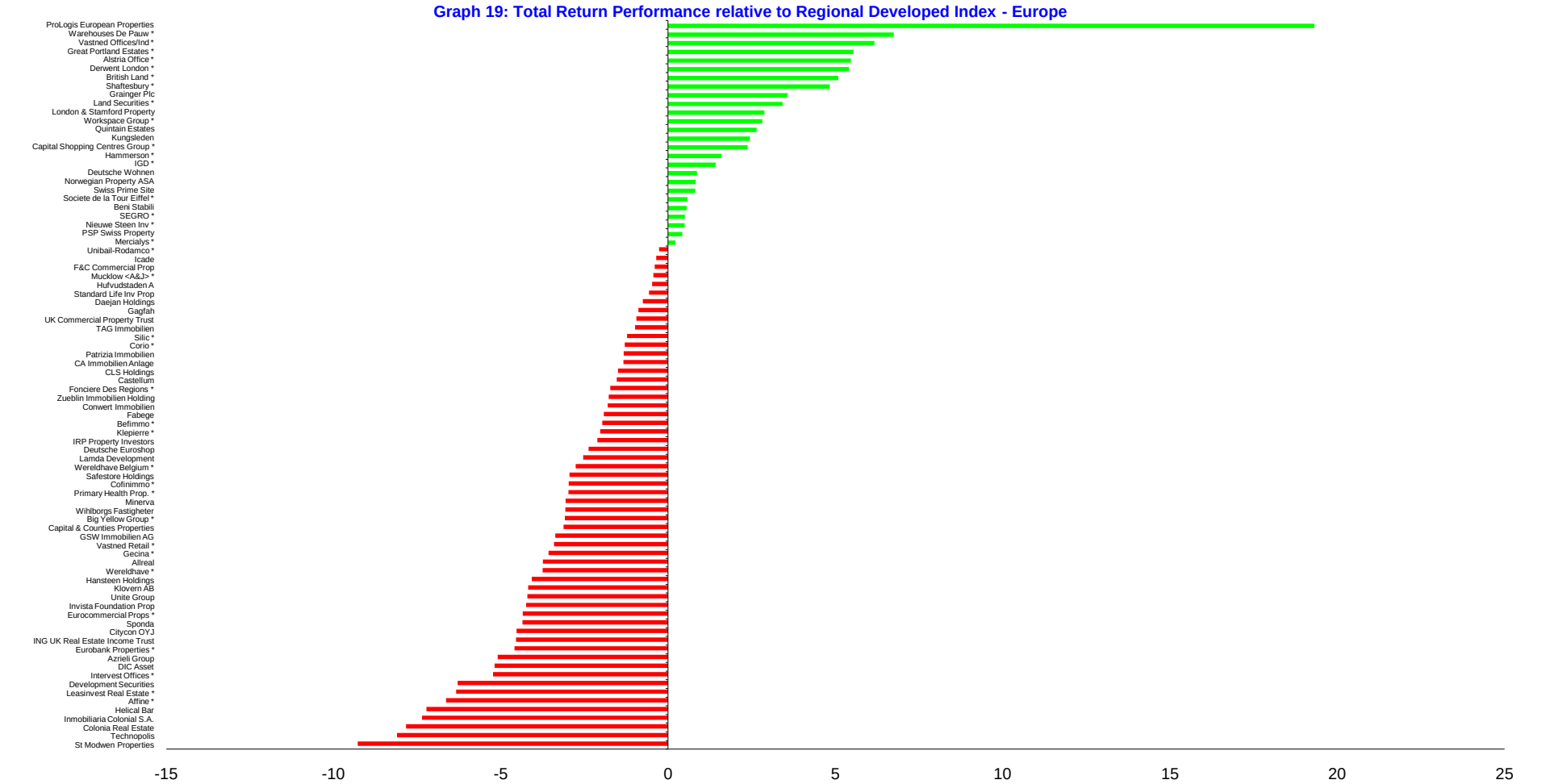
Bottom 20 Performance:

Stock	Investment Focus	Sector	Country	Price Return 29-Apr	Dividend Return 29-Apr	Total Return 29-Apr
Hansteen Holdings	Rental	Industrial	UK	-2.94	2.47	-0.47
Klovern AB	Rental	Diversified	SE	-4.93	4.35	-0.58
Unite Group	Rental	Specialty	UK	-0.60	0.00	-0.60
Invista Foundation Prop	Rental	Diversified	UK	-0.64	0.00	-0.64
Eurocommercial Props *	Rental	Retail	NL	-0.74	0.00	-0.74
Sponda	Rental	Diversified	FI	-0.75	0.00	-0.75
Citycon OYJ	Rental	Retail	FI	-0.93	0.00	-0.93
ING UK Real Estate Income Trust	Rental	Diversified	UK	-0.94	0.00	-0.94
Eurobank Properties *	Rental	Diversified	GR	-6.98	5.99	-0.99
Azrieli Group	Rental	Diversified	ISR	-3.42	1.93	-1.49
DIC Asset	Rental	Diversified	DE	-1.58	0.00	-1.58
Intervest Offices *	Rental	Office	BE	-8.87	7.25	-1.62
Development Securities	Non-Rental	Retail	UK	-2.68	0.00	-2.68
Leasinvest Real Estate *	Rental	Office	BE	-2.73	0.00	-2.73
Affine *	Non-Rental	Diversified	FR	-3.04	0.00	-3.04
Helical Bar	Non-Rental	Diversified	UK	-3.62	0.00	-3.62
Inmobiliaria Colonial S.A.	Rental	Diversified	ES	-3.75	0.00	-3.75
Colonia Real Estate	Rental	Residential	DE	-4.23	0.00	-4.23
Technopolis	Rental	Office	FI	-4.50	0.00	-4.50
St Modwen Properties	Rental	Diversified	UK	-5.67	0.00	-5.67

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FTSE EPRA/NAREIT Europe Developed Index Series

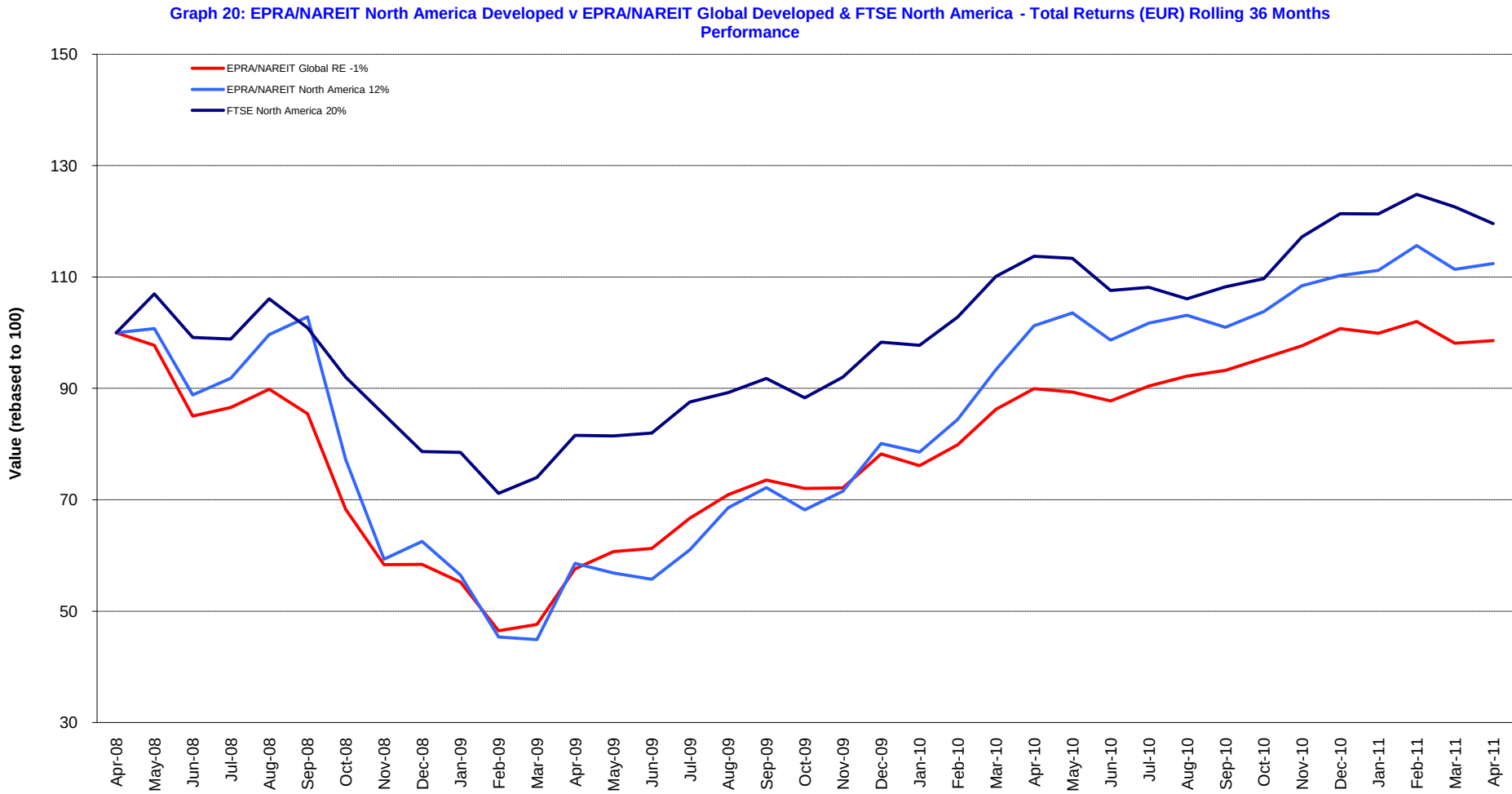


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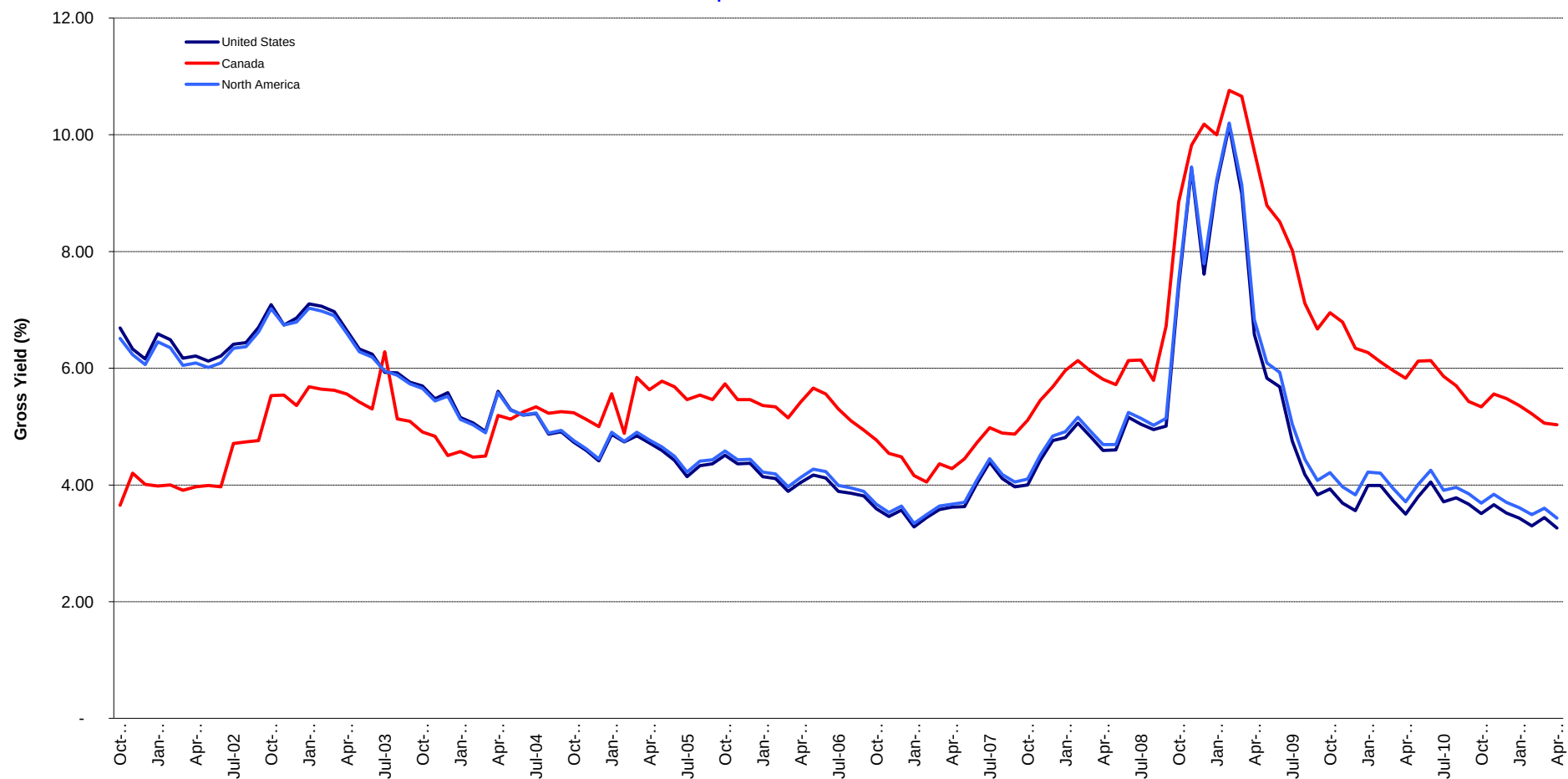
FTSE EPRA/NAREIT North America Developed Index Series

FTSE EPRA/NAREIT North America Developed Index Series



FTSE EPRA/NAREIT North America Developed Index Series

Graph 21: Dividend Yields



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FTSE EPRA/NAREIT North America Developed Index Series - Corporate Actions & Changes

Ex Date	Description
6 April 2011	Felcor Lodging Trust (USA): New number of shares: 120,881,858
6 April 2011	LTC Properties (USA): New number of shares: 30,334,574
13 April 2011	CapLease Inc. (USA): New number of shares: 67,905,665
20 April 2011	Kilroy Realty (USA): New number of shares: 58,456,893
27 April 2011	Winthrop Realty Trust (USA): New number of shares: 32,838,347

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FTSE EPRA/NAREIT North America Developed Index Series - Dividends: April

Ex -Date	Company	Investment Focus	Sector	Curr	Gross Dividend	Dividend Yield %	Pay Date	Type
1 April 2011	Brandywine Realty Trust *	Rental	Office	USD	0.150	13.86	19-Apr	Quarterly
1 April 2011	Mack-Cali Realty *	Rental	Office	USD	0.450	7.25	15-Apr	Quarterly
1 April 2011	Kimco Realty *	Rental	Retail	USD	0.180	8.60	15-Apr	Quarterly
4 April 2011	Kite Realty Group Trust *	Non-Rental	Retail	USD	0.060	15.77	13-Apr	Quarterly
5 April 2011	DCT Industrial Trust *	Rental	Industrial	USD	0.070	9.64	19-Apr	Quarterly
5 April 2011	TransGlobe Apartment REIT *	Rental	Residential	CAD	0.063	0.00	15-Apr	Dividend
5 April 2011	U-Store-It Trust *	Rental	Self Storage	USD	0.070	6.34	22-Apr	Quarterly
7 April 2011	Campus Crest Communities *	Rental	Residential	USD	0.160	0.00	20-Apr	Dividend
7 April 2011	Sovran Self Storage *	Rental	Self Storage	USD	0.450	5.91	26-Apr	Quarterly
7 April 2011	Sun Communities *	Rental	Residential	USD	0.630	6.55	21-Apr	Quarterly
7 April 2011	UDR Inc. *	Rental	Residential	USD	0.185	6.37	2-May	Dividend
13 April 2011	Associated Estates Realty *	Rental	Residential	USD	0.170	4.09	2-May	Quarterly
13 April 2011	Saul Centers *	Rental	Retail	USD	0.360	4.29	29-Apr	Quarterly
13 April 2011	General Growth Properties *	Rental	Retail	USD	0.100	0.00	29-Apr	Dividend
13 April 2011	H & R Real Estate *	Rental	Diversified	CAD	0.079	6.58	29-Apr	Monthly
13 April 2011	Mid-America Apartment *	Rental	Residential	USD	0.628	3.68	29-Apr	Quarterly
13 April 2011	Senior Housing Prop *	Rental	Health Care	USD	0.370	5.90	12-May	Quarterly
19 April 2011	Commonwealth REIT *	Rental	Office	USD	0.500	3.07	24-May	Quarterly
19 April 2011	LTC Properties *	Rental	Health Care	USD	0.140	5.30	29-Apr	Monthly
21 April 2011	Government Properties *	Rental	Office	USD	0.420	0.00	24-May	Dividend
27 April 2011	Allied Properties REIT *	Rental	Office	CAD	0.110	5.66	16-May	Monthly
27 April 2011	Artis Real Estate Investment Trust *	Rental	Diversified	CAD	0.090	0.00	13-May	Dividend
27 April 2011	Boardwalk REIT *	Rental	Residential	CAD	0.150	3.73	16-May	Monthly
27 April 2011	Canadian Apartment Props *	Rental	Residential	CAD	0.090	5.67	16-May	Monthly
27 April 2011	Crombie Real Estate Investment Trust *	Rental	Retail	CAD	0.074	0.00	16-May	Dividend
27 April 2011	Chartwell Seniors Housing REIT *	Rental	Health Care	CAD	0.045	8.94	16-May	Monthly
27 April 2011	Cominar REIT *	Rental	Diversified	CAD	0.120	6.21	16-May	Monthly
27 April 2011	Calloway REIT *	Rental	Retail	CAD	0.129	6.18	16-May	Monthly
27 April 2011	Dundee REIT *	Rental	Diversified	CAD	0.183	0.00	15-May	Dividend
27 April 2011	Education Realty Trust *	Rental	Residential	USD	0.050	9.64	17-May	Quarterly
27 April 2011	Extendicare Real Estate Investment Trust *	Rental	Health Care	CAD	0.070	9.34	16-May	Monthly
27 April 2011	Franklin Street Properties *	Rental	Office	USD	0.190	0.00	20-May	Dividend
27 April 2011	Hospitality Properties *	Rental	Lodging/Resorts	USD	0.450	12.75	24-May	Quarterly
27 April 2011	Innvest REIT *	Rental	Lodging/Resorts	CAD	0.042	14.80	16-May	Monthly

** Based on previous period figures

*** Estimated

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FTSE EPRA/NAREIT North America Developed Index Series - Dividends: April

Ex -Date	Company	Investment Focus	Sector	Curr	Gross Dividend	Dividend Yield %	Pay Date	Type
27 April 2011	Killam Properties *	Rental	Residential	CAD	0.047	0.00	16-May	Dividend
27 April 2011	Morguard REIT *	Rental	Diversified	CAD	0.075	5.96	13-May	Monthly
27 April 2011	National Retail Properties *	Rental	Retail	USD	0.380	5.62	16-May	Quarterly
27 April 2011	Northern Property REIT *	Rental	Residential	CAD	0.128	4.98	16-May	Monthly
27 April 2011	Omega Healthcare Investors *	Rental	Health Care	USD	0.380	5.18	16-May	Quarterly
27 April 2011	Primaris Retail REIT *	Rental	Retail	CAD	0.102	5.86	16-May	Monthly
27 April 2011	Canadian REIT *	Rental	Diversified	CAD	0.118	4.02	13-May	Monthly
27 April 2011	Riocan Real Estate *	Rental	Retail	CAD	0.115	5.36	6-May	Monthly
27 April 2011	Tanger Factory Outlet *	Rental	Retail	USD	0.200	5.43	13-May	Quarterly
27 April 2011	TransGlobe Apartment REIT *	Rental	Residential	CAD	0.063	0.00	16-May	Dividend
28 April 2011	Inland Real Estate Corp *	Rental	Retail	USD	0.048	10.03	17-May	Monthly
28 April 2011	Realty Income *	Rental	Retail	USD	0.145	4.30	16-May	Dividend

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FTSE EPRA/NAREIT North America Developed Index Series - Dividends: May

Ex -Date	Company	Investment Focus	Sector	Curr	Gross Dividend	Dividend Yield %	Pay Date	Type
1 May 2011	Colonial Properties *	Rental	Residential	USD	0.5 ***	8.27	June	Quarterly
4 May 2011	First Potomac Realty Trust *	Rental	Industrial	USD	0.200	8.38	13-May	Quarterly
6 May 2011	Cedar Shopping Centers *	Rental	Retail	USD	0.090	15.25	20-May	Quarterly
8 May 2011	Vornado Realty Trust *	Rental	Diversified	USD	0.9 ***	3.78	June	Quarterly
11 May 2011	Cousins Properties *	Non-Rental	Diversified	USD	0.045	15.11	27-May	Quarterly
12 May 2011	Home Props of New York *	Rental	Residential	USD	0.66 ***	4.18	June	Quarterly
12 May 2011	H & R Real Estate *	Rental	Diversified	CAD	0.079	6.58	31-May	Monthly
13 May 2011	Duke Realty Corp *	Rental	Office Mixed	USD	0.170	12.66	31-May	Quarterly
13 May 2011	Healthcare Realty Trust *	Rental	Health Care	USD	0.385 ***	6.74	June	Quarterly
13 May 2011	Prologis *	Non-Rental	Industrial	USD	0.5175 ***	12.71	June	Quarterly
14 May 2011	American Campus Communities *	Rental	Residential	USD	0.3375 ***	3.84	June	Quarterly
14 May 2011	Apartment Investment *	Rental	Residential	USD	0.6 ***	8.90	June	Quarterly
14 May 2011	Nationwide Health Props *	Rental	Health Care	USD	0.44 ***	4.02	June	Quarterly
14 May 2011	Simon Property Group *	Rental	Retail	USD	0.9 ***	3.14	June	Quarterly
15 May 2011	The Macerich Company *	Rental	Retail	USD	0.8 ***	6.06	June	Quarterly
19 May 2011	Highwoods Properties *	Rental	Office	USD	0.425	4.61	14-Jun	Quarterly
19 May 2011	LTC Properties *	Rental	Health Care	USD	0.140	5.30	31-May	Monthly
19 May 2011	Regency Centers *	Rental	Retail	USD	0.725 ***	6.16	June	Quarterly
28 May 2011	Allied Properties REIT *	Rental	Office	CAD	0.11 ***	5.66	June	Monthly
28 May 2011	Boardwalk REIT *	Rental	Residential	CAD	0.15 ***	3.73	June	Monthly
28 May 2011	Canadian Apartment Props *	Rental	Residential	CAD	0.09 ***	5.67	June	Monthly
28 May 2011	Chartwell Seniors Housing REIT *	Rental	Health Care	CAD	0.06167 ***	8.94	June	Monthly
28 May 2011	Cominar REIT *	Rental	Diversified	CAD	0.12 ***	6.21	June	Monthly
28 May 2011	Calloway REIT *	Rental	Retail	CAD	0.129 ***	6.18	June	Monthly
28 May 2011	Extendicare Real Estate Investment Trust *	Rental	Health Care	CAD	0.0925 ***	9.34	June	Monthly
28 May 2011	Innvest REIT *	Rental	Lodging/Resorts	CAD	0.09375 ***	14.80	June	Monthly
28 May 2011	LaSalle Hotel Properties *	Rental	Lodging/Resorts	USD	0.17 ***	6.40	June	Monthly
28 May 2011	Morguard REIT *	Rental	Diversified	CAD	0.075 ***	5.96	June	Monthly
28 May 2011	Northern Property REIT *	Rental	Residential	CAD	0.1233 ***	4.98	June	Monthly
28 May 2011	Pennsylvania Real Estate *	Rental	Retail	USD	0.57 ***	14.44	June	Quarterly
28 May 2011	Primaris Retail REIT *	Rental	Retail	CAD	0.1016 ***	5.86	June	Monthly
28 May 2011	Canadian REIT *	Rental	Diversified	CAD	0.1108 ***	4.02	June	Monthly
28 May 2011	Riocan Real Estate *	Rental	Retail	CAD	0.1125 ***	5.36	June	Monthly
29 May 2011	Brookfield Props	Rental	Office	USD	0.14 ***	2.99	June	Quarterly

** Based on previous period figures

*** Estimated

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FTSE EPRA/NAREIT North America Developed Index Series - Dividends: May

Ex -Date	Company	Investment Focus	Sector	Curr	Gross Dividend	Dividend Yield %	Pay Date	Type
29 May 2011	Forest City Enterprises	Rental	Diversified	USD	0.08 ***	1.25	June	Dividend
29 May 2011	Inland Real Estate Corp *	Rental	Retail	USD	0.08167 ***	10.03	June	Monthly
29 May 2011	Realty Income *	Rental	Retail	USD	0.137375 ***	4.30	June	Dividend

** Based on previous period figures

*** Estimated

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FTSE EPRA/NAREIT North America Developed Index Series - Stock Performance

Index Constituents	Investment Focus	Sector	Local Price	Free Float Mkt Cap	Free Float Wght (%)	Free Float Nth Am Wght (%)	Div Yld (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Price Rtn (%)	Dividend Rtn (%)	Total Rtn (%)	Total Rtn (%)	10 Yrs Vity (%)	36M Vity (%)	Turnover 3 month Annualised USD (m)	Annual Velocity (%)
			29-Apr	29-Apr	29-Apr	29-Apr	29-Apr	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	Apr-11	Apr-11	YTD				
Brookfield Props	Rental	Office	18.72	4,993	0.85	1.81	2.84	2.82	13.11	6.54	0.36	17.92	10.72	9.09	0.00	9.09	10.59	30.05	40.86	7,618	103
Riocan Real Estate *	Rental	Retail	25.35	4,664	0.80	1.69	5.44	-NA-	14.40	8.57	12.02	37.78	2.73	-0.43	0.45	0.02	23.59	16.80	22.36	5,189	75
H & R Real Estate *	Rental	Diversified	21.90	2,275	0.39	0.83	4.34	-NA-	10.63	5.63	8.03	30.76	1.92	-0.45	0.36	-0.09	18.33	22.59	34.98	2,991	89
Calloway REIT *	Rental	Retail	25.03	1,736	0.30	0.63	6.18	-NA-	-NA-	5.60	11.91	23.91	0.52	-2.98	0.50	-2.48	15.93	-NA-	34.05	1,489	58
Boardwalk REIT *	Rental	Residential	48.20	1,638	0.28	0.59	3.73	-NA-	16.78	19.13	10.75	23.33	2.37	0.19	0.31	0.50	22.67	22.43	24.51	1,628	67
Canadian REIT *	Rental	Diversified	33.50	1,574	0.27	0.57	4.21	-NA-	15.20	11.52	10.89	21.84	-0.95	-3.32	0.34	-2.98	13.90	17.04	19.57	1,243	53
Dundee REIT *	Rental	Diversified	33.05	1,189	0.20	0.43	6.64	-NA-	12.98	8.26	5.87	37.14	3.72	-0.15	0.55	0.40	19.13	28.07	37.36	1,755	100
Canadian Apartment Props *	Rental	Residential	19.05	1,042	0.18	0.38	5.67	-NA-	8.81	8.16	9.86	40.77	1.13	-2.11	0.46	-1.64	19.54	17.14	22.09	879	57
Cominar REIT *	Rental	Diversified	22.74	1,014	0.17	0.37	6.33	-NA-	12.75	8.49	9.62	25.87	3.88	0.18	0.53	0.70	18.39	16.03	21.09	984	65
Primaris Retail REIT *	Rental	Retail	20.80	1,009	0.17	0.37	5.86	-NA-	-NA-	8.95	11.80	31.22	0.99	-2.35	0.48	-1.87	14.77	-NA-	27.53	1,080	72
Chartwell Seniors Housing REIT *	Rental	Health Care	8.88	900	0.15	0.33	6.08	-NA-	-NA-	-1.57	3.66	25.94	-0.70	-4.10	0.49	-3.62	17.36	-NA-	35.66	1,226	92
First Capital Realty	Rental	Retail	16.46	762	0.13	0.28	4.86	-NA-	11.34	4.01	9.09	22.74	5.11	2.62	0.00	2.62	16.35	15.58	18.05	555	49
Artis Real Estate Investment	Rental	Diversified	13.70	729	0.12	0.26	7.88	-NA-	-NA-	0.22	-1.13	27.19	0.77	-3.66	0.63	-3.02	13.25	-NA-	43.59	863	80
Allied Properties REIT *	Rental	Office	23.15	690	0.12	0.25	5.70	-NA-	-NA-	8.83	9.87	16.52	8.73	5.23	0.50	5.73	15.65	-NA-	23.66	1,018	99
Extendicare REIT *	Rental	Health Care	11.89	668	0.11	0.24	7.06	10.18	18.68	0.34	8.72	38.37	-2.52	-6.38	0.55	-5.83	41.72	42.82	49.47	1,775	179
Northern Property REIT*	Rental	Residential	29.69	579	0.10	0.21	5.15	-NA-	-NA-	11.21	15.27	28.96	0.27	-2.66	0.42	-2.24	9.61	-NA-	22.01	-NA-	-NA-
Morguard REIT *	Rental	Diversified	15.09	457	0.08	0.17	5.96	-NA-	8.88	12.33	12.46	19.60	7.10	3.50	0.51	4.01	10.74	21.28	33.59	-NA-	-NA-
Invvest REIT *	Rental	Lodging/Resorts	7.18	454	0.08	0.16	6.97	-NA-	-NA-	-2.54	-1.70	12.12	7.82	3.61	0.60	4.21	16.25	-NA-	42.95	-NA-	-NA-
Killam Properties	Rental	Residential	10.90	346	0.06	0.13	5.14	-NA-	-NA-	0.00	13.23	34.35	8.05	4.91	0.45	5.36	11.01	-NA-	25.63	247	48
Crombie Real Estate Investment Trust *	Rental	Retail	13.03	328	0.06	0.12	6.83	-NA-	-NA-	4.12	6.48	13.57	3.96	1.09	0.58	1.66	5.10	-NA-	26.09	251	52
TransGlobe Apartment REIT *	Rental	Residential	11.25	283	0.05	0.10	6.67	-NA-	-NA-	-NA-	-NA-	-NA-	-2.19	-3.27	0.54	-2.73	9.38	-NA-	-NA-	-NA-	-NA-
Canada Total				27,330	4.68	9.91	5.03														
Simon Property Group *	Rental	Retail	114.54	22,613	3.87	8.20	2.79	-NA-	18.59	10.15	8.04	31.27	8.38	6.89	0.00	6.89	17.46	30.15	45.46	43,567	130
Vornado Realty Trust *	Rental	Diversified	96.68	11,855	2.03	4.30	2.85	15.21	13.55	3.72	4.79	18.81	12.02	10.49	0.00	10.49	18.86	30.39	47.03	26,353	150
Equity Residential Props *	Rental	Residential	59.72	11,834	2.03	4.29	2.26	-NA-	11.44	8.95	16.23	35.49	7.28	5.87	0.00	5.87	18.99	26.28	36.66	27,503	157
Public Storage *	Rental	Self Storage	117.31	10,092	1.73	3.66	2.73	15.52	17.71	11.03	11.48	24.09	7.21	5.77	0.00	5.77	19.12	23.62	30.55	21,553	144
Boston Properties *	Rental	Office	104.53	9,995	1.71	3.62	1.91	-NA-	13.86	8.15	3.56	35.09	11.26	10.21	0.00	10.21	24.52	27.36	41.15	27,121	183
HCP *	Rental	Health Care	39.62	9,905	1.69	3.59	4.85	10.12	11.62	10.87	6.67	29.17	6.92	4.43	0.00	4.43	12.78	29.84	43.46	33,836	230
Host Hotels & Resorts *	Rental	Lodging/Resorts	17.79	8,159	1.40	2.96	0.45	10.66	4.90	-1.34	2.79	9.66	1.19	1.02	0.00	1.02	-0.22	46.63	72.36	33,896	280
Avalonbay Communities *	Rental	Residential	126.61	7,347	1.26	2.66	2.82	-NA-	13.55	6.49	12.13	25.12	6.92	5.44	0.00	5.44	16.46	25.51	35.20	21,301	195
Prologis *	Non-Rental	Industrial	16.29	6,248	1.07	2.27	2.76	-NA-	3.79	-14.74	-32.72	27.68	3.35	1.94	0.00	1.94	16.45	92.64	166.06	25,070	270
Health Care REIT *	Rental	Health Care	53.77	6,237	1.07	2.26	5.13	9.08	12.82	13.48	7.74	25.80	5.17	2.54	0.00	2.54	18.64	22.10	26.67	31,129	336
Ventas *	Rental	Health Care	55.93	6,142	1.05	2.23	4.11	12.98	23.37	14.89	8.59	22.99	5.05	3.00	0.00	3.00	11.66	32.75	47.81	22,254	244

* -5 & -3 Years Total Returns are annualised

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			29-Apr	29-Apr	29-Apr	29-Apr	29-Apr	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	Apr-11	Apr-11	YTD				
General Growth Properties	Rental	Retail	16.70	5,390	0.92	1.95	0.60	-NA-	6.02	-14.39	-19.22	35.14	8.77	7.88	0.65	8.53	8.77	94.39	167.74	18,958	237
Kimco Realty *	Rental	Retail	19.54	5,345	0.91	1.94	3.68	-NA-	8.01	-7.02	-16.98	29.06	9.38	6.54	0.98	7.52	14.30	38.31	62.91	17,691	223
The Macerich Company *	Rental	Retail	52.82	4,631	0.79	1.68	3.79	-NA-	13.81	-1.16	-4.96	21.63	8.66	6.64	0.00	6.64	14.80	70.01	123.02	11,916	173
SL Green Realty *	Rental	Office	82.53	4,329	0.74	1.57	0.48	-NA-	13.46	-1.58	-2.57	33.39	10.01	9.75	0.00	9.75	23.40	45.09	75.53	15,974	249
AMB Property *	Rental	Industrial	36.40	4,125	0.71	1.50	3.08	-NA-	7.78	-2.58	-11.55	34.67	3.53	1.20	0.00	1.20	20.09	33.02	54.50	15,150	248
Nationwide Health Props *	Rental	Health Care	43.80	3,727	0.64	1.35	4.38	9.73	13.04	19.28	10.60	30.35	5.22	2.99	0.00	2.99	25.48	25.91	34.43	12,592	228
Digital Realty Trust *	Rental	Specialty	60.34	3,717	0.64	1.35	4.51	-NA-	-NA-	18.93	18.82	6.32	5.87	3.78	0.00	3.78	21.73	-NA-	31.29	15,381	279
Federal Realty Inv *	Rental	Retail	87.56	3,632	0.62	1.32	3.06	9.98	18.96	7.96	5.10	16.58	9.00	7.36	0.00	7.36	16.60	24.38	33.66	9,340	173
UDR Inc. *	Rental	Residential	25.89	3,174	0.54	1.15	2.86	8.94	12.15	4.41	7.00	31.09	8.51	6.24	0.76	7.00	15.26	28.13	41.41	9,527	202
Alexandria Real Estate *	Rental	Office	82.15	3,055	0.52	1.11	2.19	-NA-	11.12	0.85	-5.28	18.27	6.52	5.36	0.00	5.36	15.41	32.91	53.67	6,160	136
Camden Property Trust *	Rental	Residential	62.75	2,951	0.51	1.07	3.12	-NA-	10.09	1.61	9.62	33.37	12.09	10.44	0.00	10.44	20.95	29.53	44.35	9,457	216
Essex Property Trust *	Rental	Residential	135.48	2,861	0.49	1.04	3.07	-NA-	13.76	7.29	7.50	31.94	10.93	9.26	0.00	9.26	23.14	23.19	30.00	10,324	243
Realty Income *	Rental	Retail	35.55	2,806	0.48	1.02	4.88	-NA-	13.27	13.92	15.49	13.68	4.61	1.72	0.41	2.13	10.24	20.35	26.01	7,449	179
Liberty Property Trust *	Rental	Office Mixed	35.17	2,707	0.46	0.98	5.40	-NA-	6.91	-0.21	3.88	8.24	9.79	6.90	0.00	6.90	16.13	27.98	40.75	8,371	208
Regency Centers *	Rental	Retail	47.06	2,587	0.44	0.94	3.93	-NA-	10.69	-1.55	-9.42	19.15	10.36	8.23	0.00	8.23	15.79	30.40	47.48	8,817	230
Duke Realty Corp *	Rental	Office Mixed	15.25	2,584	0.44	0.94	4.46	9.50	3.37	-9.12	-9.43	17.74	11.28	8.85	0.00	8.85	27.85	40.31	66.88	8,620	225
Developers Diversified *	Rental	Retail	14.74	2,545	0.44	0.92	1.09	-NA-	9.05	-13.68	-23.04	20.75	5.71	5.29	0.00	5.29	6.74	51.30	87.93	9,036	239
Piedmont Office Realty Trust Cl A	Rental	Office	19.90	2,316	0.40	0.84	6.33	-NA-	-NA-	-NA-	-NA-	4.02	5.77	2.52	0.00	2.52	3.50	-NA-	-NA-	5,599	163
Senior Housing Prop *	Rental	Health Care	23.72	2,268	0.39	0.82	6.24	-NA-	12.61	12.35	5.36	12.06	7.77	2.95	1.61	4.56	18.05	28.77	37.67	7,944	236
BRE Properties *	Rental	Residential	50.72	2,213	0.38	0.80	2.96	9.36	9.64	2.57	5.88	25.50	9.09	7.50	0.00	7.50	21.77	26.78	38.42	6,252	190
Apartment Investment *	Rental	Residential	26.96	2,147	0.37	0.78	1.78	-NA-	3.22	-0.60	-1.43	22.18	6.71	5.85	0.00	5.85	5.96	38.16	59.92	9,144	287
Weingarten Realty *	Rental	Retail	26.41	2,129	0.36	0.77	4.17	7.30	8.60	-2.34	-5.53	18.75	7.52	5.39	0.00	5.39	17.76	38.69	64.78	5,683	180
Mack-Cali Realty *	Rental	Office	35.32	2,067	0.35	0.75	5.10	-NA-	8.32	0.52	1.90	8.03	8.17	4.19	1.33	5.52	15.00	29.93	45.99	8,964	292
Hospitality Properties *	Rental	Lodging/Resorts	24.15	2,008	0.34	0.73	7.45	-NA-	6.90	-3.94	-4.70	-3.74	10.15	4.32	1.94	6.26	10.68	30.94	48.93	5,274	177
Highwoods Properties *	Rental	Office	36.90	1,781	0.30	0.65	4.61	-NA-	7.86	7.35	5.87	20.74	7.83	5.40	0.00	5.40	21.19	26.50	36.47	6,995	265
Forest City Enterprises	Rental	Diversified	19.21	1,756	0.30	0.64	0.00	11.74	3.62	-15.00	-19.25	24.34	2.02	2.02	0.00	2.02	15.10	60.52	105.48	3,782	145
BioMed Realty Trust *	Rental	Office	19.84	1,750	0.30	0.63	4.03	-NA-	-NA-	-2.33	-5.19	10.10	6.26	4.31	0.00	4.31	9.87	-NA-	61.58	8,613	332
CBL & Associates Props *	Rental	Retail	18.57	1,725	0.30	0.63	4.52	-NA-	9.01	-6.92	-1.18	32.12	8.96	6.60	0.00	6.60	12.34	88.31	156.60	7,121	278
Kilroy Realty *	Rental	Office	41.94	1,653	0.28	0.60	3.34	-NA-	8.83	-6.16	-3.16	23.62	9.81	8.01	0.00	8.01	20.43	29.30	41.03	5,955	243
Taubman Centers *	Rental	Retail	58.15	1,640	0.28	0.59	3.01	-NA-	19.20	10.04	3.82	38.54	10.16	8.53	0.00	8.53	19.39	31.96	48.39	7,058	290
Home Props of New York *	Rental	Residential	63.40	1,623	0.28	0.59	3.91	-NA-	11.99	8.65	10.29	32.52	9.58	7.55	0.00	7.55	18.67	24.66	34.95	5,444	226
Mid-America Apartment *	Rental	Residential	66.85	1,609	0.28	0.58	3.75	-NA-	14.85	8.34	12.25	25.45	7.04	4.13	0.98	5.11	11.14	23.61	32.45	4,308	180

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT North America Developed Index Series - Stock Performance

Index Constituents	Investment Focus	Sector	Local Price	Free Float Mkt Cap	Free Float Wght (%)	Free Float Wght (%)	Div Yld (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Price Rtn (%)	Dividend Rtn (%)	Total Rtn (%)	Total Rtn (%)	10 Yrs Vity (%)	36M Vity (%)	Turnover 3 month Annualised USD (m)	Annual Velocity (%)
			29-Apr	29-Apr	29-Apr	29-Apr	29-Apr	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	Apr-11	Apr-11	YTD				
Corporate Office Props *	Rental	Office	35.21	1,587	0.27	0.58	4.69	-NA-	16.74	0.39	2.16	-8.97	-0.29	-2.57	0.00	-2.57	6.42	23.92	28.74	5,657	240
American Campus Communities *	Rental	Residential	35.15	1,580	0.27	0.57	3.84	-NA-	-NA-	11.65	8.69	29.57	8.56	6.52	0.00	6.52	15.99	-NA-	30.25	3,977	170
Omega Healthcare Investors *	Rental	Health Care	22.96	1,524	0.26	0.55	6.62	-NA-	33.43	17.74	15.24	21.78	7.79	2.78	1.70	4.48	11.32	43.47	28.94	4,613	204
Tanger Factory *	Rental	Retail	27.63	1,500	0.26	0.54	2.90	-NA-	22.33	16.18	16.44	38.43	8.27	5.30	0.76	6.06	15.49	20.76	22.57	3,641	164
Entertainment Props *	Rental	Specialty	47.61	1,492	0.26	0.54	5.88	-NA-	16.48	8.68	1.64	14.96	4.57	1.69	0.00	1.69	10.08	35.53	55.22	2,775	125
National Retail Properties *	Rental	Retail	26.34	1,479	0.25	0.54	5.77	9.17	12.58	9.84	10.43	18.38	5.17	0.80	1.45	2.26	7.94	23.20	33.54	4,958	226
Washington Real Estate *	Rental	Diversified	32.40	1,439	0.25	0.52	5.35	7.47	8.25	1.89	1.90	8.53	7.00	4.21	0.00	4.21	11.54	23.75	33.43	3,931	184
LaSalle Hotel Properties *	Rental	Lodging/Resorts	28.14	1,437	0.25	0.52	1.56	-NA-	8.35	-5.25	-2.58	8.08	5.04	4.22	0.00	4.22	7.92	53.14	82.81	5,367	252
Diamondrock Hospitality *	Rental	Lodging/Resorts	12.04	1,355	0.23	0.49	0.66	-NA-	-NA-	0.76	0.78	10.28	8.50	7.79	0.00	7.79	1.00	-NA-	63.65	4,040	201
Commonwealth REIT *	Rental	Office	27.39	1,331	0.23	0.48	7.30	1.49	0.21	-6.41	2.27	-9.09	9.32	5.47	1.93	7.39	12.70	32.38	51.78	-NA-	-NA-
Post Properties *	Rental	Residential	40.60	1,331	0.23	0.48	1.97	-NA-	4.71	1.51	5.83	60.71	4.46	3.44	0.00	3.44	14.60	30.08	44.90	3,514	178
Douglas Emmett	Rental	Office	20.81	1,291	0.22	0.47	1.92	-NA-	-NA-	-NA-	-2.72	26.11	12.05	10.99	0.00	10.99	27.17	-NA-	48.34	7,378	385
Extra Space Storage *	Rental	Self Storage	21.65	1,276	0.22	0.46	2.59	-NA-	-NA-	10.68	12.93	48.07	5.70	4.54	0.00	4.54	29.25	-NA-	42.16	4,243	224
Equity Lifestyle Properties *	Rental	Residential	59.82	1,255	0.21	0.46	2.51	-NA-	9.97	7.76	8.35	9.97	4.93	3.76	0.00	3.76	9.59	20.70	27.37	2,505	135
Brandywine Realty Trust *	Rental	Office	12.70	1,151	0.20	0.42	4.72	16.10	3.43	-8.21	-5.07	4.00	8.32	4.61	1.24	5.85	14.59	54.35	92.72	4,842	284
Colonial Properties *	Rental	Residential	21.16	1,108	0.19	0.40	2.84	-NA-	6.70	-5.39	-0.51	37.03	11.48	9.92	0.00	9.92	21.39	45.12	77.38	4,229	257
Healthcare Realty Trust *	Rental	Health Care	22.84	1,035	0.18	0.38	5.25	-NA-	7.67	-0.97	-1.81	-0.06	3.26	0.62	0.00	0.62	13.96	26.83	36.72	3,539	231
DuPont Fabros Technology *	Rental	Specialty	24.46	1,003	0.17	0.36	1.96	-NA-	-NA-	-NA-	11.86	11.95	1.86	0.87	0.00	0.87	16.69	-NA-	80.74	4,373	294
Lexington Corporate *	Rental	Diversified	9.98	988	0.17	0.36	4.61	-NA-	8.40	-1.93	-2.65	45.88	9.20	6.74	0.00	6.74	32.18	38.30	66.05	2,527	172
DCT Industrial Trust *	Rental	Industrial	5.81	961	0.16	0.35	4.82	-NA-	-NA-	-NA-	-11.63	15.97	8.47	4.68	1.26	5.95	17.89	-NA-	43.35	5,324	373
Medical Properties Trust *	Rental	Health Care	12.34	925	0.16	0.34	6.48	-NA-	-NA-	8.20	4.36	28.76	10.11	6.66	0.00	6.66	19.48	-NA-	47.52	1,879	137
National Health Inv *	Rental	Health Care	48.63	910	0.16	0.33	5.06	-NA-	19.69	18.00	20.17	24.85	4.03	1.48	0.00	1.48	13.18	27.37	30.57	937	69
Orient Express Hotel	Rental	Lodging/Resorts	12.27	847	0.15	0.31	0.00	-NA-	-3.11	-21.28	-35.80	-10.11	-0.81	-0.81	0.00	-0.81	-5.54	53.26	76.32	2,181	173
Eastgroup Properties *	Rental	Industrial	46.06	833	0.14	0.30	4.52	10.18	11.72	4.55	3.11	17.76	7.12	4.75	0.00	4.75	14.98	23.36	32.73	1,539	125
Sunstone Hotel Investors *	Rental	Lodging/Resorts	10.46	832	0.14	0.30	0.00	-NA-	-NA-	-11.72	-12.15	-17.83	2.65	2.65	0.00	2.65	1.26	-NA-	88.50	2,337	189
Sovran Self Storage *	Rental	Self Storage	42.78	793	0.14	0.29	4.21	-NA-	10.50	2.01	3.33	20.85	11.58	8.17	1.14	9.30	24.07	26.62	38.76	1,025	87
Franklin Street Properties	Rental	Office	14.14	776	0.13	0.28	5.37	-NA-	-NA-	-7.15	-0.14	-0.20	4.55	0.50	1.35	1.85	3.23	-NA-	35.99	926	80
PS Business Parks *	Rental	Office Mixed	60.26	752	0.13	0.27	2.92	11.23	10.76	5.67	4.62	3.37	5.52	4.00	0.00	4.00	12.10	22.68	29.47	1,217	109
U-Store-It Trust *	Rental	Self Storage	11.36	734	0.13	0.27	2.46	-NA-	-NA-	-4.98	-0.03	33.99	9.55	7.98	0.67	8.65	21.72	-NA-	72.92	2,351	216
Equity One Inc *	Rental	Retail	19.82	720	0.12	0.26	4.44	-NA-	10.75	1.93	-2.09	7.06	7.94	5.59	0.00	5.59	15.95	24.87	32.30	1,989	186
Strategic Hotels & Resorts	Rental	Lodging/Resorts	6.82	695	0.12	0.25	0.00	-NA-	-NA-	-21.36	-22.07	6.23	5.74	5.74	0.00	5.74	28.92	-NA-	109.44	2,450	237
Hersha Hospitality Trust	Rental	Lodging/Resorts	5.94	677	0.12	0.25	3.37	-NA-	3.32	-4.10	-9.48	6.41	1.68	0.00	0.00	0.00	-6.21	44.05	73.80	1,603	160

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT North America Developed Index Series - Stock Performance

Index Constituents	Investment Focus	Sector	Local Price	Free Float Mkt Cap	Free Float Global Wght (%)	Free Float Nth Am Wght (%)	Div Yld (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Price Rtn (%)	Dividend Rtn (%)	Total Rtn (%)	Total Rtn (%)	10 Yrs Vity (%)	36M Vity (%)	Turnover 3 month Annualised USD (m)	Annual Velocity (%)
			29-Apr	29-Apr	29-Apr	29-Apr	29-Apr	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	Apr-11	Apr-11	YTD				
First Industrial Realty *	Rental	Industrial	12.52	656	0.11	0.24	0.00	-NA-	0.89	-12.71	-22.23	56.89	5.30	5.30	0.00	5.30	42.92	47.41	81.11	3,767	387
Glimcher Realty Trust *	Rental	Retail	9.55	643	0.11	0.23	4.19	-NA-	4.67	-10.92	-3.48	44.64	5.41	3.24	0.00	3.24	18.45	49.43	80.87	2,082	218
Cousins Properties *	Non-Rental	Diversified	9.00	629	0.11	0.23	2.00	7.71	1.15	-12.16	-23.40	15.11	8.68	7.78	0.00	7.78	11.01	33.50	50.33	1,266	136
Alexander's Inc. *	Rental	Retail	439.29	602	0.10	0.22	2.39	15.40	22.04	9.88	7.88	40.74	9.30	7.95	0.00	7.95	8.49	33.83	46.80	282	32
LTC Properties *	Rental	Health Care	29.42	602	0.10	0.22	5.71	-NA-	26.39	11.10	7.85	11.25	7.23	3.81	0.49	4.30	12.39	27.84	29.23	1,333	149
Pennsylvania Real Estate *	Rental	Retail	15.79	589	0.10	0.21	3.80	4.71	3.90	-10.42	-9.22	3.80	12.75	10.65	0.00	10.65	12.80	57.02	99.17	1,830	210
American Assets Trust Inc.	Rental	Diversified	22.08	575	0.10	0.21	0.77	-NA-	-NA-	-NA-	-NA-	-NA-	4.61	3.81	0.00	3.81	4.51	-NA-	-NA-	1,406	165
Inland Real Estate Corp *	Rental	Retail	9.77	573	0.10	0.21	5.83	-NA-	-NA-	-0.95	-9.70	9.77	5.90	2.41	0.50	2.91	19.66	-NA-	36.37	869	102
Acadia Realty Trust *	Rental	Retail	20.85	564	0.10	0.20	3.45	-NA-	16.37	2.82	-2.08	13.05	12.10	10.20	0.00	10.20	19.24	26.24	37.92	1,386	166
Government Properties *	Rental	Office	27.42	561	0.10	0.20	6.13	-NA-	-NA-	-NA-	-NA-	1.14	2.08	2.08	0.00	2.08	2.35	-NA-	-NA-	1,074	129
First Potomac Realty Trust *	Rental	Industrial	16.23	546	0.09	0.20	4.93	-NA-	-NA-	-4.86	3.52	4.99	5.59	3.05	0.00	3.05	2.44	-NA-	40.04	948	117
Sun Communities *	Rental	Residential	38.48	540	0.09	0.20	6.55	-NA-	6.61	9.43	33.27	41.77	13.24	7.94	1.77	9.71	26.87	31.71	50.23	865	108
Felcor Lodging Trust *	Rental	Lodging/Resorts	6.36	518	0.09	0.19	0.00	-NA-	-6.03	-15.99	-18.32	-21.58	3.75	3.75	0.00	3.75	-9.66	65.60	107.60	2,083	271
Investors Real Estate *	Rental	Diversified	9.41	504	0.09	0.18	7.29	-NA-	4.61	6.19	3.94	15.64	2.66	-0.95	0.00	-0.95	14.44	15.94	18.73	558	75
Ashford Hospitality *	Rental	Lodging/Resorts	12.47	493	0.08	0.18	0.80	-NA-	-NA-	4.69	30.91	35.16	14.07	13.16	0.00	13.16	30.26	-NA-	88.78	1,282	175
Associated Estates Realty	Rental	Residential	16.64	464	0.08	0.17	4.09	-NA-	8.31	10.61	15.57	23.45	8.00	4.79	1.07	5.86	15.50	35.28	45.24	908	132
Getty Realty *	Rental	Retail	25.41	423	0.07	0.15	7.56	5.45	10.12	4.69	19.72	10.29	15.25	11.06	0.00	11.06	-11.16	30.88	36.27	2,423	386
Education Realty Trust *	Rental	Residential	8.51	414	0.07	0.15	2.35	-NA-	-NA-	-5.04	-9.81	23.94	7.85	5.98	0.62	6.60	15.41	-NA-	51.12	931	152
Saul Centers *	Rental	Retail	43.79	409	0.07	0.15	3.29	-NA-	12.56	4.96	-0.92	14.50	0.72	-1.71	0.81	-0.90	-2.77	28.74	38.62	399	66
Universal Health Realty *	Rental	Health Care	43.11	363	0.06	0.13	5.61	8.85	11.89	11.77	14.69	37.03	9.35	6.37	0.00	6.37	26.23	20.99	21.89	463	86
Ramco-Gershenson *	Rental	Retail	12.89	330	0.06	0.12	5.07	3.34	6.40	-6.25	-10.84	9.24	5.48	2.87	0.00	2.87	11.18	41.76	70.43	913	187
Retail Opportunity Investment Corp. *	Rental	Retail	11.29	318	0.05	0.12	2.30	-NA-	-NA-	-NA-	7.31	15.08	3.93	3.20	0.00	3.20	14.73	-NA-	9.40	-NA-	-NA-
Urstadt Biddle Class A *	Rental	Retail	19.68	276	0.05	0.10	4.98	-NA-	12.15	7.00	8.60	21.07	6.05	3.47	0.00	3.47	4.95	22.68	27.77	411	100
Parkway Properties *	Rental	Office	17.93	265	0.05	0.10	1.67	13.36	3.32	-7.42	-18.17	-6.19	6.35	5.47	0.00	5.47	7.33	35.92	56.89	489	124
CapLease	Rental	Diversified	5.60	256	0.04	0.09	4.64	-NA-	-NA-	-11.52	-11.35	-0.69	4.56	2.19	0.00	2.19	-0.52	-NA-	64.28	659	173
Cedar Shopping Centers *	Rental	Retail	5.90	253	0.04	0.09	6.10	-NA-	6.00	-8.77	-15.58	-21.07	0.83	-2.16	0.00	-2.16	1.67	76.28	92.35	437	116
Campus Crest Communities	Rental	Residential	11.82	244	0.04	0.09	2.43	-NA-	-NA-	-NA-	-NA-	-NA-	2.34	-0.08	1.35	1.27	-13.64	-NA-	-NA-	953	263
Kite Realty Group Trust *	Non-Rental	Retail	5.20	221	0.04	0.08	4.62	-NA-	-NA-	-11.78	-22.23	-0.74	1.32	-2.07	1.13	-0.94	1.66	-NA-	63.32	201	61
Cogdell Spencer	Non-Rental	Health Care	6.05	207	0.04	0.07	6.61	-NA-	-NA-	-19.72	-27.52	-16.23	5.22	1.85	0.00	1.85	11.21	-NA-	49.90	507	165
Winthrop Realty Trust	Rental	Diversified	12.13	201	0.03	0.07	5.36	-3.56	2.50	-10.39	-12.36	-4.69	1.67	-0.98	0.00	-0.98	2.56	32.80	41.26	461	154
Agree Realty Corp *	Rental	Retail	23.39	154	0.03	0.06	6.84	-NA-	10.04	1.13	3.24	-1.25	8.24	4.19	0.00	4.19	-1.45	33.35	52.43	524	230
United States Total				248,288.05	42.49	90.04	3.26														

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT North America Developed Index Series - Index Performance

Gross Total Return															
Index Description	Curr	Close Value Apr-11	Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
North America	EUR	2,837.85	275,618.32	100.00	3.43	12.68	6.53	0.26	3.97	10.99	0.90	0.90	1.96	23.52	35.05
United States	EUR	2,605.97	248,288.05	90.08	3.26	12.57	5.61	-0.41	3.04	9.91	1.10	1.10	1.57	24.30	36.35
United States Dividend+	EUR	1,774.41	215,797.91	78.30	3.64	-NA-	-NA-	-NA-	3.09	10.19	1.21	1.21	2.34	-NA-	36.60
Canada	EUR	4,613.94	27,330.27	9.92	5.03	4.11	12.86	7.71	14.14	21.68	-0.85	-0.85	5.67	19.38	27.22
North America	USD	4,018.72	408,904.99	148.36	3.43	13.73	11.70	3.60	2.31	23.84	5.49	5.49	12.76	24.85	38.87
United States	USD	3,857.31	368,358.04	133.65	3.26	13.87	11.19	2.90	1.40	22.63	5.69	5.69	12.32	25.56	40.09
United States Dividend+	USD	2,174.45	320,155.94	116.16	3.64	-NA-	11.62	2.89	1.45	22.94	5.81	5.81	13.17	-NA-	40.34
Canada	USD	6,829.46	40,546.96	14.71	5.03	5.12	18.82	11.29	12.32	35.77	3.66	3.66	16.86	20.85	31.60
North America	GBP	3,882.97	245,154.90	88.95	3.43	13.90	10.00	5.40	8.34	13.64	1.38	1.38	5.84	24.60	37.34
United States	GBP	3,727.01	220,845.38	80.13	3.26	14.06	9.50	4.68	7.38	12.54	1.57	1.57	5.43	25.41	38.78
United States Dividend+	GBP	2,336.74	191,946.29	69.64	3.64	-NA-	9.92	4.67	7.42	12.82	1.69	1.69	6.23	-NA-	39.05
Canada	GBP	6,598.76	24,309.52	8.82	5.03	5.94	17.01	13.22	18.94	24.60	-0.38	-0.38	9.69	19.25	27.05
North America	JPY	3,185.77	33,178,551.19	12037.86	3.43	10.81	7.11	-3.24	-5.96	6.88	3.27	3.27	12.80	26.20	40.41
United States	JPY	3,057.81	29,888,570.97	10844.19	3.26	10.95	6.61	-3.90	-6.80	5.84	3.47	3.47	12.37	26.81	41.49
United States Dividend+	JPY	1,592.23	25,977,452.95	9425.15	3.64	-NA-	-NA-	-NA-	-6.76	6.11	3.59	3.59	13.22	-NA-	41.70
Canada	JPY	5,413.92	3,289,980.22	1193.67	5.03	2.80	13.93	3.94	3.23	17.19	1.48	1.48	16.91	23.10	34.58
North America	AUD	2,402.98	373,649.21	135.57	3.43	-NA-	-NA-	-NA-	-NA-	5.34	-0.32	-0.32	5.62	-NA-	-NA-
United States	AUD	2,306.46	336,598.21	122.12	3.26	-NA-	-NA-	-NA-	-NA-	4.31	-0.12	-0.12	5.21	-NA-	-NA-
United States Dividend+	AUD	1,514.57	292,552.09	106.14	3.64	-NA-	-NA-	-NA-	-NA-	4.57	-0.01	-0.01	6.01	-NA-	-NA-
Canada	AUD	4,083.64	37,051.00	13.44	5.03	-NA-	-NA-	-NA-	-NA-	15.49	-2.04	-2.04	9.46	-NA-	-NA-
Canada	CAD	4,480.23	38,472.98	9.92	5.03	3.80	13.24	7.64	10.10	27.20	1.11	1.11	11.59	16.10	22.78

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT North America Developed Index Series - Index Performance

Net Total Return															
Index Description	Curr	Close Value Apr-11	Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
North America	EUR	2,646.71	275,618.32	100.00	2.43	-NA-	-NA-	-0.96	2.49	9.76	0.85	0.85	1.64	-NA-	35.03
United States	EUR	2,435.64	248,288.05	90.08	2.28	-NA-	-NA-	-1.60	1.61	8.72	1.05	1.05	1.26	-NA-	49.36
Canada	EUR	4,191.99	27,330.27	9.92	3.77	-NA-	-NA-	6.03	12.14	20.00	-0.94	-0.94	5.22	-NA-	43.32
North America	USD	3,748.02	408,904.99	100.00	2.43	-NA-	-NA-	2.34	0.85	22.47	5.43	5.43	12.40	-NA-	38.83
United States	USD	3,605.19	368,358.04	90.08	2.28	-NA-	-NA-	1.68	-0.01	21.31	5.64	5.64	11.98	-NA-	40.05
Canada	USD	6,204.90	40,546.96	9.92	3.77	-NA-	-NA-	9.55	10.35	33.89	3.56	3.56	16.36	-NA-	31.57
North America	GBP	3,621.42	245,154.90	100.00	2.43	-NA-	-NA-	4.11	6.80	12.39	1.32	1.32	5.51	-NA-	37.28
United States	GBP	3,483.40	220,845.38	90.08	2.28	-NA-	-NA-	3.44	5.88	11.33	1.52	1.52	5.11	-NA-	38.73
Canada	GBP	5,995.30	24,309.52	9.92	3.77	-NA-	-NA-	11.45	16.85	22.87	-0.47	-0.47	9.23	-NA-	27.04
North America	JPY	2,971.17	33,178,551.19	100.00	2.43	-NA-	-NA-	-4.42	-7.31	5.70	3.22	3.22	12.45	-NA-	40.37
United States	JPY	2,857.94	29,888,570.97	90.08	2.28	-NA-	-NA-	-5.04	-8.10	4.70	3.42	3.42	12.03	-NA-	42.21
Canada	JPY	4,918.81	3,289,980.22	9.92	3.77	-NA-	-NA-	2.31	1.42	15.56	1.39	1.39	16.41	-NA-	35.48
North America	AUD	2,241.11	373,649.21	135.57	2.43	-NA-	-NA-	-NA-	-NA-	4.17	-0.37	-0.37	5.28	-NA-	-NA-
United States	AUD	2,155.70	336,598.21	122.12	2.28	-NA-	-NA-	-NA-	-NA-	3.19	-0.17	-0.17	4.89	-NA-	-NA-
Canada	AUD	3,710.19	37,051.00	13.44	3.77	-NA-	-NA-	-NA-	-NA-	13.89	-2.13	-2.13	9.00	-NA-	-NA-
Canada	CAD	4,070.82	38,472.98	9.92	3.27	-NA-	-NA-	5.96	8.17	25.44	1.02	1.02	11.12	-NA-	22.78

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FTSE EPRA/NAREIT North America Developed Index Series - Index Performance

Price Return			Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11													
North America	EUR	1,582.27	275,618.32	100.00	0.00	6.04	1.34	-4.23	-0.99	6.86	0.71	0.71	0.87	23.46	35.00
United States	EUR	1,460.16	248,288.05	90.08	0.00	5.90	0.54	-4.73	-1.67	6.02	0.93	0.93	0.54	24.23	36.29
United States Dividend+	EUR	1,874.92	215,797.91	78.30	0.00	-NA-	-NA-	-NA-	-1.86	5.97	1.04	1.04	1.19	-NA-	36.53
Canada	EUR	2,495.26	27,330.27	9.92	0.00	0.38	6.72	1.14	6.35	15.09	-1.21	-1.21	3.90	19.31	27.19
North America	USD	2,240.28	408,904.99	100.00	0.00	7.02	6.27	-1.05	-2.57	19.23	5.29	5.29	11.55	24.73	38.74
United States	USD	2,161.31	368,358.04	90.08	0.00	7.13	5.85	-1.56	-3.24	18.30	5.52	5.52	11.19	25.43	39.95
United States Dividend+	USD	2,091.58	320,155.94	78.30	0.00	-NA-	5.82	-1.77	-3.42	18.23	5.63	5.63	11.91	-NA-	40.19
Canada	USD	3,693.43	40,546.96	9.92	0.00	1.35	12.36	4.51	4.65	28.41	3.28	3.28	14.90	20.78	31.52
North America	GBP	2,164.61	245,154.90	100.00	0.00	7.18	4.65	0.67	3.17	9.42	1.19	1.19	4.71	24.46	37.15
United States	GBP	2,088.30	220,845.38	90.08	0.00	7.30	4.24	0.15	2.46	8.56	1.40	1.40	4.37	25.26	38.58
United States Dividend+	GBP	1,868.58	191,946.29	78.30	0.00	-NA-	4.21	-0.06	2.27	8.50	1.51	1.51	5.05	-NA-	38.83
Canada	GBP	3,568.66	24,309.52	9.92	0.00	2.14	10.65	6.32	10.82	17.84	-0.74	-0.74	7.85	19.14	26.97
North America	JPY	1,775.94	33,178,551.19	100.00	0.00	4.28	1.89	-7.58	-10.46	2.91	3.08	3.08	11.59	26.07	40.27
United States	JPY	1,713.33	29,888,570.97	90.08	0.00	4.37	1.49	-8.06	-11.07	2.10	3.30	3.30	11.24	26.68	41.33
United States Dividend+	JPY	2,331.01	25,977,452.95	78.30	0.00	-NA-	-NA-	-NA-	-11.24	2.05	3.41	3.41	11.96	-NA-	41.54
Canada	JPY	2,927.89	3,289,980.22	9.92	0.00	-0.88	7.74	-2.40	-3.82	10.83	1.11	1.11	14.95	23.02	34.49
North America	AUD	1,339.57	373,649.21	382.32	2.00	-NA-	-NA-	-NA-	-NA-	1.42	-0.50	-0.50	4.48	-NA-	-NA-
United States	AUD	1,292.34	336,598.21	344.41	3.00	-NA-	-NA-	-NA-	-NA-	0.62	-0.29	-0.29	4.15	-NA-	-NA-
United States Dividend+	AUD	1,214.72	292,552.09	299.34	4.00	-NA-	-NA-	-NA-	-NA-	0.57	-0.18	-0.18	4.82	-NA-	-NA-
Canada	AUD	2,208.47	37,051.00	37.91	5.00	-NA-	-NA-	-NA-	-NA-	9.23	-2.40	-2.40	7.62	-NA-	-NA-
Canada	CAD	2,422.99	38,472.98	9.92	0.00	0.08	7.08	1.09	2.59	20.30	0.74	0.74	9.72	16.07	22.78

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FTSE EPRA/NAREIT North America Developed Index Series - Asset Class Comparison

Index Description	Curr	Close Value 29-Apr	12 Mths Estimated	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36M Vity (%)
			Div Yld (%) 29-Apr										
Gross Total Return													
North America Real Estate **	Local	3,886.12	3.43	29.00	11.29	3.19	1.96	22.97	5.22	5.22	12.24	24.50	38.21
North America FTSE	Local	244.54	2.32	#DIV/0!	3.25	3.33	3.57	16.63	2.46	2.46	8.51	15.67	21.07
United States Real Estate **	USD	3,857.31	3.26	29.66	11.19	2.90	1.40	22.63	5.69	5.69	12.32	25.56	40.09
United States FTSE	USD	993.86	2.28	#DIV/0!	3.00	3.21	3.67	17.03	2.83	2.83	8.97	15.83	21.25
United States JP Morgan Bonds	USD	489.44	-NA-	13.65	5.58	6.21	4.08	4.82	1.21	1.21	1.03	5.34	5.77
Canada Real Estate **	CAD	4,480.23	5.03	7.75	13.24	7.64	10.10	27.20	1.11	1.11	11.59	16.10	22.78
Canada FTSE	CAD	896.51	2.66	#DIV/0!	8.35	5.40	2.96	12.66	-1.13	-1.13	4.03	14.62	19.87
Canada JP Morgan Bonds	CAD	616.76	-NA-	15.89	6.13	5.50	4.28	5.54	0.64	0.64	0.17	4.10	4.84

** Please note: Local Currency Real Estate indices are unofficial series calculated in-house by EPRA for research purposes only. A disclaimer applies to these values, please refer to page 219.

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT North America Developed Index Series - Top 20 Constituents & Country Breakdown

Top 20 Constituents:

Company	Investment Focus	Sector	Country	Free Float Mkt Cap (EUR m) 29-Apr	Free Float Nth America (%) Weight 29-Apr
Simon Property Group *	Rental	Retail	US	22,613	8.20
Vornado Realty Trust *	Rental	Diversified	US	11,855	4.30
Equity Residential Props *	Rental	Residential	US	11,834	4.29
Public Storage *	Rental	Self Storage	US	10,092	3.66
Boston Properties *	Rental	Office	US	9,995	3.62
HCP *	Rental	Health Care	US	9,905	3.59
Host Hotels & Resorts *	Rental	Lodging/Resorts	US	8,159	2.96
Avalonbay Communities *	Rental	Residential	US	7,347	2.66
Prologis *	Non-Rental	Industrial	US	6,248	2.27
Health Care REIT *	Rental	Health Care	US	6,237	2.26
Ventas *	Rental	Health Care	US	6,142	2.23
General Growth Properties	Rental	Retail	US	5,390	1.95
Kimco Realty *	Rental	Retail	US	5,345	1.94
Brookfield Props	Rental	Office	CA	4,993	1.81
Riocan Real Estate *	Rental	Retail	CA	4,664	1.69
The Macerich Company *	Rental	Retail	US	4,631	1.68
SL Green Realty *	Rental	Office	US	4,329	1.57
AMB Property *	Rental	Industrial	US	4,125	1.50
Nationwide Health Props *	Rental	Health Care	US	3,727	1.35
Digital Realty Trust *	Rental	Specialty	US	3,717	1.35

Country Breakdown:

Country Index	Number of Constituents 29-Apr	Free Float Mkt Cap (EUR m) 29-Apr	Free Float Nth America (%) Weight 29-Apr
EPRA/NAREIT United States	106	248,288	90.08%
EPRA/NAREIT Canada	21	27,330	9.92%
EPRA/NAREIT North America	127	275,618	100.00%

FTSE EPRA/NAREIT North America Developed Index Series - Top 20 Performance

Top 20 Performance:

Stock	Investment			Price Return	Dividend Return	Total Return
	Focus	Sector	Country	Apr-11	Apr-11	Apr-11
Ashford Hospitality *	Rental	Lodging/Resorts	US	13.16	0.00	13.16
Getty Realty *	Rental	Retail	US	11.06	0.00	11.06
Douglas Emmett	Rental	Office	US	10.99	0.00	10.99
Pennsylvania Real Estate *	Rental	Retail	US	10.65	0.00	10.65
Vornado Realty Trust *	Rental	Diversified	US	10.49	0.00	10.49
Camden Property Trust *	Rental	Residential	US	10.44	0.00	10.44
Boston Properties *	Rental	Office	US	10.21	0.00	10.21
Acadia Realty Trust *	Rental	Retail	US	10.20	0.00	10.20
Colonial Properties *	Rental	Residential	US	9.92	0.00	9.92
SL Green Realty *	Rental	Office	US	9.75	0.00	9.75
Sun Communities *	Rental	Residential	US	7.94	1.77	9.71
Sovran Self Storage *	Rental	Self Storage	US	8.17	1.14	9.30
Essex Property Trust *	Rental	Residential	US	9.26	0.00	9.26
Brookfield Props	Rental	Office	CA	9.09	0.00	9.09
Duke Realty Corp *	Rental	Office Mixed	US	8.85	0.00	8.85
U-Store-It Trust *	Rental	Self Storage	US	7.98	0.67	8.65
Taubman Centers *	Rental	Retail	US	8.53	0.00	8.53
General Growth Properties	Rental	Retail	US	7.88	0.65	8.53
Regency Centers *	Rental	Retail	US	8.23	0.00	8.23
Kilroy Realty *	Rental	Office	US	8.01	0.00	8.01

Bottom 20 Performance:

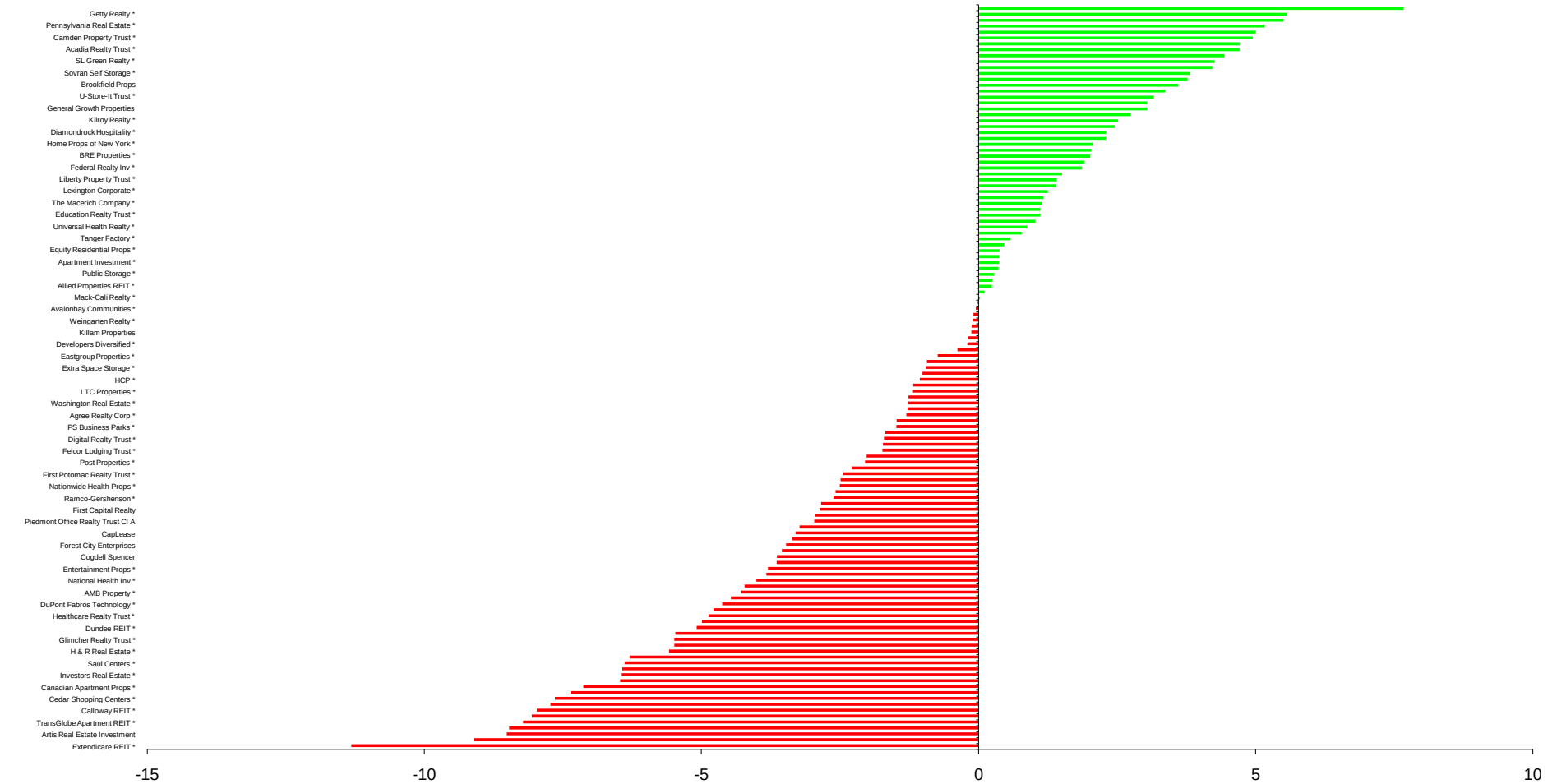
Stock	Investment			Price Return	Dividend Return	Total Return
	Focus	Sector	Country	Apr-11	Apr-11	Apr-11
Dundee REIT *	Rental	Diversified	CA	-0.15	0.55	0.40
Riocan Real Estate *	Rental	Retail	CA	-0.43	0.45	0.02
Hersha Hospitality Trust	Rental	Lodging/Resorts	US	0.00	0.00	0.00
H & R Real Estate *	Rental	Diversified	CA	-0.45	0.36	-0.09
Orient Express Hotel	Rental	Lodging/Resorts	US	-0.81	0.00	-0.81
Saul Centers *	Rental	Retail	US	-1.71	0.81	-0.90
Kite Realty Group Trust *	Non-Rental	Retail	US	-2.07	1.13	-0.94
Investors Real Estate *	Rental	Diversified	US	-0.95	0.00	-0.95
Winthrop Realty Trust	Rental	Diversified	US	-0.98	0.00	-0.98
Canadian Apartment Props *	Rental	Residential	CA	-2.11	0.46	-1.64
Primaris Retail REIT *	Rental	Retail	CA	-2.35	0.48	-1.87
Cedar Shopping Centers *	Rental	Retail	US	-2.16	0.00	-2.16
Northern Property REIT*	Rental	Residential	CA	-2.66	0.42	-2.24
Calloway REIT *	Rental	Retail	CA	-2.98	0.50	-2.48
Corporate Office Props *	Rental	Office	US	-2.57	0.00	-2.57
TransGlobe Apartment REIT *	Rental	Residential	CA	-3.27	0.54	-2.73
Canadian REIT *	Rental	Diversified	CA	-3.32	0.34	-2.98
Artis Real Estate Investment	Rental	Diversified	CA	-3.66	0.63	-3.02
Chartwell Seniors Housing REIT *	Rental	Health Care	CA	-4.10	0.49	-3.62
Extencicare REIT *	Rental	Health Care	CA	-6.38	0.55	-5.83

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FTSE EPRA/NAREIT North America Developed Index Series

Graph 22: Total Return Performance relative to Regional Developed Index - North America



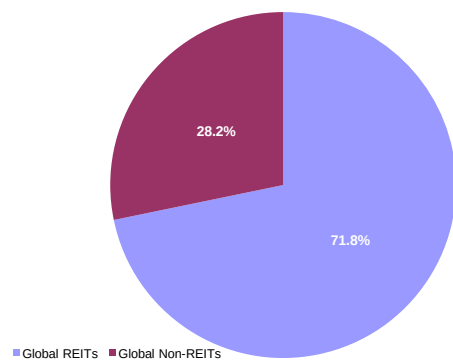
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Section 6

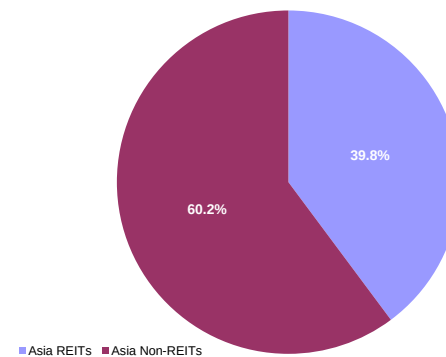
FTSE EPRA/NAREIT Global Developed REIT/Non-REIT Index Series

FTSE EPRA/NAREIT Global Developed REIT/Non-REIT Index Series

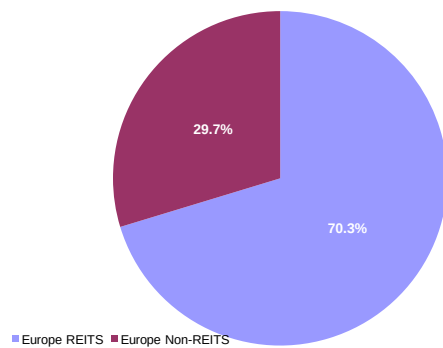
**Graph 23: Global Developed Market Cap Breakdown
REIT/Non-REIT**



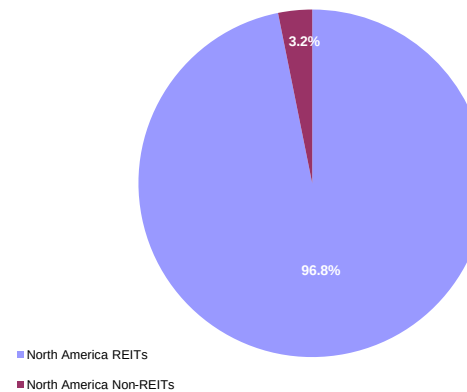
**Graph 24: Asia Developed Market Cap Breakdown
REIT/Non-REIT**



**Graph 25: Europe Developed Market Cap Breakdown
REIT/Non-REIT**



**Graph 26: North America Developed Market Cap Breakdown
REIT/Non-REIT**



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FTSE EPRA/NAREIT Global Developed REIT/Non-REIT Index Series - Index Performance

Gross Total Return			Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Global REITs	EUR	895.59	419,367.56	71.76	4.06	-NA-	-NA-	-1.10	0.94	12.57	1.27	1.27	1.63	-NA-	28.37
Global Non-REITs	EUR	924.51	165,012.59	28.24	2.12	-NA-	-NA-	-1.91	-3.77	2.68	-1.55	-1.55	-10.44	-NA-	27.21
Global ex Asia REITs	EUR	895.36	335,624.57	89.73	3.68	-NA-	-NA-	-0.89	2.47	13.35	1.47	1.47	3.22	-NA-	31.83
Global ex Asia Non-REITs	EUR	716.23	38,411.94	10.27	2.73	-NA-	-NA-	-6.74	-4.98	22.11	2.66	2.66	2.48	-NA-	30.41
Global ex Europe REITs	EUR	931.61	350,657.41	93.75	3.98	-NA-	-NA-	-0.21	1.84	10.73	0.75	0.75	0.51	-NA-	29.94
Global ex Europe Non-REITs	EUR	973.51	135,989.82	36.36	1.96	-NA-	-NA-	-0.95	-3.49	-1.48	-2.42	-2.42	-13.00	-NA-	28.69
Global ex US REITs	EUR	760.82	173,682.99	46.43	5.15	-NA-	-NA-	-6.21	-1.73	16.06	1.44	1.44	1.49	-NA-	22.08
Global ex US Non-REITs	EUR	784.59	162,409.11	43.42	2.15	-NA-	-NA-	-6.17	-3.59	2.72	-1.52	-1.52	-10.53	-NA-	27.50
Asia REITs	EUR	897.18	83,742.99	39.81	5.61	-NA-	-NA-	-1.85	-4.09	9.56	0.48	0.48	-4.22	-NA-	23.15
Asia Non-REITs	EUR	976.85	126,600.65	60.19	1.93	-NA-	-NA-	-0.88	-3.66	-2.28	-2.76	-2.76	-13.85	-NA-	29.41
Australia REITs Index	EUR	617.66	50,366.11	23.94	6.05	-NA-	-NA-	-NA-	-10.51	7.02	1.44	1.44	0.23	-NA-	-NA-
Hong Kong REITs Index	EUR	1,181.11	5,667.36	2.69	4.28	-NA-	-NA-	-NA-	16.63	19.27	-3.53	-3.53	-8.51	-NA-	-NA-
Hong Kong Non-REITs Index	EUR	1,194.47	75,287.87	35.79	2.26	-NA-	-NA-	-NA-	2.16	-NA-	-3.75	-3.75	-11.08	-NA-	-NA-
Japan REITs Index	EUR	868.79	17,133.38	8.15	4.54	-NA-	-NA-	-NA-	2.57	13.41	-0.85	-0.85	-13.97	-NA-	-NA-
Japan Non-REITs Index	EUR	530.64	33,809.42	16.07	1.27	-NA-	-NA-	-NA-	-10.65	-14.24	-2.16	-2.16	-19.90	-NA-	-NA-
New Zealand REITs Index	EUR	983.63	545.21	0.26	7.04	-NA-	-NA-	-NA-	4.53	8.88	4.30	4.30	-3.73	-NA-	-NA-
Singapore REITs Index	EUR	1,226.95	10,030.93	4.77	5.88	-NA-	-NA-	-NA-	5.08	11.78	0.22	0.22	-5.21	-NA-	-NA-
Singapore Non-REITs Index	EUR	1,054.99	16,996.75	8.08	1.80	-NA-	-NA-	-NA-	-5.73	-1.99	0.70	0.70	-12.64	-NA-	-NA-

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT Global Developed REIT/Non-REIT Index Series - Index Performance

Gross Total Return			Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Europe REITS	EUR	820.53	68,710.15	70.30	4.47	-NA-	-NA-	-4.05	-2.71	22.62	3.99	3.99	7.71	-NA-	26.28
Europe Non-REITS	EUR	677.02	29,022.77	29.70	2.89	-NA-	-NA-	-7.75	-5.93	28.33	2.70	2.70	4.22	-NA-	30.89
Austria Non-REITs Index	EUR	399.10	2,107.40	2.16	0.96	-NA-	-NA-	-NA-	-20.45	38.77	2.05	2.05	11.05	-NA-	-NA-
Belgium REITs Index	EUR	1,182.31	3,277.02	3.35	6.39	-NA-	-NA-	-NA-	1.70	13.53	1.02	1.02	5.88	-NA-	-NA-
Finland Non-REITs Index	EUR	1,033.73	1,918.20	1.96	3.11	-NA-	-NA-	-NA-	-2.13	28.71	-1.27	-1.27	5.42	-NA-	-NA-
France REITs Index	EUR	1,355.06	25,820.90	26.42	4.73	-NA-	-NA-	-NA-	4.65	26.56	2.78	2.78	8.31	-NA-	-NA-
Germany REITs Index	EUR	926.56	766.12	0.78	4.67	-NA-	-NA-	-NA-	0.97	33.55	9.07	9.07	1.90	-NA-	-NA-
Germany Non-REITs Index	EUR	522.17	4,443.48	4.55	2.44	-NA-	-NA-	-NA-	-5.10	33.05	1.94	1.94	-1.09	-NA-	-NA-
Greece REITs Index	EUR	619.18	109.80	0.11	8.83	-NA-	-NA-	-NA-	-2.19	16.24	-1.15	-1.15	7.15	-NA-	-NA-
Greece Non-REITs Index	EUR	172.97	49.78	0.05	0.00	-NA-	-NA-	-NA-	-47.42	-25.95	1.07	1.07	-3.07	-NA-	-NA-
Italy REITs Index	EUR	712.13	194.47	0.20	3.07	-NA-	-NA-	-NA-	-NA-	26.89	5.03	5.03	11.87	-NA-	-NA-
Italy Non-REITs Index	EUR	487.39	731.81	0.75	1.96	-NA-	-NA-	-NA-	-6.26	16.29	4.16	4.16	20.69	-NA-	-NA-
Netherlands REITs Index	EUR	1,169.24	9,109.95	9.32	6.10	-NA-	-NA-	-NA-	0.18	18.34	1.62	1.62	3.47	-NA-	-NA-
Netherlands Non-REITs	EUR	1,014.50	868.91	0.89	-NA-	-NA-	-NA-	-NA-	-NA-	28.56	22.92	22.92	27.65	-NA-	-NA-
Norway Non-REITs Index	EUR	172.60	679.97	0.70	0.00	-NA-	-NA-	-NA-	-35.96	-9.56	5.48	5.48	2.74	-NA-	-NA-
Sweden Non-REITs Index	EUR	1,244.13	6,512.07	6.66	3.71	-NA-	-NA-	-NA-	15.54	57.21	2.56	2.56	1.95	-NA-	-NA-
Switzerland Non-REITs Index	EUR	1,507.58	5,995.93	6.14	3.89	-NA-	-NA-	-NA-	18.25	38.96	4.46	4.46	3.66	-NA-	-NA-
Spain Non-REITs Spain	EUR	572.26	260.81	0.27	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-3.75	-3.75	40.00	-NA-	-NA-
UK REITs	EUR	285.57	29,431.89	30.11	3.50	-NA-	-NA-	-NA-	-11.47	21.27	6.24	6.24	8.90	-NA-	33.59
UK Non-REITs	EUR	196.91	5,454.40	5.58	2.93	-NA-	-NA-	-NA-	-16.85	2.11	0.39	0.39	2.66	-NA-	37.96
Israel Non-REITs	EUR	1,025.68	685.27	0.70	2.00	-NA-	-NA-	-NA-	-NA-	-NA-	-2.85	-2.85	-3.82	-NA-	-NA-
Canada REITs Index	EUR	1,347.51	21,229.85	7.70	5.55	-NA-	-NA-	-NA-	16.65	24.02	-2.63	-2.63	6.82	-NA-	-NA-
Canada Non-REITs Index	EUR	787.15	6,100.42	2.21	3.22	-NA-	-NA-	-NA-	5.07	14.88	5.93	5.93	2.03	-NA-	-NA-
United States REITs Index	EUR	772.61	245,684.57	89.14	3.29	-NA-	-NA-	-NA-	3.37	10.06	1.15	1.15	1.73	-NA-	-NA-
United States Non-REITs Index	EUR	592.28	2,603.48	0.94	0.00	-NA-	-NA-	-NA-	-9.47	0.43	-3.31	-3.31	-8.81	-NA-	-NA-

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Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Global REITs	USD	1,118.35	622,170.14	71.76	4.06	-NA-	-NA-	2.19	-0.67	25.60	5.87	5.87	12.39	-NA-	33.38
Global Non-REITs	USD	1,154.43	244,811.27	28.24	2.12	-NA-	-NA-	1.35	-5.31	14.56	2.92	2.92	-0.95	-NA-	34.44
Global ex Asia REITs	USD	1,118.01	497,929.76	89.73	3.68	-NA-	-NA-	2.41	0.83	26.47	6.08	6.08	14.15	-NA-	36.55
Global ex Asia Non-REITs	USD	894.39	56,987.63	10.27	2.73	-NA-	-NA-	-3.63	-6.49	36.25	7.33	7.33	13.33	-NA-	37.50
Global ex Europe REITs	USD	1,163.40	520,232.34	93.75	3.98	-NA-	-NA-	3.11	0.22	23.55	5.33	5.33	11.15	-NA-	34.25
Global ex Europe Non-REITs	USD	1,215.62	201,753.34	36.36	1.96	-NA-	-NA-	2.34	-5.03	9.92	2.02	2.02	-3.79	-NA-	35.25
Global ex US REITs	USD	1,126.15	257,674.61	46.43	5.15	-NA-	-NA-	1.44	-3.30	29.50	6.05	6.05	12.23	-NA-	28.90
Global ex US Non-REITs	USD	1,161.33	240,948.77	43.42	2.15	-NA-	-NA-	1.49	-5.13	14.61	2.95	2.95	-1.05	-NA-	34.72
Asia REITs	USD	1,120.54	124,240.39	39.81	5.61	-NA-	-NA-	1.42	-5.62	22.25	5.05	5.05	5.93	-NA-	28.42
Asia Non-REITs	USD	1,219.79	187,823.65	60.19	1.93	-NA-	-NA-	2.41	-5.20	9.02	1.66	1.66	-4.72	-NA-	35.91
Australia REITs Index	USD	914.25	74,722.73	23.94	6.05	-NA-	-NA-	-NA-	-11.94	19.41	6.05	6.05	10.84	-NA-	-NA-
Hong Kong REITs Index	USD	1,748.25	8,408.05	2.69	4.28	-NA-	-NA-	-NA-	14.77	33.08	0.85	0.85	1.18	-NA-	-NA-
Hong Kong Non-REITs Index	USD	1,768.03	111,696.44	35.79	2.26	-NA-	-NA-	-NA-	0.53	-NA-	0.62	0.62	-1.66	-NA-	-NA-
Japan REITs Index	USD	1,285.96	25,418.94	8.15	4.54	-NA-	-NA-	-NA-	0.93	26.54	3.66	3.66	-4.87	-NA-	-NA-
Japan Non-REITs Index	USD	785.45	50,159.36	16.07	1.27	-NA-	-NA-	-NA-	-12.08	-4.31	2.28	2.28	-11.42	-NA-	-NA-
New Zealand REITs Index	USD	1,455.96	808.87	0.26	7.04	-NA-	-NA-	-NA-	2.86	21.49	9.04	9.04	6.46	-NA-	-NA-
Singapore REITs Index	USD	1,816.10	14,881.80	4.77	5.88	-NA-	-NA-	-NA-	3.40	24.72	4.77	4.77	4.82	-NA-	-NA-
Singapore Non-REITs Index	USD	1,561.58	25,216.23	8.08	1.80	-NA-	-NA-	-NA-	-7.23	9.36	5.28	5.28	-3.39	-NA-	-NA-

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Gross Total Return															
Index Description	Curr	Close Value Apr-11	Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Europe REITS	USD	802.56	101,937.80	70.30	4.47	-NA-	-NA-	-5.19	-9.11	30.31	7.63	7.63	17.39	-NA-	33.83
Europe Non-REITS	USD	716.01	43,057.93	29.70	2.89	-NA-	-NA-	-7.68	-10.71	39.05	6.60	6.60	13.34	-NA-	38.90
Austria Non-REITs Index	USD	498.36	3,126.52	2.16	0.96	-NA-	-NA-	-NA-	-21.72	54.85	6.69	6.69	22.81	-NA-	-NA-
Belgium REITs Index	USD	1,472.89	4,861.76	3.35	6.39	-NA-	-NA-	-NA-	0.01	26.62	5.60	5.60	17.08	-NA-	-NA-
Finland Non-REITs Index	USD	1,291.37	2,845.83	1.96	3.11	-NA-	-NA-	-NA-	-3.67	43.65	3.22	3.22	16.61	-NA-	-NA-
France REITs Index	USD	1,690.74	38,307.67	26.42	4.73	-NA-	-NA-	-NA-	2.96	41.15	7.45	7.45	19.78	-NA-	-NA-
Germany REITs Index	USD	1,158.39	1,136.61	0.78	4.67	-NA-	-NA-	-NA-	-0.60	49.04	14.03	14.03	12.69	-NA-	-NA-
Germany Non-REITs Index	USD	652.21	6,592.31	4.55	2.44	-NA-	-NA-	-NA-	-6.61	48.46	6.57	6.57	9.39	-NA-	-NA-
Greece REITs Index	USD	775.09	162.90	0.11	8.83	-NA-	-NA-	-NA-	-3.67	29.71	3.32	3.32	18.48	-NA-	-NA-
Greece Non-REITs Index	USD	215.99	73.86	0.05	0.00	-NA-	-NA-	-NA-	-48.26	-17.38	5.66	5.66	7.20	-NA-	-NA-
Italy REITs Index	USD	888.50	288.52	0.20	3.07	-NA-	-NA-	-NA-	-NA-	41.50	9.80	9.80	23.72	-NA-	-NA-
Italy Non-REITs Index	USD	608.70	1,085.71	0.75	1.96	-NA-	-NA-	-NA-	-7.75	29.75	8.89	8.89	33.48	-NA-	-NA-
Netherlands REITs Index	USD	1,460.58	13,515.44	9.32	6.10	-NA-	-NA-	-NA-	-1.41	32.07	6.26	6.26	14.45	-NA-	-NA-
Netherlands Non-REITs	USD	1,266.86	1,289.10	0.89	-NA-	-NA-	-NA-	-NA-	-NA-	43.44	28.51	28.51	41.17	-NA-	-NA-
Norway Non-REITs Index	USD	255.48	1,008.79	0.70	0.00	-NA-	-NA-	-NA-	-36.98	0.91	10.27	10.27	13.62	-NA-	-NA-
Sweden Non-REITs Index	USD	1,841.53	9,661.25	6.66	3.71	-NA-	-NA-	-NA-	13.70	75.41	7.22	7.22	12.74	-NA-	-NA-
Switzerland Non-REITs Index	USD	2,231.49	8,895.51	6.14	3.89	-NA-	-NA-	-NA-	16.37	55.04	9.21	9.21	14.64	-NA-	-NA-
Spain Non-REITs Spain	USD	714.59	386.94	0.27	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	0.62	0.62	54.82	-NA-	-NA-
UK REITs	USD	422.70	43,664.90	30.11	3.50	-NA-	-NA-	-NA-	-12.88	35.31	11.07	11.07	20.43	-NA-	38.37
UK Non-REITs	USD	291.46	8,092.11	5.58	2.93	-NA-	-NA-	-NA-	-18.18	13.93	4.95	4.95	13.53	-NA-	42.26
Israel Non-REITs	USD	1,204.25	1,016.66	0.70	2.00	-NA-	-NA-	-NA-	-NA-	-NA-	1.57	1.57	6.36	-NA-	-NA-
Canada REITs Index	USD	1,994.56	31,496.43	7.70	5.55	-NA-	-NA-	-NA-	14.79	38.38	1.79	1.79	18.13	-NA-	-NA-
Canada Non-REITs Index	USD	1,165.13	9,050.53	2.21	3.22	-NA-	-NA-	-NA-	3.40	28.18	10.74	10.74	12.83	-NA-	-NA-
United States REITs Index	USD	1,143.61	364,495.53	89.14	3.29	-NA-	-NA-	-NA-	1.72	22.81	5.74	5.74	12.50	-NA-	-NA-
United States Non-REITs Index	USD	876.67	3,862.50	0.94	0.00	-NA-	-NA-	-NA-	-10.92	12.06	1.08	1.08	0.84	-NA-	-NA-

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Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Global REITs	GBP	1,080.57	373,015.89	71.76	4.06	-NA-	-NA-	3.97	5.18	15.26	1.75	1.75	5.50	-NA-	30.77
Global Non-REITs	GBP	1,115.44	146,774.15	28.24	2.12	-NA-	-NA-	3.11	0.27	5.13	-1.09	-1.09	-7.03	-NA-	29.14
Global ex Asia REITs	GBP	1,080.24	298,528.81	89.73	3.68	-NA-	-NA-	4.18	6.77	16.06	1.94	1.94	7.15	-NA-	34.25
Global ex Asia Non-REITs	GBP	864.18	34,166.36	10.27	2.73	-NA-	-NA-	-1.96	-0.98	25.04	3.15	3.15	6.38	-NA-	34.27
Global ex Europe REITs	GBP	1,124.10	311,900.10	93.75	3.98	-NA-	-NA-	4.90	6.13	13.38	1.23	1.23	4.33	-NA-	32.26
Global ex Europe Non-REITs	GBP	1,174.55	120,959.20	36.36	1.96	-NA-	-NA-	4.11	0.57	0.87	-1.96	-1.96	-9.69	-NA-	30.01
Global ex US REITs	GBP	1,088.11	154,486.23	46.43	5.15	-NA-	-NA-	3.20	2.40	18.84	1.92	1.92	5.35	-NA-	24.36
Global ex US Non-REITs	GBP	1,122.10	144,458.42	43.42	2.15	-NA-	-NA-	3.24	0.46	5.17	-1.06	-1.06	-7.12	-NA-	29.41
Asia REITs	GBP	1,082.68	74,487.08	39.81	5.61	-NA-	-NA-	3.18	-0.06	12.19	0.96	0.96	-0.57	-NA-	25.26
Asia Non-REITs	GBP	1,178.59	112,607.79	60.19	1.93	-NA-	-NA-	4.19	0.39	0.05	-2.31	-2.31	-10.57	-NA-	30.68
Australia REITs Index	GBP	883.37	44,799.27	23.94	6.05	-NA-	-NA-	-NA-	-6.75	9.58	1.92	1.92	4.04	-NA-	-NA-
Hong Kong REITs Index	GBP	1,689.20	5,040.96	2.69	4.28	-NA-	-NA-	-NA-	21.53	22.12	-3.08	-3.08	-5.03	-NA-	-NA-
Hong Kong Non-REITs Index	GBP	1,708.31	66,966.48	35.79	2.26	-NA-	-NA-	-NA-	6.46	-NA-	-3.30	-3.30	-7.69	-NA-	-NA-
Japan REITs Index	GBP	1,242.52	15,239.67	8.15	4.54	-NA-	-NA-	-NA-	6.88	16.13	-0.38	-0.38	-10.70	-NA-	-NA-
Japan Non-REITs Index	GBP	758.92	30,072.54	16.07	1.27	-NA-	-NA-	-NA-	-6.89	-12.18	-1.70	-1.70	-16.85	-NA-	-NA-
New Zealand REITs Index	GBP	1,406.77	484.95	0.26	7.04	-NA-	-NA-	-NA-	8.92	11.49	4.79	4.79	-0.07	-NA-	-NA-
Singapore REITs Index	GBP	1,754.76	8,922.23	4.77	5.88	-NA-	-NA-	-NA-	9.50	14.46	0.69	0.69	-1.61	-NA-	-NA-
Singapore Non-REITs Index	GBP	1,508.83	15,118.14	8.08	1.80	-NA-	-NA-	-NA-	-1.77	0.35	1.17	1.17	-9.32	-NA-	-NA-

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Europe REITS	GBP	989.72	61,115.79	70.30	4.47	-NA-	-NA-	0.85	1.37	25.53	4.48	4.48	11.81	-NA-	28.98
Europe Non-REITS	GBP	816.85	25,814.95	29.70	2.89	-NA-	-NA-	-3.03	-1.98	31.40	3.18	3.18	8.19	-NA-	35.78
Austria Non-REITs Index	GBP	481.52	1,874.47	2.16	0.96	-NA-	-NA-	-NA-	-17.11	42.10	2.53	2.53	15.28	-NA-	-NA-
Belgium REITs Index	GBP	1,423.14	2,914.82	3.35	6.39	-NA-	-NA-	-NA-	5.91	16.19	1.49	1.49	9.90	-NA-	-NA-
Finland Non-REITs Index	GBP	1,247.74	1,706.19	1.96	3.11	-NA-	-NA-	-NA-	2.00	31.82	-0.80	-0.80	9.45	-NA-	-NA-
France REITs Index	GBP	1,633.62	22,966.98	26.42	4.73	-NA-	-NA-	-NA-	9.02	29.53	3.26	3.26	12.43	-NA-	-NA-
Germany REITs Index	GBP	1,119.27	681.44	0.78	4.67	-NA-	-NA-	-NA-	5.26	36.77	9.59	9.59	5.78	-NA-	-NA-
Germany Non-REITs Index	GBP	630.18	3,952.35	4.55	2.44	-NA-	-NA-	-NA-	-1.10	36.24	2.42	2.42	2.68	-NA-	-NA-
Greece REITs Index	GBP	748.91	97.66	0.11	8.83	-NA-	-NA-	-NA-	2.01	19.04	-0.71	-0.71	11.21	-NA-	-NA-
Greece Non-REITs Index	GBP	208.69	44.28	0.05	0.00	-NA-	-NA-	-NA-	-45.21	-24.18	1.54	1.54	0.62	-NA-	-NA-
Italy REITs Index	GBP	858.48	172.98	0.20	3.07	-NA-	-NA-	-NA-	-NA-	29.85	5.52	5.52	16.13	-NA-	-NA-
Italy Non-REITs Index	GBP	588.14	650.93	0.75	1.96	-NA-	-NA-	-NA-	-2.31	19.07	4.65	4.65	25.29	-NA-	-NA-
Netherlands REITs Index	GBP	1,411.24	8,103.05	9.32	6.10	-NA-	-NA-	-NA-	4.40	21.20	2.12	2.12	7.43	-NA-	-NA-
Netherlands Non-REITs	GBP	1,224.07	772.87	0.89	-NA-	-NA-	-NA-	-NA-	-NA-	31.64	23.50	23.50	32.51	-NA-	-NA-
Norway Non-REITs Index	GBP	246.85	604.81	0.70	0.00	-NA-	-NA-	-NA-	-33.26	-7.40	5.97	5.97	6.66	-NA-	-NA-
Sweden Non-REITs Index	GBP	1,779.32	5,792.31	6.66	3.71	-NA-	-NA-	-NA-	20.40	60.97	3.04	3.04	5.83	-NA-	-NA-
Switzerland Non-REITs Index	GBP	2,156.12	5,333.22	6.14	3.89	-NA-	-NA-	-NA-	23.22	42.28	4.96	4.96	7.61	-NA-	-NA-
Spain Non-REITs Spain	GBP	690.45	231.98	0.27	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-3.30	-3.30	45.33	-NA-	-NA-
UK REITs	GBP	495.99	26,178.85	30.11	3.50	-NA-	-NA-	-NA-	-7.74	24.16	6.74	6.74	13.04	-NA-	33.10
UK Non-REITs	GBP	342.07	4,851.54	5.58	2.93	-NA-	-NA-	-NA-	-13.35	4.55	0.86	0.86	6.57	-NA-	37.32
Israel Non-REITs	GBP	993.32	609.53	0.70	2.00	-NA-	-NA-	-NA-	-NA-	-NA-	-2.39	-2.39	-0.16	-NA-	-NA-
Canada REITs Index	GBP	1,927.18	18,883.37	7.70	5.55	-NA-	-NA-	-NA-	21.55	26.99	-2.17	-2.17	10.89	-NA-	-NA-
Canada Non-REITs Index	GBP	1,125.77	5,426.16	2.21	3.22	-NA-	-NA-	-NA-	9.49	17.63	6.43	6.43	5.91	-NA-	-NA-
United States REITs Index	GBP	1,104.98	218,529.65	89.14	3.29	-NA-	-NA-	-NA-	7.72	12.70	1.62	1.62	5.60	-NA-	-NA-
United States Non-REITs Index	GBP	847.06	2,315.72	0.94	0.00	-NA-	-NA-	-NA-	-5.67	2.84	-2.86	-2.86	-5.34	-NA-	-NA-

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Global REITs	JPY	886.55	50,482,885.21	71.76	4.06	-NA-	-NA-	-4.56	-8.71	8.41	3.65	3.65	12.44	-NA-	34.97
Global Non-REITs	JPY	915.16	19,863,986.53	28.24	2.12	-NA-	-NA-	-5.35	-12.97	-1.12	0.76	0.76	-0.91	-NA-	36.32
Global ex Asia REITs	JPY	886.28	40,402,020.35	89.73	3.68	-NA-	-NA-	-4.36	-7.33	9.15	3.85	3.85	14.20	-NA-	38.06
Global ex Asia Non-REITs	JPY	709.01	4,623,975.96	10.27	2.73	-NA-	-NA-	-10.00	-14.06	17.60	5.08	5.08	13.38	-NA-	38.51
Global ex Europe REITs	JPY	922.27	42,211,652.37	93.75	3.98	-NA-	-NA-	-3.70	-7.89	6.64	3.12	3.12	11.20	-NA-	35.89
Global ex Europe Non-REITs	JPY	963.66	16,370,266.17	36.36	1.96	-NA-	-NA-	-4.42	-12.72	-5.13	-0.12	-0.12	-3.75	-NA-	37.35
Global ex US REITs	JPY	892.74	20,907,717.66	46.43	5.15	-NA-	-NA-	-5.26	-11.12	11.77	3.82	3.82	12.28	-NA-	30.39
Global ex US Non-REITs	JPY	920.62	19,550,583.10	43.42	2.15	-NA-	-NA-	-5.22	-12.80	-1.08	0.79	0.79	-1.01	-NA-	36.58
Asia REITs	JPY	888.28	10,080,864.86	39.81	5.61	-NA-	-NA-	-5.28	-13.26	5.52	2.85	2.85	5.97	-NA-	29.70
Asia Non-REITs	JPY	966.96	15,240,010.56	60.19	1.93	-NA-	-NA-	-4.35	-12.87	-5.90	-0.48	-0.48	-4.68	-NA-	37.91
Australia REITs Index	JPY	724.75	6,063,002.40	23.94	6.05	-NA-	-NA-	-NA-	-19.06	3.06	3.83	3.83	10.89	-NA-	-NA-
Hong Kong REITs Index	JPY	1,385.89	682,229.20	2.69	4.28	-NA-	-NA-	-NA-	5.48	14.86	-1.26	-1.26	1.22	-NA-	-NA-
Hong Kong Non-REITs Index	JPY	1,401.57	9,063,049.24	35.79	2.26	-NA-	-NA-	-NA-	-7.60	-NA-	-1.49	-1.49	-1.62	-NA-	-NA-
Japan REITs Index	JPY	876.16	2,062,492.78	8.15	4.54	-NA-	-NA-	-NA-	-7.22	9.22	1.48	1.48	-4.83	-NA-	-NA-
Japan Non-REITs Index	JPY	535.09	4,069,930.67	16.07	1.27	-NA-	-NA-	-NA-	-19.19	-17.41	0.14	0.14	-11.38	-NA-	-NA-
New Zealand REITs Index	JPY	1,154.18	65,631.60	0.26	7.04	-NA-	-NA-	-NA-	-5.46	4.86	6.75	6.75	6.51	-NA-	-NA-
Singapore REITs Index	JPY	1,439.68	1,207,508.88	4.77	5.88	-NA-	-NA-	-NA-	-4.96	7.65	2.57	2.57	4.87	-NA-	-NA-
Singapore Non-REITs Index	JPY	1,237.91	2,046,044.74	8.08	1.80	-NA-	-NA-	-NA-	-14.74	-5.62	3.07	3.07	-3.35	-NA-	-NA-

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Index Description	Curr	Close Value Apr-11	Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Europe REITS	JPY	812.01	8,271,232.84	70.30	4.47	-NA-	-NA-	-7.42	-12.01	18.07	6.43	6.43	19.16	-NA-	35.25
Europe Non-REITS	JPY	670.18	3,493,720.36	29.70	2.89	-NA-	-NA-	-10.98	-14.92	23.59	5.11	5.11	15.31	-NA-	39.52
Austria Non-REITs Index	JPY	395.06	253,685.65	2.16	0.96	-NA-	-NA-	-NA-	-28.05	33.65	4.45	4.45	22.86	-NA-	-NA-
Belgium REITs Index	JPY	1,167.60	394,483.08	3.35	6.39	-NA-	-NA-	-NA-	-8.08	9.28	3.38	3.38	17.13	-NA-	-NA-
Finland Non-REITs Index	JPY	1,023.71	230,910.26	1.96	3.11	-NA-	-NA-	-NA-	-11.47	23.98	1.05	1.05	16.66	-NA-	-NA-
France REITs Index	JPY	1,340.30	3,108,284.35	26.42	4.73	-NA-	-NA-	-NA-	-5.37	21.82	5.19	5.19	19.83	-NA-	-NA-
Germany REITs Index	JPY	918.30	92,224.46	0.78	4.67	-NA-	-NA-	-NA-	-8.64	28.63	11.64	11.64	12.74	-NA-	-NA-
Germany Non-REITs Index	JPY	517.03	534,899.84	4.55	2.44	-NA-	-NA-	-NA-	-14.16	28.14	4.33	4.33	9.43	-NA-	-NA-
Greece REITs Index	JPY	614.44	13,217.57	0.11	8.83	-NA-	-NA-	-NA-	-11.46	11.95	1.15	1.15	18.53	-NA-	-NA-
Greece Non-REITs Index	JPY	171.22	5,992.99	0.05	0.00	-NA-	-NA-	-NA-	-52.45	-28.69	3.44	3.44	7.24	-NA-	-NA-
Italy REITs Index	JPY	704.34	23,410.35	0.20	3.07	-NA-	-NA-	-NA-	-NA-	22.13	7.49	7.49	23.77	-NA-	-NA-
Italy Non-REITs Index	JPY	482.54	88,094.78	0.75	1.96	-NA-	-NA-	-NA-	-15.21	11.99	6.61	6.61	33.53	-NA-	-NA-
Netherlands REITs Index	JPY	1,157.85	1,096,643.20	9.32	6.10	-NA-	-NA-	-NA-	-9.39	13.99	4.03	4.03	14.50	-NA-	-NA-
Netherlands Non-REITs	JPY	1,004.28	104,597.70	0.89	-NA-	-NA-	-NA-	-NA-	-NA-	23.81	25.81	25.81	41.23	-NA-	-NA-
Norway Non-REITs Index	JPY	202.53	81,853.61	0.70	0.00	-NA-	-NA-	-NA-	-42.08	-12.91	7.95	7.95	13.67	-NA-	-NA-
Sweden Non-REITs Index	JPY	1,459.84	783,914.07	6.66	3.71	-NA-	-NA-	-NA-	4.50	51.39	4.97	4.97	12.79	-NA-	-NA-
Switzerland Non-REITs Index	JPY	1,768.98	721,782.02	6.14	3.89	-NA-	-NA-	-NA-	6.95	33.82	6.92	6.92	14.69	-NA-	-NA-
Spain Non-REITs Spain	JPY	566.48	31,395.94	0.27	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-1.49	-1.49	54.89	-NA-	-NA-
UK REITs	JPY	335.09	3,542,969.84	30.11	3.50	-NA-	-NA-	-NA-	-19.93	16.79	8.74	8.74	20.48	-NA-	40.49
UK Non-REITs	JPY	231.05	656,593.51	5.58	2.93	-NA-	-NA-	-NA-	-24.80	-1.67	2.75	2.75	13.58	-NA-	43.43
Israel Non-REITs	JPY	988.35	82,491.93	0.70	2.00	-NA-	-NA-	-NA-	-NA-	-NA-	-0.56	-0.56	6.41	-NA-	-NA-
Canada REITs Index	JPY	1,581.15	2,555,619.96	7.70	5.55	-NA-	-NA-	-NA-	5.50	19.44	-0.34	-0.34	18.18	-NA-	-NA-
Canada Non-REITs Index	JPY	923.63	734,360.26	2.21	3.22	-NA-	-NA-	-NA-	-4.97	10.63	8.42	8.42	12.88	-NA-	-NA-
United States REITs Index	JPY	906.57	29,575,167.55	89.14	3.29	-NA-	-NA-	-NA-	-6.51	5.99	3.52	3.52	12.55	-NA-	-NA-
United States Non-REITs Index	JPY	694.97	313,403.42	0.94	0.00	-NA-	-NA-	-NA-	-18.12	-3.28	-1.04	-1.04	0.89	-NA-	-NA-

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Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Global REITs	AUD	668.71	568,526.63	97.29	4.06	-NA-	-NA-	-NA-	-NA-	6.83	0.05	0.05	5.27	-NA-	-NA-
Global Non-REITs	AUD	690.29	223,703.64	38.28	2.12	-NA-	-NA-	-NA-	-NA-	-2.56	-2.74	-2.74	-7.23	-NA-	-NA-
Global ex Asia REITs	AUD	668.51	454,998.25	121.65	3.68	-NA-	-NA-	-NA-	-NA-	7.57	0.24	0.24	6.92	-NA-	-NA-
Global ex Asia Non-REITs	AUD	534.80	52,074.15	13.92	2.73	-NA-	-NA-	-NA-	-NA-	15.90	1.43	1.43	6.15	-NA-	-NA-
Global ex Europe REITs	AUD	695.65	475,377.91	127.09	3.98	-NA-	-NA-	-NA-	-NA-	5.09	-0.47	-0.47	4.11	-NA-	-NA-
Global ex Europe Non-REITs	AUD	726.87	184,358.17	49.29	1.96	-NA-	-NA-	-NA-	-NA-	-6.51	-3.59	-3.59	-9.88	-NA-	-NA-
Global ex US REITs	AUD	673.38	235,457.90	62.95	5.15	-NA-	-NA-	-NA-	-NA-	10.15	0.22	0.22	5.13	-NA-	-NA-
Global ex US Non-REITs	AUD	694.41	220,174.17	58.86	2.15	-NA-	-NA-	-NA-	-NA-	-2.52	-2.71	-2.71	-7.32	-NA-	-NA-
Asia REITs	AUD	670.02	113,528.38	53.97	5.61	-NA-	-NA-	-NA-	-NA-	3.99	-0.73	-0.73	-0.78	-NA-	-NA-
Asia Non-REITs	AUD	729.37	171,629.49	81.59	1.93	-NA-	-NA-	-NA-	-NA-	-7.27	-3.94	-3.94	-10.76	-NA-	-NA-
Australia REITs Index	AUD	609.98	68,280.14	32.46	6.05	-NA-	-NA-	-NA-	-NA-	1.57	0.22	0.22	3.82	-NA-	-NA-
Hong Kong REITs Index	AUD	1,045.36	7,683.11	3.65	4.28	-NA-	-NA-	-NA-	-NA-	13.19	-4.70	-4.70	-5.23	-NA-	-NA-
Hong Kong Non-REITs Index	AUD	1,057.19	102,065.97	48.52	2.26	-NA-	-NA-	-NA-	-NA-	-NA-	-4.91	-4.91	-7.89	-NA-	-NA-
Japan REITs Index	AUD	768.93	23,227.32	11.04	4.54	-NA-	-NA-	-NA-	-NA-	7.64	-2.05	-2.05	-10.89	-NA-	-NA-
Japan Non-REITs Index	AUD	469.66	45,834.62	21.79	1.27	-NA-	-NA-	-NA-	-NA-	-18.60	-3.34	-3.34	-17.03	-NA-	-NA-
New Zealand REITs Index	AUD	870.58	739.13	0.35	7.04	-NA-	-NA-	-NA-	-NA-	3.34	3.04	3.04	-0.28	-NA-	-NA-
Singapore REITs Index	AUD	1,085.93	13,598.69	6.46	5.88	-NA-	-NA-	-NA-	-NA-	6.09	-0.99	-0.99	-1.82	-NA-	-NA-
Singapore Non-REITs Index	AUD	933.74	23,042.08	10.95	1.80	-NA-	-NA-	-NA-	-NA-	-6.98	-0.52	-0.52	-9.51	-NA-	-NA-

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Europe REITS	AUD	612.49	93,148.72	95.31	4.47	-NA-	-NA-	-NA-	-NA-	16.36	2.73	2.73	11.57	-NA-	-NA-
Europe Non-REITS	AUD	505.51	39,345.47	40.26	2.89	-NA-	-NA-	-NA-	-NA-	21.79	1.46	1.46	7.96	-NA-	-NA-
Austria Non-REITs Index	AUD	297.99	2,856.95	2.92	0.96	-NA-	-NA-	-NA-	-NA-	31.71	0.82	0.82	15.03	-NA-	-NA-
Belgium REITs Index	AUD	880.71	4,442.58	4.55	6.39	-NA-	-NA-	-NA-	-NA-	7.70	-0.21	-0.21	9.67	-NA-	-NA-
Finland Non-REITs Index	AUD	772.17	2,600.46	2.66	3.11	-NA-	-NA-	-NA-	-NA-	22.18	-2.46	-2.46	9.22	-NA-	-NA-
France REITs Index	AUD	1,010.97	35,004.78	35.82	4.73	-NA-	-NA-	-NA-	-NA-	20.06	1.54	1.54	12.19	-NA-	-NA-
Germany REITs Index	AUD	692.66	1,038.61	1.06	4.67	-NA-	-NA-	-NA-	-NA-	26.77	7.76	7.76	5.56	-NA-	-NA-
Germany Non-REITs Index	AUD	389.99	6,023.92	6.16	2.44	-NA-	-NA-	-NA-	-NA-	26.28	0.70	0.70	2.46	-NA-	-NA-
Greece REITs Index	AUD	463.46	148.85	0.15	8.83	-NA-	-NA-	-NA-	-NA-	10.33	-2.37	-2.37	10.97	-NA-	-NA-
Greece Non-REITs Index	AUD	129.15	67.49	0.07	0.00	-NA-	-NA-	-NA-	-NA-	-29.72	-0.15	-0.15	0.40	-NA-	-NA-
Italy REITs	AUD	531.27	263.64	0.27	3.07	-NA-	-NA-	-NA-	-NA-	20.36	3.76	3.76	15.88	-NA-	-NA-
Italy Non-REITs Index	AUD	363.97	992.10	1.02	1.96	-NA-	-NA-	-NA-	-NA-	10.36	2.90	2.90	25.02	-NA-	-NA-
Netherlands REITs Index	AUD	873.35	12,350.14	12.64	6.10	-NA-	-NA-	-NA-	-NA-	12.34	0.41	0.41	7.20	-NA-	-NA-
Netherlands Non-REITs	AUD	757.52	1,177.96	0.89	-NA-	-NA-	-NA-	-NA-	-NA-	22.01	21.44	21.44	32.23	-NA-	-NA-
Norway Non-REITs Index	AUD	152.76	921.82	0.94	0.00	-NA-	-NA-	-NA-	-NA-	-14.17	4.19	4.19	6.42	-NA-	-NA-
Sweden Non-REITs Index	AUD	1,101.13	8,828.26	9.03	3.71	-NA-	-NA-	-NA-	-NA-	49.20	1.32	1.32	5.60	-NA-	-NA-
Switzerland Non-REITs Index	AUD	1,334.31	8,128.54	8.32	3.89	-NA-	-NA-	-NA-	-NA-	31.88	3.20	3.20	7.38	-NA-	-NA-
Spain Non-REITs Spain	AUD	427.29	353.57	0.27	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-4.91	-4.91	45.02	-NA-	-NA-
UK REITs	AUD	252.75	39,900.11	40.83	3.50	-NA-	-NA-	-NA-	-NA-	15.10	4.96	4.96	12.80	-NA-	-NA-
UK Non-REITs	AUD	174.28	7,394.40	7.57	2.93	-NA-	-NA-	-NA-	-NA-	-3.09	-0.82	-0.82	6.35	-NA-	-NA-
Israel Non-REITs	AUD	694.53	929.01	0.70	2.00	-NA-	-NA-	-NA-	-NA-	-NA-	-4.02	-4.02	-0.37	-NA-	-NA-
Canada REITs Index	AUD	1,192.63	28,780.80	10.44	5.55	-NA-	-NA-	-NA-	-NA-	17.70	-3.81	-3.81	10.65	-NA-	-NA-
Canada Non-REITs Index	AUD	696.68	8,270.20	3.00	3.22	-NA-	-NA-	-NA-	-NA-	9.03	4.65	4.65	5.69	-NA-	-NA-
United States REITs Index	AUD	683.81	333,068.73	120.84	3.29	-NA-	-NA-	-NA-	-NA-	4.46	-0.07	-0.07	5.37	-NA-	-NA-
United States Non-REITs Index	AUD	524.20	3,529.48	1.28	0.00	-NA-	-NA-	-NA-	-NA-	-4.68	-4.48	-4.48	-5.55	-NA-	-NA-

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FTSE EPRA/NAREIT Global Developed REIT/Non-REIT Index Series - Index Performance

Index Description	Curr	Close Value Apr-11	Free Float Mkt Cap	Free Float Mkt Cap	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
			Ccy (m) Apr-11	(%) Weight Apr-11											
Global REITs	EUR	692.71	419,367.56	71.76	0.00	-NA-	-NA-	-5.91	-4.36	7.77	0.93	0.93	0.38	-NA-	28.22
Global Non-REITs	EUR	828.15	165,012.59	28.24	0.00	-NA-	-NA-	-3.95	-6.03	0.60	-1.79	-1.79	-11.14	-NA-	27.10
Global ex Asia REITs	EUR	702.94	335,624.57	57.43	0.00	-NA-	-NA-	-5.42	-2.57	8.84	1.10	1.10	2.02	-NA-	31.61
Global ex Asia Non-REITs	EUR	616.64	38,411.94	6.57	0.00	-NA-	-NA-	-9.39	-8.05	18.77	2.07	2.07	1.02	-NA-	30.23
Global ex Europe REITs	EUR	718.18	350,657.41	60.01	0.00	-NA-	-NA-	-5.15	-3.55	6.11	0.54	0.54	-0.68	-NA-	29.92
Global ex Europe Non-REITs	EUR	883.63	135,989.82	23.27	0.00	-NA-	-NA-	-2.77	-5.56	-3.31	-2.56	-2.56	-13.52	-NA-	28.60
Global ex US REITs	EUR	570.48	173,682.99	29.72	0.00	-NA-	-NA-	-11.31	-7.59	10.03	0.85	0.85	-0.05	-NA-	21.90
Global ex US Non-REITs	EUR	700.57	162,409.11	27.79	0.00	-NA-	-NA-	-8.18	-5.91	0.60	-1.77	-1.77	-11.24	-NA-	27.38
Asia REITs	EUR	658.82	83,742.99	39.81	0.00	-NA-	-NA-	-7.66	-10.28	3.72	0.21	0.21	-5.60	-NA-	23.10
Asia Non-REITs	EUR	886.24	126,600.65	60.19	0.00	-NA-	-NA-	-2.70	-5.72	-4.06	-2.91	-2.91	-14.36	-NA-	29.30
Australia REITs Index	EUR	441.28	50,366.11	23.94	0.00	-NA-	-NA-	-NA-	-16.68	1.19	1.44	1.44	-1.08	-NA-	-NA-
Hong Kong REITs Index	EUR	922.69	5,667.36	2.69	0.00	-NA-	-NA-	-NA-	10.49	13.80	-3.93	-3.93	-8.89	-NA-	-NA-
Hong Kong Non-REITs Index	EUR	1,046.25	75,287.87	35.79	0.00	-NA-	-NA-	-NA-	-0.60	-NA-	-3.92	-3.92	-11.68	-NA-	-NA-
Japan REITs Index	EUR	679.81	17,133.38	8.15	0.00	-NA-	-NA-	-NA-	-3.21	7.75	-1.36	-1.36	-15.29	-NA-	-NA-
Japan Non-REITs Index	EUR	504.21	33,809.42	16.07	0.00	-NA-	-NA-	-NA-	-11.77	-15.31	-2.16	-2.16	-20.39	-NA-	-NA-
New Zealand REITs Index	EUR	695.06	545.21	0.26	0.00	-NA-	-NA-	-NA-	-3.17	1.02	4.30	4.30	-3.73	-NA-	-NA-
Singapore REITs Index	EUR	893.55	10,030.93	4.77	0.00	-NA-	-NA-	-NA-	-2.28	5.59	-0.91	-0.91	-7.70	-NA-	-NA-
Singapore Non-REITs Index	EUR	959.16	16,996.75	8.08	0.00	-NA-	-NA-	-NA-	-7.89	-2.70	0.39	0.39	-12.92	-NA-	-NA-

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Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Europe REITS	EUR	1,072.91	68,710.15	70.30	0.00	-NA-	-NA-	-8.24	-7.64	16.78	2.95	2.95	6.15	-NA-	25.88
Europe Non-REITS	EUR	1,183.44	29,022.77	29.70	0.00	-NA-	-NA-	-10.65	-9.26	24.62	1.97	1.97	2.49	-NA-	30.72
Austria Non-REITs Index	EUR	385.10	2,107.40	2.16	0.00	-NA-	-NA-	-NA-	-20.80	38.78	2.05	2.05	11.05	-NA-	-NA-
Belgium REITs Index	EUR	845.41	3,277.02	3.35	0.00	-NA-	-NA-	-NA-	-5.37	7.12	0.35	0.35	5.18	-NA-	-NA-
Finland Non-REITs Index	EUR	853.56	1,918.20	1.96	0.00	-NA-	-NA-	-NA-	-4.98	24.57	-1.27	-1.27	2.03	-NA-	-NA-
France REITs Index	EUR	1,076.00	25,820.90	26.42	0.00	-NA-	-NA-	-NA-	-0.37	19.84	1.98	1.98	7.47	-NA-	-NA-
Germany REITs Index	EUR	732.85	766.12	0.78	0.00	-NA-	-NA-	-NA-	-5.18	25.88	9.07	9.07	1.91	-NA-	-NA-
Germany Non-REITs Index	EUR	429.19	4,443.48	4.55	0.00	-NA-	-NA-	-NA-	-9.64	28.24	1.94	1.94	-1.33	-NA-	-NA-
Greece REITs Index	EUR	440.27	109.80	0.11	0.00	-NA-	-NA-	-NA-	-9.82	6.76	-6.98	-6.98	0.84	-NA-	-NA-
Greece Non-REITs Index	EUR	169.14	49.78	0.05	0.00	-NA-	-NA-	-NA-	-47.42	-25.95	1.06	1.06	-3.07	-NA-	-NA-
Italy REITs Index	EUR	593.94	194.47	0.20	0.00	-NA-	-NA-	-NA-	-NA-	21.64	5.03	5.03	11.87	-NA-	-NA-
Italy Non-REITs Index	EUR	438.31	731.81	0.75	0.00	-NA-	-NA-	-NA-	-8.12	16.29	4.16	4.16	20.70	-NA-	-NA-
Netherlands REITs Index	EUR	834.32	9,109.95	9.32	0.00	-NA-	-NA-	-NA-	-7.15	11.96	-2.32	-2.32	-0.54	-NA-	-NA-
Netherlands Non-REITs Index	EUR	935.30	868.91	0.89	0.00	-NA-	-NA-	-NA-	-NA-	28.56	22.92	22.92	27.65	-NA-	-NA-
Norway Non-REITs Index	EUR	147.23	679.97	0.70	0.00	-NA-	-NA-	-NA-	-37.25	-9.56	5.47	5.47	2.75	-NA-	-NA-
Sweden Non-REITs Index	EUR	930.70	6,512.07	6.66	0.00	-NA-	-NA-	-NA-	10.12	51.42	1.28	1.28	-1.80	-NA-	-NA-
Switzerland Non-REITs Index	EUR	1,288.68	5,995.93	6.14	0.00	-NA-	-NA-	-NA-	13.65	33.76	2.50	2.50	1.71	-NA-	-NA-
Spain Non-REITs	EUR	520.96	260.81	0.27	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-3.75	-3.75	40.00	-NA-	-NA-
UK REITs	EUR	239.80	29,431.89	30.11	0.00	-NA-	-NA-	-NA-	-15.38	16.43	5.90	5.90	7.41	-NA-	33.67
UK Non-REITs	EUR	169.46	5,454.40	5.58	0.00	-NA-	-NA-	-NA-	-19.94	-0.64	0.20	0.20	1.75	-NA-	38.02
Israel Non-REITs	EUR	916.16	685.27	12.73	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-4.76	-4.76	-5.71	-NA-	-NA-
Canada REITs Index	EUR	942.39	21,229.85	77.68	0.00	-NA-	-NA-	-NA-	8.13	16.73	-3.08	-3.08	4.80	-NA-	-NA-
Canada Non-REITs Index	EUR	642.37	6,100.42	22.32	0.00	-NA-	-NA-	-NA-	-0.28	10.43	5.90	5.90	1.07	-NA-	-NA-
United States REITs Index	EUR	611.48	245,684.57	98.95	0.00	-NA-	-NA-	-NA-	-1.47	6.10	0.98	0.98	0.69	-NA-	-NA-
United States Non-REITs Index	EUR	581.23	2,603.48	1.05	0.00	-NA-	-NA-	-NA-	-9.74	0.29	-3.31	-3.31	-8.81	-NA-	-NA-

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			Apr-11	Apr-11	Apr-11	Apr-11	Apr-11	Apr-11	Apr-11	Apr-11	Apr-11	Apr-11	Apr-11	Apr-11	Apr-11
Global REITs	USD	864.99	622,170.14	71.76	0.00	-NA-	-NA-	-2.78	-5.89	20.24	5.51	5.51	11.01	-NA-	33.20
Global Non-REITs	USD	1,034.11	244,811.27	28.24	0.00	-NA-	-NA-	-0.76	-7.52	12.25	2.67	2.67	-1.73	-NA-	34.29
Global ex Asia REITs	USD	877.77	497,929.76	57.43	0.00	-NA-	-NA-	-2.27	-4.12	21.44	5.70	5.70	12.82	-NA-	36.31
Global ex Asia Non-REITs	USD	770.00	56,987.63	6.57	0.00	-NA-	-NA-	-6.38	-9.52	32.52	6.71	6.71	11.72	-NA-	37.31
Global ex Europe REITs	USD	896.80	520,232.34	60.01	0.00	-NA-	-NA-	-2.00	-5.09	18.39	5.11	5.11	9.84	-NA-	34.15
Global ex Europe Non-REITs	USD	1,103.39	201,753.34	23.27	0.00	-NA-	-NA-	0.46	-7.07	7.89	1.86	1.86	-4.37	-NA-	35.11
Global ex US REITs	USD	844.41	257,674.61	29.72	0.00	-NA-	-NA-	-4.07	-9.07	22.77	5.44	5.44	10.53	-NA-	28.78
Global ex US Non-REITs	USD	1,036.97	240,948.77	27.79	0.00	-NA-	-NA-	-0.68	-7.41	12.24	2.70	2.70	-1.84	-NA-	34.56
Asia REITs	USD	822.68	124,240.39	39.81	0.00	-NA-	-NA-	-4.59	-11.71	15.73	4.77	4.77	4.40	-NA-	28.36
Asia Non-REITs	USD	1,106.66	187,823.65	60.19	0.00	-NA-	-NA-	0.53	-7.22	7.05	1.50	1.50	-5.29	-NA-	35.75
Australia REITs Index	USD	653.18	74,722.73	23.94	0.00	-NA-	-NA-	-NA-	-18.01	12.91	6.05	6.05	9.40	-NA-	-NA-
Hong Kong REITs Index	USD	1,365.75	8,408.05	2.69	0.00	-NA-	-NA-	-NA-	8.72	26.97	0.44	0.44	0.76	-NA-	-NA-
Hong Kong Non-REITs Index	USD	1,548.64	111,696.44	35.79	0.00	-NA-	-NA-	-NA-	-2.18	-NA-	0.44	0.44	-2.33	-NA-	-NA-
Japan REITs Index	USD	1,006.24	25,418.94	8.15	0.00	-NA-	-NA-	-NA-	-4.75	20.23	3.12	3.12	-6.32	-NA-	-NA-
Japan Non-REITs Index	USD	746.32	50,159.36	16.07	0.00	-NA-	-NA-	-NA-	-13.18	-5.50	2.28	2.28	-11.96	-NA-	-NA-
New Zealand REITs Index	USD	1,028.81	808.87	0.26	0.00	-NA-	-NA-	-NA-	-4.72	12.72	9.04	9.04	6.46	-NA-	-NA-
Singapore REITs Index	USD	1,322.61	14,881.80	4.77	0.00	-NA-	-NA-	-NA-	-3.84	17.81	3.59	3.59	2.07	-NA-	-NA-
Singapore Non-REITs Index	USD	1,419.73	25,216.23	8.08	0.00	-NA-	-NA-	-NA-	-9.36	8.56	4.95	4.95	-3.70	-NA-	-NA-

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Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Europe REITS	USD	1,024.32	101,937.80	70.30	0.00	-NA-	-NA-	-0.87	-4.27	36.79	8.71	8.71	19.11	-NA-	34.06
Europe Non-REITS	USD	845.41	43,057.93	29.70	0.00	-NA-	-NA-	-4.68	-7.43	43.19	7.37	7.37	15.26	-NA-	39.09
Austria Non-REITs Index	USD	480.88	3,126.52	2.16	0.00	-NA-	-NA-	-NA-	-22.06	54.85	6.69	6.69	22.81	-NA-	-NA-
Belgium REITs Index	USD	1,055.67	4,861.76	3.35	0.00	-NA-	-NA-	-NA-	-6.88	19.52	4.91	4.91	16.32	-NA-	-NA-
Finland Non-REITs Index	USD	1,065.85	2,845.83	1.96	0.00	-NA-	-NA-	-NA-	-6.50	38.99	3.22	3.22	12.83	-NA-	-NA-
France REITs Index	USD	1,343.62	38,307.67	26.42	0.00	-NA-	-NA-	-NA-	-1.96	33.72	6.62	6.62	18.85	-NA-	-NA-
Germany REITs Index	USD	915.12	1,136.61	0.78	0.00	-NA-	-NA-	-NA-	-6.69	40.46	14.03	14.03	12.70	-NA-	-NA-
Germany Non-REITs Index	USD	535.94	6,592.31	4.55	0.00	-NA-	-NA-	-NA-	-11.09	43.09	6.57	6.57	9.11	-NA-	-NA-
Greece REITs Index	USD	549.77	162.90	0.11	0.00	-NA-	-NA-	-NA-	-11.25	19.12	-2.75	-2.75	11.52	-NA-	-NA-
Greece Non-REITs Index	USD	211.21	73.86	0.05	0.00	-NA-	-NA-	-NA-	-48.26	-17.38	5.66	5.66	7.20	-NA-	-NA-
Italy REITs Index	USD	741.66	288.52	0.30	0.00	-NA-	-NA-	-NA-	-NA-	35.73	9.80	9.80	23.72	-NA-	-NA-
Italy Non-REITs Index	USD	547.32	1,085.71	0.75	0.00	-NA-	-NA-	-NA-	-9.59	29.75	8.89	8.89	33.48	-NA-	-NA-
Netherlands REITs Index	USD	1,041.83	13,515.44	9.32	0.00	-NA-	-NA-	-NA-	-8.63	24.92	2.12	2.12	9.99	-NA-	-NA-
Netherlands Non-REITs Index	USD	1,167.92	1,289.10	0.89	0.00	-NA-	-NA-	-NA-	-NA-	43.44	28.51	28.51	41.17	-NA-	-NA-
Norway Non-REITs Index	USD	217.92	1,008.79	0.70	0.00	-NA-	-NA-	-NA-	-38.26	0.91	10.27	10.27	13.62	-NA-	-NA-
Sweden Non-REITs Index	USD	1,377.60	9,661.25	6.66	0.00	-NA-	-NA-	-NA-	8.36	68.95	5.88	5.88	8.59	-NA-	-NA-
Switzerland Non-REITs Index	USD	1,907.48	8,895.51	6.14	0.00	-NA-	-NA-	-NA-	11.84	49.25	7.15	7.15	12.48	-NA-	-NA-
Spain Non-REITs	USD	650.52	386.94	0.27	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	0.62	0.62	54.82	-NA-	-NA-
UK REITs	USD	354.95	43,664.90	30.11	0.00	-NA-	-NA-	-NA-	-16.73	29.91	10.71	10.71	18.78	-NA-	38.38
UK Non-REITs	USD	250.82	8,092.11	5.58	0.00	-NA-	-NA-	-NA-	-21.21	10.86	4.75	4.75	12.52	-NA-	42.32
Israel Non-REITs	USD	1,075.66	1,016.66	18.88	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-0.43	-0.43	4.27	-NA-	-NA-
Canada REITs Index	USD	1,394.91	31,496.43	77.68	0.00	-NA-	-NA-	-NA-	6.41	30.25	1.33	1.33	15.90	-NA-	-NA-
Canada Non-REITs Index	USD	950.83	9,050.53	22.32	0.00	-NA-	-NA-	-NA-	-1.87	23.21	10.72	10.72	11.78	-NA-	-NA-
United States REITs Index	USD	905.10	364,495.53	98.95	0.00	-NA-	-NA-	-NA-	-3.04	18.38	5.56	5.56	11.35	-NA-	-NA-
United States Non-REITs Index	USD	860.32	3,862.50	1.05	0.00	-NA-	-NA-	-NA-	-11.18	11.90	1.08	1.08	0.84	-NA-	-NA-

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FTSE EPRA/NAREIT Global Developed REIT/Non-REIT Index Series - Index Performance

Index Description	Curr	Close Value Apr-11	Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Global REITs	GBP	835.77	373,015.89	71.76	0.00	-NA-	-NA-	-1.10	-0.34	10.35	1.40	1.40	4.20	-NA-	30.53
Global Non-REITs	GBP	999.18	146,774.15	28.24	0.00	-NA-	-NA-	0.96	-2.07	3.01	-1.33	-1.33	-7.75	-NA-	29.00
Global ex Asia REITs	GBP	848.12	298,528.81	57.43	0.00	-NA-	-NA-	-0.57	1.53	11.45	1.58	1.58	5.90	-NA-	33.97
Global ex Asia Non-REITs	GBP	743.99	34,166.36	6.57	0.00	-NA-	-NA-	-4.75	-4.19	21.61	2.55	2.55	4.87	-NA-	34.13
Global ex Europe REITs	GBP	866.51	311,900.10	60.01	0.00	-NA-	-NA-	-0.30	0.50	8.65	1.01	1.01	3.10	-NA-	32.06
Global ex Europe Non-REITs	GBP	1,066.12	120,959.20	23.27	0.00	-NA-	-NA-	2.21	-1.59	-0.99	-2.10	-2.10	-10.23	-NA-	29.86
Global ex US REITs	GBP	815.89	154,486.23	29.72	0.00	-NA-	-NA-	-2.41	-3.71	12.66	1.33	1.33	3.75	-NA-	24.18
Global ex US Non-REITs	GBP	1,001.94	144,458.42	27.79	0.00	-NA-	-NA-	1.04	-1.95	3.00	-1.31	-1.31	-7.86	-NA-	29.26
Asia REITs	GBP	794.89	74,487.08	39.81	0.00	-NA-	-NA-	-2.93	-6.51	6.20	0.68	0.68	-2.00	-NA-	25.00
Asia Non-REITs	GBP	1,069.28	112,607.79	60.19	0.00	-NA-	-NA-	2.28	-1.75	-1.76	-2.45	-2.45	-11.10	-NA-	30.52
Australia REITs Index	GBP	631.12	44,799.27	23.94	0.00	-NA-	-NA-	-NA-	-13.18	3.61	1.92	1.92	2.69	-NA-	-NA-
Hong Kong REITs Index	GBP	1,319.62	5,040.96	2.69	0.00	-NA-	-NA-	-NA-	15.13	16.52	-3.47	-3.47	-5.42	-NA-	-NA-
Hong Kong Non-REITs Index	GBP	1,496.33	66,966.48	35.79	0.00	-NA-	-NA-	-NA-	3.58	-NA-	-3.47	-3.47	-8.32	-NA-	-NA-
Japan REITs Index	GBP	972.25	15,239.67	8.15	0.00	-NA-	-NA-	-NA-	0.86	10.33	-0.90	-0.90	-12.06	-NA-	-NA-
Japan Non-REITs Index	GBP	721.11	30,072.54	16.07	0.00	-NA-	-NA-	-NA-	-8.06	-13.28	-1.70	-1.70	-17.36	-NA-	-NA-
New Zealand REITs Index	GBP	994.05	484.95	0.26	0.00	-NA-	-NA-	-NA-	0.90	3.44	4.79	4.79	-0.07	-NA-	-NA-
Singapore REITs Index	GBP	1,277.93	8,922.23	4.77	0.00	-NA-	-NA-	-NA-	1.83	8.12	-0.45	-0.45	-4.19	-NA-	-NA-
Singapore Non-REITs Index	GBP	1,371.77	15,118.14	8.08	0.00	-NA-	-NA-	-NA-	-4.02	-0.37	0.86	0.86	-9.60	-NA-	-NA-

* -5 & -3 Years Total Returns are annualised

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Index Description	Curr	Close Value Apr-11	Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	10 Yrs	36 M
			Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Europe REITS	GBP	979.66	61,115.79	70.30	0.00	-NA-	-NA-	-3.54	-3.75	19.58	3.43	3.43	10.19	-NA-	28.84
Europe Non-REITS	GBP	1,080.58	25,814.95	29.70	0.00	-NA-	-NA-	-6.08	-5.45	27.60	2.45	2.45	6.39	-NA-	35.68
Austria Non-REITs Index	GBP	464.63	1,874.47	2.16	0.00	-NA-	-NA-	-NA-	-17.47	42.10	2.53	2.53	15.28	-NA-	-NA-
Belgium REITs Index	GBP	1,020.01	2,914.82	3.35	0.00	-NA-	-NA-	-NA-	-1.39	9.68	0.82	0.82	9.18	-NA-	-NA-
Finland Non-REITs Index	GBP	1,029.85	1,706.19	1.96	0.00	-NA-	-NA-	-NA-	-0.99	27.55	-0.80	-0.80	5.91	-NA-	-NA-
France REITs Index	GBP	1,298.23	22,966.98	26.42	0.00	-NA-	-NA-	-NA-	3.81	22.71	2.46	2.46	11.56	-NA-	-NA-
Germany REITs Index	GBP	884.21	681.44	0.78	0.00	-NA-	-NA-	-NA-	-1.19	28.90	9.59	9.59	5.78	-NA-	-NA-
Germany Non-REITs Index	GBP	517.84	3,952.35	4.55	0.00	-NA-	-NA-	-NA-	-5.85	31.31	2.42	2.42	2.42	-NA-	-NA-
Greece REITs Index	GBP	531.20	97.66	0.11	0.00	-NA-	-NA-	-NA-	-6.02	9.32	-6.54	-6.54	4.68	-NA-	-NA-
Greece Non-REITs Index	GBP	204.07	44.28	0.05	0.00	-NA-	-NA-	-NA-	-45.21	-24.18	1.54	1.54	0.62	-NA-	-NA-
Italy REITs Index	GBP	716.61	172.98	0.18	0.00	-NA-	-NA-	-NA-	-NA-	24.55	5.52	5.52	16.13	-NA-	-NA-
Italy Non-REITs Index	GBP	528.83	650.93	0.75	0.00	-NA-	-NA-	-NA-	-4.26	19.07	4.65	4.65	25.29	-NA-	-NA-
Netherlands REITs Index	GBP	1,006.63	8,103.05	9.32	0.00	-NA-	-NA-	-NA-	-3.25	14.64	-1.86	-1.86	3.24	-NA-	-NA-
Netherlands Non-REITs Index	GBP	1,128.46	772.87	0.89	0.00	-NA-	-NA-	-NA-	-NA-	31.64	23.50	23.50	32.51	-NA-	-NA-
Norway Non-REITs Index	GBP	210.56	604.81	0.70	0.00	-NA-	-NA-	-NA-	-34.62	-7.40	5.97	5.97	6.66	-NA-	-NA-
Sweden Non-REITs Index	GBP	1,331.06	5,792.31	6.66	0.00	-NA-	-NA-	-NA-	14.75	55.04	1.75	1.75	1.93	-NA-	-NA-
Switzerland Non-REITs Index	GBP	1,843.05	5,333.22	6.14	0.00	-NA-	-NA-	-NA-	18.43	36.96	2.98	2.98	5.58	-NA-	-NA-
Spain Non-REITs	GBP	628.55	231.98	0.27	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-3.30	-3.30	45.33	-NA-	-NA-
UK REITs	GBP	416.49	26,178.85	30.11	0.00	-NA-	-NA-	-NA-	-11.82	19.22	6.40	6.40	11.50	-NA-	33.11
UK Non-REITs	GBP	294.31	4,851.54	5.58	0.00	-NA-	-NA-	-NA-	-16.57	1.74	0.67	0.67	5.62	-NA-	37.34
Israel Non-REITs	GBP	887.25	609.53	11.32	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-4.31	-4.31	-2.13	-NA-	-NA-
Canada REITs Index	GBP	1,347.79	18,883.37	77.68	0.00	-NA-	-NA-	-NA-	12.68	19.52	-2.62	-2.62	8.79	-NA-	-NA-
Canada Non-REITs Index	GBP	918.71	5,426.16	22.32	0.00	-NA-	-NA-	-NA-	3.91	13.07	6.40	6.40	4.92	-NA-	-NA-
United States REITs Index	GBP	874.52	218,529.65	98.95	0.00	-NA-	-NA-	-NA-	2.67	8.64	1.45	1.45	4.52	-NA-	-NA-
United States Non-REITs Index	GBP	831.26	2,315.72	1.05	0.00	-NA-	-NA-	-NA-	-5.95	2.69	-2.86	-2.86	-5.34	-NA-	-NA-

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Index Description	Curr	Close Value Apr-11	Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
			Apr-11	Apr-11	Apr-11	Apr-11	Apr-11	Apr-11	Apr-11	Apr-11	Apr-11	Apr-11	Apr-11	Apr-11	Apr-11
Global REITs	JPY	685.71	50,482,885.21	71.76	0.00	-NA-	-NA-	-9.20	-13.50	3.78	3.30	3.30	11.06	-NA-	34.78
Global Non-REITs	JPY	819.77	19,863,986.53	28.24	0.00	-NA-	-NA-	-7.31	-15.01	-3.12	0.51	0.51	-1.69	-NA-	36.15
Global ex Asia REITs	JPY	695.84	40,402,020.35	57.43	0.00	-NA-	-NA-	-8.73	-11.88	4.82	3.48	3.48	12.87	-NA-	37.80
Global ex Asia Non-REITs	JPY	610.41	4,623,975.96	6.57	0.00	-NA-	-NA-	-12.56	-16.84	14.38	4.47	4.47	11.77	-NA-	38.24
Global ex Europe REITs	JPY	710.92	42,211,652.37	60.01	0.00	-NA-	-NA-	-8.47	-12.77	2.18	2.90	2.90	9.89	-NA-	35.77
Global ex Europe Non-REITs	JPY	874.69	16,370,266.17	23.27	0.00	-NA-	-NA-	-6.17	-14.59	-6.88	-0.27	-0.27	-4.33	-NA-	37.22
Global ex US REITs	JPY	669.39	20,907,717.66	29.72	0.00	-NA-	-NA-	-10.41	-16.42	5.96	3.22	3.22	10.58	-NA-	30.24
Global ex US Non-REITs	JPY	822.04	19,550,583.10	27.79	0.00	-NA-	-NA-	-7.25	-14.90	-3.12	0.54	0.54	-1.80	-NA-	36.41
Asia REITs	JPY	652.16	10,080,864.86	39.81	0.00	-NA-	-NA-	-10.89	-18.85	-0.12	2.57	2.57	4.44	-NA-	29.61
Asia Non-REITs	JPY	877.28	15,240,010.56	60.19	0.00	-NA-	-NA-	-6.11	-14.73	-7.61	-0.63	-0.63	-5.25	-NA-	37.76
Australia REITs Index	JPY	517.80	6,063,002.40	23.94	0.00	-NA-	-NA-	-NA-	-24.64	-2.55	3.83	3.83	9.45	-NA-	-NA-
Hong Kong REITs Index	JPY	1,082.67	682,229.20	2.69	0.00	-NA-	-NA-	-NA-	-0.07	9.59	-1.67	-1.67	0.81	-NA-	-NA-
Hong Kong Non-REITs Index	JPY	1,227.66	9,063,049.24	35.79	0.00	-NA-	-NA-	-NA-	-10.10	-NA-	-1.66	-1.66	-2.28	-NA-	-NA-
Japan REITs Index	JPY	685.50	2,062,492.78	8.15	0.00	-NA-	-NA-	-NA-	-12.46	3.77	0.96	0.96	-6.28	-NA-	-NA-
Japan Non-REITs Index	JPY	508.43	4,069,930.67	16.07	0.00	-NA-	-NA-	-NA-	-20.20	-18.44	0.14	0.14	-11.92	-NA-	-NA-
New Zealand REITs Index	JPY	815.57	65,631.60	0.26	0.00	-NA-	-NA-	-NA-	-12.42	-2.72	6.75	6.75	6.51	-NA-	-NA-
Singapore REITs Index	JPY	1,048.47	1,207,508.88	4.77	0.00	-NA-	-NA-	-NA-	-11.62	1.69	1.41	1.41	2.12	-NA-	-NA-
Singapore Non-REITs Index	JPY	1,125.47	2,046,044.74	8.08	0.00	-NA-	-NA-	-NA-	-16.70	-6.30	2.74	2.74	-3.65	-NA-	-NA-

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Price Return			Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Europe REITS	JPY	1,471.50	8,271,232.84	70.30	0.00	-NA-	-NA-	-11.45	-16.46	12.47	5.36	5.36	17.44	-NA-	35.01
Europe Non-REITS	JPY	1,623.09	3,493,720.36	29.70	0.00	-NA-	-NA-	-13.78	-17.94	20.01	4.37	4.37	13.39	-NA-	39.22
Austria Non-REITs Index	JPY	381.21	253,685.65	2.16	0.00	-NA-	-NA-	-NA-	-28.37	33.65	4.45	4.45	22.86	-NA-	-NA-
Belgium REITs Index	JPY	836.86	394,483.08	3.35	0.00	-NA-	-NA-	-NA-	-14.41	3.16	2.71	2.71	16.37	-NA-	-NA-
Finland Non-REITs Index	JPY	844.93	230,910.26	1.96	0.00	-NA-	-NA-	-NA-	-14.06	19.97	1.05	1.05	12.88	-NA-	-NA-
France REITs Index	JPY	1,065.13	3,108,284.35	26.42	0.00	-NA-	-NA-	-NA-	-9.90	15.41	4.38	4.38	18.90	-NA-	-NA-
Germany REITs Index	JPY	725.44	92,224.46	0.78	0.00	-NA-	-NA-	-NA-	-14.24	21.23	11.64	11.64	12.74	-NA-	-NA-
Germany Non-REITs Index	JPY	424.86	534,899.84	4.55	0.00	-NA-	-NA-	-NA-	-18.28	23.50	4.33	4.33	9.16	-NA-	-NA-
Greece REITs Index	JPY	435.82	13,217.57	0.11	0.00	-NA-	-NA-	-NA-	-18.43	2.81	-4.79	-4.79	11.57	-NA-	-NA-
Greece Non-REITs Index	JPY	167.43	5,992.99	0.05	0.00	-NA-	-NA-	-NA-	-52.45	-28.69	3.44	3.44	7.24	-NA-	-NA-
Italy REITs Index	JPY	587.94	23,410.35	23.95	0.00	-NA-	-NA-	-NA-	-NA-	17.15	7.49	7.49	23.77	-NA-	-NA-
Italy Non-REITs Index	JPY	433.88	88,094.78	0.75	0.00	-NA-	-NA-	-NA-	-16.90	11.99	6.61	6.61	33.53	-NA-	-NA-
Netherlands REITs Index	JPY	825.89	1,096,643.20	9.32	0.00	-NA-	-NA-	-NA-	-16.02	7.82	-0.02	-0.02	10.04	-NA-	-NA-
Netherlands Non-REITs Index	JPY	925.84	104,597.70	0.89	0.00	-NA-	-NA-	-NA-	-NA-	23.81	25.81	25.81	41.23	-NA-	-NA-
Norway Non-REITs Index	JPY	172.76	81,853.61	0.70	0.00	-NA-	-NA-	-NA-	-43.25	-12.90	7.95	7.95	13.68	-NA-	-NA-
Sweden Non-REITs Index	JPY	1,092.06	783,914.07	6.66	0.00	-NA-	-NA-	-NA-	-0.41	45.82	3.66	3.66	8.64	-NA-	-NA-
Switzerland Non-REITs Index	JPY	1,512.12	721,782.02	6.14	0.00	-NA-	-NA-	-NA-	2.79	28.81	4.90	4.90	12.52	-NA-	-NA-
Spain Non-REITs	JPY	515.69	31,395.94	0.27	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-1.49	-1.49	54.89	-NA-	-NA-
UK REITs	JPY	281.38	3,542,969.84	30.11	0.00	-NA-	-NA-	-NA-	-23.46	12.13	8.39	8.39	18.84	-NA-	40.42
UK Non-REITs	JPY	198.84	656,593.51	5.58	0.00	-NA-	-NA-	-NA-	-27.59	-4.31	2.56	2.56	12.57	-NA-	43.45
Israel Non-REITs	JPY	882.81	82,491.93	1532.05	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-2.52	-2.52	4.31	-NA-	-NA-
Canada REITs Index	JPY	1,105.78	2,555,619.96	77.68	0.00	-NA-	-NA-	-NA-	-2.20	12.41	-0.80	-0.80	15.95	-NA-	-NA-
Canada Non-REITs Index	JPY	753.75	734,360.26	22.32	0.00	-NA-	-NA-	-NA-	-9.81	6.34	8.39	8.39	11.82	-NA-	-NA-
United States REITs Index	JPY	717.50	29,575,167.55	98.95	0.00	-NA-	-NA-	-NA-	-10.88	2.18	3.35	3.35	11.39	-NA-	-NA-
United States Non-REITs Index	JPY	682.00	313,403.42	1.05	0.00	-NA-	-NA-	-NA-	-18.37	-3.42	-1.04	-1.04	0.88	-NA-	-NA-

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			Ccy (m)	(%) Weight											
			Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD		
Global REITs	AUD	517.22	568,526.63	97.29	0.00	-NA-	-NA-	-NA-	-NA-	2.28	-0.29	-0.29	3.98	-NA-	-NA-
Global Non-REITs	AUD	618.34	223,703.64	38.28	0.00	-NA-	-NA-	-NA-	-NA-	-4.52	-2.98	-2.98	-7.95	-NA-	-NA-
Global ex Asia REITs	AUD	524.86	454,998.25	77.86	0.00	-NA-	-NA-	-NA-	-NA-	3.30	-0.12	-0.12	5.67	-NA-	-NA-
Global ex Asia Non-REITs	AUD	460.42	52,074.15	8.91	0.00	-NA-	-NA-	-NA-	-NA-	12.72	0.84	0.84	4.64	-NA-	-NA-
Global ex Europe REITs	AUD	536.24	475,377.91	81.35	0.00	-NA-	-NA-	-NA-	-NA-	0.70	-0.67	-0.67	2.88	-NA-	-NA-
Global ex Europe Non-REITs	AUD	659.77	184,358.17	31.55	0.00	-NA-	-NA-	-NA-	-NA-	-8.23	-3.74	-3.74	-10.42	-NA-	-NA-
Global ex US REITs	AUD	504.91	235,457.90	40.29	0.00	-NA-	-NA-	-NA-	-NA-	4.43	-0.37	-0.37	3.53	-NA-	-NA-
Global ex US Non-REITs	AUD	620.05	220,174.17	37.68	0.00	-NA-	-NA-	-NA-	-NA-	-4.53	-2.95	-2.95	-8.06	-NA-	-NA-
Asia REITs	AUD	491.92	113,528.38	53.97	0.00	-NA-	-NA-	-NA-	-NA-	-1.56	-1.00	-1.00	-2.21	-NA-	-NA-
Asia Non-REITs	AUD	661.72	171,629.49	81.59	0.00	-NA-	-NA-	-NA-	-NA-	-8.95	-4.08	-4.08	-11.29	-NA-	-NA-
Australia REITs Index	AUD	436.10	68,280.14	32.46	0.00	-NA-	-NA-	-NA-	-NA-	-3.96	0.22	0.22	2.47	-NA-	-NA-
Hong Kong REITs Index	AUD	816.64	7,683.11	3.65	0.00	-NA-	-NA-	-NA-	-NA-	8.00	-5.09	-5.09	-5.62	-NA-	-NA-
Hong Kong Non-REITs Index	AUD	926.00	102,065.97	48.52	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-5.08	-5.08	-8.51	-NA-	-NA-
Japan REITs Index	AUD	601.67	23,227.32	11.04	0.00	-NA-	-NA-	-NA-	-NA-	2.27	-2.55	-2.55	-12.25	-NA-	-NA-
Japan Non-REITs Index	AUD	446.26	45,834.62	21.79	0.00	-NA-	-NA-	-NA-	-NA-	-19.62	-3.34	-3.34	-17.53	-NA-	-NA-
New Zealand REITs Index	AUD	615.17	739.13	0.35	0.00	-NA-	-NA-	-NA-	-NA-	-4.13	3.04	3.04	-0.28	-NA-	-NA-
Singapore REITs Index	AUD	790.85	13,598.69	6.46	0.00	-NA-	-NA-	-NA-	-NA-	0.21	-2.11	-2.11	-4.39	-NA-	-NA-
Singapore Non-REITs Index	AUD	848.92	23,042.08	10.95	0.00	-NA-	-NA-	-NA-	-NA-	-7.66	-0.83	-0.83	-9.79	-NA-	-NA-

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT Global Developed REIT/Non-REIT Index Series - Index Performance

Price Return			Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Europe REITS	AUD	1,072.91	93,148.72	95.31	0.00	-NA-	-NA-	-NA-	-NA-	10.84	1.70	1.70	9.95	-NA-	-NA-
Europe Non-REITS	AUD	1,183.44	39,345.47	40.26	0.00	-NA-	-NA-	-NA-	-NA-	18.27	0.74	0.74	6.16	-NA-	-NA-
Austria Non-REITs Index	AUD	287.54	2,856.95	2.92	0.00	-NA-	-NA-	-NA-	-NA-	31.71	0.82	0.82	15.03	-NA-	-NA-
Belgium REITs Index	AUD	631.23	4,442.58	4.55	0.00	-NA-	-NA-	-NA-	-NA-	1.66	-0.86	-0.86	8.95	-NA-	-NA-
France REITs Index	AUD	803.41	35,004.78	35.82	0.00	-NA-	-NA-	-NA-	-NA-	13.74	0.75	0.75	11.32	-NA-	-NA-
Finland Non-REITs Index	AUD	637.32	2,600.46	2.66	0.00	-NA-	-NA-	-NA-	-NA-	18.23	-2.46	-2.46	5.68	-NA-	-NA-
Germany REITs Index	AUD	547.19	1,038.61	1.06	0.00	-NA-	-NA-	-NA-	-NA-	19.47	7.75	7.75	5.56	-NA-	-NA-
Germany Non-REITs Index	AUD	320.46	6,023.92	6.16	0.00	-NA-	-NA-	-NA-	-NA-	21.71	0.70	0.70	2.20	-NA-	-NA-
Greece REITs Index	AUD	328.73	148.85	0.15	0.00	-NA-	-NA-	-NA-	-NA-	1.32	-8.10	-8.10	4.45	-NA-	-NA-
Greece Non-REITs Index	AUD	126.29	67.49	0.07	0.00	-NA-	-NA-	-NA-	-NA-	-29.72	-0.15	-0.15	0.41	-NA-	-NA-
Italy REITs Index	AUD	443.47	263.64	0.27	0.00	-NA-	-NA-	-NA-	-NA-	15.44	3.76	3.76	15.88	-NA-	-NA-
Italy Non-REITs Index	AUD	327.27	992.10	1.02	0.00	-NA-	-NA-	-NA-	-NA-	10.37	2.90	2.90	25.02	-NA-	-NA-
Netherlands REITs Index	AUD	622.96	12,350.14	12.64	0.00	-NA-	-NA-	-NA-	-NA-	6.26	-3.50	-3.50	3.02	-NA-	-NA-
Netherlands Non-REITs Index	AUD	698.35	1,177.96	0.89	0.00	-NA-	-NA-	-NA-	-NA-	22.01	21.44	21.44	32.23	-NA-	-NA-
Norway Non-REITs Index	AUD	130.31	921.82	0.94	0.00	-NA-	-NA-	-NA-	-NA-	-14.17	4.21	4.21	6.44	-NA-	-NA-
Sweden Non-REITs Index	AUD	823.73	8,828.26	9.03	0.00	-NA-	-NA-	-NA-	-NA-	43.71	0.05	0.05	1.72	-NA-	-NA-
Switzerland Non-REITs Index	AUD	1,140.57	8,128.54	8.32	0.00	-NA-	-NA-	-NA-	-NA-	26.95	1.26	1.26	5.35	-NA-	-NA-
Spain Non-REITs	AUD	388.98	353.57	0.27	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-4.91	-4.91	45.02	-NA-	-NA-
UK REITs	AUD	212.24	39,900.11	40.83	0.00	-NA-	-NA-	-NA-	-NA-	10.50	4.62	4.62	11.26	-NA-	-NA-
UK Non-REITs	AUD	149.98	7,394.40	7.57	0.00	-NA-	-NA-	-NA-	-NA-	-5.70	-1.01	-1.01	5.40	-NA-	-NA-
Israel Non-REITs	AUD	620.37	929.01	17.25	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-5.90	-5.90	-2.33	-NA-	-NA-
Canada REITs Index	AUD	834.08	28,780.80	105.31	0.00	-NA-	-NA-	-NA-	-NA-	10.79	-4.25	-4.25	8.56	-NA-	-NA-
Canada Non-REITs Index	AUD	568.54	8,270.20	30.26	0.00	-NA-	-NA-	-NA-	-NA-	4.80	4.62	4.62	4.70	-NA-	-NA-
United States REITs Index	AUD	541.20	333,068.73	134.15	0.00	-NA-	-NA-	-NA-	-NA-	0.69	-0.24	-0.24	4.30	-NA-	-NA-
United States Non-REITs Index	AUD	514.42	3,529.48	1.42	0.00	-NA-	-NA-	-NA-	-NA-	-4.82	-4.48	-4.48	-5.55	-NA-	-NA-

* -5 & -3 Years Total Returns are annualised

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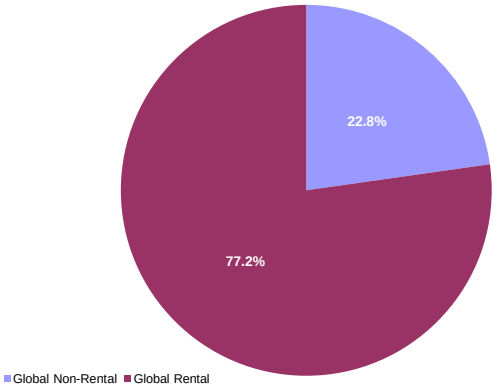
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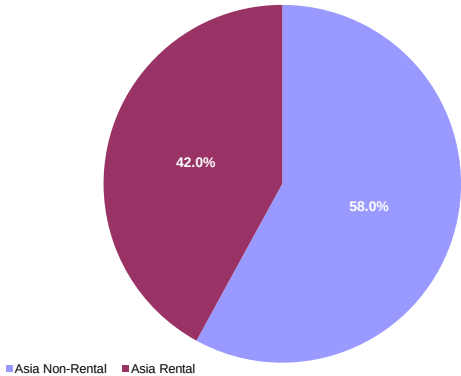
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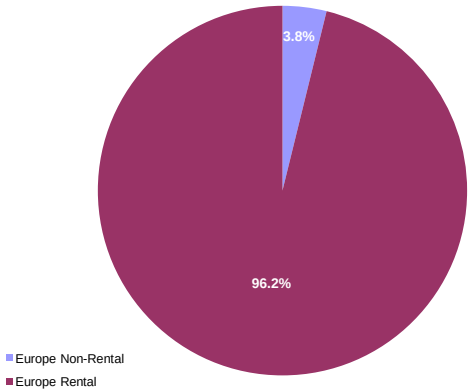
Graph 27: Global Developed Investment Focus Market Cap Breakdown



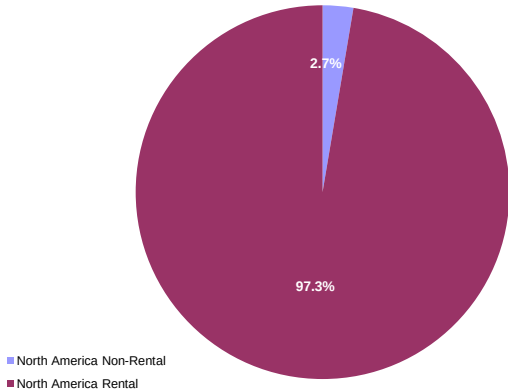
Graph 28: Asia Developed Investment Focus Market Cap Breakdown



Graph 29: Europe Developed Investment Focus Market Cap Breakdown



Graph 30: North America Developed Investment Focus Market Cap Breakdown



FTSE EPRA/NAREIT Developed Investment Focus Index Series - Index Performance

Gross Total Return			Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Global Non-Rental	EUR	922.43	132,990.96	22.76	2.32	-NA-	-NA-	-3.19	-6.84	-3.00	-2.85	-2.85	-12.20	-NA-	-NA-
Global Rental	EUR	1,015.52	451,389.19	77.24	3.87	-NA-	-NA-	-0.74	1.86	13.94	1.47	1.47	1.29	-NA-	-NA-
Asia Non-Rental	EUR	995.89	121,932.78	57.97	2.30	-NA-	-NA-	-1.56	-5.43	-4.13	-3.02	-3.02	-13.35	-NA-	-NA-
Asia Rental	EUR	986.87	88,410.86	42.03	4.91	-NA-	-NA-	-0.60	-1.10	12.18	0.69	0.69	-5.60	-NA-	-NA-
Asia ex Australia Non-Rental	EUR	1,019.21	111,581.65	53.05	1.96	-NA-	-NA-	-1.25	-4.81	-4.80	-3.51	-3.51	-14.45	-NA-	-NA-
Asia ex Australia Rental	EUR	1,357.67	47,889.26	22.77	3.96	-NA-	-NA-	4.50	8.69	16.52	0.40	0.40	-9.99	-NA-	-NA-
Australia Non-Rental	EUR	650.84	10,351.13	4.92	5.94	-NA-	-NA-	-8.35	-16.67	4.11	2.62	2.62	0.73	-NA-	-NA-
Australia Rental	EUR	713.16	40,521.60	19.26	6.04	-NA-	-NA-	-6.10	-10.47	7.70	1.03	1.03	-0.09	-NA-	-NA-
Hong Kong Non-Rental	EUR	1,504.55	64,147.10	30.50	2.29	-NA-	-NA-	5.22	-0.45	0.80	-4.93	-4.93	-11.89	-NA-	-NA-
Hong Kong Rental	EUR	1,909.08	16,808.13	7.99	2.82	-NA-	-NA-	10.91	21.43	27.48	1.12	1.12	-6.91	-NA-	-NA-
Japan Non-Rental	EUR	646.40	32,358.94	15.38	1.28	-NA-	-NA-	-8.65	-10.80	-14.82	-2.48	-2.48	-19.91	-NA-	-NA-
Japan Rental	EUR	1,020.74	18,583.86	8.84	4.26	-NA-	-NA-	-0.43	1.70	12.37	-0.39	-0.39	-14.46	-NA-	-NA-
Europe Non-Rental	EUR	563.23	3,754.25	3.84	1.86	-NA-	-NA-	-14.41	-15.64	9.13	1.44	1.44	5.04	-NA-	-NA-
Europe Rental	EUR	902.00	93,978.67	96.16	4.08	-NA-	-NA-	-4.49	-3.01	24.83	3.69	3.69	6.71	-NA-	-NA-
UK Non-Rental	EUR	307.31	1,488.72	1.52	1.27	-NA-	-NA-	-21.93	-26.26	-18.58	1.07	1.07	-0.81	-NA-	-NA-
UK Rental	EUR	544.82	33,397.57	34.17	3.51	-NA-	-NA-	-13.40	-11.88	20.02	5.48	5.48	8.29	-NA-	-NA-
North America Non-Rental	EUR	346.58	7,303.94	2.65	2.86	-NA-	-NA-	-19.71	-29.25	11.53	-2.12	-2.12	1.69	-NA-	-NA-
North America Rental	EUR	1,085.82	268,314.39	97.35	3.45	-NA-	-NA-	0.95	5.32	10.96	0.99	0.99	1.97	-NA-	-NA-
United States Non-Rental	EUR	346.58	7,303.94	2.65	2.86	-NA-	-NA-	-19.71	-29.25	11.53	-2.12	-2.12	1.69	-NA-	-NA-
United States Rental	EUR	1,052.86	240,984.11	87.43	3.27	-NA-	-NA-	0.29	4.47	9.85	1.20	1.20	1.56	-NA-	-NA-

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT Developed Investment Focus Index Series - Index Performance

Gross Total Return			Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Global Non-Rental	USD	1,160.20	197,304.25	22.76	2.32	-NA-	-NA-	0.03	-8.33	8.23	1.56	1.56	-2.90	-NA-	-NA-
Global Rental	USD	1,277.28	669,677.16	77.24	3.87	-NA-	-NA-	2.56	0.24	27.13	6.08	6.08	12.02	-NA-	-NA-
Global ex Australia Non-Rental in AUS\$ Hedged	USD	-	181,947.41	31.14	0.00	-NA-	-NA-	-NA-	-NA-	-100.00	-NA-	-NA-	-100.00	-NA-	-NA-
Global ex Australia Rental in AUS\$ Hedged	USD	-	609,559.66	104.31	0.00	-NA-	-NA-	-NA-	-NA-	-100.00	-NA-	-NA-	-100.00	-NA-	-NA-
Global ex Australia Non-Rental in AUS\$ Unhedged	USD	1,095.01	181,947.41	31.14	2.01	-NA-	-NA-	-NA-	-7.88	33.81	1.11	1.11	31.50	-NA-	-NA-
Global ex Australia Rental in AUS\$ Unhedged	USD	1,251.74	609,559.66	104.31	3.65	-NA-	-NA-	-NA-	1.76	59.00	6.13	6.13	53.56	-NA-	-NA-
Asia Non-Rental	USD	1,252.64	180,898.43	57.97	2.30	-NA-	-NA-	1.71	-6.94	6.97	1.39	1.39	-4.17	-NA-	-NA-
Asia Rental	USD	1,241.36	131,165.60	42.03	4.91	-NA-	-NA-	2.71	-2.68	25.17	5.27	5.27	4.41	-NA-	-NA-
Asia ex Australia Non-Rental	USD	1,281.90	165,541.58	53.05	1.96	-NA-	-NA-	2.03	-6.33	6.21	0.87	0.87	-5.40	-NA-	-NA-
Asia ex Australia Rental	USD	1,707.67	71,048.10	22.77	3.96	-NA-	-NA-	7.98	6.95	30.01	4.97	4.97	-0.46	-NA-	-NA-
Australia Non-Rental	USD	819.28	15,356.85	4.92	5.94	-NA-	-NA-	-5.29	-17.99	16.18	7.28	7.28	11.39	-NA-	-NA-
Australia Rental	USD	897.09	60,117.50	19.26	6.04	-NA-	-NA-	-2.97	-11.90	20.17	5.62	5.62	10.51	-NA-	-NA-
Hong Kong Non-Rental	USD	1,892.21	95,168.09	30.50	2.29	-NA-	-NA-	8.72	-2.04	12.47	-0.61	-0.61	-2.56	-NA-	-NA-
Hong Kong Rental	USD	2,401.02	24,936.40	7.99	2.82	-NA-	-NA-	14.60	19.49	42.23	5.71	5.71	2.94	-NA-	-NA-
Japan Non-Rental	USD	813.11	48,007.44	15.38	1.28	-NA-	-NA-	-5.60	-12.22	-4.96	1.95	1.95	-11.43	-NA-	-NA-
Japan Rental	USD	1,283.99	27,570.86	8.84	4.26	-NA-	-NA-	2.88	0.07	25.38	4.14	4.14	-5.40	-NA-	-NA-
Europe Non-Rental	USD	708.57	5,569.77	3.84	1.86	-NA-	-NA-	-11.56	-16.98	21.76	6.05	6.05	16.17	-NA-	-NA-
Europe Rental	USD	1,134.28	139,425.96	96.16	4.08	-NA-	-NA-	-1.31	-4.56	39.27	8.40	8.40	18.01	-NA-	-NA-
UK Non-Rental	USD	386.43	2,208.66	1.52	1.27	-NA-	-NA-	-19.34	-27.44	-9.16	5.66	5.66	9.69	-NA-	-NA-
UK Rental	USD	685.39	49,548.35	34.17	3.51	-NA-	-NA-	-10.52	-13.28	33.92	10.27	10.27	19.75	-NA-	-NA-
North America Non-Rental	USD	435.55	10,836.06	2.65	2.86	-NA-	-NA-	-17.05	-30.39	24.42	2.33	2.33	12.45	-NA-	-NA-
North America Rental	USD	1,365.77	398,068.94	97.35	3.45	-NA-	-NA-	4.31	3.64	23.82	5.58	5.58	12.77	-NA-	-NA-
United States Non-Rental	USD	435.55	10,836.06	2.65	2.86	-NA-	-NA-	-17.05	-30.39	24.42	2.33	2.33	12.45	-NA-	-NA-
United States Rental	USD	1,324.32	357,521.98	87.43	3.27	-NA-	-NA-	3.63	2.81	22.57	5.80	5.80	12.32	-NA-	-NA-

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Gross Total Return			Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Global Non-Rental	GBP	1,121.01	118,291.79	22.76	2.32	-NA-	-NA-	1.77	-2.93	-0.68	-2.39	-2.39	-8.86	-NA-	-NA-
Global Rental	GBP	1,234.14	401,498.24	77.24	3.87	-NA-	-NA-	4.34	6.14	16.66	1.95	1.95	5.15	-NA-	-NA-
Asia Non-Rental	GBP	1,210.33	108,455.84	57.97	2.30	-NA-	-NA-	3.48	-1.45	-1.84	-2.56	-2.56	-10.05	-NA-	-NA-
Asia Rental	GBP	1,199.43	78,639.03	42.03	4.91	-NA-	-NA-	4.49	3.05	14.86	1.16	1.16	-2.00	-NA-	-NA-
Asia ex Australia Non-Rental	GBP	1,238.60	99,248.80	53.05	1.96	-NA-	-NA-	3.80	-0.81	-2.53	-3.06	-3.06	-11.20	-NA-	-NA-
Asia ex Australia Rental	GBP	1,649.99	42,596.18	22.77	3.96	-NA-	-NA-	9.85	13.25	19.31	0.88	0.88	-6.56	-NA-	-NA-
Australia Non-Rental	GBP	791.60	9,207.04	4.92	5.94	-NA-	-NA-	-3.64	-13.15	6.62	3.10	3.10	4.56	-NA-	-NA-
Australia Rental	GBP	866.78	36,042.85	19.26	6.04	-NA-	-NA-	-1.29	-6.71	10.28	1.51	1.51	3.73	-NA-	-NA-
Hong Kong Non-Rental	GBP	1,828.30	57,057.08	30.50	2.29	-NA-	-NA-	10.60	3.73	3.21	-4.48	-4.48	-8.54	-NA-	-NA-
Hong Kong Rental	GBP	2,319.91	14,950.37	7.99	2.82	-NA-	-NA-	16.59	26.53	30.52	1.59	1.59	-3.38	-NA-	-NA-
Japan Non-Rental	GBP	785.64	28,782.38	15.38	1.28	-NA-	-NA-	-3.97	-7.05	-12.78	-2.02	-2.02	-16.86	-NA-	-NA-
Japan Rental	GBP	1,240.61	16,529.83	8.84	4.26	-NA-	-NA-	4.67	5.97	15.06	0.08	0.08	-11.20	-NA-	-NA-
Europe Non-Rental	GBP	684.63	3,339.30	3.84	1.86	-NA-	-NA-	-10.03	-12.09	11.74	1.91	1.91	9.04	-NA-	-NA-
Europe Rental	GBP	1,095.97	83,591.44	96.16	4.08	-NA-	-NA-	0.40	1.06	27.80	4.18	4.18	10.78	-NA-	-NA-
UK Non-Rental	GBP	373.38	1,324.18	1.52	1.27	-NA-	-NA-	-17.94	-23.17	-16.64	1.54	1.54	2.97	-NA-	-NA-
UK Rental	GBP	662.24	29,706.22	34.17	3.51	-NA-	-NA-	-8.96	-8.17	22.89	5.98	5.98	12.41	-NA-	-NA-
North America Non-Rental	GBP	420.84	6,496.65	2.65	2.86	-NA-	-NA-	-15.61	-26.29	14.18	-1.66	-1.66	5.56	-NA-	-NA-
North America Rental	GBP	1,319.63	238,658.25	97.35	3.45	-NA-	-NA-	6.12	9.75	13.62	1.46	1.46	5.85	-NA-	-NA-
United States Non-Rental	GBP	420.84	6,496.65	2.65	2.86	-NA-	-NA-	-15.61	-26.29	14.18	-1.66	-1.66	5.56	-NA-	-NA-
United States Rental	GBP	1,279.58	214,348.73	87.43	3.27	-NA-	-NA-	5.43	8.87	12.48	1.68	1.68	5.43	-NA-	-NA-

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT Developed Investment Focus Index Series - Index Performance

Gross Total Return			Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Global Non-Rental	JPY	919.73	16,009,267.13	22.76	2.32	-NA-	-NA-	-6.58	-15.74	-6.59	-0.57	-0.57	-2.86	-NA-	-NA-
Global Rental	JPY	1,012.54	54,337,604.61	77.24	3.87	-NA-	-NA-	-4.22	-7.87	9.73	3.86	3.86	12.07	-NA-	-NA-
Asia Non-Rental	JPY	993.01	14,678,098.46	57.97	2.30	-NA-	-NA-	-5.01	-14.47	-7.68	-0.74	-0.74	-4.13	-NA-	-NA-
Asia Rental	JPY	984.07	10,642,776.97	42.03	4.91	-NA-	-NA-	-4.07	-10.56	8.03	3.06	3.06	4.45	-NA-	-NA-
Asia ex Australia Non-Rental	JPY	1,016.20	13,432,043.97	53.05	1.96	-NA-	-NA-	-4.71	-13.91	-8.33	-1.24	-1.24	-5.35	-NA-	-NA-
Asia ex Australia Rental	JPY	1,353.73	5,764,843.13	22.77	3.96	-NA-	-NA-	0.84	-1.70	12.21	2.76	2.76	-0.41	-NA-	-NA-
Australia Non-Rental	JPY	649.47	1,246,054.49	4.92	5.94	-NA-	-NA-	-11.54	-24.62	0.28	5.03	5.03	11.44	-NA-	-NA-
Australia Rental	JPY	711.15	4,877,933.84	19.26	6.04	-NA-	-NA-	-9.39	-19.03	3.72	3.41	3.41	10.56	-NA-	-NA-
Hong Kong Non-Rental	JPY	1,500.02	7,721,939.07	30.50	2.29	-NA-	-NA-	1.53	-9.97	-2.93	-2.70	-2.70	-2.52	-NA-	-NA-
Hong Kong Rental	JPY	1,903.36	2,023,339.37	7.99	2.82	-NA-	-NA-	7.03	9.82	22.76	3.49	3.49	2.98	-NA-	-NA-
Japan Non-Rental	JPY	644.58	3,895,323.75	15.38	1.28	-NA-	-NA-	-11.84	-19.32	-17.97	-0.19	-0.19	-11.39	-NA-	-NA-
Japan Rental	JPY	1,017.86	2,237,099.70	8.84	4.26	-NA-	-NA-	-3.92	-8.02	8.22	1.96	1.96	-5.36	-NA-	-NA-
Europe Non-Rental	JPY	561.71	451,931.03	3.84	1.86	-NA-	-NA-	-17.40	-23.70	5.09	3.82	3.82	16.22	-NA-	-NA-
Europe Rental	JPY	899.18	11,313,022.18	96.16	4.08	-NA-	-NA-	-7.83	-12.28	20.20	6.13	6.13	18.06	-NA-	-NA-
UK Non-Rental	JPY	306.34	179,210.40	1.52	1.27	-NA-	-NA-	-24.67	-33.31	-21.59	3.44	3.44	9.74	-NA-	-NA-
UK Rental	JPY	543.33	4,020,352.96	34.17	3.51	-NA-	-NA-	-16.43	-20.30	15.58	7.96	7.96	19.81	-NA-	-NA-
North America Non-Rental	JPY	345.27	879,237.64	2.65	2.86	-NA-	-NA-	-22.53	-36.03	7.39	0.18	0.18	12.50	-NA-	-NA-
North America Rental	JPY	1,082.69	32,299,313.54	97.35	3.45	-NA-	-NA-	-2.58	-4.74	6.87	3.36	3.36	12.81	-NA-	-NA-
United States Non-Rental	JPY	345.27	879,237.64	2.65	2.86	-NA-	-NA-	-22.53	-36.03	7.39	0.18	0.18	12.50	-NA-	-NA-
United States Rental	JPY	1,049.83	29,009,333.33	87.43	3.27	-NA-	-NA-	-3.22	-5.51	5.79	3.58	3.58	12.36	-NA-	-NA-

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FTSE EPRA/NAREIT Developed Investment Focus Index Series - Index Performance

Gross Total Return			Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Global Non-Rental	AUD	693.74	180,292.68	30.85	2.32	-NA-	-NA-	-NA-	-NA-	-7.94	-4.02	-4.02	-9.05	-NA-	-NA-
Global Rental	AUD	763.75	611,937.59	104.72	3.87	-NA-	-NA-	-NA-	-NA-	8.14	0.25	0.25	4.93	-NA-	-NA-
Asia Non-Rental	AUD	749.01	165,301.37	78.59	2.30	-NA-	-NA-	-NA-	-NA-	-9.01	-4.19	-4.19	-10.24	-NA-	-NA-
Asia Rental	AUD	742.27	119,856.50	56.98	4.91	-NA-	-NA-	-NA-	-NA-	6.47	-0.53	-0.53	-2.20	-NA-	-NA-
Asia ex Australia Non-Rental	AUD	766.51	151,268.59	71.91	1.96	-NA-	-NA-	-NA-	-NA-	-9.66	-4.68	-4.68	-11.39	-NA-	-NA-
Asia ex Australia Rental	AUD	1,021.10	64,922.34	30.86	3.96	-NA-	-NA-	-NA-	-NA-	10.58	-0.81	-0.81	-6.76	-NA-	-NA-
Australia Non-Rental	AUD	489.88	14,032.78	6.67	5.94	-NA-	-NA-	-NA-	-NA-	-1.18	1.38	1.38	4.33	-NA-	-NA-
Australia Rental	AUD	536.41	54,934.17	26.12	6.04	-NA-	-NA-	-NA-	-NA-	2.22	-0.19	-0.19	3.51	-NA-	-NA-
Hong Kong Non-Rental	AUD	1,131.44	86,962.70	41.34	2.29	-NA-	-NA-	-NA-	-NA-	-4.34	-6.08	-6.08	-8.73	-NA-	-NA-
Hong Kong Rental	AUD	1,435.68	22,786.38	10.83	2.82	-NA-	-NA-	-NA-	-NA-	20.98	-0.11	-0.11	-3.58	-NA-	-NA-
Japan Non-Rental	AUD	486.19	43,868.24	20.86	1.28	-NA-	-NA-	-NA-	-NA-	-19.16	-3.66	-3.66	-17.04	-NA-	-NA-
Japan Rental	AUD	767.75	25,193.70	11.98	4.26	-NA-	-NA-	-NA-	-NA-	6.65	-1.59	-1.59	-11.39	-NA-	-NA-
Europe Non-Rental	AUD	423.69	5,089.54	5.21	1.86	-NA-	-NA-	-NA-	-NA-	3.57	0.21	0.21	8.81	-NA-	-NA-
Europe Rental	AUD	678.24	127,404.65	130.36	4.08	-NA-	-NA-	-NA-	-NA-	18.46	2.44	2.44	10.54	-NA-	-NA-
UK Non-Rental	AUD	231.07	2,018.23	2.07	1.27	-NA-	-NA-	-NA-	-NA-	-22.73	-0.16	-0.16	2.75	-NA-	-NA-
UK Rental	AUD	409.82	45,276.29	46.33	3.51	-NA-	-NA-	-NA-	-NA-	13.91	4.21	4.21	12.17	-NA-	-NA-
North America Non-Rental	AUD	260.43	9,901.77	3.59	2.86	-NA-	-NA-	-NA-	-NA-	5.83	-3.30	-3.30	5.33	-NA-	-NA-
North America Rental	AUD	816.66	363,747.43	131.98	3.45	-NA-	-NA-	-NA-	-NA-	5.32	-0.23	-0.23	5.62	-NA-	-NA-
United States Non-Rental	AUD	260.43	9,901.77	3.59	2.86	-NA-	-NA-	-NA-	-NA-	5.83	-3.30	-3.30	5.33	-NA-	-NA-
United States Rental	AUD	791.87	326,696.43	118.53	3.27	-NA-	-NA-	-NA-	-NA-	4.26	-0.02	-0.02	5.20	-NA-	-NA-

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FTSE EPRA/NAREIT Developed Investment Focus Index Series - Index Performance

Price Return			Free	Free	Div	Total	Total	Total	Total	Total	Total	Total	Total	10 Yrs	36 M
			Float	Float											
		Close Value	Mkt Cap	Mkt Cap											
Index Description	Curr	Apr-11	Ccy (m)	(%) Weight	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vlty (%)	Vlty (%)
Global Non-Rental	EUR	817.57	132,990.96	22.76	0.00	-NA-	-NA-	-5.39	-9.20	-5.05	-2.99	-2.99	-12.68	-NA-	-NA-
Global Rental	EUR	792.31	451,389.19	77.24	0.00	-NA-	-NA-	-5.31	-3.24	9.31	1.10	1.10	0.02	-NA-	-NA-
Asia Non-Rental	EUR	892.34	121,932.78	57.97	0.00	-NA-	-NA-	-3.62	-7.68	-6.12	-3.17	-3.17	-13.82	-NA-	-NA-
Asia Rental	EUR	732.08	88,410.86	42.03	0.00	-NA-	-NA-	-6.08	-7.00	6.79	0.43	0.43	-6.96	-NA-	-NA-
Asia ex Australia Non-Rental	EUR	931.56	111,581.65	53.05	0.00	-NA-	-NA-	-2.93	-6.75	-6.49	-3.67	-3.67	-14.93	-NA-	29.91
Asia ex Australia Rental	EUR	1,070.51	47,889.26	22.77	0.00	-NA-	-NA-	-0.14	3.08	11.47	-0.07	-0.07	-11.28	-NA-	18.54
Australia Non-Rental	EUR	466.84	10,351.13	4.92	0.00	-NA-	-NA-	-14.16	-22.45	-1.86	2.62	2.62	0.23	-NA-	-NA-
Australia Rental	EUR	502.02	40,521.60	19.26	0.00	-NA-	-NA-	-12.16	-16.63	1.97	1.03	1.03	-1.55	-NA-	-NA-
Hong Kong Non-Rental	EUR	1,324.95	64,147.10	30.50	0.00	-NA-	-NA-	2.75	-3.06	-1.55	-5.13	-5.13	-12.41	-NA-	-NA-
Hong Kong Rental	EUR	1,560.00	16,808.13	7.99	0.00	-NA-	-NA-	6.70	16.32	23.18	0.97	0.97	-7.74	-NA-	-NA-
Japan Non-Rental	EUR	614.01	32,358.94	15.38	0.00	-NA-	-NA-	-9.54	-11.93	-15.89	-2.48	-2.48	-20.40	-NA-	-NA-
Japan Rental	EUR	809.17	18,583.86	8.84	0.00	-NA-	-NA-	-4.77	-3.62	7.14	-0.86	-0.86	-15.70	-NA-	-NA-
Europe Non-Rental	EUR	518.90	3,754.25	3.84	0.00	-NA-	-NA-	-15.69	-17.17	8.53	1.44	1.44	5.04	-NA-	-NA-
Europe Rental	EUR	723.01	93,978.67	96.16	0.00	-NA-	-NA-	-8.40	-7.67	19.32	2.70	2.70	5.03	-NA-	-NA-
UK Non-Rental	EUR	282.05	1,488.72	1.52	0.00	-NA-	-NA-	-23.26	-27.73	-19.28	1.06	1.06	-0.81	-NA-	-NA-
UK Rental	EUR	447.95	33,397.57	34.17	0.00	-NA-	-NA-	-16.62	-15.76	15.33	5.15	5.15	6.83	-NA-	-NA-
North America Non-Rental	EUR	262.79	7,303.94	2.65	0.00	-NA-	-NA-	-23.86	-33.79	7.12	-2.16	-2.16	0.86	-NA-	-NA-
North America Rental	EUR	852.08	268,314.39	97.35	0.00	-NA-	-NA-	-3.59	0.33	6.84	0.79	0.79	0.87	-NA-	-NA-
United States Non-Rental	EUR	262.79	7,303.94	2.65	0.00	-NA-	-NA-	-23.86	-33.79	7.12	-2.16	-2.16	0.86	-NA-	-NA-
United States Rental	EUR	833.45	240,984.11	87.43	0.00	-NA-	-NA-	-4.06	-0.26	5.98	1.03	1.03	0.53	-NA-	-NA-

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Index Description	Curr	Close Value Apr-11	Free Float Mkt Cap	Free Float Mkt Cap	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
			Ccy (m) Apr-11	(%) Weight Apr-11											
Global Non-Rental	USD	1,028.30	197,304.25	22.76	0.00	-NA-	-NA-	-2.24	-10.65	5.95	1.42	1.42	-3.44	-NA-	-NA-
Global Rental	USD	996.53	669,677.16	77.24	0.00	-NA-	-NA-	-2.16	-4.78	21.96	5.70	5.70	10.61	-NA-	-NA-
Asia Non-Rental	USD	1,122.35	180,898.43	57.97	0.00	-NA-	-NA-	-0.41	-9.15	4.75	1.23	1.23	-4.70	-NA-	-NA-
Asia Rental	USD	920.78	131,165.60	42.03	0.00	-NA-	-NA-	-2.96	-8.48	19.15	5.00	5.00	2.89	-NA-	-NA-
Asia ex Australia Non-Rental	USD	1,171.67	165,541.58	53.05	0.00	-NA-	-NA-	0.30	-8.24	4.34	0.70	0.70	-5.92	-NA-	36.13
Asia ex Australia Rental	USD	1,346.45	71,048.10	22.77	0.00	-NA-	-NA-	3.18	1.44	24.37	4.47	4.47	-1.89	-NA-	23.53
Australia Non-Rental	USD	587.17	15,356.85	4.92	0.00	-NA-	-NA-	-11.30	-23.68	9.50	7.28	7.28	10.84	-NA-	-NA-
Australia Rental	USD	631.41	60,117.50	19.26	0.00	-NA-	-NA-	-9.24	-17.96	13.77	5.62	5.62	8.88	-NA-	-NA-
Hong Kong Non-Rental	USD	1,666.46	95,168.09	30.50	0.00	-NA-	-NA-	6.17	-4.60	9.85	-0.82	-0.82	-3.14	-NA-	-NA-
Hong Kong Rental	USD	1,962.11	24,936.40	7.99	0.00	-NA-	-NA-	10.25	14.46	37.44	5.56	5.56	2.03	-NA-	-NA-
Japan Non-Rental	USD	772.28	48,007.44	15.38	0.00	-NA-	-NA-	-6.53	-13.33	-6.16	1.95	1.95	-11.97	-NA-	-NA-
Japan Rental	USD	1,017.74	27,570.86	8.84	0.00	-NA-	-NA-	-1.61	-5.15	19.54	3.64	3.64	-6.77	-NA-	-NA-
Europe Non-Rental	USD	652.66	5,569.77	3.84	0.00	-NA-	-NA-	-12.89	-18.49	21.10	6.05	6.05	16.17	-NA-	-NA-
Europe Rental	USD	909.37	139,425.96	96.16	0.00	-NA-	-NA-	-5.35	-9.14	33.14	7.37	7.37	16.15	-NA-	-NA-
UK Non-Rental	USD	354.75	2,208.66	1.52	0.00	-NA-	-NA-	-20.71	-28.89	-9.93	5.66	5.66	9.69	-NA-	-NA-
UK Rental	USD	563.41	49,548.35	34.17	0.00	-NA-	-NA-	-13.85	-17.10	28.68	9.93	9.93	18.14	-NA-	-NA-
North America Non-Rental	USD	330.53	10,836.06	2.65	0.00	-NA-	-NA-	-21.33	-34.84	19.52	2.29	2.29	11.54	-NA-	-NA-
North America Rental	USD	1,071.71	398,068.94	97.35	0.00	-NA-	-NA-	-0.38	-1.27	19.22	5.37	5.37	11.55	-NA-	-NA-
United States Non-Rental	USD	330.53	10,836.06	2.65	0.00	-NA-	-NA-	-21.33	-34.84	19.52	2.29	2.29	11.54	-NA-	-NA-
United States Rental	USD	1,048.28	357,521.98	87.43	0.00	-NA-	-NA-	-0.86	-1.85	18.25	5.62	5.62	11.18	-NA-	-NA-

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Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Global Non-Rental	GBP	993.57	118,291.79	22.76	0.00	-NA-	-NA-	-0.55	-5.38	-2.78	-2.53	-2.53	-9.36	-NA-	-NA-
Global Rental	GBP	962.87	401,498.24	77.24	0.00	-NA-	-NA-	-0.46	0.83	11.92	1.58	1.58	3.82	-NA-	-NA-
Asia Non-Rental	GBP	1,084.44	108,455.84	57.97	0.00	-NA-	-NA-	1.32	-3.80	-3.87	-2.72	-2.72	-10.54	-NA-	-NA-
Asia Rental	GBP	889.67	78,639.03	42.03	0.00	-NA-	-NA-	-1.27	-3.09	9.35	0.90	0.90	-3.42	-NA-	-NA-
Asia ex Australia Non-Rental	GBP	1,132.10	99,248.80	53.05	0.00	-NA-	-NA-	2.03	-2.83	-4.25	-3.22	-3.22	-11.69	-NA-	31.26
Asia ex Australia Rental	GBP	1,300.96	42,596.18	22.77	0.00	-NA-	-NA-	4.97	7.42	14.13	0.40	0.40	-7.90	-NA-	19.60
Australia Non-Rental	GBP	567.34	9,207.04	4.92	0.00	-NA-	-NA-	-9.76	-19.18	0.49	3.10	3.10	4.04	-NA-	-NA-
Australia Rental	GBP	610.09	36,042.85	19.26	0.00	-NA-	-NA-	-7.66	-13.12	4.41	1.51	1.51	2.20	-NA-	-NA-
Hong Kong Non-Rental	GBP	1,610.17	57,057.08	30.50	0.00	-NA-	-NA-	8.01	1.02	0.81	-4.68	-4.68	-9.08	-NA-	-NA-
Hong Kong Rental	GBP	1,895.83	14,950.37	7.99	0.00	-NA-	-NA-	12.16	21.21	26.12	1.45	1.45	-4.23	-NA-	-NA-
Japan Non-Rental	GBP	746.19	28,782.38	15.38	0.00	-NA-	-NA-	-4.91	-8.22	-13.88	-2.02	-2.02	-17.37	-NA-	-NA-
Japan Rental	GBP	983.36	16,529.83	8.84	0.00	-NA-	-NA-	0.10	0.43	9.70	-0.39	-0.39	-12.49	-NA-	-NA-
Europe Non-Rental	GBP	630.61	3,339.30	3.84	0.00	-NA-	-NA-	-11.38	-13.69	11.13	1.92	1.92	9.04	-NA-	-NA-
Europe Rental	GBP	878.65	83,591.44	96.16	0.00	-NA-	-NA-	-3.71	-3.78	22.18	3.19	3.19	9.03	-NA-	-NA-
UK Non-Rental	GBP	342.76	1,324.18	1.52	0.00	-NA-	-NA-	-19.33	-24.70	-17.35	1.54	1.54	2.96	-NA-	-NA-
UK Rental	GBP	544.38	29,706.22	34.17	0.00	-NA-	-NA-	-12.35	-12.22	18.08	5.64	5.64	10.89	-NA-	-NA-
North America Non-Rental	GBP	319.36	6,496.65	2.65	0.00	-NA-	-NA-	-19.96	-31.00	9.68	-1.70	-1.70	4.70	-NA-	-NA-
North America Rental	GBP	1,035.50	238,658.25	97.35	0.00	-NA-	-NA-	1.35	4.55	9.40	1.27	1.27	4.70	-NA-	-NA-
United States Non-Rental	GBP	319.36	6,496.65	2.65	0.00	-NA-	-NA-	-19.96	-31.00	9.68	-1.70	-1.70	4.70	-NA-	-NA-
United States Rental	GBP	1,012.87	214,348.73	87.43	0.00	-NA-	-NA-	0.85	3.93	8.51	1.50	1.50	4.36	-NA-	-NA-

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT Developed Investment Focus Index Series - Index Performance

Price Return			Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Global Non-Rental	JPY	815.17	16,009,267.13	22.76	0.00	-NA-	-NA-	-8.70	-17.87	-8.56	-0.71	-0.71	-3.39	-NA-	-NA-
Global Rental	JPY	789.98	54,337,604.61	77.24	0.00	-NA-	-NA-	-8.62	-12.48	5.26	3.48	3.48	10.65	-NA-	-NA-
Asia Non-Rental	JPY	889.72	14,678,098.46	57.97	0.00	-NA-	-NA-	-6.99	-16.50	-9.59	-0.90	-0.90	-4.66	-NA-	-NA-
Asia Rental	JPY	729.93	10,642,776.97	42.03	0.00	-NA-	-NA-	-9.37	-15.89	2.84	2.79	2.79	2.93	-NA-	-NA-
Asia ex Australia Non-Rental	JPY	928.82	13,432,043.97	53.05	0.00	-NA-	-NA-	-6.33	-15.66	-9.95	-1.41	-1.41	-5.88	-NA-	38.10
Asia ex Australia Rental	JPY	1,067.37	5,764,843.13	22.77	0.00	-NA-	-NA-	-3.64	-6.77	7.35	2.28	2.28	-1.84	-NA-	24.51
Australia Non-Rental	JPY	465.47	1,246,054.49	4.92	0.00	-NA-	-NA-	-17.16	-29.86	-5.49	5.03	5.03	10.89	-NA-	-NA-
Australia Rental	JPY	500.54	4,877,933.84	19.26	0.00	-NA-	-NA-	-15.23	-24.59	-1.80	3.40	3.40	8.92	-NA-	-NA-
Hong Kong Non-Rental	JPY	1,321.06	7,721,939.07	30.50	0.00	-NA-	-NA-	-0.85	-12.32	-5.19	-2.90	-2.90	-3.10	-NA-	-NA-
Hong Kong Rental	JPY	1,555.42	2,023,339.37	7.99	0.00	-NA-	-NA-	2.96	5.20	18.62	3.34	3.34	2.07	-NA-	-NA-
Japan Non-Rental	JPY	612.21	3,895,323.75	15.38	0.00	-NA-	-NA-	-12.71	-20.34	-19.00	-0.19	-0.19	-11.94	-NA-	-NA-
Japan Rental	JPY	806.80	2,237,099.70	8.84	0.00	-NA-	-NA-	-8.11	-12.83	3.18	1.47	1.47	-6.73	-NA-	-NA-
Europe Non-Rental	JPY	517.38	451,931.03	3.84	0.00	-NA-	-NA-	-18.64	-25.09	4.52	3.82	3.82	16.22	-NA-	-NA-
Europe Rental	JPY	720.89	11,313,022.18	96.16	0.00	-NA-	-NA-	-11.61	-16.49	14.91	5.12	5.12	16.21	-NA-	-NA-
UK Non-Rental	JPY	281.22	179,210.40	1.52	0.00	-NA-	-NA-	-25.95	-34.64	-22.27	3.44	3.44	9.74	-NA-	-NA-
UK Rental	JPY	446.63	4,020,352.96	34.17	0.00	-NA-	-NA-	-19.54	-23.81	11.06	7.62	7.62	18.19	-NA-	-NA-
North America Non-Rental	JPY	262.02	879,237.64	2.65	0.00	-NA-	-NA-	-26.53	-40.11	3.16	0.14	0.14	11.59	-NA-	-NA-
North America Rental	JPY	849.57	32,299,313.54	97.35	0.00	-NA-	-NA-	-6.96	-9.26	2.89	3.16	3.16	11.59	-NA-	-NA-
United States Non-Rental	JPY	262.02	879,237.64	2.65	0.00	-NA-	-NA-	-26.53	-40.11	3.16	0.14	0.14	11.59	-NA-	-NA-
United States Rental	JPY	831.01	29,009,333.33	87.43	0.00	-NA-	-NA-	-7.41	-9.79	2.06	3.40	3.40	11.23	-NA-	-NA-

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FTSE EPRA/NAREIT Developed Investment Focus Index Series - Index Performance

Index Description	Curr	Close Value Apr-11	Free Float Mkt Cap	Free Float Mkt Cap	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
			Ccy (m) Apr-11	(%) Weight Apr-11											
Global Non-Rental	AUD	614.87	180,292.68	30.85	0.00	-NA-	-NA-	-NA-	-NA-	-9.88	-4.16	-4.16	-9.55	-NA-	-NA-
Global Rental	AUD	595.87	611,937.59	104.72	0.00	-NA-	-NA-	-NA-	-NA-	3.74	-0.12	-0.12	3.60	-NA-	-NA-
Asia Non-Rental	AUD	671.11	165,301.37	78.59	0.00	-NA-	-NA-	-NA-	-NA-	-10.90	-4.34	-4.34	-10.73	-NA-	-NA-
Asia Rental	AUD	550.57	119,856.50	56.98	0.00	-NA-	-NA-	-NA-	-NA-	1.35	-0.78	-0.78	-3.63	-NA-	-NA-
Asia ex Australia Non-Rental	AUD	700.60	151,268.59	71.91	0.00	-NA-	-NA-	-NA-	-NA-	-11.25	-4.84	-4.84	-11.88	-NA-	-NA-
Asia ex Australia Rental	AUD	805.10	64,922.34	30.86	0.00	-NA-	-NA-	-NA-	-NA-	5.79	-1.28	-1.28	-8.10	-NA-	-NA-
Australia Non-Rental	AUD	351.10	14,032.78	6.67	0.00	-NA-	-NA-	-NA-	-NA-	-6.86	1.38	1.38	3.82	-NA-	-NA-
Australia Rental	AUD	377.55	54,934.17	26.12	0.00	-NA-	-NA-	-NA-	-NA-	-3.22	-0.19	-0.19	1.98	-NA-	-NA-
Hong Kong Non-Rental	AUD	996.45	86,962.70	41.34	0.00	-NA-	-NA-	-NA-	-NA-	-6.56	-6.27	-6.27	-9.27	-NA-	-NA-
Hong Kong Rental	AUD	1,173.23	22,786.38	10.83	0.00	-NA-	-NA-	-NA-	-NA-	16.90	-0.25	-0.25	-4.44	-NA-	-NA-
Japan Non-Rental	AUD	461.78	43,868.24	20.86	0.00	-NA-	-NA-	-NA-	-NA-	-20.18	-3.66	-3.66	-17.55	-NA-	-NA-
Japan Rental	AUD	608.55	25,193.70	11.98	0.00	-NA-	-NA-	-NA-	-NA-	1.68	-2.06	-2.06	-12.68	-NA-	-NA-
Europe Non-Rental	AUD	390.25	5,089.54	5.21	0.00	-NA-	-NA-	-NA-	-NA-	3.00	0.21	0.21	8.81	-NA-	-NA-
Europe Rental	AUD	543.76	127,404.65	130.36	0.00	-NA-	-NA-	-NA-	-NA-	13.25	1.46	1.46	8.80	-NA-	-NA-
UK Non-Rental	AUD	212.12	2,018.23	2.07	0.00	-NA-	-NA-	-NA-	-NA-	-23.39	-0.16	-0.16	2.75	-NA-	-NA-
UK Rental	AUD	336.89	45,276.29	46.33	0.00	-NA-	-NA-	-NA-	-NA-	9.45	3.88	3.88	10.66	-NA-	-NA-
North America Non-Rental	AUD	197.64	9,901.77	3.59	0.00	-NA-	-NA-	-NA-	-NA-	1.66	-3.34	-3.34	4.48	-NA-	-NA-
North America Rental	AUD	640.82	363,747.43	131.98	0.00	-NA-	-NA-	-NA-	-NA-	1.40	-0.42	-0.42	4.48	-NA-	-NA-
United States Non-Rental	AUD	197.64	9,901.77	3.59	0.00	-NA-	-NA-	-NA-	-NA-	1.66	-3.34	-3.34	4.48	-NA-	-NA-
United States Rental	AUD	626.82	326,696.43	118.53	0.00	-NA-	-NA-	-NA-	-NA-	0.58	-0.19	-0.19	4.14	-NA-	-NA-

* -5 & -3 Years Total Returns are annualised

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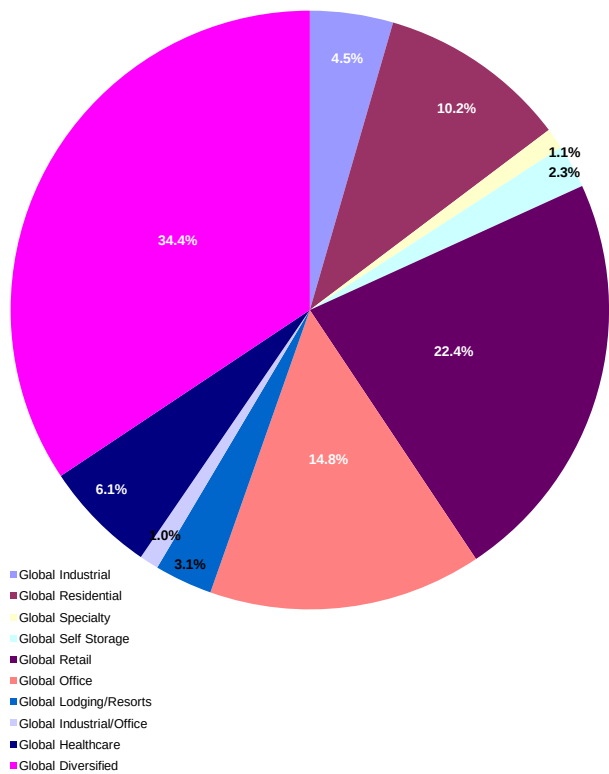
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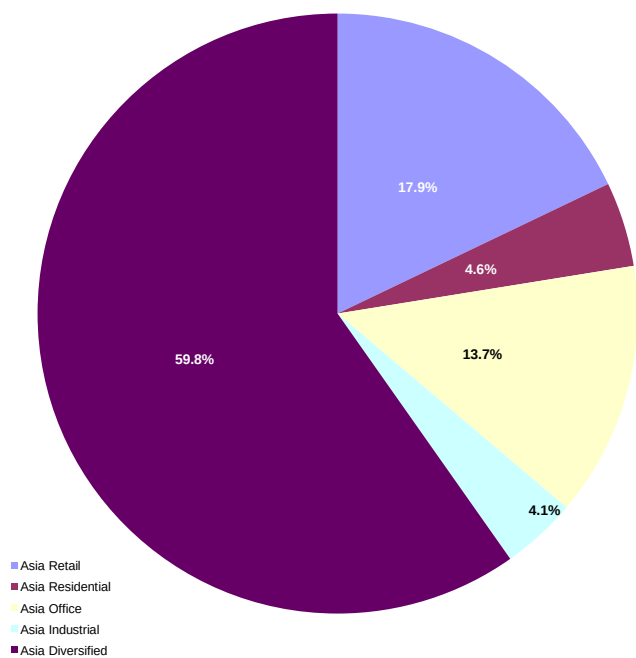
Section 8

FTSE EPRA/NAREIT Developed Sector Index Series

Graph 31: Sector Breakdown - Global Developed

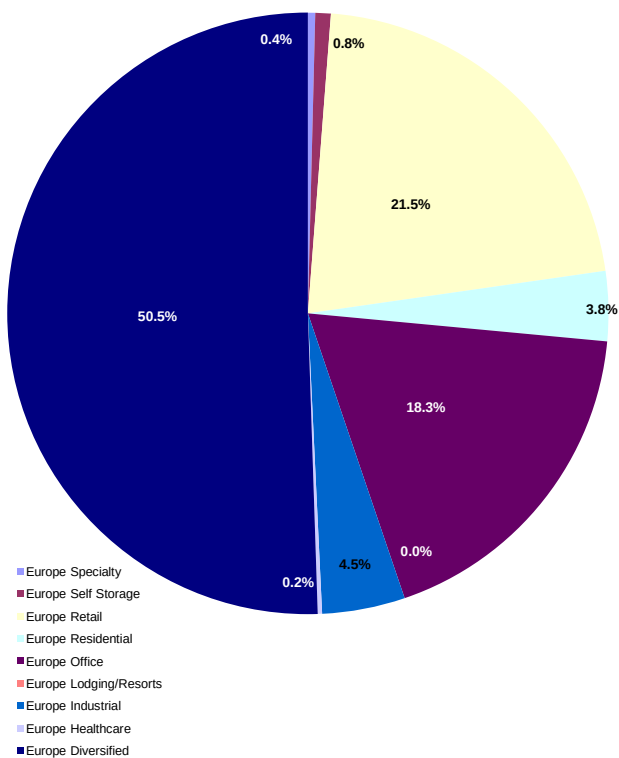


Graph 32: Sector Breakdown - Asia Developed

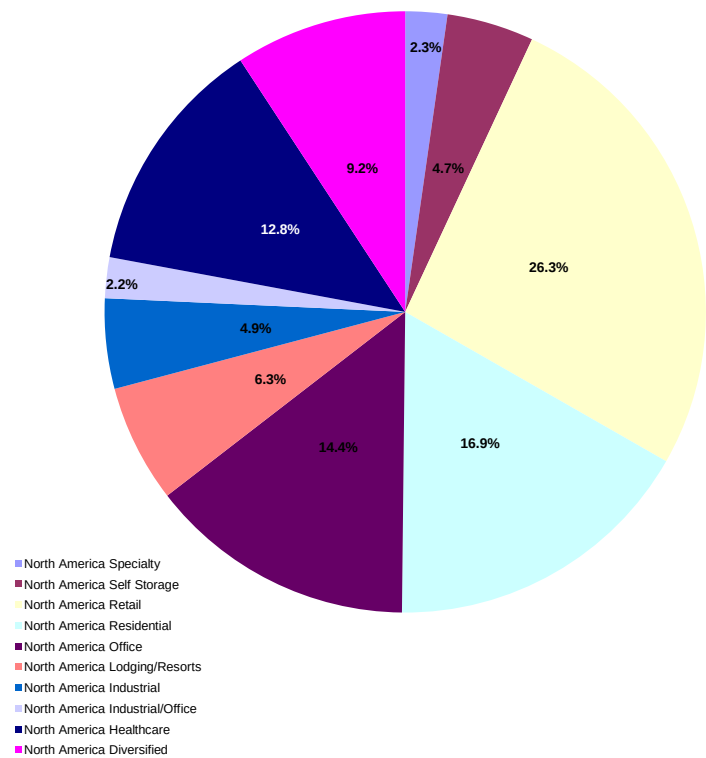


FTSE EPRA/NAREIT Developed Sector Index Series

Graph 33: Sector Breakdown - Europe Developed



Graph 34: Sector Breakdown - North America Developed



FTSE EPRA/NAREIT Developed Sector Index Series - Index Performance

Gross Total Return			Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Global Industrial	EUR	466.37	26,218.89	4.49	3.63	-NA-	-NA-	-14.50	-21.84	12.06	0.69	0.69	2.14	-NA-	-NA-
Global Residential	EUR	1,275.12	59,812.95	10.24	2.73	-NA-	-NA-	2.87	9.03	10.71	-0.50	-0.50	0.60	-NA-	-NA-
Global Specialty	EUR	1,407.66	6,596.53	1.13	4.17	-NA-	-NA-	6.94	7.82	-0.57	-1.64	-1.64	-0.15	-NA-	-NA-
Global Self Storage	EUR	1,411.74	13,707.04	2.35	2.79	-NA-	-NA-	6.28	12.43	13.58	1.34	1.34	6.01	-NA-	-NA-
Global Retail	EUR	916.87	131,112.87	22.44	4.18	-NA-	-NA-	-2.21	-1.47	11.34	0.90	0.90	-0.74	-NA-	-NA-
Global Office	EUR	1,151.02	86,234.33	14.76	3.42	-NA-	-NA-	1.54	4.48	14.76	2.53	2.53	-0.21	-NA-	-NA-
Global Lodging/Resorts	EUR	737.10	18,275.62	3.13	1.73	-NA-	-NA-	-6.84	-2.01	-4.87	-1.43	-1.43	-7.24	-NA-	-NA-
Global Industrial/Office	EUR	751.69	6,043.57	1.03	4.69	-NA-	-NA-	-5.63	2.81	1.30	2.68	2.68	4.87	-NA-	-NA-
Global Healthcare	EUR	1,584.45	35,640.48	6.10	5.06	-NA-	-NA-	9.79	11.78	11.91	-1.22	-1.22	0.96	-NA-	-NA-
Global Diversified	EUR	946.25	200,737.84	34.35	3.22	-NA-	-NA-	-2.86	-3.91	7.05	-0.02	-0.02	-5.86	-NA-	-NA-
Asia Retail	EUR	946.45	37,495.01	17.89	5.59	-NA-	-NA-	-0.45	-0.34	3.34	-0.93	-0.93	-6.70	-NA-	-NA-
Asia Residential	EUR	1,802.36	9,561.18	4.56	1.88	-NA-	-NA-	7.54	-4.88	-15.99	-10.36	-10.36	-10.80	-NA-	-NA-
Asia Office	EUR	1,214.71	28,759.95	13.72	3.72	-NA-	-NA-	2.56	4.51	14.96	0.87	0.87	-7.89	-NA-	-NA-
Asia Industrial	EUR	508.41	8,494.28	4.05	4.45	-NA-	-NA-	-13.63	-22.78	9.21	2.37	2.37	-3.34	-NA-	-NA-
Asia Diversified	EUR	961.09	125,233.88	59.76	2.70	-NA-	-NA-	-2.12	-5.42	0.25	-1.70	-1.70	-12.17	-NA-	-NA-
Asia ex Australia Diversified	EUR	1,027.32	107,416.53	51.26	2.20	-NA-	-NA-	-1.03	-3.63	-1.24	-2.41	-2.41	-14.25	-NA-	-NA-
Asia ex Australia Industrial	EUR	1,541.63	5,158.29	2.46	4.23	-NA-	-NA-	5.97	4.96	6.29	0.81	0.81	-8.98	-NA-	-NA-
Asia ex Australia Office	EUR	1,225.84	24,561.12	11.72	3.36	-NA-	-NA-	2.33	6.06	14.31	0.03	0.03	-10.55	-NA-	-NA-
Asia ex Australia Residential	EUR	1,789.07	9,561.18	4.56	1.88	-NA-	-NA-	7.38	-4.88	-15.98	-10.36	-10.36	-10.80	-NA-	-NA-
Asia ex Australia Retail	EUR	1,137.93	11,974.45	5.71	3.81	-NA-	-NA-	1.48	5.13	6.42	-1.20	-1.20	-12.20	-NA-	-NA-

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FTSE EPRA/NAREIT Developed Sector Index Series - Index Performance

Gross Total Return			Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Europe Specialty	EUR	445.80	384.22	0.39	0.00	-NA-	-NA-	-15.88	-13.16	-4.08	-1.07	-1.07	6.56	-NA-	-NA-
Europe Self Storage	EUR	944.28	811.97	0.83	2.73	-NA-	-NA-	-6.85	-7.28	6.69	0.10	0.10	-0.90	-NA-	-NA-
Europe Retail	EUR	911.66	21,024.45	21.51	4.16	-NA-	-NA-	-5.01	-7.03	18.54	2.52	2.52	3.30	-NA-	-NA-
Europe Residential	EUR	455.92	3,667.19	3.75	1.94	-NA-	-NA-	-17.53	-7.15	24.71	3.01	3.01	3.01	-NA-	-NA-
Europe Office	EUR	1,240.15	17,883.71	18.30	3.52	-NA-	-NA-	2.31	7.34	31.09	4.46	4.46	5.27	-NA-	-NA-
Europe Industrial	EUR	354.60	4,356.78	4.46	3.75	-NA-	-NA-	-19.62	-22.36	11.62	6.54	6.54	14.10	-NA-	-NA-
Europe Healthcare	EUR	748.76	227.22	0.23	5.50	-NA-	-NA-	-5.43	4.84	12.35	0.15	0.15	-4.58	-NA-	-NA-
Europe Diversified	EUR	887.53	49,377.38	50.52	4.32	-NA-	-NA-	-5.04	-3.67	26.23	3.68	3.68	8.53	-NA-	-NA-
Eurozone Retail	EUR	1,429.54	12,869.62	13.17	4.92	-NA-	-NA-	3.68	-0.25	18.36	1.67	1.67	3.69	-NA-	-NA-
Eurozone Residential	EUR	481.48	3,264.82	3.34	2.00	-NA-	-NA-	-17.08	-4.64	35.42	2.62	2.62	2.84	-NA-	-NA-
Eurozone Office	EUR	1,219.75	4,618.37	4.73	5.06	-NA-	-NA-	1.34	2.16	18.33	2.46	2.46	6.90	-NA-	-NA-
Eurozone Industrial	EUR	738.76	1,256.20	1.29	2.20	-NA-	-NA-	-6.43	-7.04	26.87	16.00	16.00	22.53	-NA-	-NA-
Eurozone Diversified	EUR	1,125.16	27,649.64	28.29	4.64	-NA-	-NA-	-0.91	-1.17	26.72	2.34	2.34	8.33	-NA-	-NA-
UK Specialty	EUR	445.80	384.22	0.39	0.00	-NA-	-NA-	-15.88	-13.16	-4.08	-1.07	-1.07	6.56	-NA-	-NA-
UK Self Storage	EUR	944.28	811.97	0.83	2.73	-NA-	-NA-	-6.85	-7.28	6.69	0.10	0.10	-0.90	-NA-	-NA-
UK Retail	EUR	507.54	8,154.83	8.34	2.97	-NA-	-NA-	-15.21	-16.56	18.96	3.96	3.96	2.71	-NA-	-NA-
UK Residential	EUR	325.73	402.37	0.41	1.48	-NA-	-NA-	-20.29	-19.18	-18.00	6.67	6.67	4.81	-NA-	-NA-
UK Industrial	EUR	286.33	3,100.58	3.17	4.38	-NA-	-NA-	-23.00	-26.44	6.39	3.16	3.16	11.21	-NA-	-NA-
UK Healthcare	EUR	748.76	227.22	0.23	5.50	-NA-	-NA-	-5.43	4.84	12.35	0.15	0.15	-4.58	-NA-	-NA-
UK Diversified	EUR	561.99	17,747.96	18.16	3.95	-NA-	-NA-	-12.93	-10.79	19.92	6.13	6.13	9.71	-NA-	-NA-
UK Office	EUR	829.63	4,057.13	4.15	1.76	-NA-	-NA-	-4.84	2.09	26.76	7.99	7.99	12.54	-NA-	-NA-

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FTSE EPRA/NAREIT Developed Sector Index Series - Index Performance

Gross Total Return															
Index Description	Curr	Close Value Apr-11	Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
North America Specialty	EUR	1,583.10	6,212.31	2.25	4.43	-NA-	-NA-	9.68	9.59	-0.28	-1.67	-1.67	-0.44	-NA-	-NA-
North America Self Storage	EUR	1,450.79	12,895.07	4.68	2.79	-NA-	-NA-	7.07	13.65	14.02	1.42	1.42	6.45	-NA-	-NA-
North America Retail	EUR	896.07	72,593.41	26.34	3.45	-NA-	-NA-	-2.25	-0.22	13.81	1.39	1.39	1.43	-NA-	-NA-
North America Residential	EUR	1,383.21	46,584.58	16.90	2.96	-NA-	-NA-	4.86	14.49	17.48	1.55	1.55	3.13	-NA-	-NA-
North America Office	EUR	1,022.54	39,590.68	14.36	3.16	-NA-	-NA-	-0.54	2.66	7.93	2.90	2.90	3.71	-NA-	-NA-
North America Lodging/Resorts	EUR	748.16	17,476.29	6.34	1.58	-NA-	-NA-	-6.56	-1.43	-4.93	-1.46	-1.46	-7.31	-NA-	-NA-
North America Industrial	EUR	513.71	13,367.82	4.85	3.07	-NA-	-NA-	-12.29	-19.65	15.82	-2.08	-2.08	3.24	-NA-	-NA-
North America Industrial/Office	EUR	751.69	6,043.57	2.19	4.69	-NA-	-NA-	-5.63	2.81	1.30	2.68	2.68	4.87	-NA-	-NA-
North America Healthcare	EUR	1,616.48	35,413.27	12.85	5.05	-NA-	-NA-	10.23	11.83	11.90	-1.23	-1.23	1.00	-NA-	-NA-
North America Diversified	EUR	1,072.81	25,441.31	9.23	3.66	-NA-	-NA-	0.13	6.06	11.17	1.58	1.58	4.28	-NA-	-NA-
United States Specialty	EUR	1,583.10	6,212.31	2.25	4.43	-NA-	-NA-	9.68	9.59	-0.28	-1.67	-1.67	-0.44	-NA-	-NA-
United States Self Storage	EUR	1,450.79	12,895.07	4.68	2.79	-NA-	-NA-	7.07	13.65	14.02	1.42	1.42	6.45	-NA-	-NA-
United States Retail	EUR	843.80	64,095.58	23.26	3.16	-NA-	-NA-	-3.46	-2.05	12.26	1.91	1.91	0.68	-NA-	-NA-
United States Residential	EUR	1,346.62	42,695.80	15.49	2.79	-NA-	-NA-	4.29	14.33	17.00	1.91	1.91	2.89	-NA-	-NA-
United States Office	EUR	1,022.04	33,907.61	12.30	3.16	-NA-	-NA-	-0.62	1.98	7.08	2.31	2.31	4.05	-NA-	-NA-
United States Lodging/Resorts	EUR	723.32	17,022.47	6.18	1.44	-NA-	-NA-	-7.19	-1.66	-5.26	-1.56	-1.56	-7.57	-NA-	-NA-
United States Industrial	EUR	513.11	13,367.82	4.85	3.07	-NA-	-NA-	-12.27	-19.65	15.82	-2.08	-2.08	3.24	-NA-	-NA-
United States Industrial/Office	EUR	751.69	6,043.57	2.19	4.69	-NA-	-NA-	-5.63	2.81	1.30	2.68	2.68	4.87	-NA-	-NA-
United States Healthcare	EUR	1,690.14	33,844.70	12.28	4.99	-NA-	-NA-	11.16	11.82	11.33	-0.97	-0.97	0.48	-NA-	-NA-
United States Diversified	EUR	936.82	18,203.10	6.60	2.95	-NA-	-NA-	-2.68	3.19	6.98	3.31	3.31	3.87	-NA-	-NA-

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT Developed Sector Index Series - Index Performance

Gross Total Return			Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Global Industrial	USD	586.66	38,898.12	4.49	3.63	-NA-	-NA-	-11.65	-23.08	25.04	5.27	5.27	12.96	-NA-	-NA-
Global Residential	USD	1,603.88	88,737.99	10.24	2.73	-NA-	-NA-	6.30	7.30	23.53	4.03	4.03	11.26	-NA-	-NA-
Global Specialty	USD	1,771.03	9,786.56	1.13	4.17	-NA-	-NA-	10.50	6.11	10.96	2.83	2.83	10.42	-NA-	-NA-
Global Self Storage	USD	1,776.17	20,335.65	2.35	2.79	-NA-	-NA-	9.82	10.64	26.75	5.94	5.94	17.24	-NA-	-NA-
Global Retail	USD	1,153.20	194,517.94	22.44	4.18	-NA-	-NA-	1.04	-3.04	24.23	5.48	5.48	9.78	-NA-	-NA-
Global Office	USD	1,447.72	127,936.52	14.76	3.42	-NA-	-NA-	4.92	2.81	28.05	7.19	7.19	10.36	-NA-	-NA-
Global Lodging/Resorts	USD	927.32	27,113.56	3.13	1.73	-NA-	-NA-	-3.74	-3.57	6.15	3.04	3.04	2.58	-NA-	-NA-
Global Industrial/Office	USD	945.05	8,966.19	1.03	4.69	-NA-	-NA-	-2.50	1.15	13.02	7.35	7.35	15.97	-NA-	-NA-
Global Healthcare	USD	1,992.87	52,875.92	6.10	5.06	-NA-	-NA-	13.44	10.00	24.88	3.27	3.27	11.65	-NA-	-NA-
Global Diversified	USD	1,190.09	297,812.95	34.35	3.22	-NA-	-NA-	0.37	-5.44	19.44	4.52	4.52	4.10	-NA-	-NA-
Asia Retail	USD	1,190.33	55,627.28	17.89	5.59	-NA-	-NA-	2.86	-1.94	15.31	3.57	3.57	3.19	-NA-	-NA-
Asia Residential	USD	2,267.02	14,184.89	4.56	1.88	-NA-	-NA-	11.12	-6.40	-6.27	-6.29	-6.29	-1.35	-NA-	-NA-
Asia Office	USD	1,528.12	42,668.01	13.72	3.72	-NA-	-NA-	5.98	2.85	28.27	5.45	5.45	1.86	-NA-	-NA-
Asia Industrial	USD	639.92	12,602.05	4.05	4.45	-NA-	-NA-	-10.75	-24.01	21.88	7.03	7.03	6.91	-NA-	-NA-
Asia Diversified	USD	1,208.86	185,795.92	59.76	2.70	-NA-	-NA-	1.13	-6.92	11.85	2.76	2.76	-2.87	-NA-	-NA-
Asia ex Australia Diversified	USD	1,292.08	159,362.25	51.26	2.20	-NA-	-NA-	2.26	-5.17	10.19	2.02	2.02	-5.16	-NA-	-NA-
Asia ex Australia Industrial	USD	1,956.84	7,652.80	2.46	4.23	-NA-	-NA-	9.69	3.59	19.68	5.40	5.40	1.56	-NA-	-NA-
Asia ex Australia Office	USD	1,541.93	36,438.67	11.72	3.36	-NA-	-NA-	5.74	4.36	27.55	4.57	4.57	-1.09	-NA-	-NA-
Asia ex Australia Residential	USD	2,250.30	14,184.89	4.56	1.88	-NA-	-NA-	10.95	-6.40	-6.27	-6.29	-6.29	-1.35	-NA-	-NA-
Asia ex Australia Retail	USD	1,431.13	17,765.19	5.71	3.81	-NA-	-NA-	4.85	3.45	18.76	3.29	3.29	-2.90	-NA-	-NA-

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT Developed Sector Index Series - Index Performance

Gross Total Return			Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Europe Specialty	USD	560.74	570.02	0.39	0.00	-NA-	-NA-	-13.08	-14.54	7.03	3.43	3.43	17.84	-NA-	-NA-
Europe Self Storage	USD	1,187.66	1,204.63	0.83	2.73	-NA-	-NA-	-3.75	-8.76	19.05	4.65	4.65	9.59	-NA-	-NA-
Europe Retail	USD	1,146.80	31,191.69	21.51	4.16	-NA-	-NA-	-1.85	-8.51	32.27	7.18	7.18	14.25	-NA-	-NA-
Europe Residential	USD	573.52	5,440.61	3.75	1.94	-NA-	-NA-	-14.79	-8.62	39.13	7.69	7.69	13.92	-NA-	-NA-
Europe Office	USD	1,559.36	26,532.11	18.30	3.52	-NA-	-NA-	5.71	5.62	46.26	9.21	9.21	16.42	-NA-	-NA-
Europe Industrial	USD	446.02	6,463.69	4.46	3.75	-NA-	-NA-	-16.95	-23.61	24.55	11.38	11.38	26.18	-NA-	-NA-
Europe Healthcare	USD	942.04	337.10	0.23	5.50	-NA-	-NA-	-2.28	3.18	25.45	4.70	4.70	5.54	-NA-	-NA-
Europe Diversified	USD	1,115.93	73,255.86	50.52	4.32	-NA-	-NA-	-1.88	-5.22	40.81	8.40	8.40	20.03	-NA-	-NA-
Eurozone Retail	USD	1,798.24	19,093.26	13.17	4.92	-NA-	-NA-	7.13	-1.84	32.07	6.29	6.29	14.67	-NA-	-NA-
Eurozone Residential	USD	605.66	4,843.65	3.34	2.00	-NA-	-NA-	-14.32	-6.16	51.09	7.28	7.28	13.73	-NA-	-NA-
Eurozone Office	USD	1,532.33	6,851.78	4.73	5.06	-NA-	-NA-	4.68	0.50	32.00	7.11	7.11	18.22	-NA-	-NA-
Eurozone Industrial	USD	928.20	1,863.69	1.29	2.20	-NA-	-NA-	-3.34	-8.55	41.56	21.28	21.28	35.51	-NA-	-NA-
Eurozone Diversified	USD	1,414.32	41,020.77	28.29	4.64	-NA-	-NA-	2.37	-2.76	41.33	6.99	6.99	19.80	-NA-	-NA-
UK Specialty	USD	560.74	570.02	0.39	0.00	-NA-	-NA-	-13.08	-14.54	7.03	3.43	3.43	17.84	-NA-	-NA-
UK Self Storage	USD	1,187.66	1,204.63	0.83	2.73	-NA-	-NA-	-3.75	-8.76	19.05	4.65	4.65	9.59	-NA-	-NA-
UK Retail	USD	638.42	12,098.44	8.34	2.97	-NA-	-NA-	-12.38	-17.89	32.73	8.68	8.68	13.59	-NA-	-NA-
UK Residential	USD	409.87	596.96	0.41	1.48	-NA-	-NA-	-17.64	-20.45	-8.51	11.52	11.52	15.91	-NA-	-NA-
UK Industrial	USD	360.25	4,599.99	3.17	4.38	-NA-	-NA-	-20.44	-27.61	18.71	7.85	7.85	22.99	-NA-	-NA-
UK Healthcare	USD	942.04	337.10	0.23	5.50	-NA-	-NA-	-2.28	3.18	25.45	4.70	4.70	5.54	-NA-	-NA-
UK Diversified	USD	706.97	26,330.73	18.16	3.95	-NA-	-NA-	-10.03	-12.21	33.82	10.95	10.95	21.33	-NA-	-NA-
UK Office	USD	932.64	6,019.13	4.15	1.76	-NA-	-NA-	-3.84	-2.16	39.12	12.89	12.89	24.33	-NA-	-NA-

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Gross Total Return															
Index Description	Curr	Close Value Apr-11	Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
North America Specialty	USD	1,991.80	9,216.54	2.25	4.43	-NA-	-NA-	13.33	7.85	11.28	2.80	2.80	10.10	-NA-	-NA-
North America Self Storage	USD	1,825.33	19,131.02	4.68	2.79	-NA-	-NA-	10.63	11.85	27.24	6.03	6.03	17.73	-NA-	-NA-
North America Retail	USD	1,127.05	107,698.96	26.34	3.45	-NA-	-NA-	1.01	-1.81	26.98	6.00	6.00	12.16	-NA-	-NA-
North America Residential	USD	1,739.82	69,112.49	16.90	2.96	-NA-	-NA-	8.35	12.66	31.09	6.16	6.16	14.06	-NA-	-NA-
North America Office	USD	1,286.07	58,736.39	14.36	3.16	-NA-	-NA-	2.76	1.02	20.44	7.58	7.58	14.69	-NA-	-NA-
North America Lodging/Resorts	USD	941.23	25,927.68	6.34	1.58	-NA-	-NA-	-3.44	-3.00	6.08	3.02	3.02	2.50	-NA-	-NA-
North America Industrial	USD	646.03	19,832.39	4.85	3.07	-NA-	-NA-	-9.37	-20.93	29.22	2.37	2.37	14.17	-NA-	-NA-
North America Industrial/Office	USD	945.05	8,966.19	2.19	4.69	-NA-	-NA-	-2.50	1.15	13.02	7.35	7.35	15.97	-NA-	-NA-
North America Healthcare	USD	2,033.17	52,538.82	12.85	5.05	-NA-	-NA-	13.89	10.05	24.88	3.26	3.26	11.69	-NA-	-NA-
North America Diversified	USD	1,349.36	37,744.52	9.23	3.66	-NA-	-NA-	3.46	4.37	24.03	6.19	6.19	15.33	-NA-	-NA-
United States Specialty	USD	1,991.80	9,216.54	2.25	4.43	-NA-	-NA-	13.33	7.85	11.28	2.80	2.80	10.10	-NA-	-NA-
United States Self Storage	USD	1,825.33	19,131.02	4.68	2.79	-NA-	-NA-	10.63	11.85	27.24	6.03	6.03	17.73	-NA-	-NA-
United States Retail	USD	1,061.32	95,091.66	23.26	3.16	-NA-	-NA-	-0.24	-3.61	25.26	6.54	6.54	11.34	-NA-	-NA-
United States Residential	USD	1,693.81	63,343.12	15.49	2.79	-NA-	-NA-	7.76	12.50	30.56	6.54	6.54	13.78	-NA-	-NA-
United States Office	USD	1,285.41	50,305.04	12.30	3.16	-NA-	-NA-	2.69	0.35	19.49	6.96	6.96	15.07	-NA-	-NA-
United States Lodging/Resorts	USD	909.97	25,254.39	6.18	1.44	-NA-	-NA-	-4.10	-3.23	5.71	2.92	2.92	2.22	-NA-	-NA-
United States Industrial	USD	645.29	19,832.39	4.85	3.07	-NA-	-NA-	-9.35	-20.93	29.23	2.37	2.37	14.17	-NA-	-NA-
United States Industrial/Office	USD	945.05	8,966.19	2.19	4.69	-NA-	-NA-	-2.50	1.15	13.02	7.35	7.35	15.97	-NA-	-NA-
United States Healthcare	USD	2,125.83	50,211.71	12.28	4.99	-NA-	-NA-	14.86	10.04	24.24	3.53	3.53	11.13	-NA-	-NA-
United States Diversified	USD	1,178.31	27,005.96	6.60	2.95	-NA-	-NA-	0.56	1.54	19.35	8.01	8.01	14.87	-NA-	-NA-

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Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD		
Global Industrial	GBP	566.85	23,320.98	4.49	3.63	-NA-	-NA-	-10.12	-18.55	14.75	1.17	1.17	6.03	-NA-	-NA-
Global Residential	GBP	1,549.70	53,201.97	10.24	2.73	-NA-	-NA-	8.14	13.62	13.36	-0.03	-0.03	4.43	-NA-	-NA-
Global Specialty	GBP	1,711.21	5,867.44	1.13	4.17	-NA-	-NA-	12.42	12.37	1.83	-1.18	-1.18	3.65	-NA-	-NA-
Global Self Storage	GBP	1,716.17	12,192.04	2.35	2.79	-NA-	-NA-	11.72	17.16	16.32	1.82	1.82	10.05	-NA-	-NA-
Global Retail	GBP	1,114.25	116,621.28	22.44	4.18	-NA-	-NA-	2.79	2.67	14.01	1.37	1.37	3.04	-NA-	-NA-
Global Office	GBP	1,398.82	76,703.06	14.76	3.42	-NA-	-NA-	6.74	8.87	17.51	3.01	3.01	3.59	-NA-	-NA-
Global Lodging/Resorts	GBP	895.99	16,255.66	3.13	1.73	-NA-	-NA-	-2.07	2.11	-2.59	-0.97	-0.97	-3.71	-NA-	-NA-
Global Industrial/Office	GBP	913.12	5,375.59	1.03	4.69	-NA-	-NA-	-0.81	7.11	3.71	3.17	3.17	8.86	-NA-	-NA-
Global Healthcare	GBP	1,925.55	31,701.23	6.10	5.06	-NA-	-NA-	15.41	16.48	14.60	-0.76	-0.76	4.80	-NA-	-NA-
Global Diversified	GBP	1,149.89	178,550.78	34.35	3.22	-NA-	-NA-	2.11	0.13	9.61	0.45	0.45	-2.28	-NA-	-NA-
Asia Retail	GBP	1,150.12	33,350.78	17.89	5.59	-NA-	-NA-	4.64	3.84	5.81	-0.46	-0.46	-3.14	-NA-	-NA-
Asia Residential	GBP	2,190.44	8,504.41	4.56	1.88	-NA-	-NA-	13.04	-0.88	-13.98	-9.94	-9.94	-7.40	-NA-	-NA-
Asia Office	GBP	1,476.50	25,581.18	13.72	3.72	-NA-	-NA-	7.82	8.91	17.71	1.34	1.34	-4.38	-NA-	-NA-
Asia Industrial	GBP	618.31	7,555.43	4.05	4.45	-NA-	-NA-	-9.20	-19.53	11.85	2.86	2.86	0.36	-NA-	-NA-
Asia Diversified	GBP	1,168.03	111,392.08	59.76	2.7	-NA-	-NA-	2.89	-1.44	2.65	-1.24	-1.24	-8.83	-NA-	-NA-
Asia ex Australia Diversified	GBP	1,248.43	95,544.04	51.26	2.2	-NA-	-NA-	4.03	0.42	1.12	-1.95	-1.95	-10.98	-NA-	-NA-
Asia ex Australia Industrial	GBP	1,890.74	4,588.16	2.46	4.23	-NA-	-NA-	11.59	9.70	9.83	1.29	1.29	-4.66	-NA-	-NA-
Asia ex Australia Office	GBP	1,489.85	21,846.44	11.72	3.36	-NA-	-NA-	7.57	10.51	17.05	0.50	0.50	-7.15	-NA-	-NA-
Asia ex Australia Residential	GBP	2,174.28	8,504.41	4.56	1.88	-NA-	-NA-	12.88	-0.88	-13.98	-9.94	-9.94	-7.40	-NA-	-NA-
Asia ex Australia Retail	GBP	1,382.79	10,650.94	5.71	3.81	-NA-	-NA-	6.67	9.55	8.98	-0.73	-0.73	-8.85	-NA-	-NA-

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FTSE EPRA/NAREIT Developed Sector Index Series - Index Performance

Gross Total Return															
Index Description	Curr	Close Value Apr-11	Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Europe Specialty	GBP	541.80	341.75	0.39	0.00	-NA-	-NA-	-11.57	-9.51	-1.78	-0.60	-0.60	10.61	-NA-	-NA-
Europe Self Storage	GBP	1,147.54	722.23	0.83	2.73	-NA-	-NA-	-2.08	-3.38	9.25	0.57	0.57	2.87	-NA-	-NA-
Europe Retail	GBP	1,108.06	18,700.67	21.51	4.16	-NA-	-NA-	-0.15	-3.12	21.38	3.01	3.01	7.24	-NA-	-NA-
Europe Residential	GBP	554.15	3,261.86	3.75	1.94	-NA-	-NA-	-13.31	-3.24	27.68	3.49	3.49	6.93	-NA-	-NA-
Europe Office	GBP	1,506.69	15,907.06	18.30	3.52	-NA-	-NA-	7.54	11.84	34.22	4.96	4.96	9.28	-NA-	-NA-
Europe Industrial	GBP	430.96	3,875.24	4.46	3.75	-NA-	-NA-	-15.51	-19.10	14.30	7.04	7.04	18.44	-NA-	-NA-
Europe Healthcare	GBP	910.22	202.10	0.23	5.5	-NA-	-NA-	-0.59	9.26	15.12	0.62	0.62	-0.93	-NA-	-NA-
Europe Diversified	GBP	1,078.23	43,919.82	50.52	4.32	-NA-	-NA-	-0.18	0.37	29.22	4.17	4.17	12.67	-NA-	-NA-
Eurozone Retail	GBP	1,737.49	11,447.17	13.17	4.92	-NA-	-NA-	8.99	3.94	21.20	2.15	2.15	7.64	-NA-	-NA-
Eurozone Residential	GBP	585.20	2,903.96	3.34	2	-NA-	-NA-	-12.83	-0.63	38.65	3.10	3.10	6.76	-NA-	-NA-
Eurozone Office	GBP	1,480.57	4,107.92	4.73	5.06	-NA-	-NA-	6.50	6.42	21.13	2.94	2.94	10.97	-NA-	-NA-
Eurozone Industrial	GBP	896.85	1,117.36	1.29	2.2	-NA-	-NA-	-1.66	-3.16	29.91	16.55	16.55	27.19	-NA-	-NA-
Eurozone Diversified	GBP	1,366.55	24,593.60	28.29	4.64	-NA-	-NA-	4.15	2.97	29.69	2.82	2.82	12.45	-NA-	-NA-
UK Specialty	GBP	541.80	341.75	0.39	0.00	-NA-	-NA-	-11.57	-9.51	-1.78	-0.60	-0.60	10.61	-NA-	-NA-
UK Self Storage	GBP	1,147.54	722.23	0.83	2.73	-NA-	-NA-	-2.08	-3.38	9.25	0.57	0.57	2.87	-NA-	-NA-
UK Retail	GBP	616.85	7,253.50	8.34	2.97	-NA-	-NA-	-10.87	-13.06	21.80	4.45	4.45	6.62	-NA-	-NA-
UK Residential	GBP	396.03	357.90	0.41	1.48	-NA-	-NA-	-16.21	-15.77	-16.04	7.18	7.18	8.80	-NA-	-NA-
UK Industrial	GBP	348.08	2,757.88	3.17	4.38	-NA-	-NA-	-19.06	-23.35	8.94	3.65	3.65	15.44	-NA-	-NA-
UK Healthcare	GBP	910.22	202.10	0.23	5.5	-NA-	-NA-	-0.59	9.26	15.12	0.62	0.62	-0.93	-NA-	-NA-
UK Diversified	GBP	683.09	15,786.32	18.16	3.95	-NA-	-NA-	-8.47	-7.04	22.80	6.63	6.63	13.89	-NA-	-NA-
UK Office	GBP	1,008.56	3,608.71	4.15	1.76	-NA-	-NA-	0.04	6.39	29.80	8.50	8.50	16.83	-NA-	-NA-

* -5 & -3 Years Total Returns are annualised

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Gross Total Return															
Index Description	Curr	Close Value Apr-11	Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
North America Specialty	GBP	1,924.51	5,525.68	2.25	4.43	-NA-	-NA-	15.30	14.21	2.12	-1.21	-1.21	3.35	-NA-	-NA-
North America Self Storage	GBP	1,763.67	11,469.81	4.68	2.79	-NA-	-NA-	12.55	18.44	16.77	1.90	1.90	10.51	-NA-	-NA-
North America Retail	GBP	1,088.98	64,569.84	26.34	3.45	-NA-	-NA-	2.76	3.98	16.53	1.87	1.87	5.29	-NA-	-NA-
North America Residential	GBP	1,681.05	41,435.70	16.90	2.96	-NA-	-NA-	10.23	19.30	20.30	2.02	2.02	7.06	-NA-	-NA-
North America Office	GBP	1,242.63	35,214.82	14.36	3.16	-NA-	-NA-	4.55	6.98	10.52	3.39	3.39	7.66	-NA-	-NA-
North America Lodging/Resorts	GBP	909.43	15,544.68	6.34	1.58	-NA-	-NA-	-1.77	2.72	-2.66	-1.00	-1.00	-3.78	-NA-	-NA-
North America Industrial	GBP	624.21	11,890.31	4.85	3.07	-NA-	-NA-	-7.80	-16.27	18.59	-1.62	-1.62	7.17	-NA-	-NA-
North America Industrial/Office	GBP	913.12	5,375.59	2.19	4.69	-NA-	-NA-	-0.81	7.11	3.71	3.17	3.17	8.86	-NA-	-NA-
North America Healthcare	GBP	1,964.49	31,499.12	12.85	5.05	-NA-	-NA-	15.87	16.54	14.60	-0.77	-0.77	4.84	-NA-	-NA-
North America Diversified	GBP	1,303.78	22,629.35	9.23	3.66	-NA-	-NA-	5.25	10.52	13.82	2.05	2.05	8.25	-NA-	-NA-
United States Specialty	GBP	1,924.51	5,525.68	2.25	4.43	-NA-	-NA-	15.30	14.21	2.12	-1.21	-1.21	3.35	-NA-	-NA-
United States Self Storage	GBP	1,763.67	11,469.81	4.68	2.79	-NA-	-NA-	12.55	18.44	16.77	1.90	1.90	10.51	-NA-	-NA-
United States Retail	GBP	1,025.47	57,011.26	23.26	3.16	-NA-	-NA-	1.49	2.07	14.95	2.39	2.39	4.51	-NA-	-NA-
United States Residential	GBP	1,636.59	37,976.73	15.49	2.79	-NA-	-NA-	9.63	19.13	19.81	2.39	2.39	6.81	-NA-	-NA-
United States Office	GBP	1,241.99	30,159.88	12.30	3.16	-NA-	-NA-	4.47	6.26	9.65	2.79	2.79	8.01	-NA-	-NA-
United States Lodging/Resorts	GBP	879.23	15,141.02	6.18	1.44	-NA-	-NA-	-2.44	2.48	-2.99	-1.09	-1.09	-4.05	-NA-	-NA-
United States Industrial	GBP	623.49	11,890.31	4.85	3.07	-NA-	-NA-	-7.78	-16.27	18.59	-1.62	-1.62	7.17	-NA-	-NA-
United States Industrial/Office	GBP	913.12	5,375.59	2.19	4.69	-NA-	-NA-	-0.81	7.11	3.71	3.17	3.17	8.86	-NA-	-NA-
United States Healthcare	GBP	2,054.02	30,103.93	12.28	4.99	-NA-	-NA-	16.85	16.53	14.01	-0.51	-0.51	4.31	-NA-	-NA-
United States Diversified	GBP	1,138.51	16,191.16	6.60	2.95	-NA-	-NA-	2.30	7.53	9.53	3.80	3.80	7.82	-NA-	-NA-

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Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD		
Global Industrial	JPY	465.07	3,156,193.64	4.49	3.63	-NA-	-NA-	-17.49	-29.30	7.93	3.06	3.06	13.00	-NA-	-NA-
Global Residential	JPY	1,271.44	7,200,200.43	10.24	2.73	-NA-	-NA-	-0.73	-1.39	6.62	1.84	1.84	11.31	-NA-	-NA-
Global Specialty	JPY	1,403.95	794,081.65	1.13	4.17	-NA-	-NA-	3.20	-2.47	-4.23	0.67	0.67	10.47	-NA-	-NA-
Global Self Storage	JPY	1,408.03	1,650,035.01	2.35	2.79	-NA-	-NA-	2.56	1.69	9.40	3.72	3.72	17.29	-NA-	-NA-
Global Retail	JPY	914.18	15,783,185.51	22.44	4.18	-NA-	-NA-	-5.64	-10.89	7.23	3.27	3.27	9.82	-NA-	-NA-
Global Office	JPY	1,147.65	10,380,769.00	14.76	3.42	-NA-	-NA-	-2.01	-5.51	10.52	4.94	4.94	10.41	-NA-	-NA-
Global Lodging/Resorts	JPY	735.11	2,199,994.26	3.13	1.73	-NA-	-NA-	-10.10	-11.37	-8.38	0.88	0.88	2.62	-NA-	-NA-
Global Industrial/Office	JPY	749.17	727,516.98	1.03	4.69	-NA-	-NA-	-8.94	-7.03	-2.46	5.10	5.10	16.02	-NA-	-NA-
Global Healthcare	JPY	1,579.81	4,290,352.10	6.10	5.06	-NA-	-NA-	5.94	1.10	7.79	1.10	1.10	11.70	-NA-	-NA-
Global Diversified	JPY	943.42	24,164,543.16	34.35	3.22	-NA-	-NA-	-6.27	-13.09	3.09	2.33	2.33	4.15	-NA-	-NA-
Asia Retail	JPY	943.61	4,513,597.52	17.89	5.59	-NA-	-NA-	-3.94	-9.87	-0.48	1.40	1.40	3.23	-NA-	-NA-
Asia Residential	JPY	1,797.14	1,150,962.00	4.56	1.88	-NA-	-NA-	3.78	-13.97	-19.10	-8.26	-8.26	-1.31	-NA-	-NA-
Asia Office	JPY	1,211.39	3,462,082.69	13.72	3.72	-NA-	-NA-	-1.02	-5.47	10.71	3.24	3.24	1.91	-NA-	-NA-
Asia Industrial	JPY	507.29	1,022,529.95	4.05	4.45	-NA-	-NA-	-16.64	-30.15	5.20	4.78	4.78	6.96	-NA-	-NA-
Asia Diversified	JPY	958.30	15,075,480.60	59.76	2.7	-NA-	-NA-	-5.55	-14.46	-3.46	0.61	0.61	-2.83	-NA-	-NA-
Asia ex Australia Diversified	JPY	1,024.27	12,930,653.09	51.26	2.2	-NA-	-NA-	-4.50	-12.84	-4.89	-0.12	-0.12	-5.12	-NA-	-NA-
Asia ex Australia Industrial	JPY	1,551.25	620,948.00	2.46	4.23	-NA-	-NA-	2.44	-4.79	3.29	3.19	3.19	1.61	-NA-	-NA-
Asia ex Australia Office	JPY	1,222.34	2,956,633.63	11.72	3.36	-NA-	-NA-	-1.25	-4.08	10.09	2.38	2.38	-1.04	-NA-	-NA-
Asia ex Australia Residential	JPY	1,783.88	1,150,962.00	4.56	1.88	-NA-	-NA-	3.62	-13.97	-19.10	-8.26	-8.26	-1.31	-NA-	-NA-
Asia ex Australia Retail	JPY	1,134.51	1,441,467.70	5.71	3.81	-NA-	-NA-	-2.08	-4.92	2.50	1.13	1.13	-2.85	-NA-	-NA-

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Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Europe Specialty	JPY	444.52	46,251.82	0.39	0.00	-NA-	-NA-	-18.82	-21.46	-7.62	1.26	1.26	17.89	-NA-	-NA-
Europe Self Storage	JPY	941.50	97,743.93	0.83	2.73	-NA-	-NA-	-10.11	-16.14	2.75	2.45	2.45	9.64	-NA-	-NA-
Europe Retail	JPY	909.10	2,530,894.01	21.51	4.16	-NA-	-NA-	-8.33	-15.91	14.16	4.93	4.93	14.29	-NA-	-NA-
Europe Residential	JPY	454.65	441,451.27	3.75	1.94	-NA-	-NA-	-20.42	-16.02	20.09	5.43	5.43	13.97	-NA-	-NA-
Europe Office	JPY	1,236.15	2,152,815.63	18.30	3.52	-NA-	-NA-	-1.28	-2.93	26.24	6.92	6.92	16.47	-NA-	-NA-
Europe Industrial	JPY	353.58	524,463.61	4.46	3.75	-NA-	-NA-	-22.43	-29.79	7.50	9.04	9.04	26.23	-NA-	-NA-
Europe Healthcare	JPY	746.78	27,352.29	0.23	5.5	-NA-	-NA-	-8.74	-5.17	8.27	2.50	2.50	5.58	-NA-	-NA-
Europe Diversified	JPY	884.63	5,943,980.64	50.52	4.32	-NA-	-NA-	-8.37	-12.89	21.53	6.12	6.12	20.08	-NA-	-NA-
Eurozone Retail	JPY	1,425.52	1,549,226.85	13.17	4.92	-NA-	-NA-	0.05	-9.78	13.99	4.06	4.06	14.72	-NA-	-NA-
Eurozone Residential	JPY	480.12	393,013.97	3.34	2	-NA-	-NA-	-19.98	-13.75	30.40	5.03	5.03	13.78	-NA-	-NA-
Eurozone Office	JPY	1,214.73	555,953.50	4.73	5.06	-NA-	-NA-	-2.23	-7.64	13.93	4.87	4.87	18.27	-NA-	-NA-
Eurozone Industrial	JPY	735.81	151,220.17	1.29	2.2	-NA-	-NA-	-9.72	-15.95	22.18	18.73	18.73	35.56	-NA-	-NA-
Eurozone Diversified	JPY	1,121.18	3,328,425.66	28.29	4.64	-NA-	-NA-	-4.39	-10.63	21.98	4.75	4.75	19.85	-NA-	-NA-
UK Specialty	JPY	444.52	46,251.82	0.39	0.00	-NA-	-NA-	-18.82	-21.46	-7.62	1.26	1.26	17.89	-NA-	-NA-
UK Self Storage	JPY	941.50	97,743.93	0.83	2.73	-NA-	-NA-	-10.11	-16.14	2.75	2.45	2.45	9.64	-NA-	-NA-
UK Retail	JPY	506.09	981,667.17	8.34	2.97	-NA-	-NA-	-18.17	-24.54	14.56	6.40	6.40	13.63	-NA-	-NA-
UK Residential	JPY	324.92	48,437.30	0.41	1.48	-NA-	-NA-	-23.08	-26.89	-21.04	9.18	9.18	15.96	-NA-	-NA-
UK Industrial	JPY	285.58	373,243.44	3.17	4.38	-NA-	-NA-	-25.70	-33.47	2.46	5.59	5.59	23.04	-NA-	-NA-
UK Healthcare	JPY	746.78	27,352.29	0.23	5.5	-NA-	-NA-	-8.74	-5.17	8.27	2.50	2.50	5.58	-NA-	-NA-
UK Diversified	JPY	560.43	2,136,475.17	18.16	3.95	-NA-	-NA-	-15.97	-19.32	15.50	8.62	8.62	21.38	-NA-	-NA-
UK Office	JPY	827.47	488,392.24	4.15	1.76	-NA-	-NA-	-8.17	-7.66	22.07	10.52	10.52	24.51	-NA-	-NA-

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Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
North America Specialty	JPY	1,578.96	747,829.83	2.25	4.43	-NA-	-NA-	5.84	-0.87	-3.96	0.64	0.64	10.15	-NA-	-NA-
North America Self Storage	JPY	1,446.99	1,552,291.09	4.68	2.79	-NA-	-NA-	3.32	2.80	9.82	3.80	3.80	17.78	-NA-	-NA-
North America Retail	JPY	893.44	8,738,693.98	26.34	3.45	-NA-	-NA-	-5.67	-9.75	9.60	3.77	3.77	12.21	-NA-	-NA-
North America Residential	JPY	1,379.21	5,607,787.16	16.90	2.96	-NA-	-NA-	1.19	3.55	13.14	3.93	3.93	14.11	-NA-	-NA-
North America Office	JPY	1,019.51	4,765,870.69	14.36	3.16	-NA-	-NA-	-4.03	-7.15	3.95	5.32	5.32	14.74	-NA-	-NA-
North America Lodging/Resorts	JPY	746.14	2,103,771.58	6.34	1.58	-NA-	-NA-	-9.82	-10.85	-8.45	0.85	0.85	2.55	-NA-	-NA-
North America Industrial	JPY	512.13	1,609,200.07	4.85	3.07	-NA-	-NA-	-15.36	-27.33	11.53	0.22	0.22	14.22	-NA-	-NA-
North America Industrial/Office	JPY	749.17	727,516.98	2.19	4.69	-NA-	-NA-	-8.94	-7.03	-2.46	5.10	5.10	16.02	-NA-	-NA-
North America Healthcare	JPY	1,611.75	4,262,999.82	12.85	5.05	-NA-	-NA-	6.37	1.15	7.78	1.09	1.09	11.74	-NA-	-NA-
North America Diversified	JPY	1,069.68	3,062,590.00	9.23	3.66	-NA-	-NA-	-3.38	-4.08	7.05	3.96	3.96	15.38	-NA-	-NA-
United States Specialty	JPY	1,578.96	747,829.83	2.25	4.43	-NA-	-NA-	5.84	-0.87	-3.96	0.64	0.64	10.15	-NA-	-NA-
United States Self Storage	JPY	1,446.99	1,552,291.09	4.68	2.79	-NA-	-NA-	3.32	2.80	9.82	3.80	3.80	17.78	-NA-	-NA-
United States Retail	JPY	841.34	7,715,737.51	23.26	3.16	-NA-	-NA-	-6.83	-11.41	8.11	4.31	4.31	11.39	-NA-	-NA-
United States Residential	JPY	1,342.73	5,139,660.61	15.49	2.79	-NA-	-NA-	0.64	3.40	12.68	4.30	4.30	13.83	-NA-	-NA-
United States Office	JPY	1,018.98	4,081,751.12	12.30	3.16	-NA-	-NA-	-4.10	-7.77	3.13	4.71	4.71	15.12	-NA-	-NA-
United States Lodging/Resorts	JPY	721.36	2,049,141.49	6.18	1.44	-NA-	-NA-	-10.44	-11.06	-8.76	0.76	0.76	2.26	-NA-	-NA-
United States Industrial	JPY	511.54	1,609,200.07	4.85	3.07	-NA-	-NA-	-15.34	-27.33	11.53	0.22	0.22	14.22	-NA-	-NA-
United States Industrial/Office	JPY	749.17	727,516.98	2.19	4.69	-NA-	-NA-	-8.94	-7.03	-2.46	5.10	5.10	16.02	-NA-	-NA-
United States Healthcare	JPY	1,685.21	4,074,178.34	12.28	4.99	-NA-	-NA-	7.27	1.14	7.23	1.35	1.35	11.17	-NA-	-NA-
United States Diversified	JPY	934.09	2,191,263.94	6.60	2.95	-NA-	-NA-	-6.09	-6.67	3.01	5.74	5.74	14.92	-NA-	-NA-

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT Developed Sector Index Series - Index Performance

Gross Total Return			Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Global Industrial	AUD	350.79	35,544.33	6.08	3.63	-NA-	-NA-	-NA-	-NA-	6.36	-0.52	-0.52	5.80	-NA-	-NA-
Global Residential	AUD	959.03	81,087.00	13.88	2.73	-NA-	-NA-	-NA-	-NA-	5.07	-1.70	-1.70	4.21	-NA-	-NA-
Global Specialty	AUD	1,058.98	8,942.76	1.53	4.17	-NA-	-NA-	-NA-	-NA-	-5.62	-2.83	-2.83	3.43	-NA-	-NA-
Global Self Storage	AUD	1,062.05	18,582.31	3.18	2.79	-NA-	-NA-	-NA-	-NA-	7.81	0.12	0.12	9.81	-NA-	-NA-
Global Retail	AUD	689.55	177,746.60	30.42	4.18	-NA-	-NA-	-NA-	-NA-	5.67	-0.32	-0.32	2.82	-NA-	-NA-
Global Office	AUD	865.66	116,905.83	20.01	3.42	-NA-	-NA-	-NA-	-NA-	8.92	1.29	1.29	3.37	-NA-	-NA-
Global Lodging/Resorts	AUD	554.48	24,775.83	4.24	1.73	-NA-	-NA-	-NA-	-NA-	-9.71	-2.63	-2.63	-3.92	-NA-	-NA-
Global Industrial/Office	AUD	565.09	8,193.13	1.40	4.69	-NA-	-NA-	-NA-	-NA-	-3.87	1.45	1.45	8.63	-NA-	-NA-
Global Healthcare	AUD	1,191.63	48,316.96	8.27	5.06	-NA-	-NA-	-NA-	-NA-	6.23	-2.41	-2.41	4.58	-NA-	-NA-
Global Diversified	AUD	711.61	272,135.52	46.57	3.22	-NA-	-NA-	-NA-	-NA-	1.59	-1.23	-1.23	-2.49	-NA-	-NA-
Asia Retail	AUD	711.75	50,831.10	17.89	5.59	-NA-	-NA-	-NA-	-NA-	-1.92	-2.12	-2.12	-3.35	-NA-	-NA-
Asia Residential	AUD	1,355.55	12,961.87	4.56	1.88	-NA-	-NA-	-NA-	-NA-	-20.27	-11.45	-11.45	-7.60	-NA-	-NA-
Asia Office	AUD	913.73	38,989.18	13.72	3.72	-NA-	-NA-	-NA-	-NA-	9.10	-0.35	-0.35	-4.59	-NA-	-NA-
Asia Industrial	AUD	382.64	11,515.50	4.05	4.45	-NA-	-NA-	-NA-	-NA-	3.67	1.14	1.14	0.14	-NA-	-NA-
Asia Diversified	AUD	722.83	169,776.59	59.76	2.7	-NA-	-NA-	-NA-	-NA-	-4.86	-2.89	-2.89	-9.02	-NA-	-NA-
Asia ex Australia Diversified	AUD	772.59	145,622.04	51.26	2.2	-NA-	-NA-	-NA-	-NA-	-6.27	-3.59	-3.59	-11.17	-NA-	-NA-
Asia ex Australia Industrial	AUD	1,170.09	6,992.97	2.46	4.23	-NA-	-NA-	-NA-	-NA-	1.80	-0.40	-0.40	-4.87	-NA-	-NA-
Asia ex Australia Office	AUD	921.99	33,296.93	11.72	3.36	-NA-	-NA-	-NA-	-NA-	8.49	-1.18	-1.18	-7.35	-NA-	-NA-
Asia ex Australia Residential	AUD	1,345.55	12,961.87	4.56	1.88	-NA-	-NA-	-NA-	-NA-	-20.27	-11.45	-11.45	-7.60	-NA-	-NA-
Asia ex Australia Retail	AUD	855.74	16,233.48	5.71	3.81	-NA-	-NA-	-NA-	-NA-	1.01	-2.39	-2.39	-9.04	-NA-	-NA-

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FTSE EPRA/NAREIT Developed Sector Index Series - Index Performance

Gross Total Return			Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Europe Specialty	AUD	335.29	520.88	0.53	0.00	-NA-	-NA-	-NA-	-NA-	-8.97	-2.26	-2.26	10.38	-NA-	-NA-
Europe Self Storage	AUD	710.16	1,100.77	1.13	2.73	-NA-	-NA-	-NA-	-NA-	1.26	-1.11	-1.11	2.65	-NA-	-NA-
Europe Retail	AUD	685.72	28,502.35	29.16	4.16	-NA-	-NA-	-NA-	-NA-	12.51	1.29	1.29	7.01	-NA-	-NA-
Europe Residential	AUD	342.93	4,971.52	5.09	1.94	-NA-	-NA-	-NA-	-NA-	18.35	1.77	1.77	6.70	-NA-	-NA-
Europe Office	AUD	932.41	24,244.51	24.81	3.52	-NA-	-NA-	-NA-	-NA-	24.41	3.20	3.20	9.05	-NA-	-NA-
Europe Industrial	AUD	266.70	5,906.39	6.04	3.75	-NA-	-NA-	-NA-	-NA-	5.94	5.25	5.25	18.19	-NA-	-NA-
Europe Healthcare	AUD	563.29	308.04	0.32	5.5	-NA-	-NA-	-NA-	-NA-	6.71	-1.06	-1.06	-1.14	-NA-	-NA-
Europe Diversified	AUD	667.26	66,939.74	68.49	4.32	-NA-	-NA-	-NA-	-NA-	19.77	2.43	2.43	12.43	-NA-	-NA-
Eurozone Retail	AUD	1,075.25	17,447.04	17.85	4.92	-NA-	-NA-	-NA-	-NA-	12.34	0.44	0.44	7.41	-NA-	-NA-
Eurozone Residential	AUD	362.15	4,426.03	4.53	2	-NA-	-NA-	-NA-	-NA-	28.52	1.38	1.38	6.53	-NA-	-NA-
Eurozone Office	AUD	916.25	6,261.02	6.41	5.06	-NA-	-NA-	-NA-	-NA-	12.28	1.22	1.22	10.73	-NA-	-NA-
Eurozone Industrial	AUD	555.01	1,703.01	1.74	2.2	-NA-	-NA-	-NA-	-NA-	20.41	14.60	14.60	26.92	-NA-	-NA-
Eurozone Diversified	AUD	845.69	37,483.96	38.35	4.64	-NA-	-NA-	-NA-	-NA-	20.21	1.11	1.11	12.22	-NA-	-NA-
UK Specialty	AUD	335.29	520.88	0.53	0.00	-NA-	-NA-	-NA-	-NA-	-8.97	-2.26	-2.26	10.38	-NA-	-NA-
UK Self Storage	AUD	710.16	1,100.77	1.13	2.73	-NA-	-NA-	-NA-	-NA-	1.26	-1.11	-1.11	2.65	-NA-	-NA-
UK Retail	AUD	381.74	11,055.31	11.31	2.97	-NA-	-NA-	-NA-	-NA-	12.90	2.70	2.70	6.39	-NA-	-NA-
UK Residential	AUD	245.08	545.49	0.56	1.48	-NA-	-NA-	-NA-	-NA-	-22.18	5.39	5.39	8.57	-NA-	-NA-
UK Industrial	AUD	215.41	4,203.38	4.30	4.38	-NA-	-NA-	-NA-	-NA-	0.98	1.92	1.92	15.20	-NA-	-NA-
UK Healthcare	AUD	563.29	308.04	0.32	5.5	-NA-	-NA-	-NA-	-NA-	6.71	-1.06	-1.06	-1.14	-NA-	-NA-
UK Diversified	AUD	422.73	24,060.49	24.62	3.95	-NA-	-NA-	-NA-	-NA-	13.82	4.85	4.85	13.65	-NA-	-NA-
UK Office	AUD	624.15	5,500.16	5.63	1.76	-NA-	-NA-	-NA-	-NA-	20.31	6.68	6.68	16.58	-NA-	-NA-

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT Developed Sector Index Series - Index Performance

Gross Total Return															
Index Description	Curr	Close Value Apr-11	Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
North America Specialty	AUD	1,190.98	8,421.89	3.06	4.43	-NA-	-NA-	-NA-	-NA-	-5.35	-2.86	-2.86	3.13	-NA-	-NA-
North America Self Storage	AUD	1,091.45	17,481.54	6.34	2.79	-NA-	-NA-	-NA-	-NA-	8.23	0.19	0.19	10.27	-NA-	-NA-
North America Retail	AUD	673.91	98,413.16	35.71	3.45	-NA-	-NA-	-NA-	-NA-	8.01	0.17	0.17	5.06	-NA-	-NA-
North America Residential	AUD	1,040.32	63,153.61	22.91	2.96	-NA-	-NA-	-NA-	-NA-	11.50	0.32	0.32	6.83	-NA-	-NA-
North America Office	AUD	769.00	53,672.14	19.47	3.16	-NA-	-NA-	-NA-	-NA-	2.44	1.66	1.66	7.43	-NA-	-NA-
North America Lodging/Resorts	AUD	562.80	23,692.19	8.60	1.58	-NA-	-NA-	-NA-	-NA-	-9.77	-2.65	-2.65	-3.99	-NA-	-NA-
North America Industrial	AUD	386.29	18,122.44	6.58	3.07	-NA-	-NA-	-NA-	-NA-	9.92	-3.27	-3.27	6.94	-NA-	-NA-
North America Industrial/Office	AUD	565.09	8,193.13	2.97	4.69	-NA-	-NA-	-NA-	-NA-	-3.87	1.45	1.45	8.63	-NA-	-NA-
North America Healthcare	AUD	1,215.72	48,008.92	17.42	5.05	-NA-	-NA-	-NA-	-NA-	6.22	-2.42	-2.42	4.62	-NA-	-NA-
North America Diversified	AUD	806.84	34,490.18	12.51	3.66	-NA-	-NA-	-NA-	-NA-	5.50	0.35	0.35	8.02	-NA-	-NA-
United States Specialty	AUD	1,190.98	8,421.89	3.06	4.43	-NA-	-NA-	-NA-	-NA-	-5.35	-2.86	-2.86	3.13	-NA-	-NA-
United States Self Storage	AUD	1,091.45	17,481.54	6.34	2.79	-NA-	-NA-	-NA-	-NA-	8.23	0.19	0.19	10.27	-NA-	-NA-
United States Retail	AUD	634.61	86,892.86	31.53	3.16	-NA-	-NA-	-NA-	-NA-	6.54	0.68	0.68	4.29	-NA-	-NA-
United States Residential	AUD	1,012.80	57,881.67	21.00	2.79	-NA-	-NA-	-NA-	-NA-	11.05	0.68	0.68	6.58	-NA-	-NA-
United States Office	AUD	768.60	45,967.74	16.68	3.16	-NA-	-NA-	-NA-	-NA-	1.63	1.08	1.08	7.78	-NA-	-NA-
United States Lodging/Resorts	AUD	544.11	23,076.96	8.37	1.44	-NA-	-NA-	-NA-	-NA-	-10.08	-2.75	-2.75	-4.25	-NA-	-NA-
United States Industrial	AUD	385.85	18,122.44	6.58	3.07	-NA-	-NA-	-NA-	-NA-	9.92	-3.26	-3.26	6.94	-NA-	-NA-
United States Industrial/Office	AUD	565.09	8,193.13	2.97	4.69	-NA-	-NA-	-NA-	-NA-	-3.87	1.45	1.45	8.63	-NA-	-NA-
United States Healthcare	AUD	1,271.13	45,882.46	16.65	4.99	-NA-	-NA-	-NA-	-NA-	5.68	-2.17	-2.17	4.09	-NA-	-NA-
United States Diversified	AUD	704.57	24,677.51	8.95	2.95	-NA-	-NA-	-NA-	-NA-	1.52	2.07	2.07	7.59	-NA-	-NA-

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Index Description	Curr	Close Value Apr-11	Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	Total Rtn (%)	10 Yrs	36 M
			Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Global Specialty	EUR	1,221.76	6,596.53	1.13	0.00	-NA-	-NA-	4.15	4.65	-3.55	-1.64	-1.64	-1.10	-NA-	-NA-
Global Self Storage	EUR	1,189.68	13,707.04	2.35	0.00	-NA-	-NA-	2.91	8.75	10.02	1.24	1.24	5.10	-NA-	-NA-
Global Retail	EUR	709.36	131,112.87	22.44	0.00	-NA-	-NA-	-6.81	-6.52	6.65	0.43	0.43	-2.18	-NA-	-NA-
Global Residential	EUR	1,044.89	59,812.95	10.24	0.00	-NA-	-NA-	-0.94	4.71	7.33	-0.62	-0.62	-0.16	-NA-	-NA-
Global Office	EUR	922.27	86,234.33	14.76	0.00	-NA-	-NA-	-2.66	-0.32	10.59	2.20	2.20	-1.40	-NA-	-NA-
Global Lodging/Resorts	EUR	603.41	18,275.62	3.13	0.00	-NA-	-NA-	-10.31	-5.12	-6.45	-1.65	-1.65	-7.96	-NA-	-NA-
Global Industrial/Office	EUR	542.50	6,043.57	1.03	0.00	-NA-	-NA-	-11.37	-3.92	-3.97	2.69	2.69	3.56	-NA-	-NA-
Global Industrial	EUR	352.67	26,218.89	4.49	0.00	-NA-	-NA-	-18.95	-26.46	7.29	0.08	0.08	0.95	-NA-	-NA-
Global Healthcare	EUR	1,144.46	35,640.48	6.10	0.00	-NA-	-NA-	3.30	4.97	6.36	-1.42	-1.42	-0.59	-NA-	-NA-
Global Diversified	EUR	797.37	200,737.84	34.35	0.00	-NA-	-NA-	-5.99	-7.37	3.67	-0.31	-0.31	-6.68	-NA-	-NA-
Asia Retail	EUR	699.20	37,495.01	17.83	0.00	-NA-	-NA-	-5.94	-6.17	-1.53	-1.06	-1.06	-8.29	-NA-	-NA-
Asia Residential	EUR	1,665.29	9,561.18	4.55	0.00	-NA-	-NA-	5.90	-6.31	-17.53	-10.36	-10.36	-10.80	-NA-	-NA-
Asia Office	EUR	965.80	28,759.95	13.67	0.00	-NA-	-NA-	-1.87	-0.53	10.17	0.65	0.65	-9.10	-NA-	-NA-
Asia Industrial	EUR	348.77	8,494.28	4.04	0.00	-NA-	-NA-	-19.64	-28.79	3.97	1.72	1.72	-4.44	-NA-	-NA-
Asia Diversified	EUR	835.22	125,233.88	59.54	0.00	-NA-	-NA-	-4.74	-8.25	-2.22	-1.90	-1.90	-12.74	-NA-	-NA-
Asia ex Australia Diversified	EUR	924.93	107,416.53	51.26	0.00	-NA-	-NA-	-3.00	-5.94	-3.21	-2.64	-2.64	-14.80	-NA-	-NA-
Asia ex Australia Industrial	EUR	1,085.65	5,158.29	2.46	0.00	-NA-	-NA-	-0.72	-2.27	1.85	-0.25	-0.25	-10.74	-NA-	-NA-
Asia ex Australia Office	EUR	1,005.86	24,561.12	11.72	0.00	-NA-	-NA-	-1.46	1.39	9.90	-0.22	-0.22	-11.84	-NA-	-NA-
Asia ex Australia Residential	EUR	1,654.19	9,561.18	4.56	0.00	-NA-	-NA-	5.76	-6.31	-17.53	-10.36	-10.36	-10.80	-NA-	-NA-
Asia ex Australia Retail	EUR	924.05	11,974.45	5.71	0.00	-NA-	-NA-	-2.53	0.55	2.34	-1.60	-1.60	-13.18	-NA-	-NA-

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Price Return			Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Europe Specialty	EUR	436.44	384.22	0.39	0.00	-NA-	-NA-	-16.17	-13.29	-4.08	-1.07	-1.07	6.56	-NA-	-NA-
Europe Self Storage	EUR	869.67	811.97	0.83	0.00	-NA-	-NA-	-8.37	-8.79	3.40	0.10	0.10	-1.75	-NA-	-NA-
Europe Retail	EUR	731.67	21,024.45	21.51	0.00	-NA-	-NA-	-8.73	-11.57	13.54	0.66	0.66	1.05	-NA-	-NA-
Europe Residential	EUR	399.40	3,667.19	3.75	0.00	-NA-	-NA-	-19.60	-9.97	22.24	3.01	3.01	2.69	-NA-	-NA-
Europe Office	EUR	1,014.11	17,883.71	18.30	0.00	-NA-	-NA-	-1.56	2.64	26.65	3.72	3.72	3.87	-NA-	-NA-
Europe Industrial	EUR	281.77	4,356.78	4.46	0.00	-NA-	-NA-	-23.06	-26.06	7.81	4.21	4.21	11.60	-NA-	-NA-
Europe Healthcare	EUR	582.34	227.22	0.23	0.00	-NA-	-NA-	-9.99	-1.09	6.39	0.15	0.15	-7.12	-NA-	-NA-
Europe Diversified	EUR	710.15	49,377.38	50.52	0.00	-NA-	-NA-	-9.02	-8.39	20.08	3.08	3.08	7.09	-NA-	-NA-
Eurozone Retail	EUR	1,099.33	12,869.62	13.17	0.00	-NA-	-NA-	-1.08	-5.99	12.96	-1.26	-1.26	0.64	-NA-	-NA-
Eurozone Residential	EUR	420.89	3,264.82	3.34	0.00	-NA-	-NA-	-19.28	-7.69	32.60	2.62	2.62	2.47	-NA-	-NA-
Eurozone Office	EUR	922.03	4,618.37	4.73	0.00	-NA-	-NA-	-4.09	-4.25	12.57	2.17	2.17	6.32	-NA-	-NA-
Eurozone Industrial	EUR	551.35	1,256.20	1.29	0.00	-NA-	-NA-	-11.75	-11.63	26.87	16.01	16.01	22.53	-NA-	-NA-
Eurozone Diversified	EUR	904.49	27,649.64	28.29	0.00	-NA-	-NA-	-4.92	-5.95	19.93	1.59	1.59	7.36	-NA-	-NA-
UK Specialty	EUR	436.44	384.22	0.39	0.00	-NA-	-NA-	-16.17	-13.29	-4.08	-1.07	-1.07	6.56	-NA-	-NA-
UK Self Storage	EUR	869.67	811.97	0.83	0.00	-NA-	-NA-	-8.37	-8.79	3.40	0.10	0.10	-1.75	-NA-	-NA-
UK Retail	EUR	433.60	8,154.83	8.34	0.00	-NA-	-NA-	-17.65	-19.49	14.57	3.86	3.86	1.72	-NA-	-NA-
UK Residential	EUR	295.52	402.37	0.41	0.00	-NA-	-NA-	-21.74	-20.93	-19.32	6.67	6.67	4.81	-NA-	-NA-
UK Industrial	EUR	227.50	3,100.58	3.17	0.00	-NA-	-NA-	-26.30	-30.03	1.38	0.08	0.08	7.89	-NA-	-NA-
UK Healthcare	EUR	582.34	227.22	0.23	0.00	-NA-	-NA-	-9.99	-1.09	6.39	0.15	0.15	-7.12	-NA-	-NA-
UK Diversified	EUR	448.88	17,747.96	18.16	0.00	-NA-	-NA-	-16.69	-15.37	14.78	6.11	6.11	8.13	-NA-	-NA-
UK Office	EUR	741.51	4,057.13	4.15	0.00	-NA-	-NA-	-6.94	-0.57	24.69	7.99	7.99	12.43	-NA-	-NA-

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FTSE EPRA/NAREIT Developed Sector Index Series - Index Performance

Price Return			Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
North America Specialty	EUR	1,360.16	6,212.31	2.25	0.00	-NA-	-NA-	6.62	6.21	-3.42	-1.67	-1.67	-1.44	-NA-	-NA-
North America Self Storage	EUR	1,217.18	12,895.07	4.68	0.00	-NA-	-NA-	3.59	9.85	10.45	1.31	1.31	5.54	-NA-	-NA-
North America Retail	EUR	701.97	72,593.41	26.34	0.00	-NA-	-NA-	-6.66	-5.00	9.35	1.14	1.14	0.32	-NA-	-NA-
North America Residential	EUR	1,084.86	46,584.58	16.90	0.00	-NA-	-NA-	0.10	8.81	13.47	1.38	1.38	2.14	-NA-	-NA-
North America Office	EUR	815.14	39,590.68	14.36	0.00	-NA-	-NA-	-4.74	-2.02	4.29	2.67	2.67	2.62	-NA-	-NA-
North America Lodging/Resorts	EUR	611.45	17,476.29	6.34	0.00	-NA-	-NA-	-10.07	-4.56	-6.47	-1.69	-1.69	-7.95	-NA-	-NA-
North America Industrial	EUR	398.43	13,367.82	4.85	0.00	-NA-	-NA-	-16.46	-24.09	11.05	-2.17	-2.17	2.37	-NA-	-NA-
North America Industrial/Office	EUR	542.50	6,043.57	2.19	0.00	-NA-	-NA-	-11.37	-3.92	-3.97	2.69	2.69	3.56	-NA-	-NA-
North America Healthcare	EUR	1,164.63	35,413.27	12.85	0.00	-NA-	-NA-	3.67	5.01	6.36	-1.43	-1.43	-0.55	-NA-	-NA-
North America Diversified	EUR	850.43	25,441.31	9.23	0.00	-NA-	-NA-	-4.14	1.30	6.80	1.44	1.44	3.10	-NA-	-NA-
United States Specialty	EUR	1,360.16	6,212.31	2.25	0.00	-NA-	-NA-	6.62	6.21	-3.42	-1.67	-1.67	-1.44	-NA-	-NA-
United States Self Storage	EUR	1,217.18	12,895.07	4.68	0.00	-NA-	-NA-	3.59	9.85	10.45	1.31	1.31	5.54	-NA-	-NA-
United States Retail	EUR	670.42	64,095.58	23.26	0.00	-NA-	-NA-	-7.57	-6.40	8.20	1.69	1.69	-0.30	-NA-	-NA-
United States Residential	EUR	1,060.15	42,695.80	15.49	0.00	-NA-	-NA-	-0.37	8.75	13.16	1.76	1.76	1.95	-NA-	-NA-
United States Lodging/Resorts	EUR	597.92	17,022.47	6.18	0.00	-NA-	-NA-	-10.48	-4.52	-6.64	-1.77	-1.77	-8.17	-NA-	-NA-
United States Industrial	EUR	398.47	13,367.82	4.85	0.00	-NA-	-NA-	-16.43	-24.09	11.05	-2.17	-2.17	2.37	-NA-	-NA-
United States Industrial/Office	EUR	542.50	6,043.57	2.19	0.00	-NA-	-NA-	-11.37	-3.92	-3.97	2.69	2.69	3.56	-NA-	-NA-
United States Healthcare	EUR	1,227.49	33,844.70	12.28	0.00	-NA-	-NA-	4.70	5.17	5.92	-1.16	-1.16	-1.02	-NA-	-NA-
United States Diversified	EUR	768.68	18,203.10	6.60	0.00	-NA-	-NA-	-6.21	-0.64	3.51	3.31	3.31	3.00	-NA-	-NA-
United States Office	EUR	814.08	33,907.61	12.30	0.00	-NA-	-NA-	-4.82	-2.58	3.54	2.04	2.04	2.95	-NA-	-NA-

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FTSE EPRA/NAREIT Developed Sector Index Series - Index Performance

Index Description	Curr	Close Value Apr-11	Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Global Specialty	USD	1,536.68	9,786.56	1.13	0.00	-NA-	-NA-	7.62	2.98	7.61	2.83	2.83	9.38	-NA-	-NA-
Global Self Storage	USD	1,496.34	20,335.65	2.35	0.00	-NA-	-NA-	6.33	7.02	22.76	5.84	5.84	16.23	-NA-	-NA-
Global Retail	USD	892.20	194,517.94	22.44	0.00	-NA-	-NA-	-3.70	-8.01	19.00	4.99	4.99	8.17	-NA-	-NA-
Global Residential	USD	1,314.22	88,737.99	10.24	0.00	-NA-	-NA-	2.35	3.04	19.75	3.89	3.89	10.41	-NA-	-NA-
Global Office	USD	892.20	194,517.94	14.76	0.00	-NA-	-NA-	-3.70	-8.01	19.00	4.99	4.99	8.17	-NA-	-NA-
Global Lodging/Resorts	USD	758.94	27,113.56	3.13	0.00	-NA-	-NA-	-7.33	-6.63	4.39	2.82	2.82	1.79	-NA-	-NA-
Global Industrial/Office	USD	682.33	8,966.19	1.03	0.00	-NA-	-NA-	-8.42	-5.46	7.14	7.35	7.35	14.53	-NA-	-NA-
Global Industrial	USD	443.58	38,898.12	4.49	0.00	-NA-	-NA-	-16.25	-27.63	19.72	4.63	4.63	11.64	-NA-	-NA-
Global Healthcare	USD	1,439.45	52,875.92	6.10	0.00	-NA-	-NA-	6.73	3.29	18.68	3.06	3.06	9.93	-NA-	-NA-
Global Diversified	USD	1,002.90	297,812.95	34.35	0.00	-NA-	-NA-	-2.87	-8.84	15.67	4.22	4.22	3.20	-NA-	-NA-
Asia Retail	USD	879.43	55,627.28	17.83	0.00	-NA-	-NA-	-2.82	-7.67	9.87	3.44	3.44	1.42	-NA-	-NA-
Asia Residential	USD	2,094.53	14,184.89	4.55	0.00	-NA-	-NA-	9.42	-7.81	-7.98	-6.29	-6.29	-1.35	-NA-	-NA-
Asia Office	USD	1,214.75	42,668.01	13.67	0.00	-NA-	-NA-	1.39	-2.11	22.93	5.22	5.22	0.53	-NA-	-NA-
Asia Industrial	USD	438.66	12,602.05	4.04	0.00	-NA-	-NA-	-16.96	-29.93	16.00	6.34	6.34	5.67	-NA-	-NA-
Asia Diversified	USD	1,050.50	185,795.92	59.54	0.00	-NA-	-NA-	-1.57	-9.72	9.10	2.56	2.56	-3.50	-NA-	-NA-
Asia ex Australia Diversified	USD	1,163.34	159,362.25	51.26	0.00	-NA-	-NA-	0.23	-7.44	8.00	1.78	1.78	-5.78	-NA-	-NA-
Asia ex Australia Industrial	USD	1,377.56	7,652.80	2.46	0.00	-NA-	-NA-	2.76	-3.55	14.65	4.28	4.28	-0.42	-NA-	-NA-
Asia ex Australia Office	USD	1,265.13	36,438.67	11.72	0.00	-NA-	-NA-	1.81	-0.22	22.62	4.31	4.31	-2.51	-NA-	-NA-
Asia ex Australia Residential	USD	2,080.57	14,184.89	4.56	0.00	-NA-	-NA-	9.28	-7.81	-7.98	-6.29	-6.29	-1.35	-NA-	-NA-
Asia ex Australia Retail	USD	1,162.24	17,765.19	5.71	0.00	-NA-	-NA-	0.71	-1.05	14.19	2.87	2.87	-3.99	-NA-	-NA-

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FTSE EPRA/NAREIT Developed Sector Index Series - Index Performance

Price Return			Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Europe Specialty	USD	548.94	570.02	0.39	0.00	-NA-	-NA-	-13.38	-14.67	7.03	3.43	3.43	17.84	-NA-	-NA-
Europe Self Storage	USD	1,093.84	1,204.63	0.83	0.00	-NA-	-NA-	-5.32	-10.24	15.37	4.65	4.65	8.65	-NA-	-NA-
Europe Retail	USD	920.26	31,191.69	21.51	0.00	-NA-	-NA-	-5.69	-12.98	26.68	5.24	5.24	11.75	-NA-	-NA-
Europe Residential	USD	502.35	5,440.61	3.75	0.00	-NA-	-NA-	-16.92	-11.41	36.39	7.69	7.69	13.56	-NA-	-NA-
Europe Office	USD	1,275.50	26,532.11	18.30	0.00	-NA-	-NA-	1.71	1.00	41.31	8.43	8.43	14.87	-NA-	-NA-
Europe Industrial	USD	354.39	6,463.69	4.46	0.00	-NA-	-NA-	-20.50	-27.24	20.29	8.94	8.94	23.42	-NA-	-NA-
Europe Healthcare	USD	732.45	337.10	0.23	0.00	-NA-	-NA-	-7.00	-2.67	18.71	4.70	4.70	2.72	-NA-	-NA-
Europe Diversified	USD	893.20	73,255.86	50.52	0.00	-NA-	-NA-	-5.99	-9.85	33.98	7.76	7.76	18.43	-NA-	-NA-
Eurozone Retail	USD	1,382.70	19,093.26	13.17	0.00	-NA-	-NA-	2.21	-7.49	26.03	3.22	3.22	11.30	-NA-	-NA-
Eurozone Residential	USD	529.38	4,843.65	3.34	0.00	-NA-	-NA-	-16.60	-9.17	47.95	7.28	7.28	13.33	-NA-	-NA-
Eurozone Office	USD	1,159.69	6,851.78	4.73	0.00	-NA-	-NA-	-0.90	-5.78	25.60	6.81	6.81	17.57	-NA-	-NA-
Eurozone Industrial	USD	693.46	1,863.69	1.29	0.00	-NA-	-NA-	-8.81	-13.04	41.56	21.28	21.28	35.50	-NA-	-NA-
Eurozone Diversified	USD	1,137.63	41,020.77	28.29	0.00	-NA-	-NA-	-1.75	-7.45	33.82	6.21	6.21	18.72	-NA-	-NA-
UK Specialty	USD	548.94	570.02	0.39	0.00	-NA-	-NA-	-13.38	-14.67	7.03	3.43	3.43	17.84	-NA-	-NA-
UK Self Storage	USD	1,093.84	1,204.63	0.83	0.00	-NA-	-NA-	-5.32	-10.24	15.37	4.65	4.65	8.65	-NA-	-NA-
UK Retail	USD	545.36	12,098.44	8.34	0.00	-NA-	-NA-	-14.91	-20.77	27.83	8.58	8.58	12.49	-NA-	-NA-
UK Residential	USD	371.70	596.96	0.41	0.00	-NA-	-NA-	-19.13	-22.20	-9.97	11.52	11.52	15.91	-NA-	-NA-
UK Industrial	USD	286.14	4,599.99	3.17	0.00	-NA-	-NA-	-23.85	-31.15	13.11	4.63	4.63	19.31	-NA-	-NA-
UK Healthcare	USD	732.45	337.10	0.23	0.00	-NA-	-NA-	-7.00	-2.67	18.71	4.70	4.70	2.72	-NA-	-NA-
UK Diversified	USD	564.58	26,330.73	18.16	0.00	-NA-	-NA-	-13.92	-16.72	28.07	10.93	10.93	19.57	-NA-	-NA-
UK Office	USD	932.64	6,019.13	4.15	0.00	-NA-	-NA-	-3.84	-2.16	39.12	12.89	12.89	24.33	-NA-	-NA-

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Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
North America Specialty	USD	1,710.75	9,216.54	2.25	0.00	-NA-	-NA-	10.17	4.51	7.77	2.79	2.79	9.00	-NA-	-NA-
North America Self Storage	USD	1,530.92	19,131.02	4.68	0.00	-NA-	-NA-	7.03	8.10	23.23	5.92	5.92	16.71	-NA-	-NA-
North America Retail	USD	882.91	107,698.96	26.34	0.00	-NA-	-NA-	-3.56	-6.51	22.01	5.74	5.74	10.95	-NA-	-NA-
North America Residential	USD	1,364.49	69,112.49	16.90	0.00	-NA-	-NA-	3.43	7.08	26.60	5.99	5.99	12.95	-NA-	-NA-
North America Office	USD	1,025.24	58,736.39	14.36	0.00	-NA-	-NA-	-1.57	-3.59	16.36	7.33	7.33	13.49	-NA-	-NA-
North America Lodging/Resorts	USD	769.05	25,927.68	6.34	0.00	-NA-	-NA-	-7.07	-6.09	4.36	2.78	2.78	1.79	-NA-	-NA-
North America Industrial	USD	501.14	19,832.39	4.85	0.00	-NA-	-NA-	-13.68	-25.30	23.90	2.28	2.28	13.21	-NA-	-NA-
North America Industrial/Office	USD	682.33	8,966.19	2.19	0.00	-NA-	-NA-	-8.42	-5.46	7.14	7.35	7.35	14.53	-NA-	-NA-
North America Healthcare	USD	1,464.82	52,538.82	12.85	0.00	-NA-	-NA-	7.12	3.34	18.67	3.05	3.05	9.98	-NA-	-NA-
North America Diversified	USD	1,069.64	37,744.52	9.23	0.00	-NA-	-NA-	-0.95	-0.31	19.16	6.05	6.05	14.02	-NA-	-NA-
United States Specialty	USD	1,710.75	9,216.54	2.25	0.00	-NA-	-NA-	10.17	4.51	7.77	2.79	2.79	9.00	-NA-	-NA-
United States Self Storage	USD	1,530.92	19,131.02	4.68	0.00	-NA-	-NA-	7.03	8.10	23.23	5.92	5.92	16.71	-NA-	-NA-
United States Retail	USD	843.23	95,091.66	23.26	0.00	-NA-	-NA-	-4.49	-7.89	20.73	6.31	6.31	10.26	-NA-	-NA-
United States Residential	USD	1,333.41	63,343.12	15.49	0.00	-NA-	-NA-	2.94	7.01	26.27	6.39	6.39	12.75	-NA-	-NA-
United States Office	USD	1,023.92	50,305.04	6.18	0.00	-NA-	-NA-	-1.65	-4.14	15.53	6.68	6.68	13.85	-NA-	-NA-
United States Lodging/Resorts	USD	752.04	25,254.39	4.85	0.00	-NA-	-NA-	-7.51	-6.04	4.17	2.69	2.69	1.56	-NA-	-NA-
United States Industrial	USD	501.18	19,832.39	2.19	0.00	-NA-	-NA-	-13.65	-25.30	23.90	2.28	2.28	13.21	-NA-	-NA-
United States Industrial/Office	USD	682.33	8,966.19	12.28	0.00	-NA-	-NA-	-8.42	-5.46	7.14	7.35	7.35	14.53	-NA-	-NA-
United States Healthcare	USD	1,543.88	50,211.71	6.60	0.00	-NA-	-NA-	8.19	3.50	18.19	3.33	3.33	9.46	-NA-	-NA-
United States Diversified	USD	966.81	27,005.96	12.30	0.00	-NA-	-NA-	-3.09	-2.23	15.49	8.01	8.01	13.91	-NA-	-NA-

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Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Global Specialty	GBP	1,484.77	5,867.44	1.13	0.00	-NA-	-NA-	9.48	9.05	-1.25	-1.18	-1.18	2.67	-NA-	-NA-
Global Self Storage	GBP	1,445.79	12,192.04	2.35	0.00	-NA-	-NA-	8.17	13.32	12.66	1.71	1.71	9.10	-NA-	-NA-
Global Retail	GBP	862.06	116,621.28	22.44	0.00	-NA-	-NA-	-2.04	-2.59	9.20	0.90	0.90	1.54	-NA-	-NA-
Global Residential	GBP	1,269.83	53,201.97	10.24	0.00	-NA-	-NA-	4.13	9.11	9.90	-0.15	-0.15	3.64	-NA-	-NA-
Global Office	GBP	1,120.81	76,703.06	14.76	0.00	-NA-	-NA-	2.32	3.87	13.24	2.68	2.68	2.35	-NA-	-NA-
Global Lodging/Resorts	GBP	733.31	16,255.66	3.13	0.00	-NA-	-NA-	-5.72	-1.13	-4.21	-1.19	-1.19	-4.45	-NA-	-NA-
Global Industrial/Office	GBP	659.28	5,375.59	1.03	0.00	-NA-	-NA-	-6.83	0.12	-1.67	3.17	3.17	7.50	-NA-	-NA-
Global Industrial	GBP	428.60	23,320.98	4.49	0.00	-NA-	-NA-	-14.80	-23.36	9.86	0.55	0.55	4.80	-NA-	-NA-
Global Healthcare	GBP	1,390.83	31,701.23	6.10	0.00	-NA-	-NA-	8.58	9.38	8.91	-0.96	-0.96	3.19	-NA-	-NA-
Global Diversified	GBP	969.03	178,550.78	34.35	0.00	-NA-	-NA-	-1.18	-3.47	6.15	0.16	0.16	-3.13	-NA-	-NA-
Asia Retail	GBP	849.72	33,350.78	17.83	0.00	-NA-	-NA-	-1.13	-2.23	0.82	-0.59	-0.59	-4.80	-NA-	-NA-
Asia Residential	GBP	2,023.78	8,504.41	4.55	0.00	-NA-	-NA-	11.32	-2.37	-15.56	-9.94	-9.94	-7.40	-NA-	-NA-
Asia Office	GBP	1,173.72	25,581.18	13.67	0.00	-NA-	-NA-	3.15	3.66	12.81	1.12	1.12	-5.64	-NA-	-NA-
Asia Industrial	GBP	423.85	7,555.43	4.04	0.00	-NA-	-NA-	-15.52	-25.80	6.45	2.20	2.20	-0.81	-NA-	-NA-
Asia Diversified	GBP	1,015.02	111,392.08	59.54	0.00	-NA-	-NA-	0.14	-4.40	0.12	-1.44	-1.44	-9.42	-NA-	-NA-
Asia ex Australia Diversified	GBP	1,124.04	95,544.04	51.26	0.00	-NA-	-NA-	1.97	-1.99	-0.89	-2.18	-2.18	-11.56	-NA-	-NA-
Asia ex Australia Industrial	GBP	1,331.03	4,588.16	2.46	0.00	-NA-	-NA-	4.55	2.14	5.21	0.22	0.22	-6.52	-NA-	-NA-
Asia ex Australia Office	GBP	1,222.39	21,846.44	11.72	0.00	-NA-	-NA-	3.58	5.65	12.53	0.25	0.25	-8.49	-NA-	-NA-
Asia ex Australia Residential	GBP	2,010.29	8,504.41	4.56	0.00	-NA-	-NA-	11.17	-2.37	-15.56	-9.94	-9.94	-7.40	-NA-	-NA-
Asia ex Australia Retail	GBP	1,122.98	10,650.94	5.71	0.00	-NA-	-NA-	2.46	4.78	4.79	-1.14	-1.14	-9.88	-NA-	-NA-

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FTSE EPRA/NAREIT Developed Sector Index Series - Index Performance

Price Return			Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Europe Specialty	GBP	530.40	341.75	0.39	0.00	-NA-	-NA-	-11.88	-9.64	-1.78	-0.60	-0.60	10.61	-NA-	-NA-
Europe Self Storage	GBP	1,056.89	722.23	0.83	0.00	-NA-	-NA-	-3.68	-4.95	5.87	0.57	0.57	1.99	-NA-	-NA-
Europe Retail	GBP	889.17	18,700.67	21.51	0.00	-NA-	-NA-	-4.06	-7.85	16.25	1.14	1.14	4.89	-NA-	-NA-
Europe Residential	GBP	485.38	3,261.86	3.75	0.00	-NA-	-NA-	-15.48	-6.19	25.16	3.49	3.49	6.60	-NA-	-NA-
Europe Office	GBP	1,232.42	15,907.06	18.30	0.00	-NA-	-NA-	3.47	6.96	29.68	4.21	4.21	7.82	-NA-	-NA-
Europe Industrial	GBP	342.42	3,875.24	4.46	0.00	-NA-	-NA-	-19.13	-22.95	10.39	4.70	4.70	15.85	-NA-	-NA-
Europe Healthcare	GBP	707.71	202.10	0.23	0.00	-NA-	-NA-	-5.39	3.07	8.94	0.62	0.62	-3.58	-NA-	-NA-
Europe Diversified	GBP	863.03	43,919.82	50.52	0.00	-NA-	-NA-	-4.36	-4.54	22.95	3.56	3.56	11.16	-NA-	-NA-
Eurozone Retail	GBP	1,335.99	11,447.17	13.17	0.00	-NA-	-NA-	3.98	-2.03	15.66	-0.80	-0.80	4.47	-NA-	-NA-
Eurozone Residential	GBP	511.50	2,903.96	3.34	0.00	-NA-	-NA-	-15.15	-3.81	35.77	3.10	3.10	6.38	-NA-	-NA-
Eurozone Office	GBP	1,120.52	4,107.92	4.73	0.00	-NA-	-NA-	0.82	-0.23	15.26	2.65	2.65	10.36	-NA-	-NA-
Eurozone Industrial	GBP	670.04	1,117.36	1.29	0.00	-NA-	-NA-	-7.23	-7.91	29.91	16.55	16.55	27.20	-NA-	-NA-
Eurozone Diversified	GBP	1,099.20	24,593.60	28.29	0.00	-NA-	-NA-	-0.05	-1.99	22.80	2.07	2.07	11.44	-NA-	-NA-
UK Specialty	GBP	530.40	341.75	0.39	0.00	-NA-	-NA-	-11.88	-9.64	-1.78	-0.60	-0.60	10.61	-NA-	-NA-
UK Self Storage	GBP	1,056.89	722.23	0.83	0.00	-NA-	-NA-	-3.68	-4.95	5.87	0.57	0.57	1.99	-NA-	-NA-
UK Retail	GBP	526.94	7,253.50	8.34	0.00	-NA-	-NA-	-13.43	-16.11	17.31	4.35	4.35	5.59	-NA-	-NA-
UK Residential	GBP	359.14	357.90	0.41	0.00	-NA-	-NA-	-17.73	-17.61	-17.39	7.17	7.17	8.80	-NA-	-NA-
UK Industrial	GBP	276.48	2,757.88	3.17	0.00	-NA-	-NA-	-22.52	-27.09	3.80	0.56	0.56	11.99	-NA-	-NA-
UK Healthcare	GBP	707.71	202.10	0.23	0.00	-NA-	-NA-	-5.39	3.07	8.94	0.62	0.62	-3.58	-NA-	-NA-
UK Diversified	GBP	545.51	15,786.32	18.16	0.00	-NA-	-NA-	-12.43	-11.81	17.52	6.61	6.61	12.24	-NA-	-NA-
UK Office	GBP	901.14	3,608.71	4.15	0.00	-NA-	-NA-	-2.18	3.61	27.67	8.50	8.50	16.71	-NA-	-NA-

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Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
North America Specialty	GBP	1,652.96	5,525.68	2.25	0.00	-NA-	-NA-	12.08	10.67	-1.11	-1.21	-1.21	2.32	-NA-	-NA-
North America Self Storage	GBP	1,479.20	11,469.81	4.68	0.00	-NA-	-NA-	8.89	14.47	13.09	1.79	1.79	9.55	-NA-	-NA-
North America Retail	GBP	853.09	64,569.84	26.34	0.00	-NA-	-NA-	-1.89	-1.00	11.97	1.62	1.62	4.14	-NA-	-NA-
North America Residential	GBP	1,318.40	41,435.70	16.90	0.00	-NA-	-NA-	5.23	13.39	16.18	1.86	1.86	6.03	-NA-	-NA-
North America Office	GBP	990.61	35,214.82	14.36	0.00	-NA-	-NA-	0.14	2.09	6.78	3.15	3.15	6.53	-NA-	-NA-
North America Lodging/Resorts	GBP	743.07	15,544.68	6.34	0.00	-NA-	-NA-	-5.46	-0.55	-4.23	-1.22	-1.22	-4.45	-NA-	-NA-
North America Industrial	GBP	484.21	11,890.31	4.85	0.00	-NA-	-NA-	-12.18	-20.90	13.70	-1.71	-1.71	6.27	-NA-	-NA-
North America Industrial/Office	GBP	659.28	5,375.59	2.19	0.00	-NA-	-NA-	-6.83	0.12	-1.67	3.17	3.17	7.50	-NA-	-NA-
North America Healthcare	GBP	1,415.34	31,499.12	12.85	0.00	-NA-	-NA-	8.98	9.43	8.90	-0.97	-0.97	3.24	-NA-	-NA-
North America Diversified	GBP	1,033.51	22,629.35	9.23	0.00	-NA-	-NA-	0.76	5.56	9.35	1.92	1.92	7.03	-NA-	-NA-
United States Specialty	GBP	1,652.96	5,525.68	2.25	0.00	-NA-	-NA-	12.08	10.67	-1.11	-1.21	-1.21	2.32	-NA-	-NA-
United States Self Storage	GBP	1,479.20	11,469.81	4.68	0.00	-NA-	-NA-	8.89	14.47	13.09	1.79	1.79	9.55	-NA-	-NA-
United States Retail	GBP	814.74	57,011.26	23.26	0.00	-NA-	-NA-	-2.84	-2.47	10.79	2.17	2.17	3.49	-NA-	-NA-
United States Residential	GBP	1,288.37	37,976.73	15.49	0.00	-NA-	-NA-	4.73	13.32	15.87	2.24	2.24	5.83	-NA-	-NA-
United States Lodging/Resorts	GBP	726.64	15,141.02	6.18	0.00	-NA-	-NA-	-5.90	-0.50	-4.40	-1.31	-1.31	-4.67	-NA-	-NA-
United States Industrial	GBP	484.25	11,890.31	4.85	0.00	-NA-	-NA-	-12.15	-20.90	13.70	-1.71	-1.71	6.27	-NA-	-NA-
United States Industrial/Office	GBP	659.28	5,375.59	2.19	0.00	-NA-	-NA-	-6.83	0.12	-1.67	3.17	3.17	7.50	-NA-	-NA-
United States Healthcare	GBP	1,491.73	30,103.93	12.28	0.00	-NA-	-NA-	10.06	9.59	8.46	-0.70	-0.70	2.75	-NA-	-NA-
United States Diversified	GBP	934.16	16,191.16	6.60	0.00	-NA-	-NA-	-1.41	3.53	5.98	3.80	3.80	6.92	-NA-	-NA-
United States Office	GBP	989.33	30,159.88	12.30	0.00	-NA-	-NA-	0.06	1.51	6.02	2.52	2.52	6.87	-NA-	-NA-

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Index Description	Curr	Close Value Apr-11	Free Float Mkt Cap	Free Float Mkt Cap	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
			Ccy (m) Apr-11	(%) Weight Apr-11											
Global Specialty	JPY	1,218.17	794,081.65	1.13	0.00	-NA-	-NA-	0.51	-5.35	-7.12	0.67	0.67	9.42	-NA-	-NA-
Global Self Storage	JPY	1,186.19	1,650,035.01	2.35	0.00	-NA-	-NA-	-0.70	-1.64	5.96	3.62	3.62	16.28	-NA-	-NA-
Global Retail	JPY	707.27	15,783,185.51	22.44	0.00	-NA-	-NA-	-10.07	-15.45	2.71	2.79	2.79	8.22	-NA-	-NA-
Global Residential	JPY	1,041.82	7,200,200.43	10.24	0.00	-NA-	-NA-	-4.41	-5.30	3.36	1.71	1.71	10.46	-NA-	-NA-
Global Office	JPY	919.56	10,380,769.00	14.76	0.00	-NA-	-NA-	-6.07	-9.84	6.50	4.60	4.60	9.09	-NA-	-NA-
Global Lodging/Resorts	JPY	601.64	2,199,994.26	3.13	0.00	-NA-	-NA-	-13.45	-14.18	-9.90	0.66	0.66	1.83	-NA-	-NA-
Global Industrial/Office	JPY	540.91	727,516.98	1.03	0.00	-NA-	-NA-	-14.47	-13.11	-7.52	5.10	5.10	14.58	-NA-	-NA-
Global Industrial	JPY	351.64	3,156,193.64	4.49	0.00	-NA-	-NA-	-21.79	-33.48	3.33	2.43	2.43	11.69	-NA-	-NA-
Global Healthcare	JPY	1,141.10	4,290,352.10	6.10	0.00	-NA-	-NA-	-0.32	-5.06	2.43	0.89	0.89	9.98	-NA-	-NA-
Global Diversified	JPY	795.03	24,164,543.16	34.35	0.00	-NA-	-NA-	-9.28	-16.22	-0.16	2.03	2.03	3.25	-NA-	-NA-
Asia Retail	JPY	697.15	4,513,597.52	17.83	0.00	-NA-	-NA-	-9.24	-15.14	-5.17	1.27	1.27	1.46	-NA-	-NA-
Asia Residential	JPY	1,660.40	1,150,962.00	4.55	0.00	-NA-	-NA-	2.19	-15.27	-20.58	-8.26	-8.26	-1.31	-NA-	-NA-
Asia Office	JPY	962.97	3,462,082.69	13.67	0.00	-NA-	-NA-	-5.31	-10.03	6.10	3.01	3.01	0.57	-NA-	-NA-
Asia Industrial	JPY	347.74	1,022,529.95	4.04	0.00	-NA-	-NA-	-22.45	-35.60	0.12	4.11	4.11	5.72	-NA-	-NA-
Asia Diversified	JPY	832.77	15,075,480.60	59.54	0.00	-NA-	-NA-	-8.07	-17.02	-5.84	0.41	0.41	-3.46	-NA-	-NA-
Asia ex Australia Diversified	JPY	922.22	12,930,653.09	51.26	0.00	-NA-	-NA-	-6.39	-14.93	-6.78	-0.35	-0.35	-5.74	-NA-	-NA-
Asia ex Australia Industrial	JPY	1,092.04	620,948.00	2.46	0.00	-NA-	-NA-	-4.03	-11.35	-1.05	2.09	2.09	-0.37	-NA-	-NA-
Asia ex Australia Office	JPY	1,002.90	2,956,633.63	11.72	0.00	-NA-	-NA-	-4.91	-8.30	5.83	2.12	2.12	-2.47	-NA-	-NA-
Asia ex Australia Residential	JPY	1,649.33	1,150,962.00	4.56	0.00	-NA-	-NA-	2.06	-15.26	-20.58	-8.26	-8.26	-1.31	-NA-	-NA-
Asia ex Australia Retail	JPY	921.34	1,441,467.70	5.71	0.00	-NA-	-NA-	-5.94	-9.05	-1.44	0.71	0.71	-3.95	-NA-	-NA-

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Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Europe Specialty	JPY	435.16	46,251.82	0.39	0.00	-NA-	-NA-	-19.10	-21.57	-7.63	1.26	1.26	17.89	-NA-	-NA-
Europe Self Storage	JPY	867.12	97,743.93	0.83	0.00	-NA-	-NA-	-11.57	-17.50	-0.43	2.45	2.45	8.70	-NA-	-NA-
Europe Retail	JPY	729.52	2,530,894.01	21.51	0.00	-NA-	-NA-	-11.92	-20.02	9.34	3.03	3.03	11.80	-NA-	-NA-
Europe Residential	JPY	398.23	441,451.27	3.75	0.00	-NA-	-NA-	-22.41	-18.58	17.72	5.43	5.43	13.61	-NA-	-NA-
Europe Office	JPY	1,011.13	2,152,815.63	18.30	0.00	-NA-	-NA-	-5.01	-7.17	21.96	6.16	6.16	14.92	-NA-	-NA-
Europe Industrial	JPY	280.94	524,463.61	4.46	0.00	-NA-	-NA-	-25.76	-33.13	3.82	6.66	6.66	23.47	-NA-	-NA-
Europe Healthcare	JPY	580.63	27,352.29	0.23	0.00	-NA-	-NA-	-13.14	-10.54	2.46	2.50	2.50	2.76	-NA-	-NA-
Europe Diversified	JPY	708.07	5,943,980.64	50.52	0.00	-NA-	-NA-	-12.20	-17.15	15.64	5.50	5.50	18.48	-NA-	-NA-
Eurozone Retail	JPY	1,096.11	1,549,226.85	13.17	0.00	-NA-	-NA-	-4.54	-14.97	8.78	1.06	1.06	11.34	-NA-	-NA-
Eurozone Residential	JPY	419.66	393,013.97	3.34	0.00	-NA-	-NA-	-22.11	-16.52	27.70	5.03	5.03	13.38	-NA-	-NA-
Eurozone Office	JPY	919.32	555,953.50	4.73	0.00	-NA-	-NA-	-7.44	-13.40	8.40	4.57	4.57	17.62	-NA-	-NA-
Eurozone Industrial	JPY	549.73	151,220.17	1.29	0.00	-NA-	-NA-	-14.84	-20.07	22.18	18.73	18.73	35.56	-NA-	-NA-
Eurozone Diversified	JPY	901.84	3,328,425.66	28.29	0.00	-NA-	-NA-	-8.25	-14.93	15.50	3.98	3.98	18.78	-NA-	-NA-
UK Specialty	JPY	435.16	46,251.82	0.39	0.00	-NA-	-NA-	-19.10	-21.57	-7.63	1.26	1.26	17.89	-NA-	-NA-
UK Self Storage	JPY	867.12	97,743.93	0.83	0.00	-NA-	-NA-	-11.57	-17.50	-0.43	2.45	2.45	8.70	-NA-	-NA-
UK Retail	JPY	432.32	981,667.17	8.34	0.00	-NA-	-NA-	-20.53	-27.19	10.33	6.30	6.30	12.54	-NA-	-NA-
UK Residential	JPY	294.66	48,437.30	0.41	0.00	-NA-	-NA-	-24.48	-28.49	-22.30	9.18	9.18	15.96	-NA-	-NA-
UK Industrial	JPY	226.83	373,243.44	3.17	0.00	-NA-	-NA-	-28.88	-36.72	-2.37	2.43	2.43	19.36	-NA-	-NA-
UK Healthcare	JPY	580.63	27,352.29	0.23	0.00	-NA-	-NA-	-13.14	-10.54	2.46	2.50	2.50	2.76	-NA-	-NA-
UK Diversified	JPY	447.56	2,136,475.17	18.16	0.00	-NA-	-NA-	-19.61	-23.46	10.53	8.60	8.60	19.63	-NA-	-NA-
UK Office	JPY	739.33	488,392.24	4.15	0.00	-NA-	-NA-	-10.20	-10.08	20.08	10.52	10.52	24.38	-NA-	-NA-

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Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
North America Specialty	JPY	1,356.16	747,829.83	2.25	0.00	-NA-	-NA-	2.89	-3.94	-6.99	0.64	0.64	9.05	-NA-	-NA-
North America Self Storage	JPY	1,213.60	1,552,291.09	4.68	0.00	-NA-	-NA-	-0.04	-0.65	6.36	3.69	3.69	16.76	-NA-	-NA-
North America Retail	JPY	699.91	8,738,693.98	26.34	0.00	-NA-	-NA-	-9.93	-14.08	5.31	3.52	3.52	10.99	-NA-	-NA-
North America Residential	JPY	1,081.68	5,607,787.16	16.90	0.00	-NA-	-NA-	-3.40	-1.59	9.27	3.76	3.76	13.00	-NA-	-NA-
North America Office	JPY	812.74	4,765,870.69	14.36	0.00	-NA-	-NA-	-8.07	-11.39	0.43	5.08	5.08	13.54	-NA-	-NA-
North America Lodging/Resorts	JPY	609.65	2,103,771.58	6.34	0.00	-NA-	-NA-	-13.21	-13.68	-9.93	0.62	0.62	1.84	-NA-	-NA-
North America Industrial	JPY	397.27	1,609,200.07	4.85	0.00	-NA-	-NA-	-19.38	-31.35	6.94	0.13	0.13	13.26	-NA-	-NA-
North America Industrial/Office	JPY	540.91	727,516.98	2.19	0.00	-NA-	-NA-	-14.47	-13.11	-7.52	5.10	5.10	14.58	-NA-	-NA-
North America Healthcare	JPY	1,161.21	4,262,999.82	12.85	0.00	-NA-	-NA-	0.04	-5.02	2.43	0.88	0.88	10.03	-NA-	-NA-
North America Diversified	JPY	847.94	3,062,590.00	9.23	0.00	-NA-	-NA-	-7.50	-8.38	2.85	3.83	3.83	14.07	-NA-	-NA-
United States Specialty	JPY	1,356.16	747,829.83	2.25	0.00	-NA-	-NA-	2.89	-3.94	-6.99	0.64	0.64	9.05	-NA-	-NA-
United States Self Storage	JPY	1,213.60	1,552,291.09	4.68	0.00	-NA-	-NA-	-0.04	-0.65	6.36	3.69	3.69	16.76	-NA-	-NA-
United States Retail	JPY	668.45	7,715,737.51	23.26	0.00	-NA-	-NA-	-10.80	-15.35	4.20	4.08	4.08	10.30	-NA-	-NA-
United States Residential	JPY	1,057.04	5,139,660.61	15.49	0.00	-NA-	-NA-	-3.86	-1.65	8.98	4.16	4.16	12.80	-NA-	-NA-
United States Lodging/Resorts	JPY	596.17	2,049,141.49	6.18	0.00	-NA-	-NA-	-13.62	-13.64	-10.09	0.54	0.54	1.60	-NA-	-NA-
United States Industrial	JPY	397.30	1,609,200.07	4.85	0.00	-NA-	-NA-	-19.36	-31.35	6.94	0.13	0.13	13.26	-NA-	-NA-
United States Industrial/Office	JPY	540.91	727,516.98	2.19	0.00	-NA-	-NA-	-14.47	-13.11	-7.52	5.10	5.10	14.58	-NA-	-NA-
United States Healthcare	JPY	1,223.88	4,074,178.34	12.28	0.00	-NA-	-NA-	1.04	-4.88	2.01	1.16	1.16	9.51	-NA-	-NA-
United States Diversified	JPY	766.42	2,191,263.94	6.60	0.00	-NA-	-NA-	-9.49	-10.14	-0.32	5.74	5.74	13.95	-NA-	-NA-
United States Office	JPY	811.69	4,081,751.12	12.30	0.00	-NA-	-NA-	-8.15	-11.89	-0.29	4.44	4.44	13.90	-NA-	-NA-

* -5 & -3 Years Total Returns are annualised

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FTSE EPRA/NAREIT Developed Sector Index Series - Index Performance

Index Description	Curr	Close Value Apr-11	Free Float Mkt Cap Ccy (m) Apr-11	Free Float Mkt Cap (%) Weight Apr-11	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Global Specialty	AUD	918.85	8,942.76	1.53	0.00	-NA-	-NA-	-NA-	-NA-	-8.46	-2.83	-2.83	2.45	-NA-	-NA-
Global Self Storage	AUD	894.73	18,582.31	3.18	0.00	-NA-	-NA-	-NA-	-NA-	4.42	0.02	0.02	8.87	-NA-	-NA-
Global Retail	AUD	533.49	177,746.60	30.42	0.00	-NA-	-NA-	-NA-	-NA-	1.22	-0.78	-0.78	1.32	-NA-	-NA-
Global Residential	AUD	785.83	81,087.00	13.88	0.00	-NA-	-NA-	-NA-	-NA-	1.86	-1.82	-1.82	3.42	-NA-	-NA-
Global Office	AUD	693.61	116,905.83	20.01	0.00	-NA-	-NA-	-NA-	-NA-	4.96	0.96	0.96	2.14	-NA-	-NA-
Global Lodging/Resorts	AUD	453.81	24,775.83	4.24	0.00	-NA-	-NA-	-NA-	-NA-	-11.21	-2.84	-2.84	-4.66	-NA-	-NA-
Global Industrial/Office	AUD	408.00	8,193.13	1.40	0.00	-NA-	-NA-	-NA-	-NA-	-8.86	1.44	1.44	7.28	-NA-	-NA-
Global Industrial	AUD	265.24	35,544.33	6.08	0.00	-NA-	-NA-	-NA-	-NA-	1.83	-1.13	-1.13	4.57	-NA-	-NA-
Global Healthcare	AUD	860.71	48,316.96	8.27	0.00	-NA-	-NA-	-NA-	-NA-	0.95	-2.61	-2.61	2.97	-NA-	-NA-
Global Diversified	AUD	599.68	272,135.52	46.57	0.00	-NA-	-NA-	-NA-	-NA-	-1.61	-1.51	-1.51	-3.33	-NA-	-NA-
Asia Retail	AUD	525.85	50,831.10	24.26	0.00	-NA-	-NA-	-NA-	-NA-	-6.55	-2.25	-2.25	-5.00	-NA-	-NA-
Asia Residential	AUD	1,252.42	12,961.87	6.19	0.00	-NA-	-NA-	-NA-	-NA-	-21.73	-11.45	-11.45	-7.60	-NA-	-NA-
Asia Office	AUD	726.35	38,989.18	18.61	0.00	-NA-	-NA-	-NA-	-NA-	4.56	-0.57	-0.57	-5.84	-NA-	-NA-
Asia Industrial	AUD	262.30	11,515.50	5.50	0.00	-NA-	-NA-	-NA-	-NA-	-1.33	0.49	0.49	-1.02	-NA-	-NA-
Asia Diversified	AUD	628.14	169,776.59	81.02	0.00	-NA-	-NA-	-NA-	-NA-	-7.20	-3.09	-3.09	-9.61	-NA-	-NA-
Asia ex Australia Diversified	AUD	695.61	145,622.04	69.49	0.00	-NA-	-NA-	-NA-	-NA-	-8.14	-3.82	-3.82	-11.75	-NA-	-NA-
Asia ex Australia Industrial	AUD	823.71	6,992.97	3.34	0.00	-NA-	-NA-	-NA-	-NA-	-2.48	-1.46	-1.46	-6.72	-NA-	-NA-
Asia ex Australia Office	AUD	756.48	33,296.93	15.89	0.00	-NA-	-NA-	-NA-	-NA-	4.30	-1.43	-1.43	-8.68	-NA-	-NA-
Asia ex Australia Residential	AUD	1,244.07	12,961.87	6.19	0.00	-NA-	-NA-	-NA-	-NA-	-21.73	-11.45	-11.45	-7.60	-NA-	-NA-
Asia ex Australia Retail	AUD	694.95	16,233.48	7.75	0.00	-NA-	-NA-	-NA-	-NA-	-2.87	-2.79	-2.79	-10.07	-NA-	-NA-

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FTSE EPRA/NAREIT Developed Sector Index Series - Index Performance

Price Return			Free Float Mkt Cap Ccy (m)	Free Float Mkt Cap (%) Weight	Div Yld (%)	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
Index Description	Curr	Close Value Apr-11	Apr-11	Apr-11	Apr-11	- 20 Yrs	- 10 Yrs	- 5 Yrs	- 3 Yrs	- 1 Yr	QTD	Apr-11	YTD	Vity (%)	Vity (%)
Europe Specialty	AUD	328.24	520.88	0.53	0.00	-NA-	-NA-	-NA-	-NA-	-8.96	-2.26	-2.26	10.38	-NA-	-NA-
Europe Self Storage	AUD	654.05	1,100.77	1.13	0.00	-NA-	-NA-	-NA-	-NA-	-1.87	-1.11	-1.11	1.77	-NA-	-NA-
Europe Retail	AUD	550.26	28,502.35	29.16	0.00	-NA-	-NA-	-NA-	-NA-	7.75	-0.55	-0.55	4.67	-NA-	-NA-
Europe Residential	AUD	300.38	4,971.52	5.09	0.00	-NA-	-NA-	-NA-	-NA-	16.01	1.77	1.77	6.37	-NA-	-NA-
Europe Office	AUD	762.68	24,244.51	24.81	0.00	-NA-	-NA-	-NA-	-NA-	20.20	2.47	2.47	7.59	-NA-	-NA-
Europe Industrial	AUD	211.91	5,906.39	6.04	0.00	-NA-	-NA-	-NA-	-NA-	2.32	2.95	2.95	15.60	-NA-	-NA-
Europe Healthcare	AUD	437.96	308.04	0.32	0.00	-NA-	-NA-	-NA-	-NA-	0.97	-1.06	-1.06	-3.79	-NA-	-NA-
Europe Diversified	AUD	534.09	66,939.74	68.49	0.00	-NA-	-NA-	-NA-	-NA-	13.96	1.84	1.84	10.93	-NA-	-NA-
Eurozone Retail	AUD	826.78	17,447.04	17.85	0.00	-NA-	-NA-	-NA-	-NA-	7.20	-2.46	-2.46	4.25	-NA-	-NA-
Eurozone Residential	AUD	316.54	4,426.03	4.53	0.00	-NA-	-NA-	-NA-	-NA-	25.85	1.38	1.38	6.15	-NA-	-NA-
Eurozone Office	AUD	693.43	6,261.02	6.41	0.00	-NA-	-NA-	-NA-	-NA-	6.83	0.94	0.94	10.13	-NA-	-NA-
Eurozone Industrial	AUD	414.65	1,703.01	1.74	0.00	-NA-	-NA-	-NA-	-NA-	20.41	14.60	14.60	26.92	-NA-	-NA-
Eurozone Diversified	AUD	680.24	37,483.96	38.35	0.00	-NA-	-NA-	-NA-	-NA-	13.82	0.36	0.36	11.20	-NA-	-NA-
UK Specialty	AUD	328.24	520.88	0.53	0.00	-NA-	-NA-	-NA-	-NA-	-8.96	-2.26	-2.26	10.38	-NA-	-NA-
UK Self Storage	AUD	654.05	1,100.77	1.13	0.00	-NA-	-NA-	-NA-	-NA-	-1.87	-1.11	-1.11	1.77	-NA-	-NA-
UK Retail	AUD	326.10	11,055.31	11.31	0.00	-NA-	-NA-	-NA-	-NA-	8.73	2.61	2.61	5.37	-NA-	-NA-
UK Residential	AUD	222.26	545.49	0.56	0.00	-NA-	-NA-	-NA-	-NA-	-23.42	5.39	5.39	8.57	-NA-	-NA-
UK Industrial	AUD	171.10	4,203.38	4.30	0.00	-NA-	-NA-	-NA-	-NA-	-3.78	-1.12	-1.12	11.76	-NA-	-NA-
UK Healthcare	AUD	437.96	308.04	0.32	0.00	-NA-	-NA-	-NA-	-NA-	0.97	-1.06	-1.06	-3.79	-NA-	-NA-
UK Diversified	AUD	337.59	24,060.49	24.62	0.00	-NA-	-NA-	-NA-	-NA-	8.93	4.83	4.83	12.00	-NA-	-NA-
UK Office	AUD	557.67	5,500.16	5.63	0.00	-NA-	-NA-	-NA-	-NA-	18.34	6.68	6.68	16.46	-NA-	-NA-

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FTSE EPRA/NAREIT Developed Sector Index Series - Index Performance

Index Description	Curr	Close Value Apr-11	Free Float Mkt Cap	Free Float Mkt Cap	Div Yld (%) Apr-11	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Apr-11	Total Rtn (%) YTD	10 Yrs Vity (%)	36 M Vity (%)
			Ccy (m) Apr-11	(%) Weight Apr-11											
North America Specialty	AUD	1,022.93	8,421.89	3.06	0.00	-NA-	-NA-	-NA-	-NA-	-8.34	-2.86	-2.86	2.10	-NA-	-NA-
North America Self Storage	AUD	915.40	17,481.54	6.34	0.00	-NA-	-NA-	-NA-	-NA-	4.82	0.09	0.09	9.32	-NA-	-NA-
North America Retail	AUD	527.93	98,413.16	35.71	0.00	-NA-	-NA-	-NA-	-NA-	3.78	-0.08	-0.08	3.92	-NA-	-NA-
North America Residential	AUD	815.89	63,153.61	22.91	0.00	-NA-	-NA-	-NA-	-NA-	7.69	0.16	0.16	5.80	-NA-	-NA-
North America Office	AUD	613.04	53,672.14	19.47	0.00	-NA-	-NA-	-NA-	-NA-	-1.02	1.42	1.42	6.30	-NA-	-NA-
North America Lodging/Resorts	AUD	459.85	23,692.19	8.60	0.00	-NA-	-NA-	-NA-	-NA-	-11.23	-2.87	-2.87	-4.65	-NA-	-NA-
North America Industrial	AUD	299.65	18,122.44	6.58	0.00	-NA-	-NA-	-NA-	-NA-	5.39	-3.35	-3.35	6.04	-NA-	-NA-
North America Industrial/Office	AUD	408.00	8,193.13	2.97	0.00	-NA-	-NA-	-NA-	-NA-	-8.86	1.44	1.44	7.28	-NA-	-NA-
North America Healthcare	AUD	875.88	48,008.92	17.42	0.00	-NA-	-NA-	-NA-	-NA-	0.94	-2.62	-2.62	3.02	-NA-	-NA-
North America Diversified	AUD	639.59	34,490.18	12.51	0.00	-NA-	-NA-	-NA-	-NA-	1.36	0.22	0.22	6.80	-NA-	-NA-
United States Specialty	AUD	1,022.93	8,421.89	3.06	0.00	-NA-	-NA-	-NA-	-NA-	-8.34	-2.86	-2.86	2.10	-NA-	-NA-
United States Self Storage	AUD	915.40	17,481.54	6.34	0.00	-NA-	-NA-	-NA-	-NA-	4.82	0.09	0.09	9.32	-NA-	-NA-
United States Retail	AUD	504.20	86,892.86	31.53	0.00	-NA-	-NA-	-NA-	-NA-	2.69	0.46	0.46	3.27	-NA-	-NA-
United States Residential	AUD	797.31	57,881.67	21.00	0.00	-NA-	-NA-	-NA-	-NA-	7.40	0.54	0.54	5.61	-NA-	-NA-
United States Lodging/Resorts	AUD	449.68	23,076.96	8.37	0.00	-NA-	-NA-	-NA-	-NA-	-11.39	-2.96	-2.96	-4.87	-NA-	-NA-
United States Industrial	AUD	299.68	18,122.44	6.58	0.00	-NA-	-NA-	-NA-	-NA-	5.39	-3.35	-3.35	6.04	-NA-	-NA-
United States Industrial/Office	AUD	408.00	8,193.13	2.97	0.00	-NA-	-NA-	-NA-	-NA-	-8.86	1.44	1.44	7.28	-NA-	-NA-
United States Healthcare	AUD	923.16	45,882.46	16.65	0.00	-NA-	-NA-	-NA-	-NA-	0.53	-2.36	-2.36	2.53	-NA-	-NA-
United States Diversified	AUD	578.10	24,677.51	8.95	0.00	-NA-	-NA-	-NA-	-NA-	-1.76	2.07	2.07	6.69	-NA-	-NA-
United States Office	AUD	612.25	45,967.74	16.68	0.00	-NA-	-NA-	-NA-	-NA-	-1.73	0.81	0.81	6.64	-NA-	-NA-

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Section 9

FTSE EPRA/NAREIT Custom Liquid Index Series

FTSE EPRA/NAREIT Custom Liquid Index Series - Characteristics

USD (\$ mm)	Global *	Global ex US *	Europe *	Liquid 40 ex UK *	Liquid 40 *	Liquid Global	Liquid Glo- bal ex US	Liquid North Am	Liquid Eu- rope ex UK	Liquid UK	Liquid Asia Pac	Liquid Japan	Liquid Australia
Total Market Capitalization	866,981.41	498,623.38	144,995.73	80,587.62	124,317.54	743,321.53	425,827.26	350,183.41	75,794.38	46,975.98	138,635.51	64,303.23	66,412.35
Weighted Avg Market Cap	9,277.95	5,063.95	6,264.58	7,766.95	7,181.77	10,613.51	5,779.24	10,672.50	8,125.52	5,743.95	12,363.44	11,344.99	12,372.06
Median Market Cap	1,553.18	1,424.01	960.09	1,972.81	2,082.25	3,184.84	2,698.73	3,370.21	1,878.45	1,941.69	4,922.27	3,782.43	5,682.96
Largest Market Cap	33,548.07	30,033.76	21,396.26	21,396.26	21,396.26	33,548.07	30,033.76	33,548.07	21,396.26	10,001.81	30,033.76	18,095.38	22,780.20
Smallest Market Cap	73.86	73.86	73.86	818.50	570.02	162.90	162.90	1,335.59	162.90	514.29	808.87	1,709.27	4,143.64
Dividend Yield (***)	2.91%	3.38%	3.32%	3.45%	3.39%	2.64%	2.92%	2.37%	3.42%	2.65%	2.48%	1.84%	4.23%
Number of Holdings	282	176	83	28	40	147	94	64	28	16	20	10	8
Number of Countries	22	21	13	9	10	22	21	2	12	1	4	1	1

EUR (€ mm)	Global *	Global ex US *	Europe *	Liquid 40 ex UK *	Liquid 40 *	Liquid Global	Liquid Glo- bal ex US	Liquid North Am	Liquid Eu- rope ex UK	Liquid UK	Liquid Asia Pac	Liquid Japan	Liquid Australia
Total Market Capitalization	584,380.15	336,092.10	97,732.92	54,319.28	83,795.00	501,028.44	287,024.61	236,037.62	51,088.44	31,663.69	93,445.88	43,342.95	44,764.58
Weighted Avg Market Cap	6,253.71	3,413.31	4,222.58	5,235.23	4,840.80	7,153.93	3,895.44	7,193.69	5,476.92	3,871.65	8,333.46	7,646.98	8,339.27
Median Market Cap	1,046.91	959.84	647.14	1,329.76	1,403.52	2,146.71	1,819.05	2,271.66	1,266.15	1,308.78	3,317.81	2,549.51	3,830.54
Largest Market Cap	22,612.74	20,243.96	14,421.93	14,421.93	14,421.93	22,612.74	20,243.96	22,612.74	14,421.93	6,741.62	20,243.96	12,197.01	15,354.77
Smallest Market Cap	49.78	49.78	49.78	551.70	384.22	109.80	109.80	900.24	109.80	346.65	545.21	1,152.12	2,792.98
Dividend Yield (***)	2.91%	3.38%	3.32%	3.45%	3.39%	2.64%	2.92%	2.37%	3.42%	2.65%	2.48%	1.84%	4.23%
Number of Holdings	282	176	83	28	40	147	94	64	28	16	20	10	8
Number of Countries	22	21	13	9	10	22	21	2	12	1	4	1	1

(***) Please not that all dividend yields are net yields.

* Indices marked with an asterix are not customised indices, but are part of the FTSE EPRA/NAREIT Index Series.

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FTSE EPRA/NAREIT Custom Liquid Index Series - Top 10 Holdings

EPRA/NAREIT Global Index (USD) *

Company	Country	Sector	Weight
Simon Property Group	USA	Retail	3.87%
Sun Hung Kai Props	HK	Diversified	3.46%
Westfield Group	AU	Retail	2.63%
Unibail - Rodamco	FRA	Diversified	2.47%
Mitsubishi Estate	JA	Diversified	2.09%
Vornado Realty	USA	Diversified	2.03%
Equity Residential	USA	Residential	2.03%
Mitsui Fudosan Co.	JA	Diversified	1.74%
Public Storage	USA	Self Storage	1.73%
Boston Property	USA	Office	1.71%

EPRA/NAREIT Europe Index (USD) *

Company	Country	Sector	Weight
Unibail - Rodamco	FRA	Diversified	14.76%
Land Securities Group	UK	Diversified	6.90%
British Land Co	UK	Diversified	6.11%
Corio	NETH	Retail	4.45%
Hammerson	UK	Retail	3.83%
Capital Shopping Centres Group	UK	Retail	3.01%
PSP Swiss Property	SWIT	Office	2.89%
Segro	UK	Industrial	2.75%
Klepierre	FRA	Retail	2.69%
Swiss Prime Site	SWIT	Office	2.34%

EPRA/NAREIT Global ex US Index (USD) *

Company	Country	Sector	Weight
Sun Hung Kai Props	HK	Diversified	6.02%
Westfield Group	AU	Retail	4.57%
Unibail - Rodamco	FRA	Diversified	4.29%
Mitsubishi Estate	JA	Diversified	3.63%
Mitsui Fudosan Co.	JA	Diversified	3.02%
Hongkong Land Holdings	HK	Office	2.58%
Wharf Holdings	HK	Diversified	2.22%
Land Securities Group	UK	Diversified	2.01%
Hang Lung Properties	HK	Diversified	1.99%
Stockland	AU	Diversified	1.98%

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FTSE EPRA/NAREIT Custom Liquid Index Series - Top 10 Holdings

EPRA/NAREIT Europe Liquid 40 ex UK Index (USD) *

Company	Country	Sector	Weight
Unibail - Rodamco	FRA	Diversified	26.55%
Corio	NETH	Retail	8.01%
PSP Swiss Property	SWIT	Office	5.20%
Klepierre	FRA	Retail	4.84%
Swiss Prime Site	SWIT	Office	4.20%
Fonciere Des Regions	FRA	Diversified	3.87%
Castellum	SWED	Diversified	3.32%
Gecina	FRA	Diversified	3.28%
Icade	FRA	Diversified	3.27%
Wereldhave	NETH	Diversified	2.76%

EPRA/NAREIT Europe Liquid 40 Index (USD) *

Company	Country	Sector	Weight
Unibail - Rodamco	FRA	Diversified	17.21%
Land Securities Group	UK	Diversified	8.05%
British Land Co	UK	Diversified	7.13%
Corio	NETH	Retail	5.19%
Hammerson	UK	Retail	4.46%
Capital Shopping Centres Group	UK	Retail	3.51%
PSP Swiss Property	SWIT	Office	3.37%
Segro	UK	Industrial	3.20%
Klepierre	FRA	Retail	3.14%
Swiss Prime Site	SWIT	Office	2.73%

EPRA/NAREIT Global Liquid Index (USD)

Company	Country	Sector	Weight
Simon Property Group	USA	Retail	4.51%
Sun Hung Kai Props	HK	Diversified	4.04%
Westfield Group	AU	Retail	3.06%
Unibail - Rodamco	FRA	Diversified	2.88%
Mitsubishi Estate	JA	Diversified	2.43%
Vornado Realty	USA	Diversified	2.37%
Equity Residential	USA	Residential	2.36%
Mitsui Fudosan Co.	JA	Diversified	2.02%
Public Storage	USA	Self Storage	2.01%
Boston Property	USA	Office	1.99%

EPRA/NAREIT Global ex US Liquid Index (USD)

Company	Country	Sector	Weight
Sun Hung Kai Props	HK	Diversified	6.08%
Westfield Group	AU	Retail	4.61%
Unibail - Rodamco	FRA	Diversified	4.33%
Mitsubishi Estate	JA	Diversified	3.66%
Mitsui Fudosan Co.	JA	Diversified	3.04%
Hongkong Land Holdings	HK	Office	2.60%
Wharf Holdings	HK	Diversified	2.24%
Land Securities Group	UK	Diversified	2.02%
Hang Lung Properties	HK	Diversified	2.01%
Stockland	AU	Diversified	1.99%

EPRA/NAREIT North America Liquid Index (USD)

Company	Country	Sector	Weight
Simon Property Group	USA	Retail	9.58%
Vornado Realty	USA	Diversified	5.02%
Equity Residential	USA	Residential	5.01%
Public Storage	USA	Self Storage	4.28%
Boston Property	USA	Office	4.23%
HCP	USA	Health Care	4.20%
Host Hotels & Resorts	USA	Lodging/Res	3.46%
Avalonbay Communities	USA	Residential	3.11%
Prologis	USA	Industrial	2.65%
Healthcare REIT	USA	Health Care	2.64%

EPRA/NAREIT Liquid Europe ex UK Index (USD)

Company	Country	Sector	Weight
Unibail - Rodamco	FRA	Diversified	28.23%
Corio	NETH	Retail	8.52%
PSP Swiss Property	SWIT	Office	5.53%
Klepierre	FRA	Retail	5.15%
Swiss Prime Site	SWIT	Office	4.47%
Fonciere Des Regions	FRA	Diversified	4.12%
Castellum	SWED	Diversified	3.53%
Gecina	FRA	Diversified	3.48%
Icade	FRA	Diversified	3.47%
Wereldhave	NETH	Diversified	2.94%

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FTSE EPRA/NAREIT Custom Liquid Index Series - Top 10 Holdings

EPRA/NAREIT UK Liquid Index (USD)

Company	Country	Sector	Weight
Land Securities Group	UK	Diversified	21.29%
British Land Co	UK	Diversified	18.86%
Hammerson	UK	Retail	11.81%
Capital Shopping Centres Group	UK	Retail	9.29%
Segro	UK	Industrial	8.48%
Derwent London	UK	Office	6.40%
Great Portland Estates	UK	Office	4.67%
Shaftesbury	UK	Diversified	4.55%
Capital & Counties Properties	UK	Retail	3.71%
London & Stamford Property	UK	Diversified	2.58%

EPRA/NAREIT Asia Pacific ex Japan ex Australia Liquid Index (USD)

Company	Country	Sector	Weight
Sun Hung Kai Props	HK	Diversified	21.66%
Hongkong Land Holdings	HK	Office	9.27%
Wharf Holdings	HK	Diversified	7.98%
Hang Lung Properties	HK	Diversified	7.17%
Capitaland	SI	Diversified	6.36%
China Overseas Land & Inv (Red Chip)	CHN	Residential	5.66%
Henderson Land Dev	HK	Diversified	5.37%
Link Real Estate Investment Trust	HK	Retail	5.03%
City Developments	SI	Diversified	4.77%
New World Development	HK	Diversified	3.76%

EPRA/NAREIT Japan Liquid Index (USD)

Company	Country	Sector	Weight
Mitsubishi Estate	JA	Diversified	28.14%
Mitsui Fudosan Co.	JA	Diversified	23.40%
Sumitomo Realty & Development	JA	Diversified	15.16%
Nippon Building Fund Inc	JA	Office	9.00%
Japan Real Estate Investment Corporation	JA	Office	7.53%
Japan Retail Fund Investment	JA	Retail	4.24%
Nomura Real Estate Office Fund	JA	Office	3.39%
Aeon Mall Co Ltd	JA	Retail	3.35%
Japan Prime Realty Investment	JA	Office	3.15%
Tokyu Land	JA	Diversified	2.66%

EPRA/NAREIT Australia Liquid Index (USD)

Company	Country	Sector	Weight
Westfield Group	AU	Retail	34.30%
Stockland	AU	Diversified	14.84%
Westfield Retail Trust	AU	Retail	13.34%
GPT Group	AU	Diversified	9.66%
Goodman Group	AU	Industrial	7.45%
Mirvac Group	AU	Diversified	7.15%

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FTSE EPRA/NAREIT Custom Liquid Index Series - Country Breakdown

		Liquid Global Market Cap	Liquid Global Market Cap		Global		Liquid 40	Liquid	Country Breakdown (USD)											
Country	Region	USD	EUR	Global *	Global ex US *	Europe *	ex UK *	40 *	Liquid Global	Liquid Glo- bal ex US	Liquid North Am	Liquid Eu- rope ex UK	Liquid UK	Liquid Asia Pac	Liquid Japan	Liquid Australia				
Hong Kong	Asia ex-Japan			11.57%	20.11%	0.00%	0.00%	0.00%	12.87%	22.46%	0.00%	0.00%	0.00%	68.99%	0.00%	0.00%				
Chines Blue Chips (HK listed)	Asia ex-Japan			2.29%	3.98%	0.00%	0.00%	0.00%	1.56%	2.72%	0.00%	0.00%	0.00%	8.34%	0.00%	0.00%				
New Zealand	Asia ex-Japan			0.09%	0.16%	0.00%	0.00%	0.00%	0.11%	0.19%	0.00%	0.00%	0.00%	0.58%	0.00%	0.00%				
Singapore	Asia ex-Japan			4.63%	8.04%	0.00%	0.00%	0.00%	4.12%	7.19%	0.00%	0.00%	0.00%	22.08%	0.00%	0.00%				
	Asia ex-Japan	425,827.26	287,024.61	18.57%	32.29%	0.00%	0.00%	0.00%	18.65%	32.56%	0.00%	0.00%	0.00%	100.00%	0.00%	0.00%				
Australia	Australia	393,138.12	264,990.82	8.71%	15.14%	0.00%	0.00%	0.00%	8.93%	15.60%	0.00%	0.00%	0.00%	0.00%	0.00%	100.00%				
	Australia	393,138.12	264,990.82	8.71%	15.14%	0.00%	0.00%	0.00%	8.93%	15.60%	0.00%	0.00%	0.00%	0.00%	0.00%	100.00%				
Austria	Europe ex-UK			0.36%	0.63%	2.16%	1.77%	1.15%	0.23%	0.40%	0.00%	2.24%	0.00%	0.00%	0.00%	0.00%				
Belgium	Europe ex-UK			0.56%	0.98%	3.35%	4.55%	2.95%	0.57%	1.00%	0.00%	5.60%	0.00%	0.00%	0.00%	0.00%				
Denmark	Europe ex-UK			0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%				
Finland	Europe ex-UK			0.33%	0.57%	1.96%	2.03%	1.32%	0.34%	0.59%	0.00%	3.31%	0.00%	0.00%	0.00%	0.00%				
France	Europe ex-UK			4.42%	7.68%	26.42%	46.70%	30.27%	4.53%	7.91%	0.00%	44.45%	0.00%	0.00%	0.00%	0.00%				
Germany	Europe ex-UK			0.89%	1.55%	5.33%	5.21%	3.38%	0.65%	1.13%	0.00%	6.36%	0.00%	0.00%	0.00%	0.00%				
Greece	Europe ex-UK			0.03%	0.05%	0.16%	0.00%	0.00%	0.02%	0.04%	0.00%	0.21%	0.00%	0.00%	0.00%	0.00%				
Italy	Europe ex-UK			0.16%	0.28%	0.95%	0.00%	0.00%	0.15%	0.25%	0.00%	1.43%	0.00%	0.00%	0.00%	0.00%				
Netherlands	Europe ex-UK			1.71%	2.97%	10.21%	17.90%	11.60%	1.64%	2.86%	0.00%	16.07%	0.00%	0.00%	0.00%	0.00%				
Norway	Europe ex-UK			0.12%	0.20%	0.70%	1.25%	0.81%	0.14%	0.24%	0.00%	1.33%	0.00%	0.00%	0.00%	0.00%				
Poland	Europe ex-UK			0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%				
Spain	Europe ex-UK			0.04%	0.08%	0.27%	0.00%	0.00%	0.05%	0.09%	0.00%	0.51%	0.00%	0.00%	0.00%	0.00%				
Sweden	Europe ex-UK			1.11%	1.94%	6.66%	11.17%	7.24%	0.87%	1.51%	0.00%	8.48%	0.00%	0.00%	0.00%	0.00%				
Switzerland	Europe ex-UK			1.03%	1.78%	6.14%	9.41%	6.10%	1.02%	1.78%	0.00%	10.00%	0.00%	0.00%	0.00%	0.00%				
	Europe ex-UK	46,975.98	31,663.69	10.75%	18.70%	64.30%	100.00%	64.82%	10.20%	17.80%	0.00%	100.00%	0.00%	0.00%	0.00%	0.00%				
Israel	Middle East	-	-	0.12%	0.20%	0.00%	0.00%	0.00%	0.14%	0.24%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%				
	Middle East	-	-	0.12%	0.20%	0.00%	0.00%	0.00%	0.14%	0.24%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%				
Japan	Japan	350,183.41	236,037.62	8.72%	15.16%	0.00%	0.00%	0.00%	8.65%	15.10%	0.00%	0.00%	0.00%	0.00%	100.00%	0.00%				
	Japan	350,183.41	236,037.62	8.72%	15.16%	0.00%	0.00%	0.00%	8.65%	15.10%	0.00%	0.00%	0.00%	0.00%	100.00%	0.00%				
Canada	North America			4.68%	8.13%	0.00%	0.00%	0.00%	4.40%	7.68%	9.33%	0.00%	0.00%	0.00%	0.00%	0.00%				
USA	North America			42.49%	0.00%	0.00%	0.00%	0.00%	42.71%	0.00%	90.67%	0.00%	0.00%	0.00%	0.00%	0.00%				
	North America	269,351.09	181,553.41	47.16%	8.13%	0.00%	0.00%	0.00%	47.11%	7.68%	100.00%	0.00%	0.00%	0.00%	0.00%	0.00%				
UK	UK	393,138.12	264,990.82	5.97%	10.38%	35.70%	0.00%	35.18%	6.32%	11.03%	0.00%	0.00%	100.00%	0.00%	0.00%	0.00%				
	UK	393,138.12	264,990.82	5.97%	10.38%	35.70%	0.00%	35.18%	6.32%	11.03%	0.00%	0.00%	100.00%	0.00%	0.00%	0.00%				
Global		66,412.35	44,764.58	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%	100.00%				
Global ex US		64,303.23	43,342.95																	

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FTSE EPRA/NAREIT Custom Liquid Index Series - Sector Breakdown

Sector	Sector Breakdown (USD)												
	Global *	Global ex US *	Europe *	Liquid 40 ex UK *	Liquid 40 *	Liquid Global	Liquid Global ex US	Liquid North Am	Liquid Europe	Liquid UK	Liquid Asia Pac	Liquid Japan	Liquid Australia
Diversified	34.35%	50.33%	50.52%	52.07%	50.65%	35.62%	56.94%	8.94%	54.50%	50.30%	70.16%	69.35%	38.67%
Healthcare	6.10%	0.00%	0.23%	0.00%	0.00%	6.13%	0.31%	13.01%	0.00%	0.00%	0.00%	0.00%	0.00%
Self-Storage	2.35%	0.00%	0.83%	0.00%	0.58%	2.11%	0.17%	4.28%	0.00%	1.54%	0.00%	0.00%	0.00%
Industrial	4.49%	2.00%	4.46%	1.60%	4.24%	4.28%	3.86%	4.39%	0.76%	9.79%	4.55%	0.00%	7.45%
Office	14.76%	22.00%	18.30%	19.68%	16.94%	13.40%	12.98%	14.77%	19.78%	11.07%	9.27%	23.07%	0.00%
Residential	10.24%	5.19%	3.75%	4.39%	3.33%	9.91%	4.29%	16.95%	2.78%	1.27%	8.34%	0.00%	0.00%
Retail	22.44%	20.48%	21.51%	22.25%	23.80%	23.79%	21.31%	27.72%	22.18%	24.81%	7.67%	7.58%	53.88%
Lodging/Resorts	3.13%	0.00%	0.00%	0.00%	0.00%	2.59%	0.00%	5.49%	0.00%	0.00%	0.00%	0.00%	0.00%
Specialty	1.13%	0.00%	0.39%	0.00%	0.46%	1.12%	0.13%	2.21%	0.00%	1.21%	0.00%	0.00%	0.00%
Mixed Industrial/Office	1.03%	0.00%	0.00%	0.00%	0.00%	1.06%	0.00%	2.24%	0.00%	0.00%	0.00%	0.00%	0.00%
Total	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%	100%

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FTSE EPRA/NAREIT Custom Liquid Index Series - Performance

Performance (USD Total Return)																					
Country											36 M										
	1 M	Q1	Q2	Q3	Q4	YTD	1 Y	3 Y	5 Y	VOL	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Hong Kong *	0.64%	-NA-	-NA-	-NA-	-NA-	-1.47%	17.63%	1.38%	9.49%	37.70%	11.93%	88.69%	-57.42%	58.52%	38.78%	10.21%	35.06%	49.18%	-27.75%	-15.26%	1.08%
New Zealand *	9.04%	-NA-	-NA-	-NA-	-NA-	6.46%	21.49%	2.86%	-NA-	27.72%	11.27%	39.07%	-38.41%	0.69%	32.89%	14.78%	-NA-	-NA-	-NA-	-NA-	-NA-
Singapore *	5.10%	-NA-	-NA-	-NA-	-NA-	-0.62%	14.38%	-3.96%	6.89%	39.18%	13.86%	82.56%	-55.99%	15.19%	77.53%	31.78%	37.73%	50.99%	-29.98%	-33.62%	-10.47%
Australia *	5.96%	-NA-	-NA-	-NA-	-NA-	10.69%	19.31%	-13.00%	-3.35%	35.57%	14.43%	33.25%	-64.42%	2.89%	43.12%	8.03%	39.84%	45.58%	14.63%	-1.89%	-0.07%
Austria *	6.69%	-NA-	-NA-	-NA-	-NA-	22.81%	54.85%	-21.72%	-13.97%	66.18%	30.81%	128.87%	-86.18%	-25.72%	40.16%	-0.05%	20.41%	30.10%	26.81%	-NA-	-NA-
Belgium *	5.60%	-NA-	-NA-	-NA-	-NA-	17.08%	26.61%	0.01%	6.46%	26.31%	0.68%	17.82%	-19.89%	2.36%	31.29%	2.72%	25.14%	39.44%	31.67%	4.50%	-10.23%
Finland *	3.22%	-NA-	-NA-	-NA-	-NA-	16.61%	43.65%	-3.67%	3.98%	48.78%	23.08%	58.73%	-56.29%	-14.31%	84.32%	11.11%	26.50%	73.97%	46.15%	17.63%	-6.54%
France *	7.45%	-NA-	-NA-	-NA-	-NA-	19.78%	41.15%	2.96%	10.19%	35.98%	6.74%	53.97%	-35.89%	-10.93%	87.13%	11.21%	61.45%	41.58%	41.73%	-3.70%	0.65%
Germany *	6.97%	-NA-	-NA-	-NA-	-NA-	9.48%	48.19%	-6.15%	-8.67%	51.56%	24.04%	23.56%	-54.97%	-33.47%	71.61%	25.39%	32.17%	17.24%	-6.65%	-15.33%	-12.92%
Greece *	4.13%	-NA-	-NA-	-NA-	-NA-	15.00%	4.55%	-34.76%	-NA-	47.28%	-46.22%	1.01%	-57.61%	-14.81%	131.65%	4.66%	-NA-	-NA-	-NA-	-NA-	-NA-
Italy *	9.08%	-NA-	-NA-	-NA-	-NA-	31.30%	31.78%	-10.03%	-12.14%	47.90%	-4.88%	27.81%	-61.74%	-39.33%	81.44%	13.53%	59.38%	43.51%	10.35%	6.38%	32.88%
Netherlands *	7.82%	-NA-	-NA-	-NA-	-NA-	16.29%	32.95%	-1.41%	6.15%	34.26%	5.13%	45.34%	-38.09%	-2.72%	58.12%	2.91%	48.74%	45.28%	34.71%	-1.65%	-0.05%
Norway *	10.27%	-NA-	-NA-	-NA-	-NA-	13.62%	0.91%	-NA-	#DIV/0!	-NA-	-23.80%	169.13%	-91.91%	13.58%	-2.96%	0.00%	0.00%	45.77%	6.90%	-11.85%	-10.98%
Sweden *	7.22%	-NA-	-NA-	-NA-	-NA-	12.74%	75.41%	13.70%	13.07%	46.99%	57.71%	37.27%	-35.80%	-13.66%	57.98%	17.06%	61.12%	60.44%	25.10%	-12.43%	27.16%
Switzerland *	9.21%	-NA-	-NA-	-NA-	-NA-	14.64%	55.04%	16.37%	14.78%	26.97%	41.81%	21.24%	-3.90%	-7.24%	35.89%	0.97%	31.06%	24.39%	21.95%	-4.95%	-1.32%
Japan *	2.74%	-NA-	-NA-	-NA-	-NA-	-9.25%	4.15%	-8.51%	-3.05%	32.35%	30.80%	1.36%	-33.39%	-6.41%	24.59%	53.22%	37.24%	38.65%	-0.87%	-25.85%	19.75%
Canada *	3.66%	-NA-	-NA-	-NA-	-NA-	16.86%	35.77%	12.32%	11.29%	31.60%	34.07%	80.28%	-51.44%	3.42%	29.58%	27.25%	28.04%	51.84%	13.39%	10.44%	19.94%
USA *	5.69%	-NA-	-NA-	-NA-	-NA-	12.32%	22.63%	1.40%	2.90%	40.09%	28.09%	28.61%	-39.56%	-16.40%	36.73%	12.43%	33.83%	36.98%	1.96%	10.09%	30.44%
UK *	10.07%	-NA-	-NA-	-NA-	-NA-	19.29%	31.43%	-14.02%	-10.97%	38.23%	1.75%	29.09%	-61.09%	-35.18%	68.69%	6.72%	56.59%	45.39%	11.58%	-7.42%	13.18%

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FTSE EPRA/NAREIT Custom Liquid Index Series - Performance

Performance (USD Total Return)																					
Region											36 M										
	1 M	Q1	Q2	Q3	Q4	YTD	1 Y	3 Y	5 Y	VOL	2010	2009	2008	2007	2006	2005	2004	2003	2002	2001	2000
Asia *	2.98%	-NA-	-NA-	-NA-	-NA-	-0.73%	13.92%	-5.31%	2.06%	31.12%	17.21%	43.43%	-52.48%	14.80%	36.49%	23.37%	36.85%	44.83%	-7.15%	-17.22%	2.85%
Australia *	5.96%	-NA-	-NA-	-NA-	-NA-	10.69%	19.31%	-13.00%	-3.35%	35.57%	14.43%	33.25%	-64.42%	2.89%	43.12%	8.03%	39.84%	45.58%	14.63%	-1.89%	-0.07%
Europe ex-UK *	7.36%	-NA-	-NA-	-NA-	-NA-	17.20%	42.51%	-0.55%	3.77%	35.67%	13.54%	44.70%	-44.19%	-14.40%	65.10%	12.55%	48.64%	43.77%	34.60%	-4.47%	6.18%
Japan *	2.74%	-NA-	-NA-	-NA-	-NA-	-9.25%	4.15%	-8.51%	-3.05%	32.35%	30.80%	1.36%	-33.39%	-6.41%	24.59%	53.22%	37.24%	38.65%	-0.87%	-25.85%	19.75%
North America *	5.49%	-NA-	-NA-	-NA-	-NA-	12.76%	23.84%	2.31%	3.60%	38.87%	28.65%	32.22%	-40.63%	-14.92%	36.26%	13.21%	33.51%	37.70%	2.42%	9.98%	29.84%
UK *	10.07%	-NA-	-NA-	-NA-	-NA-	19.29%	31.43%	-14.02%	-10.97%	38.23%	1.75%	29.09%	-61.09%	-35.18%	68.69%	6.72%	56.59%	45.39%	11.58%	-7.42%	13.18%
Liquid Indices																					
UK	10.54%	-NA-	-NA-	-NA-	-NA-	19.51%	31.82%	-15.63%	-11.77%	38.53%	1.34%	20.40%	-60.37%	-35.36%	70.76%	6.71%	56.37%	44.06%	10.01%	-9.85%	11.92%
Australia	5.55%	-NA-	-NA-	-NA-	-NA-	9.29%	15.57%	-13.04%	-3.48%	33.85%	12.29%	27.67%	-61.49%	1.77%	42.02%	10.79%	41.31%	43.37%	12.32%	-0.15%	-3.23%
Japan	3.01%	-NA-	-NA-	-NA-	-NA-	-9.50%	2.87%	-9.24%	-3.08%	31.96%	28.84%	1.20%	-32.43%	-7.58%	27.30%	53.41%	36.18%	39.37%	-1.44%	-25.69%	21.79%
Asia-Pacific	1.95%	-NA-	-NA-	-NA-	-NA-	-1.55%	15.40%	0.09%	9.09%	35.24%	11.11%	82.30%	-55.67%	50.69%	44.40%	11.02%	30.19%	40.64%	-28.13%	-15.41%	2.98%
North-America	5.59%	-NA-	-NA-	-NA-	-NA-	12.86%	23.34%	0.31%	2.02%	39.37%	27.11%	28.61%	-41.78%	-16.28%	36.15%	14.71%	33.87%	37.51%	2.20%	8.26%	31.80%
Europe ex UK	6.85%	-NA-	-NA-	-NA-	-NA-	16.22%	40.20%	-1.88%	3.22%	36.13%	11.04%	43.72%	-44.31%	-15.39%	68.30%	8.51%	47.09%	42.31%	33.35%	-3.97%	4.99%
Global	5.08%	-NA-	-NA-	-NA-	-NA-	7.94%	21.03%	-3.43%	1.00%	31.75%	18.76%	34.57%	-47.43%	-8.04%	42.79%	15.07%	37.67%	39.13%	0.99%	-4.36%	15.18%
Global ex US	4.55%	-NA-	-NA-	-NA-	-NA-	4.84%	19.97%	-5.26%	0.72%	29.52%	14.27%	40.61%	-50.90%	-2.10%	47.42%	17.78%	41.57%	42.49%	0.79%	-12.85%	7.05%

* Indices marked with an asterisk are not customised indices, but are part of the FTSE EPRA/NAREIT Index Series.

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FTSE EPRA/NAREIT Custom Liquid Index Series - Performance

Index *	Date	(USD Total Return)						(EUR Total Return)					
		1M	Qtr	YTD	1Y	3Y	5Y	1M	Qtr	YTD	1Y	3Y	5Y
Europe ex-UK *	Jun-10	3.30%	-16.25%	-15.93%	17.16%	-16.14%	-0.48%	1.64%	-6.52%	-3.13%	30.32%	-19.84%	-5.48%
Europe ex-UK *	Jun-10	3.30%	-16.25%	-15.93%	17.16%	-16.14%	-0.48%	1.64%	-6.52%	-3.13%	30.32%	-19.84%	-5.48%
Europe ex-UK *	Jul-10	14.71%		-3.56%	19.84%	-10.27%	1.53%	7.08%		3.72%	25.85%	-15.89%	-4.36%
Europe ex-UK *	Aug-10	-1.56%		-5.07%	1.15%	-10.62%	1.03%	0.53%		4.28%	9.56%	-16.31%	-4.53%
Europe ex-UK *	Sep-10	18.17%	33.43%	12.18%	12.34%	-6.53%	3.92%	6.88%	15.05%	11.45%	15.63%	-12.86%	-4.05%
Europe ex-UK *	Oct-10	4.59%		17.33%	14.87%	-5.39%	6.11%	3.59%		15.45%	17.70%	-11.24%	-2.43%
Europe ex-UK *	Nov-10	-14.38%		0.46%	-0.40%	-8.07%	3.26%	-6.33%		8.15%	14.08%	-10.20%	-4.38%
Europe ex-UK *	Dec-10	13.02%	1.22%	13.54%	13.54%	-2.85%	5.32%	8.04%	4.84%	16.84%	16.84%	-6.50%	-3.63%
Europe ex-UK *	Jan-11	0.53%		0.53%	17.82%	-2.42%	3.59%	-1.36%		-1.36%	17.29%	-7.03%	-4.90%
Europe ex-UK *	Feb-11	3.93%		4.48%	25.31%	-3.60%	3.23%	5.28%		3.85%	24.94%	-5.76%	-5.26%
Europe ex-UK *	Mar-11	4.49%	9.17%	9.17%	23.47%	-3.15%	2.68%	-0.88%	2.94%	2.94%	16.07%	-5.03%	-6.19%
Europe ex-UK *	Apr-11	7.36%		17.20%	42.51%	-0.55%	3.77%	3.60%		6.65%	24.19%	-3.66%	-5.07%
UK *	Jun-10	-1.74%	-13.73%	-19.69%	8.10%	-32.40%	-13.10%	-1.56%	-4.70%	-5.93%	23.79%	-30.16%	#####
UK *	Jun-10	-1.74%	-13.73%	-19.69%	8.10%	-32.40%	-13.10%	-1.56%	-4.70%	-5.93%	23.79%	-30.16%	#####
UK *	Jul-10	12.36%		-9.76%	8.48%	-28.36%	-10.79%	5.64%		-0.62%	18.05%	-27.17%	#####
UK *	Aug-10	-2.62%		-12.12%	-9.98%	-29.95%	-12.09%	-0.18%		-0.80%	1.64%	-28.29%	#####
UK *	Sep-10	8.36%	18.56%	-4.78%	-0.11%	-26.34%	-10.96%	0.87%	6.38%	0.07%	6.95%	-25.33%	#####
UK *	Oct-10	7.31%		2.18%	3.53%	-24.16%	-8.79%	5.41%		5.48%	9.91%	-23.14%	#####
UK *	Nov-10	-8.06%		-6.05%	-2.49%	-23.53%	-11.44%	-1.83%		3.55%	12.46%	-20.41%	#####
UK *	Dec-10	8.31%	6.86%	1.75%	1.75%	-20.04%	-10.98%	5.10%	8.75%	8.82%	8.82%	-17.72%	#####
UK *	Jan-11	1.30%		1.30%	11.72%	-20.99%	-12.09%	-0.88%		-0.88%	13.27%	-18.94%	#####
UK *	Feb-11	9.96%		11.39%	28.22%	-17.91%	-11.26%	9.15%		8.19%	26.69%	-15.29%	#####
UK *	Mar-11	-2.71%	8.38%	8.38%	18.46%	-18.17%	-12.41%	-5.31%	2.45%	2.45%	12.95%	-15.11%	#####
UK *	Apr-11	10.07%		19.29%	31.43%	-14.02%	-10.97%	5.28%		7.87%	17.80%	-12.63%	#####
Asia ex-Jap ex-Aus *	Jun-10	0.32%	-8.54%	-7.77%	6.06%	-13.56%	3.92%	0.49%	1.03%	8.03%	21.45%	-10.70%	3.68%
Asia ex-Jap ex-Aus *	Jun-10	0.32%	-8.54%	-7.77%	6.06%	-13.56%	3.92%	0.49%	1.03%	8.03%	21.45%	-10.70%	3.68%
Asia ex-Jap ex-Aus *	Jul-10	7.99%		-0.40%	5.31%	-10.94%	4.78%	1.53%		9.69%	14.61%	-9.46%	3.32%
Asia ex-Jap ex-Aus *	Aug-10	0.62%		0.21%	6.75%	-10.87%	4.56%	3.14%		13.13%	20.54%	-8.76%	3.87%
Asia ex-Jap ex-Aus *	Sep-10	10.21%	19.75%	10.44%	11.77%	-11.16%	5.63%	2.60%	7.45%	16.08%	19.68%	-9.94%	3.03%
Asia ex-Jap ex-Aus *	Oct-10	3.18%		13.95%	14.66%	-11.67%	6.77%	1.34%		17.64%	21.73%	-10.48%	3.64%
Asia ex-Jap ex-Aus *	Nov-10	-3.08%		10.45%	12.13%	-10.76%	5.55%	3.49%		21.74%	29.34%	-7.11%	3.48%
Asia ex-Jap ex-Aus *	Dec-10	6.12%	6.12%	17.21%	17.21%	-7.21%	4.59%	2.97%	8.00%	25.36%	25.36%	-4.51%	1.93%
Asia ex-Jap ex-Aus *	Jan-11	-0.44%		-0.44%	25.17%	-4.26%	3.44%	-2.58%		-2.58%	26.91%	-1.78%	0.95%
Asia ex-Jap ex-Aus *	Feb-11	-0.53%		-0.97%	20.69%	-3.43%	3.16%	-1.27%		-3.81%	19.25%	-0.34%	0.17%
Asia ex-Jap ex-Aus *	Mar-11	-2.67%	-3.61%	-3.61%	12.04%	-2.73%	1.99%	-5.27%	-8.88%	-8.88%	6.83%	0.92%	-1.21%
Asia ex-Jap ex-Aus *	Apr-11	2.98%		-0.73%	13.92%	-5.31%	2.06%	-1.50%		-10.24%	2.10%	-3.78%	-1.22%

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FTSE EPRA/NAREIT Custom Liquid Index Series - Performance

Index *	Date	(USD Total Return)						(EUR Total Return)					
		1M	Qtr	YTD	1Y	3Y	5Y	1M	Qtr	YTD	1Y	3Y	5Y
Australia *	Jun-10	-0.38%	-8.99%	-8.37%	24.64%	-25.45%	-7.21%	-0.21%	0.54%	7.33%	42.73%	-22.99%	-7.42%
Australia *	Jun-10	-0.38%	-8.99%	-8.37%	24.64%	-25.45%	-7.21%	-0.21%	0.54%	7.33%	42.73%	-22.99%	-7.42%
Australia *	Jul-10	8.23%		-0.83%	28.11%	-22.52%	-6.13%	1.76%		9.22%	39.41%	-21.23%	-7.43%
Australia *	Aug-10	2.26%		1.41%	12.40%	-22.62%	-5.84%	4.82%		14.48%	26.91%	-20.79%	-6.45%
Australia *	Sep-10	7.75%	19.25%	9.27%	5.73%	-23.40%	-4.76%	0.31%	6.99%	14.84%	13.20%	-22.35%	-7.09%
Australia *	Oct-10	1.01%		10.37%	14.83%	-24.27%	-3.80%	-0.78%		13.94%	21.89%	-23.25%	-6.62%
Australia *	Nov-10	-4.37%		5.55%	7.06%	-22.57%	-5.11%	2.11%		16.34%	23.47%	-19.40%	-6.97%
Australia *	Dec-10	8.41%	4.72%	14.43%	14.43%	-18.44%	-4.39%	5.19%	6.57%	22.38%	22.38%	-16.07%	-6.82%
Australia *	Jan-11	-0.35%		-0.35%	18.65%	-14.66%	-4.82%	-2.50%		-2.50%	20.29%	-12.44%	-7.10%
Australia *	Feb-11	5.25%		4.88%	22.25%	-13.15%	-4.14%	4.47%		1.86%	20.79%	-10.37%	-6.92%
Australia *	Mar-11	-0.39%	4.47%	4.47%	18.73%	-12.54%	-3.32%	-3.05%	-1.24%	-1.24%	13.21%	-9.27%	-6.35%
Australia *	Apr-11	5.96%		10.69%	19.31%	-13.00%	-3.35%	1.35%		0.09%	6.93%	-11.59%	-6.46%
Japan *	Jun-10	-5.03%	-10.24%	-5.65%	-9.73%	-18.35%	3.30%	-4.86%	-0.85%	10.52%	3.37%	-15.65%	3.06%
Japan *	Jun-10	-5.03%	-10.24%	-5.65%	-9.73%	-18.35%	3.30%	-4.86%	-0.85%	10.52%	3.37%	-15.65%	3.06%
Japan *	Jul-10	4.20%		-1.69%	-8.79%	-15.54%	4.12%	-2.03%		8.27%	-0.74%	-14.13%	2.67%
Japan *	Aug-10	5.37%		3.59%	-7.56%	-14.46%	3.91%	8.01%		16.94%	4.37%	-12.44%	3.23%
Japan *	Sep-10	6.24%	16.65%	10.06%	4.68%	-14.61%	2.79%	-1.09%	4.66%	15.67%	12.08%	-13.44%	0.27%
Japan *	Oct-10	8.27%		19.16%	15.58%	-12.29%	3.46%	6.35%		23.01%	22.69%	-11.11%	0.43%
Japan *	Nov-10	-2.32%		16.40%	17.18%	-10.84%	2.85%	4.29%		28.29%	35.15%	-7.20%	0.83%
Japan *	Dec-10	12.37%	18.84%	30.80%	30.80%	-4.06%	0.59%	9.04%	20.94%	39.89%	39.89%	-1.27%	-1.97%
Japan *	Jan-11	0.46%		0.46%	28.57%	-3.55%	-0.41%	-1.70%		-1.70%	30.35%	-1.05%	-2.80%
Japan *	Feb-11	4.40%		4.88%	34.33%	0.36%	0.91%	3.63%		1.87%	32.72%	3.57%	-2.02%
Japan *	Mar-11	-15.79%	-11.67%	-11.67%	9.90%	-4.66%	-4.12%	-18.04%	-16.50%	-16.50%	4.79%	-1.09%	-7.13%
Japan *	Apr-11	2.74%		-9.25%	4.15%	-8.51%	-3.05%	-1.72%		-17.94%	-6.66%	-7.03%	-6.17%
North America *	Jun-10	-4.90%	-4.36%	5.13%	54.58%	-9.66%	0.36%	-4.73%	5.65%	23.15%	77.02%	-6.67%	0.13%
North America *	Jun-10	-4.90%	-4.36%	5.13%	54.58%	-9.66%	0.36%	-4.73%	5.65%	23.15%	77.02%	-6.67%	0.13%
North America *	Jul-10	9.63%		15.26%	53.13%	-4.32%	0.86%	3.07%		26.93%	66.65%	-2.73%	-0.54%
North America *	Aug-10	-1.07%		14.03%	33.19%	-6.51%	1.37%	1.41%		28.72%	50.39%	-4.30%	0.71%
North America *	Sep-10	5.16%	14.05%	19.91%	30.62%	-6.34%	2.26%	-2.10%	2.33%	26.02%	39.86%	-5.06%	-0.25%
North America *	Oct-10	4.65%		25.49%	43.36%	-5.34%	3.72%	2.79%		29.53%	52.18%	-4.07%	0.68%
North America *	Nov-10	-2.16%		22.77%	31.45%	-2.90%	2.33%	4.46%		35.31%	51.61%	1.06%	0.32%
North America *	Dec-10	4.79%	7.29%	28.65%	28.65%	0.33%	3.20%	1.68%	9.18%	37.58%	37.58%	3.25%	0.58%
North America *	Jan-11	3.08%		3.08%	39.64%	1.81%	2.48%	0.87%		0.87%	41.57%	4.45%	0.02%
North America *	Feb-11	4.76%		7.99%	38.62%	4.56%	3.04%	3.99%		4.89%	36.96%	7.90%	0.05%
North America *	Mar-11	-1.02%	6.89%	6.89%	25.09%	2.39%	1.83%	-3.66%	1.05%	1.05%	19.27%	6.22%	-1.36%
North America *	Apr-11	5.49%		12.76%	23.84%	2.31%	3.60%	0.90%		1.96%	10.99%	3.97%	0.26%

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FTSE EPRA/NAREIT Custom Liquid Index Series - Performance

Index *	Date	(USD Total Return)						(EUR Total Return)					
		1M	Qtr	YTD	1Y	3Y	5Y	1M	Qtr	YTD	1Y	3Y	5Y
Global *	Jun-10	-1.94%	-7.89%	-4.23%	29.25%	-13.65%	0.35%	-1.76%	1.76%	12.18%	43.21%	-10.79%	0.12%
Global *	Jun-10	-1.94%	-7.89%	-4.23%	19.34%	-13.65%	0.35%	-1.76%	1.76%	12.18%	43.21%	-10.79%	0.12%
Global *	Jul-10	9.61%		4.97%	22.24%	-9.44%	1.23%	3.05%		15.60%	35.60%	-7.94%	-0.18%
Global *	Aug-10	-0.54%		4.40%	15.11%	-10.47%	1.32%	1.95%		17.86%	29.98%	-8.35%	0.66%
Global *	Sep-10	8.65%	18.44%	13.43%	18.41%	-9.72%	2.59%	1.15%	6.27%	19.21%	26.79%	-8.48%	0.07%
Global *	Oct-10	4.19%		18.18%	24.74%	-9.25%	4.06%	2.34%		21.99%	32.42%	-8.03%	1.01%
Global *	Nov-10	-4.16%		13.26%	17.35%	-8.10%	2.46%	2.33%		24.84%	35.36%	-4.35%	0.45%
Global *	Dec-10	6.30%	6.15%	20.40%	20.40%	-4.53%	2.88%	3.15%	8.02%	28.78%	28.78%	-1.75%	0.27%
Global *	Jan-11	1.33%		1.33%	29.42%	-2.70%	1.84%	-0.85%		-0.85%	31.21%	-0.18%	-0.60%
Global *	Feb-11	2.90%		4.27%	29.25%	-1.17%	1.97%	2.14%		1.28%	27.71%	2.00%	-0.99%
Global *	Mar-11	-1.18%	3.04%	3.04%	19.34%	-1.69%	0.83%	-3.82%	-2.59%	-2.59%	13.79%	2.00%	-2.34%
Global *	Apr-11	5.02%		8.22%	22.24%	-2.07%	1.92%	0.46%		-2.15%	9.55%	-0.48%	-1.37%
Global ex-US *	Jun-10	0.56%	-10.12%	-9.56%	10.60%	-15.70%	1.19%	0.73%	-0.71%	5.93%	26.65%	-12.91%	0.86%
Global ex-US *	Jun-10	0.56%	-10.12%	-9.56%	10.60%	-15.70%	1.19%	0.73%	-0.71%	5.93%	26.65%	-12.91%	0.86%
Global ex-US *	Jul-10	9.56%		-0.91%	10.34%	-12.17%	2.49%	3.01%		9.12%	20.07%	-10.71%	0.97%
Global ex-US *	Aug-10	-0.07%		-0.98%	5.69%	-12.47%	2.04%	2.43%		11.78%	19.34%	-10.40%	1.28%
Global ex-US *	Sep-10	11.41%	21.97%	10.31%	12.37%	-11.30%	3.50%	3.72%	9.44%	15.93%	20.32%	-10.08%	0.87%
Global ex-US *	Oct-10	3.77%		14.48%	15.49%	-11.12%	5.06%	1.93%		18.17%	22.60%	-9.93%	1.88%
Global ex-US *	Nov-10	-5.61%		8.05%	9.88%	-10.74%	3.31%	0.78%		19.09%	26.73%	-7.09%	1.28%
Global ex-US *	Dec-10	7.36%	5.16%	16.01%	16.01%	-6.98%	3.19%	4.18%	7.02%	24.06%	24.06%	-4.27%	0.57%
Global ex-US *	Jan-11	0.07%		0.07%	23.24%	-5.01%	1.94%	-2.08%		-2.08%	24.94%	-2.55%	-0.51%
Global ex-US *	Feb-11	1.66%		1.74%	23.42%	-4.23%	1.78%	0.91%		-1.19%	21.95%	-1.17%	-1.18%
Global ex-US *	Mar-11	-0.90%	0.82%	0.82%	16.24%	-3.63%	0.81%	-3.55%	-4.69%	-4.69%	10.83%	-0.02%	-2.35%
Global ex-US *	Apr-11	4.53%		5.39%	21.81%	-4.23%	1.29%	-0.01%		-4.70%	9.17%	-2.68%	-1.97%

* Indices marked with an asterisk are not customised indices, but are part of the FTSE EPRA/NAREIT Index Series.

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FTSE EPRA/NAREIT Custom Liquid Index Series - Performance

Liquid Index	Date	(USD Total Return)						(EUR Total Return)					
		1M	Qtr	YTD	1Y	3Y	5Y	1M	Qtr	YTD	1Y	3Y	5Y
Europe ex-UK	Jun-10	3.59%	-16.89%	-17.39%	17.01%	-17.23%	-1.02%	3.78%	-8.16%	-3.20%	34.03%	-14.48%	-1.25%
Europe ex-UK	Jun-10	3.59%	-16.89%	-17.39%	17.01%	-17.23%	-1.02%	3.78%	-8.16%	-3.20%	34.03%	-14.48%	-1.25%
Europe ex-UK	Jul-10	15.05%		-4.95%	19.03%	-11.21%	1.06%	8.17%		4.71%	29.58%	-9.72%	-0.34%
Europe ex-UK	Aug-10	-1.77%		-6.63%	0.52%	-11.61%	0.52%	0.70%		5.44%	13.54%	-9.50%	-0.13%
Europe ex-UK	Sep-10	18.28%	33.68%	10.44%	11.45%	-7.54%	3.40%	10.12%	19.95%	16.11%	19.36%	-6.26%	0.87%
Europe ex-UK	Oct-10	4.91%		15.87%	13.85%	-6.34%	5.74%	3.05%		19.65%	20.90%	-5.06%	2.64%
Europe ex-UK	Nov-10	-15.15%		-1.69%	-2.06%	-9.24%	2.77%	-9.40%		8.39%	13.00%	-5.52%	0.76%
Europe ex-UK	Dec-10	12.94%	0.54%	11.04%	11.04%	-3.86%	4.82%	9.59%	2.31%	18.79%	18.79%	-1.04%	2.17%
Europe ex-UK	Jan-11	-0.15%		-0.15%	14.50%	-3.84%	2.90%	-2.30%		-2.30%	16.12%	-1.33%	0.44%
Europe ex-UK	Feb-11	4.33%		4.17%	23.13%	-4.93%	2.60%	3.56%		1.18%	21.70%	-1.87%	-0.37%
Europe ex-UK	Mar-11	4.42%	8.77%	8.77%	21.50%	-4.27%	2.07%	1.63%	2.83%	2.83%	15.89%	-0.67%	-1.12%
Europe ex-UK	Apr-11	6.85%		16.22%	40.20%	-1.88%	3.22%	2.20%		5.09%	25.69%	-0.27%	-0.10%
UK	Jun-10	-2.23%	-14.66%	-20.76%	3.87%	-33.72%	-13.98%	-2.06%	-5.73%	-7.18%	18.94%	-31.53%	#####
UK	Jun-10	-2.23%	-14.66%	-20.76%	3.87%	-33.72%	-13.98%	-2.06%	-5.73%	-7.18%	18.94%	-31.53%	#####
UK	Jul-10	13.15%		-10.34%	5.22%	-29.39%	-11.51%	6.38%		-1.26%	14.50%	-28.22%	#####
UK	Aug-10	-2.78%		-12.83%	-11.39%	-31.15%	-12.85%	-0.34%		-1.59%	0.06%	-29.52%	#####
UK	Sep-10	8.71%	19.59%	-5.24%	-0.77%	-27.46%	-11.69%	1.20%	7.30%	-0.41%	6.25%	-26.46%	#####
UK	Oct-10	7.52%		1.89%	3.42%	-25.46%	-9.49%	5.61%		5.18%	9.78%	-24.46%	#####
UK	Nov-10	-8.06%		-6.32%	-2.86%	-24.93%	-12.14%	-1.83%		3.25%	12.04%	-21.86%	#####
UK	Dec-10	8.18%	6.94%	1.34%	1.34%	-21.51%	-11.80%	4.97%	8.83%	8.38%	8.38%	-19.23%	#####
UK	Jan-11	1.12%		1.12%	11.60%	-22.55%	-12.90%	-1.06%		-1.06%	13.14%	-20.54%	#####
UK	Feb-11	10.66%		11.89%	29.13%	-19.27%	-12.01%	9.84%		8.68%	27.59%	-16.68%	#####
UK	Mar-11	-3.37%	8.12%	8.12%	18.00%	-19.90%	-13.27%	-5.96%	2.21%	2.21%	12.51%	-16.90%	#####
UK	Apr-11	10.54%		19.51%	31.82%	-15.63%	-11.77%	5.73%		8.07%	18.14%	-14.26%	#####
Asia ex-Jap ex-Aus	Jun-10	3.49%	-7.41%	-8.40%	9.36%	-1.25%	11.61%	3.67%	2.28%	7.29%	25.23%	2.02%	11.35%
Asia ex-Jap ex-Aus	Jun-10	3.49%	-7.41%	-8.40%	9.36%	-1.25%	11.61%	3.67%	2.28%	7.29%	25.23%	2.02%	11.35%
Asia ex-Jap ex-Aus	Jul-10	9.22%		0.05%	4.34%	0.22%	11.81%	2.69%		10.18%	13.55%	1.88%	10.25%
Asia ex-Jap ex-Aus	Aug-10	-2.14%		-2.09%	13.33%	0.15%	11.71%	0.31%		10.52%	27.96%	2.52%	10.98%
Asia ex-Jap ex-Aus	Sep-10	13.96%	21.81%	11.57%	18.79%	-0.64%	14.25%	6.09%	9.29%	17.25%	27.19%	0.72%	11.45%
Asia ex-Jap ex-Aus	Oct-10	1.01%		12.70%	13.34%	-3.27%	16.24%	-0.78%		16.34%	20.32%	-1.97%	12.84%
Asia ex-Jap ex-Aus	Nov-10	-3.17%		9.13%	11.13%	-4.42%	14.50%	3.38%		20.28%	28.17%	-0.52%	12.25%
Asia ex-Jap ex-Aus	Dec-10	1.82%	-0.41%	11.11%	11.11%	-3.52%	14.34%	-1.20%	1.35%	18.83%	18.83%	-0.72%	11.80%
Asia ex-Jap ex-Aus	Jan-11	-1.19%		-1.19%	25.31%	-0.23%	12.19%	-3.31%		-3.31%	27.05%	2.36%	9.23%
Asia ex-Jap ex-Aus	Feb-11	-5.46%		-6.59%	12.06%	-1.04%	10.08%	-6.16%		-9.27%	10.72%	2.13%	7.01%
Asia ex-Jap ex-Aus	Mar-11	3.37%	-3.44%	-3.44%	8.45%	2.93%	10.15%	0.61%	-8.72%	-8.72%	3.41%	6.79%	6.51%
Asia ex-Jap ex-Aus	Apr-11	1.95%		-1.55%	15.40%	0.09%	9.09%	-2.48%		-10.98%	3.43%	1.71%	4.55%

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FTSE EPRA/NAREIT Custom Liquid Index Series - Performance

Liquid Index	Date	(USD Total Return)						(EUR Total Return)					
		1M	Qtr	YTD	1Y	3Y	5Y	1M	Qtr	YTD	1Y	3Y	5Y
Australia	Jun-10	-1.00%	-9.18%	-8.54%	21.71%	-24.42%	-7.14%	-0.83%	0.32%	7.12%	39.37%	-21.92%	-7.36%
Australia	Jun-10	-1.00%	-9.18%	-8.54%	21.71%	-24.42%	-7.14%	-0.83%	0.32%	7.12%	39.37%	-21.92%	-7.36%
Australia	Jul-10	7.98%		-1.25%	26.11%	-21.41%	-5.96%	1.52%		8.76%	37.24%	-20.10%	-7.27%
Australia	Aug-10	2.07%		0.80%	10.71%	-21.73%	-5.66%	4.63%		13.79%	25.00%	-19.88%	-6.28%
Australia	Sep-10	7.34%	18.31%	8.20%	2.91%	-22.72%	-4.55%	-0.07%	6.15%	13.71%	10.19%	-21.66%	-6.90%
Australia	Oct-10	0.35%		8.58%	12.23%	-23.67%	-3.74%	-1.43%		12.08%	19.14%	-22.64%	-6.56%
Australia	Nov-10	-4.09%		4.14%	4.70%	-21.89%	-5.03%	2.41%		14.78%	20.76%	-18.70%	-6.89%
Australia	Dec-10	7.82%	3.78%	12.29%	12.29%	-17.97%	-4.41%	4.63%	5.61%	20.09%	20.09%	-15.58%	-6.84%
Australia	Jan-11	-0.60%		-0.60%	15.63%	-14.41%	-4.85%	-2.73%		-2.73%	17.23%	-12.19%	-7.13%
Australia	Feb-11	5.14%		4.51%	19.49%	-12.88%	-4.16%	4.36%		1.51%	18.06%	-10.09%	-6.94%
Australia	Mar-11	-0.92%	3.54%	3.54%	15.46%	-12.65%	-3.34%	-3.57%	-2.11%	-2.11%	10.09%	-9.38%	-6.37%
Australia	Apr-11	5.55%		9.29%	15.57%	-13.04%	-3.48%	0.96%		-1.18%	3.58%	-11.63%	-6.59%
Japan	Jun-10	-5.09%	-11.08%	-6.68%	-10.88%	-18.35%	3.63%	-4.92%	-1.77%	9.30%	2.05%	-15.65%	3.38%
Japan	Jun-10	-5.09%	-11.08%	-6.68%	-10.88%	-18.35%	3.63%	-4.92%	-1.77%	9.30%	2.05%	-15.65%	3.38%
Japan	Jul-10	3.68%		-3.25%	-10.51%	-15.68%	4.37%	-2.52%		6.55%	-2.61%	-14.28%	2.92%
Japan	Aug-10	5.93%		2.49%	-8.10%	-14.61%	4.23%	8.58%		15.69%	3.76%	-12.59%	3.55%
Japan	Sep-10	6.38%	16.84%	9.03%	4.71%	-14.87%	3.16%	-0.96%	4.83%	14.58%	12.11%	-13.70%	0.62%
Japan	Oct-10	8.59%		18.39%	15.28%	-12.52%	3.87%	6.66%		22.21%	22.37%	-11.34%	0.82%
Japan	Nov-10	-2.80%		15.07%	15.81%	-11.06%	3.25%	3.78%		26.83%	33.56%	-7.43%	1.23%
Japan	Dec-10	11.96%	18.17%	28.84%	28.84%	-4.14%	0.72%	8.64%	20.26%	37.79%	37.79%	-1.35%	-1.51%
Japan	Jan-11	0.53%		0.53%	26.83%	-3.91%	-0.42%	-1.63%		-1.63%	28.58%	-1.41%	-3.04%
Japan	Feb-11	4.96%		5.51%	33.40%	0.53%	0.96%	4.18%		2.48%	31.81%	3.75%	-1.85%
Japan	Mar-11	-16.74%	-12.15%	-12.15%	7.86%	-4.93%	-4.29%	-18.96%	-16.95%	-16.95%	2.85%	-1.37%	-7.46%
Japan	Apr-11	3.01%		-9.50%	2.87%	-9.24%	-3.08%	-1.47%		-18.17%	-7.81%	-7.77%	-7.12%
North America	Jun-10	-4.83%	-4.27%	4.65%	53.35%	-11.30%	-0.69%	-4.66%	5.75%	22.58%	75.61%	-8.36%	-0.93%
North America	Jun-10	-4.83%	-4.27%	4.65%	53.35%	-11.30%	-0.69%	-4.66%	5.75%	22.58%	75.61%	-8.36%	-0.93%
North America	Jul-10	9.91%		15.02%	52.27%	-6.07%	-0.24%	3.34%		26.67%	65.71%	-4.51%	-1.63%
North America	Aug-10	-0.80%		14.09%	32.93%	-8.12%	0.37%	1.68%		28.80%	50.09%	-5.95%	-0.28%
North America	Sep-10	4.72%	14.16%	19.47%	30.10%	-8.15%	0.86%	-2.52%	2.43%	25.56%	39.30%	-6.89%	-1.61%
North America	Oct-10	4.25%		24.55%	41.75%	-7.26%	2.24%	2.40%		28.57%	50.48%	-6.01%	-0.75%
North America	Nov-10	-2.27%		21.72%	29.80%	-4.81%	0.84%	4.34%		34.15%	49.71%	-0.92%	-1.14%
North America	Dec-10	4.43%	6.39%	27.11%	27.11%	-1.63%	1.64%	1.33%	8.27%	35.94%	35.94%	1.23%	-0.94%
North America	Jan-11	3.26%		3.26%	39.08%	-0.10%	0.99%	1.04%		1.04%	41.00%	2.49%	-1.43%
North America	Feb-11	4.74%		8.16%	37.40%	1.52%	1.52%	3.97%		5.05%	35.75%	5.98%	-1.43%
North America	Mar-11	-1.18%	6.88%	6.88%	24.27%	0.36%	0.26%	-3.82%	1.04%	1.04%	18.49%	4.11%	-2.88%
North America	Apr-11	5.59%		12.86%	23.34%	0.31%	2.02%	1.00%		2.05%	10.54%	1.94%	-1.26%

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FTSE EPRA/NAREIT Custom Liquid Index Series - Performance

Liquid Index	Date	(USD Total Return)						(EUR Total Return)					
		1M	Qtr	YTD	1Y	3Y	5Y	1M	Qtr	YTD	1Y	3Y	5Y
Global	Jun-10	-1.94%	-8.06%	-4.83%	23.71%	-14.41%	-0.40%	-1.77%	1.57%	11.47%	41.67%	-11.58%	-0.09%
Global	Jun-10	-1.94%	-8.06%	-4.83%	23.71%	-14.41%	-0.40%	-1.77%	1.57%	11.47%	41.67%	-11.58%	-0.09%
Global	Jul-10	9.64%		4.33%	23.16%	-10.17%	0.49%	3.08%		14.91%	34.04%	-8.67%	0.12%
Global	Aug-10	-0.41%		3.91%	14.33%	-11.24%	0.64%	2.08%		17.30%	29.10%	-9.14%	0.37%
Global	Sep-10	8.60%	18.58%	12.84%	17.59%	-10.56%	1.89%	1.10%	6.39%	18.60%	25.91%	-9.33%	-0.54%
Global	Oct-10	3.86%		17.20%	23.39%	-10.18%	3.29%	2.01%		20.98%	31.00%	-8.97%	0.47%
Global	Nov-10	-4.36%		12.08%	15.84%	-9.15%	1.67%	2.11%		23.54%	33.61%	-5.43%	0.09%
Global	Dec-10	5.96%	5.24%	18.76%	18.76%	-5.64%	1.98%	2.81%	7.10%	27.02%	27.02%	-2.89%	-0.61%
Global	Jan-11	1.26%		1.26%	28.02%	-4.05%	0.94%	-0.91%		-0.91%	29.80%	-1.56%	-1.48%
Global	Feb-11	3.05%		4.35%	27.91%	-2.32%	1.09%	2.29%		1.35%	26.38%	0.81%	-1.84%
Global	Mar-11	-1.55%	2.73%	2.73%	17.87%	-3.03%	-0.09%	-4.18%	-2.89%	-2.89%	12.39%	0.60%	-3.22%
Global	Apr-11	5.08%		7.94%	21.03%	-3.43%	1.00%	0.51%		-2.39%	8.47%	-1.86%	-2.25%
Global ex-US	Jun-10	0.49%	-10.43%	-10.19%	9.19%	-16.01%	0.74%	0.66%	-1.06%	5.20%	25.03%	-13.23%	0.50%
Global ex-US	Jun-10	0.49%	-10.43%	-10.19%	9.19%	-16.01%	0.74%	0.66%	-1.06%	5.20%	25.03%	-13.23%	0.50%
Global ex-US	Jul-10	9.40%		-1.75%	8.63%	-12.36%	2.08%	2.86%		8.20%	18.22%	-10.90%	0.66%
Global ex-US	Aug-10	-0.07%		-1.81%	4.55%	-12.81%	1.66%	2.44%		10.84%	18.04%	-10.75%	0.99%
Global ex-US	Sep-10	11.60%	22.01%	9.58%	11.28%	-11.61%	3.15%	3.90%	9.47%	15.16%	19.15%	-10.40%	0.62%
Global ex-US	Oct-10	3.55%		13.47%	14.30%	-11.49%	4.65%	1.71%		17.13%	21.33%	-10.30%	1.58%
Global ex-US	Nov-10	-5.92%		6.76%	8.39%	-11.31%	2.88%	0.45%		17.66%	25.00%	-7.69%	0.86%
Global ex-US	Dec-10	7.04%	4.28%	14.27%	14.27%	-7.60%	2.63%	3.86%	6.12%	22.20%	22.20%	-4.91%	0.02%
Global ex-US	Jan-11	-0.14%		-0.14%	21.42%	-6.06%	1.32%	-2.29%		-2.29%	23.10%	-3.62%	-1.11%
Global ex-US	Feb-11	1.91%		1.77%	21.98%	-4.96%	1.22%	1.16%		-1.16%	20.52%	-1.92%	-1.72%
Global ex-US	Mar-11	-1.46%	0.28%	0.28%	14.28%	-4.61%	0.21%	-4.09%	-5.20%	-5.20%	8.96%	-1.04%	-2.93%
Global ex-US	Apr-11	4.55%		4.84%	19.97%	-5.26%	0.72%	0.01%		-5.20%	7.52%	-3.72%	-2.53%

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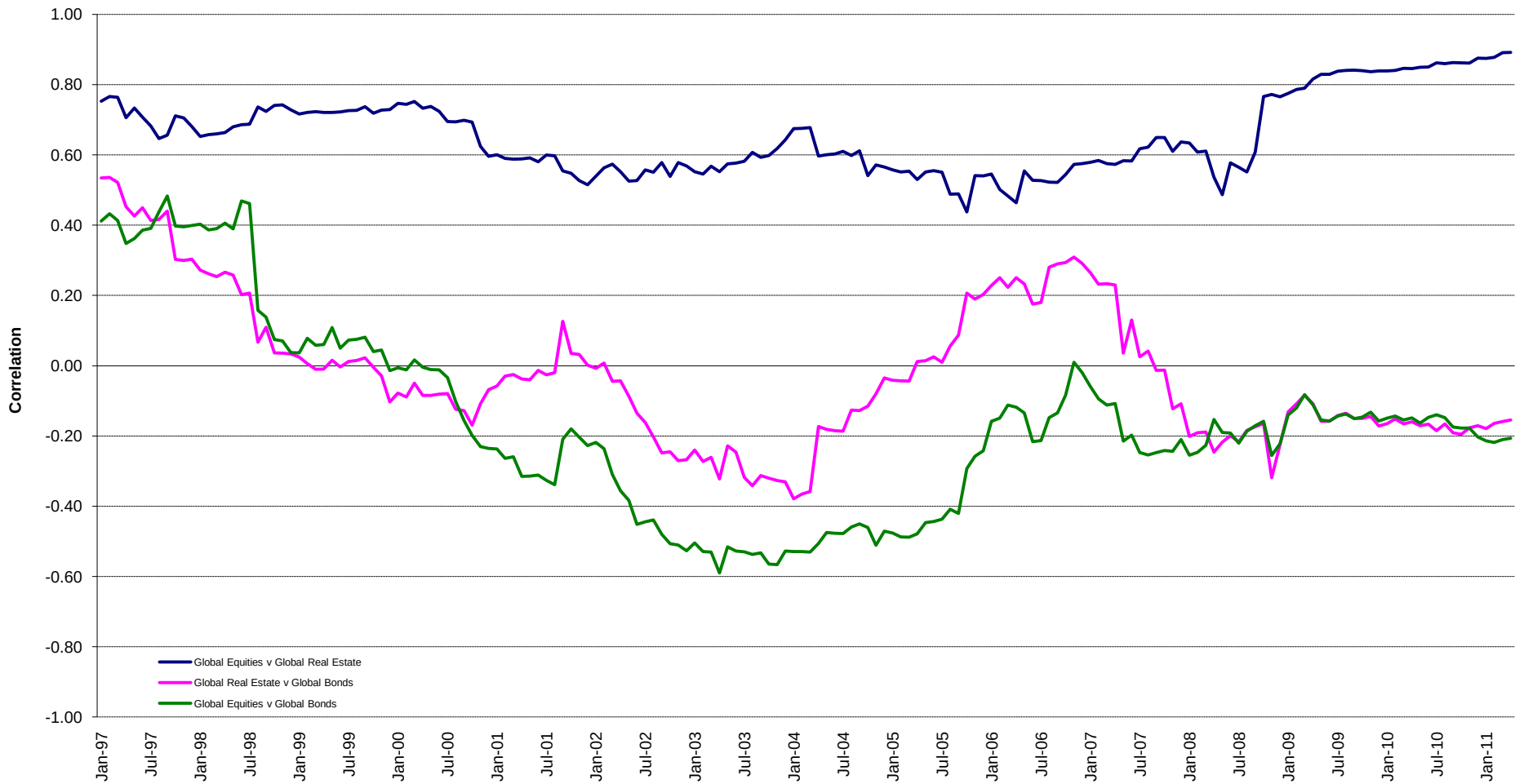
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Section 10

Risk / Return Profiles and Correlations

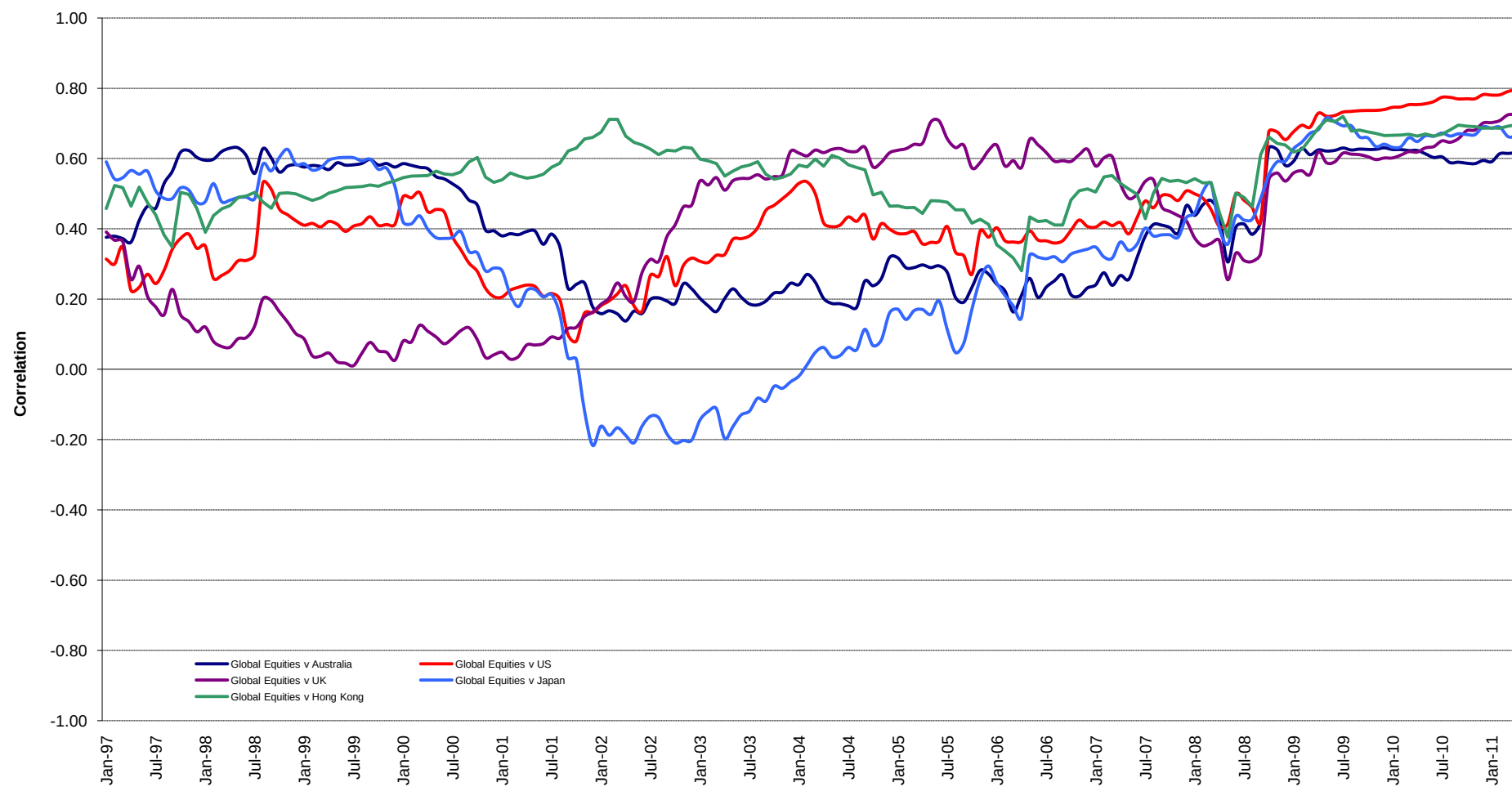
Correlations

Graph 35: Developed Real Estate, Equities & Bonds 36 Months Asset Class Correlations (Local) 1997 to Date



Correlations

Graph 36: Top 5 Countries v Global Equities 36 Months Correlations (Local) 1997 to Date

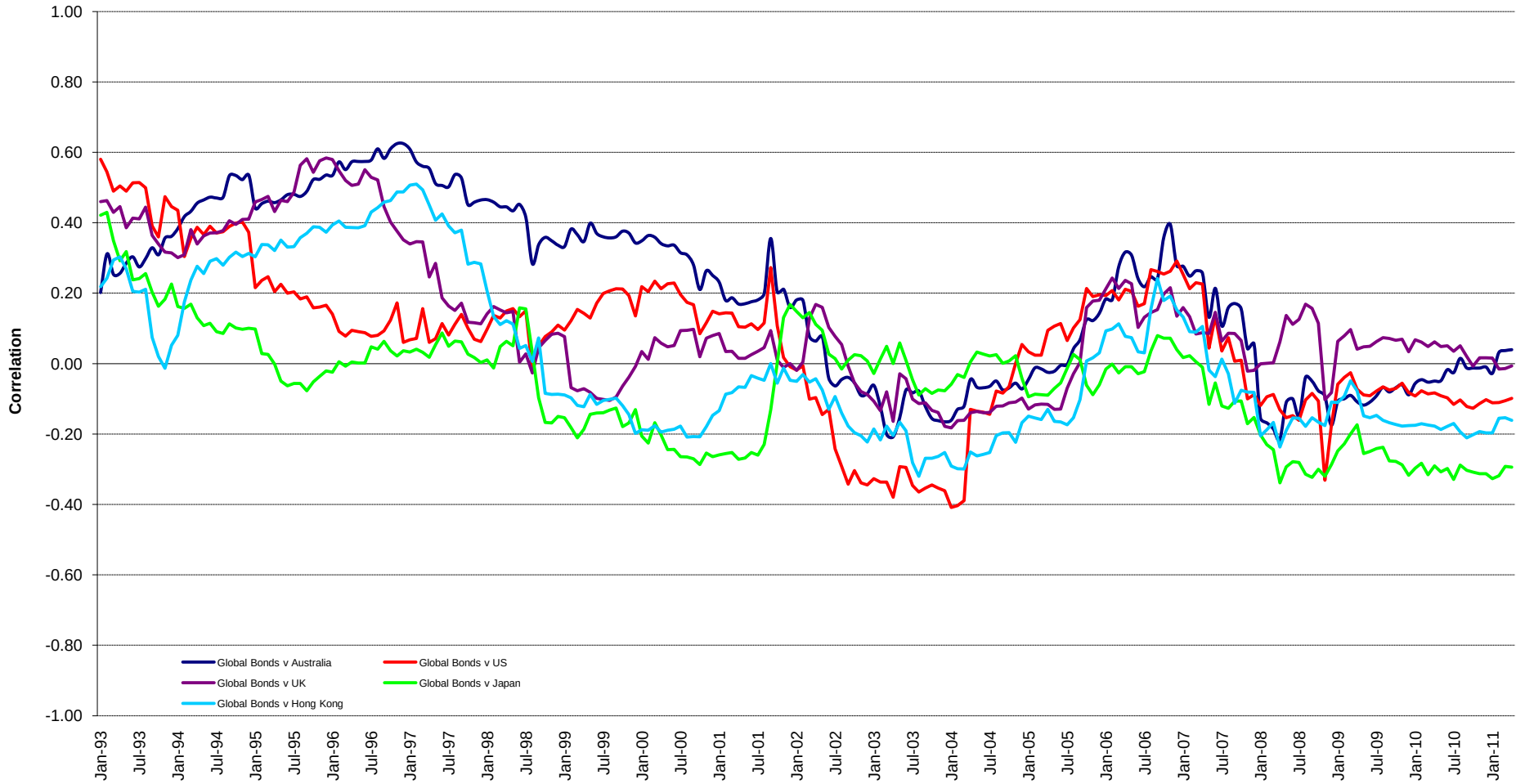


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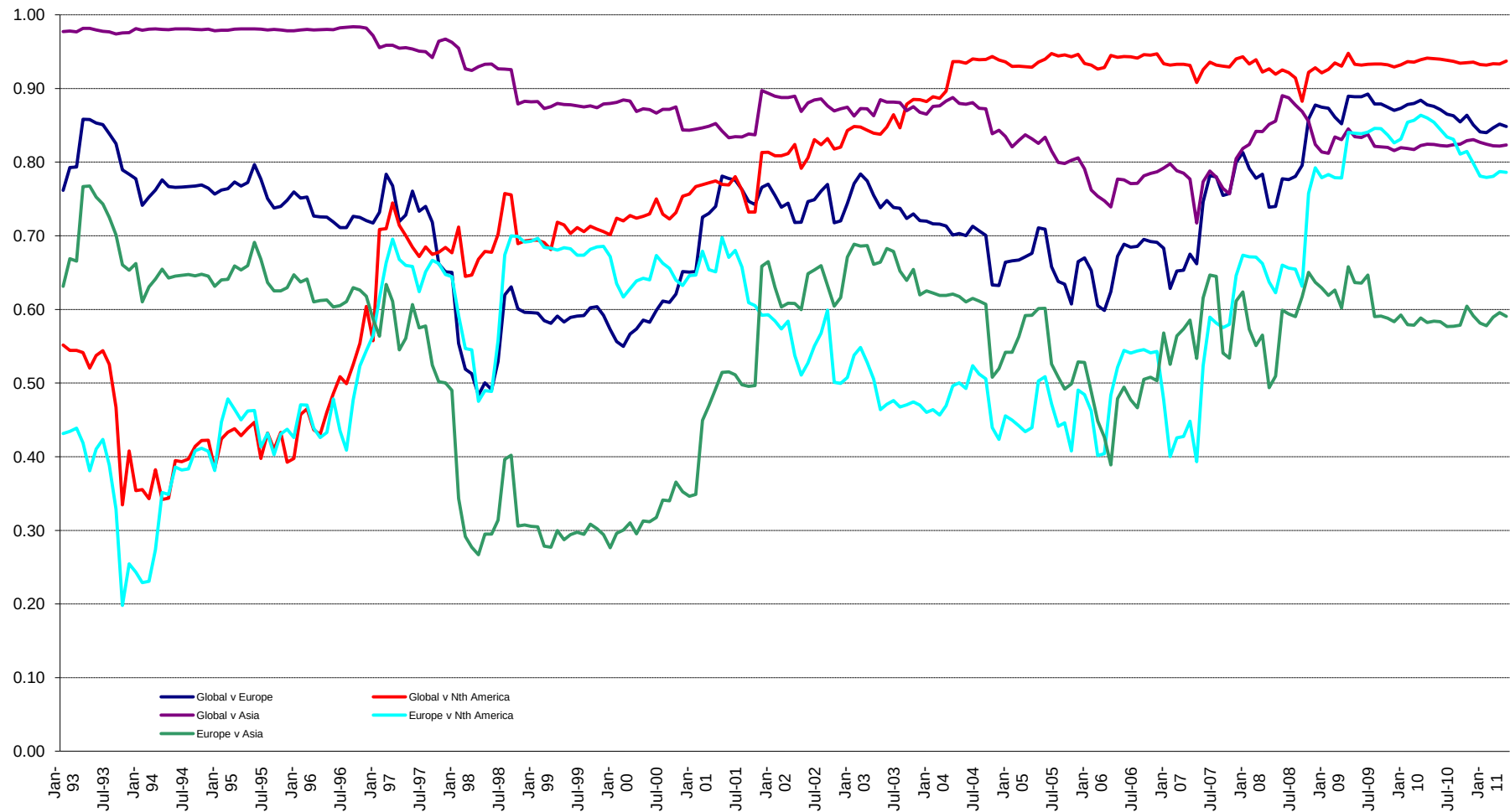
Correlations

Graph 37: Top 5 Countries v Global Bonds 36 Months Correlations (Local) 1993 to Date



Correlations

Graph 38: Global Developed & Developed Regional 36 Months Correlations (EUR) 1993 to Date



36 Months Correlations (in EUR)

	Global Real Estate	Europe Real Estate	North America Real Estate	Asia Real Estate		Global Equities	Europe Equities	North America Equities	Asia Equities		Global Bonds
Global Real Estate	1.00	0.85	0.94	0.82		0.91	0.82	0.75	0.70		-0.23
Europe Real Estate	0.85	1.00	0.79	0.60		0.75	0.84	0.61	0.59		-0.18
North America Real Estate	0.94	0.79	1.00	0.59		0.79	0.71	0.74	0.57		-0.15
Asia Real Estate	0.82	0.60	0.59	1.00		0.87	0.72	0.58	0.69		-0.27
Global Equities	0.91	0.75	0.79	0.87		1.00	0.87	0.85	0.77		-0.38
Europe Equities	0.82	0.84	0.71	0.72		0.87	1.00	0.81	0.86		-0.30
North America Equities	0.75	0.61	0.74	0.58		0.85	0.81	1.00	0.82		-0.32
Asia Equities	0.70	0.59	0.57	0.69		0.77	0.86	0.82	1.00		-0.27
Global Bonds	-0.23	-0.18	-0.15	-0.27		-0.38	-0.30	-0.32	-0.27		1.00

36 Months Correlations (in USD)

	Global Real Estate	Europe Real Estate	Nth America Real Estate	Asia Real Estate		Global Equities	Europe Equities	North America Equities	Asia Equities		Global Bonds
Global Real Estate	1.00	0.91	0.94	0.89		0.92	0.92	0.90	0.86		-0.07
Europe Real Estate	0.91	1.00	0.84	0.75		0.87	0.91	0.83	0.80		-0.06
Nth America Real Estate	0.94	0.84	1.00	0.69		0.81	0.79	0.83	0.71		-0.05
Asia Real Estate	0.89	0.75	0.69	1.00		0.87	0.88	0.81	0.88		-0.06
Global Equities	0.92	0.87	0.81	0.87		1.00	0.98	0.98	0.96		-0.17
Europe Equities	0.92	0.91	0.79	0.88		0.98	1.00	0.93	0.93		-0.14
North America Equities	0.90	0.83	0.83	0.81		0.98	0.93	1.00	0.89		-0.19
Asia Equities	0.86	0.80	0.71	0.88		0.96	0.93	0.89	1.00		-0.14
Global Bonds	-0.07	-0.06	-0.05	-0.06		-0.17	-0.14	-0.19	-0.14		1.00

36 Months Correlations (in Local Currency)

	Australia	Singapore	Hong Kong	Japan	US	Canada	UK	Switzerland	Sweden	Austria	Netherlands	Norway	Italy	France	Germany	Greece	Belgium	Finland	Global Equities	Global Bonds
Australia	1.00	0.35	0.30	0.48	0.65	0.82	0.68	0.58	0.30	0.63	0.63	0.41	0.35	0.58	0.40	0.47	0.51	0.57	0.71	0.06
Singapore	0.35	1.00	0.89	0.65	0.55	0.66	0.42	0.56	0.41	0.54	0.56	0.40	0.47	0.56	0.53	0.21	0.28	0.48	0.60	-0.20
Hong Kong	0.30	0.89	1.00	0.60	0.46	0.54	0.35	0.55	0.36	0.54	0.53	0.38	0.43	0.51	0.48	0.19	0.34	0.38	0.62	-0.19
Japan	0.48	0.65	0.60	1.00	0.59	0.61	0.49	0.43	0.27	0.52	0.54	0.28	0.36	0.45	0.47	0.22	0.29	0.44	0.71	-0.30
US	0.65	0.55	0.46	0.59	1.00	0.75	0.86	0.72	0.62	0.63	0.78	0.53	0.44	0.74	0.75	0.46	0.56	0.74	0.74	-0.08
Canada	0.82	0.66	0.54	0.61	0.75	1.00	0.73	0.74	0.50	0.77	0.77	0.50	0.59	0.73	0.58	0.50	0.58	0.72	0.78	-0.16
UK	0.68	0.42	0.35	0.49	0.86	0.73	1.00	0.71	0.69	0.64	0.82	0.63	0.44	0.76	0.64	0.64	0.64	0.78	0.66	0.00
Switzerland	0.58	0.56	0.55	0.43	0.72	0.74	0.71	1.00	0.56	0.65	0.74	0.35	0.48	0.75	0.65	0.47	0.60	0.61	0.60	0.08
Sweden	0.30	0.41	0.36	0.27	0.62	0.50	0.69	0.56	1.00	0.45	0.72	0.49	0.60	0.72	0.77	0.33	0.63	0.79	0.36	0.12
Austria	0.63	0.54	0.54	0.52	0.63	0.77	0.64	0.65	0.45	1.00	0.72	0.62	0.49	0.73	0.55	0.43	0.59	0.77	0.75	-0.30
Netherlands	0.63	0.56	0.53	0.54	0.78	0.77	0.82	0.74	0.72	0.72	1.00	0.60	0.64	0.94	0.66	0.55	0.73	0.86	0.69	-0.19
Norway	0.41	0.40	0.38	0.28	0.53	0.50	0.63	0.35	0.49	0.62	0.60	1.00	0.38	0.56	0.32	0.61	0.47	0.67	0.58	-0.25
Italy	0.35	0.47	0.43	0.36	0.44	0.59	0.44	0.48	0.60	0.49	0.64	0.38	1.00	0.63	0.49	0.33	0.78	0.66	0.36	-0.19
France	0.58	0.56	0.51	0.45	0.74	0.73	0.76	0.75	0.72	0.73	0.94	0.56	0.63	1.00	0.67	0.53	0.77	0.82	0.65	-0.15
Germany	0.40	0.53	0.48	0.47	0.75	0.58	0.64	0.65	0.77	0.55	0.66	0.32	0.49	0.67	1.00	0.15	0.45	0.69	0.47	0.09
Greece	0.47	0.21	0.19	0.22	0.46	0.50	0.64	0.47	0.33	0.43	0.55	0.61	0.33	0.53	0.15	1.00	0.55	0.49	0.42	-0.13
Belgium	0.51	0.28	0.34	0.29	0.56	0.58	0.64	0.60	0.63	0.59	0.73	0.47	0.78	0.77	0.45	0.55	1.00	0.69	0.51	-0.08
Finland	0.57	0.48	0.38	0.44	0.74	0.72	0.78	0.61	0.79	0.77	0.86	0.67	0.66	0.82	0.69	0.49	0.69	1.00	0.58	-0.16
Global Equities	0.71	0.60	0.62	0.71	0.74	0.78	0.66	0.60	0.36	0.75	0.69	0.58	0.36	0.65	0.47	0.42	0.51	0.58	1.00	-0.38
Global Bonds	0.06	-0.20	-0.19	-0.30	-0.08	-0.16	0.00	0.08	0.12	-0.30	-0.19	-0.25	-0.19	-0.15	0.09	-0.13	-0.08	-0.16	-0.38	1.00

36 Months Correlations (in Local Currency)

	Australia - RE	Australia - ASX	Australia Bds
Australia - RE	1.00	0.71	-0.04
Australia - ASX	0.71	1.00	-0.41
Australia Bonds	-0.04	-0.41	1.00

	Japan - RE	Japan - Nikkei	Japan Bonds
Japan - RE	1.00	0.83	-0.07
Japan - Nikkei	0.83	1.00	-0.17
Japan Bonds	-0.07	-0.17	1.00

	HK - RE	HK - Hang Seng	HK Bonds
Hong Kong - RE	1.00	0.91	-0.09
Hong Kong - Hang Seng	0.91	1.00	-0.14
Hong Kong Bonds	-0.09	-0.14	1.00

	Singapore - RE	Singapore - STI	Singapore Bonds
Singapore - RE	1.00	0.91	0.01
Singapore - STI	0.91	1.00	-0.05
Singapore Bonds	0.01	-0.05	1.00

	US - RE	US - S&P 500	US Bonds
United States - RE	1.00	0.83	-0.10
United States - S&P 500	0.83	1.00	-0.12
United States Bonds	-0.10	-0.12	1.00

	Canada - RE	Canada - TSX	Canada Bonds
Canada - RE	1.00	0.82	-0.15
Canada - TSX	0.82	1.00	-0.19
Canada Bonds	-0.15	-0.19	1.00

36 Months Correlations (in Local Currency)

	UK - RE	UK - FTSE 100	UK Bonds
UK - RE	1.00	0.73	0.11
UK - FTSE 100	0.73	1.00	0.04
UK Bonds	0.11	0.04	1.00

	Sweden - RE	Sweden - OMX	Sweden Bonds
Sweden - RE	1.00	0.63	-0.02
Sweden - OMX	0.63	1.00	-0.13
Sweden Bonds	-0.02	-0.13	1.00

	Netherlands - RE	Netherlands - AEX	Netherlands Bonds
Netherlands - RE	1.00	0.76	-0.22
Netherlands - AEX	0.76	1.00	-0.27
Netherlands Bonds	-0.22	-0.27	1.00

	France - RE	France - CAC 40	France Bonds
France - RE	1.00	0.80	-0.20
France - CAC 40	0.80	1.00	-0.22
France Bonds	-0.20	-0.22	1.00

	Italy - RE	Italy - MIB30	Italy Bonds
Italy - RE	1.00	0.47	0.16
Italy - MIB30	0.47	1.00	0.35
Italy Bonds	0.16	0.35	1.00

	Greece - RE	Greece - ASE 20	Greece Bonds
Greece - RE	1.00	0.56	0.33
Greece - ASE 20	0.56	1.00	0.27
Greece Bonds	0.33	0.27	1.00

36 Months Correlations (in Local Currency)

	Switzerland - RE	Switzerland - SMI	Switzerland Bonds
Switzerland - RE	1.00	0.65	-NA-
Switzerland - SMI	0.65	1.00	-NA-
Switzerland Bonds	-NA-	-NA-	-NA-

	Belgium - RE	Belgium - BEL 20	Belgium Bonds
Belgium - RE	1.00	0.68	0.06
Belgium - BEL 20	0.68	1.00	-0.01
Belgium Bonds	0.06	-0.01	1.00

	Germany - RE	Germany - DAX	Germany Bonds
Germany - RE	1.00	0.65	-0.13
Germany - DAX	0.65	1.00	-0.29
Germany Bonds	-0.13	-0.29	1.00

	Finland - RE	Finland - HEX 25	Finland Bonds
Finland - RE	1.00	0.76	-0.27
Finland - HEX 25	0.76	1.00	-0.26
Finland Bonds	-0.27	-0.26	1.00

	Austria - RE	Austria - WBI	Austria Bonds
Austria - RE	1.00	0.90	-0.14
Austria - WBI	0.90	1.00	-0.14
Austria Bonds	-0.14	-0.14	1.00

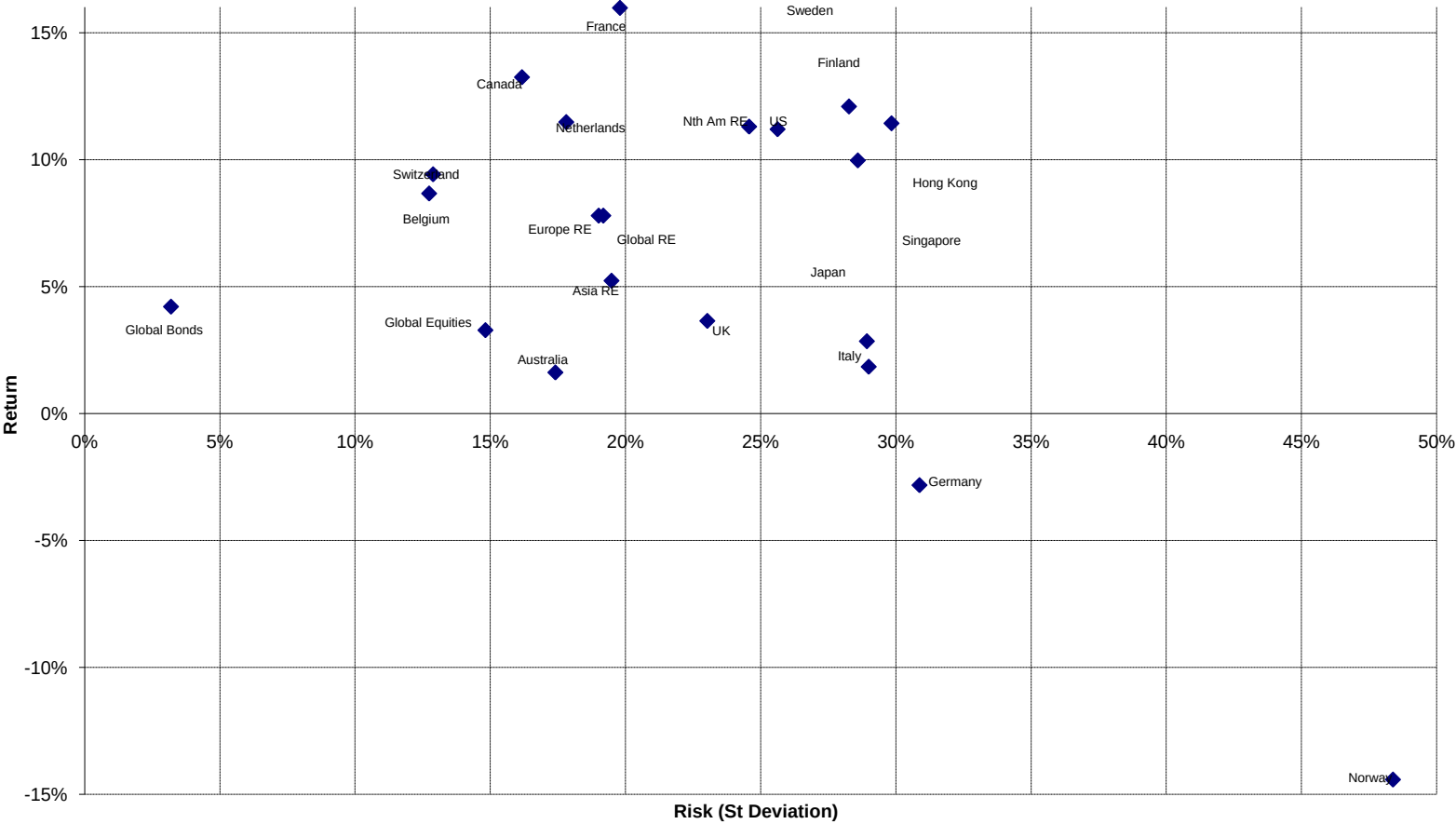
36 Months Correlations (in Local Currency)

	New Zealand - RE	New Zealand Bonds
New Zealand - RE	1.00	0.04
New Zealand Bonds	0.04	1.00

	Norway - RE	Norway - OBX	Norway Bonds
Norway - RE	1.00	0.52	-NA-
Norway - OBX	0.52	1.00	-NA-
Norway Bonds	-NA-	-NA-	-NA-

Risk/Return Profiles

Graph 39: Rolling 10 Years Risk/Return Profiles Local Currencies - Countries



Section 11

[Details on Methodology](#)

Methodology

Asset Class Comparisons and Correlations

The asset classes are defined as follows. For real estate, the FTSE EPRA/NAREIT indices are used. For broad equities, the national headline index is used (i.e. FTSE 100, CAC 40 etc.) and for multi-country profiles, the FTSE All-world index series is used. For bonds, the JPMorgan Bond index series is used.

Dividend Yields

The dividend market capitalisation (defined as the dividend multiplied by the shares in issue and free float percentage) paid during the last twelve months as a percentage of the investable market capitalisation of the index.

Local Currency Indices

The local currency indices are calculated using the following approach:

$$\text{Index Value}_t = \frac{\text{Index Value}_{t-1}}{\sum_{\text{For Region or Global}} \left(\frac{\text{Market Cap Country Index}}{\text{Market Cap Regional/Global Index}} \right) \left(\frac{\text{Local Currency Country Index}_t}{\text{Local Currency Country Index}_{t-1}} \right)}$$

Please note that the Local Currency Real Estate indices are unofficial series calculated in-house by EPRA for research purposes only. A disclaimer applies to these values, please refer to pages 219.

Risk/Return Profiles

The risk/return profile-value is determined by the 10Y average risk (calculated by the standard deviation) on the X-axis and the 10Y average return on the Y-axis.

Size of the total real estate market

We estimate the size of individual country commercial real estate markets using a Gross Domestic Product (GDP) top down approach, and aggregate their values to arrive at a total global estimate. Of course, individual countries are in varying stages of development, therefore, we must adjust country estimates to account for the economic situation. With regard to the sample, we selected 49 countries from four separate regions: Asia-Pacific, Europe, Latin America and North America. In developed countries high quality commercial real estate represents approximately 45 percent of GDP. In developing countries, this figure is lower. We based our estimates on a formula devised by Prudential Real Estate Investors, as published in "A Bird's Eye View of Global Real Estate Markets" – Prudential Real Estate Investors, Dr. Youguo Liang & Nancy Gordon. March 2003. The formula is as follows:

For developed countries : $RE_i = GDP_i \times 0.45$

For developing countries : $RE_i = GDP_i \times 0.45 \left(\frac{GDH_i}{25,000} \right)^{\frac{1}{3}}$

Where:

RE_i = Country high-quality commercial real estate value

GDP_i = Country Gross Domestic Product

GDH_i = Country Gross Domestic Product per capita

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Methodology

Velocity

This liquidity measure is calculated by the number of shares traded over a 12-month period divided by the free-float adjusted shares in issue at the end of the period.

Volatility

The volatility shows the variability of returns over a 10-year period, revealing the extent by which the returns of an index value change from the average.

Low volatility indicates the returns for an index have stayed quite close to the average whereas a high volatility would indicate a larger fluctuation over the time period. Volatility can therefore be seen as a market measure for risk.

Section 12
Data Vendor Codes

Data Vendor Codes - Indices

	Price Indices						Gross Total Return Indices						Net Total Return Indices					
	EUR	USD	GBP	JPY	AUD	Local	EUR	USD	GBP	JPY	AUD	Local	EUR	USD	GBP	JPY	AUD	Local
AMERICAS EMERGING INDEX	FENEL																	
ASIA 33 INDEX																		
ASIA DIVERSIFIED INDEX	EGADE	EGADU	EGADG	EGADJ	EGADA	ENAJ (HKD)	TEGADE	TEGAU	TEGADG	TEGADJ	TEGADA							
ASIA DIVIDEND+ INDEX	ENAD																	
ASIA EMERGING INDEX	FENEA																	
ASIA EX AUSTRALIA DIVERSIFIED INDEX	EADE	EAADU	EAADG	EAADJ	EAADA		TEADE	TEAADU	TEAADG	TEAADJ	TEAADA							
ASIA EX AUSTRALIA HEALTHCARE INDEX	EAHE	EAAHU	EAAHG	EAAHJ	EAAHA		TEAHE	TEAAHU	TEAAHG	TEAAHJ	TEAAHA							
ASIA EX AUSTRALIA INDEX	EPAE	EPAAU	EPAAG	EPAAJ			TEPAE	TEPAAU	TEPAAG	TEPAAJ			TRPAE	TRPAU	TRPAAG	TRPAJ		
ASIA EX AUSTRALIA INDUSTRIAL INDEX	EAAE	EAAU	EAAIG	EAAJ	EAAIA		TEAAE	TEAAU	TEAAIG	TEAAJ	TEAIA							
ASIA EX AUSTRALIA INDUSTRIAL/OFFICE MIXED INDEX	EAAE	EAAU	EAAIG	EAAJ	EAAIA		TEAAE	TEAAU	TEAAIG	TEAAJ	TEAIA							
ASIA EX AUSTRALIA LODGING/RESORTS INDEX	EAAE	EAAU	EAAIG	EAAJ	EAAIA		TEAAE	TEAAU	TEAAIG	TEAAJ	TEAIA							
ASIA EX AUSTRALIA NON-RENTAL INDEX	EAAE	EAAU	EAAIG	EAAJ	EAAIA		TEAAE	TEAAU	TEAAIG	TEAAJ	TEAIA							
ASIA EX AUSTRALIA OFFICE INDEX	EAAE	EAAU	EAAIG	EAAJ	EAAIA		TEAAE	TEAAU	TEAAIG	TEAAJ	TEAIA							
ASIA EX AUSTRALIA RENTAL INDEX	EAAE	EAAU	EAAIG	EAAJ	EAAIA		TEAAE	TEAAU	TEAAIG	TEAAJ	TEAIA							
ASIA EX AUSTRALIA RETAIL INDEX	EAAE	EAAU	EAAIG	EAAJ	EAAIA		TEAAE	TEAAU	TEAAIG	TEAAJ	TEAIA							
ASIA EX AUSTRALIA SELF STORAGE INDEX	EAAE	EAAU	EAAIG	EAAJ	EAAIA		TEAAE	TEAAU	TEAAIG	TEAAJ	TEAIA							
ASIA EX AUSTRALIA RESIDENTIAL INDEX	EAAE	EAAU	EAAIG	EAAJ	EAAIA		TEAAE	TEAAU	TEAAIG	TEAAJ	TEAIA							
ASIA EX AUSTRALIA SPECIALTY INDEX	EAAE	EAAU	EAAIG	EAAJ	EAAIA		TEAAE	TEAAU	EAAIG	TEAAJ	TEAIA							
ASIA INDEX	EGAS		PGAS	YGAS			REGA	RUGA	RPGA	RYAS			TRGAE	TRGASU	TRGASG	TRGASJ		
ASIA INDUSTRIAL INDEX	EGIE	EGAIU	EGAIH	EGAIJ	EGAIA		TEGAE	TEGAU	TEGAIH	TEGAJ	TEGIA							
ASIA LODGING/RESORTS INDEX	EGALE	EGALU	EGALG	EGALJ	EGALA		TEGALE	TEGALU	TEGALG	TEGALJ	TEGALA							
ASIA NON-REITS INDEX	ENASE	ENASU	ENASG	ENASJ	ENASA		TENASE	TENASU	TENASG	TENASJ	TENASA							
ASIA OFFICE INDEX	EGAF	EGAFU	EGAFG	EGAFJ	EGAFIA		TEGAF	TEGAFU	TEGAFG	TEGAFJ	TEGAFIA							
ASIA PAC EX JPN EX AUS LIQUID INDEX	GSQAP	GSQAPU	GSQAPG	GSQAPJ	GSQAPIA	GSQAPH (HKD), GSQAPIS (SGD)	TGSQAP	TGSQAPU	TGSQAPG	TGSQAPJ	TGSQAPIA	TGSQAPH (HKD), TGSQAPIS (SGD)						
ASIA REITS INDEX	ERASE	ERASU	ERASG	ERASJ	ERASIA		TERASE	TERASU	TERASG	TERASJ	TERASIA							
ASIA RESIDENTIAL INDEX	EGAE	EGAEU	EGAEG	EGAEJ	EGAEA		TEGAE	TEGAU	TEGAEH	TEGAJ	TEGAEA							
ASIA RETAIL INDEX	EGATE	EGATU	EGATG	EGATJ	EGATA		TEGATE	TEGATU	TEGATG	TEGATJ	TEGATA							
AUSTRALIA HEDGED IN US\$ INDEX	ELAU						TELAU											
AUSTRALIA INDEX	ENAU	UNAU	PLAU	YLAU	ELAU		REAU	RUAU	RPAU	RYAU	RDUA		TRLAU	TRLAUJ	TRLAUG	TRLAUJ	TRLAUJ	
AUSTRALIA LIQUID INDEX	LIQELAU	LIQELAUJ	LIQELAUJ	LIQELAUJ	LIQELAUJ		LIQELAU	LIQELAUJ	LIQELAUJ	LIQELAUJ	LIQELAUJ							
AUSTRIA INDEX	EPAS	UPAS	PPAS	YPAS			RIPAS	RUPAS	RPPAS	RYPAS			TRPAS	TRPASU	TRPASG	TRPASJ		
BELGIUM INDEX	EPBL	UPBL	PPBL	YPBL			RIPBL	RUPBL	RPPB	RYBL			TRPBL	TRPBLU	TRPBLG	TRPBLJ		
CANADA INDEX	ENCA	UNCA	PLCA	YLCA		ELCA (CAD)	RCAE	RCAU	RPCA	RYCA		RCAC (CAD)	TRLCAE	TRLCAU	TRLCAG	TRLCAJ		TRLCAL (CAD)
CUSTOM GLOBAL INDEX INDEX	FTGIEUR					FTGILOC	FTGIEUTR	FTGIUSTR				FTGILCTR						
CZECH REPUBLIC INDEX																		
DENMARK INDEX	EPDK	UPDK	PLDK	YLDK		ELDK (DKK)	RDPK	RUPOK	RPLD	RYDK		RLDK (DKK)	TRPCZE	TRPCZU	TRPCZG	TRPCZJ		TRPCZL (NZD)
EMERGING MARKET INDEX	FENI																	
EUROPE CAPPED INDEX	EDRA	EDRAU	EDRAG	EDRAJ			TEORAE	TEORAU	TEORAG	TEORAJ			RORA	RORA	RORA	RORA		
EUROPE DIVERSIFIED INDEX	EPDR	EPDRU	EPDRG	EPDRJ	EPDRIA		TEPRDE	TEPRDU	TEPRDG	TEPRDJ	TEPRDIA							
EUROPE EURO ZONE CAPPED INDEX	EOEU	EOEUU	EOEUG	EOEUJ			TEOEUE	TEOEUU	TEOEUG	TEOEUJ			ROEU	ROEU	ROEU	ROEU		
EUROPE EURO ZONE DIVERSIFIED INDEX	EPED	EPEDU	EPEDG	EPEDJ	EPEDIA		TEPEDE	TEPEDU	TEPEDG	TEPEDJ	TEPEDIA							
EUROPE EURO ZONE INDEX	EPEU	UPEU	GPEU	YPEU			RPEU	RUPEU	RGPEU	RYEU			NEPEU	NUPEU	NPEU	NYPEU		
EUROPE EURO ZONE INDUSTRIAL INDEX	EPEIE	EPEIU	EPEIG	EPEIJ	EPEIA		TEPEIE	TEPEIU	TEPEIG	TEPEIJ	TEPEIA							
EUROPE EURO ZONE OFFICE INDEX	EPEFE	EPEFU	EPEFG	EPEFJ	EPEFIA		TEPEFE	TEPEFU	TEPEFG	TEPEFJ	TEPEFIA							
EUROPE EURO ZONE RESIDENTIAL INDEX	EPEFE	EPEFU	EPEFG	EPEFJ	EPEFIA		TEPEFE	TEPEFU	TEPEFG	TEPEFJ	TEPEFIA							
EUROPE EURO ZONE RETAIL INDEX	EPETE	EPETU	EPETG	EPETJ	EPETIA		TEPETE	TEPETU	TEPETG	TEPETJ	TEPETIA							
EUROPE EX UK CAPPED INDEX	EOUK	EOUKU	EOUKG	EOUKJ			TEOUKE	TEOUKU	TEOUKG	TEOUKJ			ROUK	ROUK	ROUK	ROUK		
EUROPE EX UK DIVIDEND+ INDEX	ENOP																	
EUROPE EX UK INDEX	EXUK	UXUK	GXUK	YXUK			RXUK	RUXUK	RGXUK	RYXUK			REXUK	NUXUK	NPXUK	NYXUK		
EUROPE EX UK LIQUID INDEX	GSQLEU	GSQLEUJ	GSQLEUG	GSQLEUJ	GSQLEUJ	GSQLEUJ (HKD), GSQLEUIS (SGD)	TGSQLEU	TGSQLEUJ	TGSQLEUG	TGSQLEUJ	TGSQLEUJ	TGSQLEUJ (HKD), TGSQLEUIS (SGD)						
EUROPE HEALTHCARE INDEX	EPRIH	EPRIHU	EPRIHG	EPRIJ	EPRIHA		TEPRIH	TEPRIHU	TEPRIHG	TEPRIJ	TEPRIHA							
EUROPE INDEX	EPRI	UPRI	GPRI	YPRI			RPRI	RUPRI	RGPRI	RYRI			NEPRI	NUPRI	NPRI	NYPRI		
EUROPE INDUSTRIAL INDEX	EPRIE	EPRIU	EPRIH	EPRIJ	EPRIIA		TEPRIE	TEPRIU	TEPRIH	TEPRIJ	TEPRIIA							
EUROPE LIQUID 40 CAPPED INDEX INDEX		SOELU	SOELG	SOELJ			TSOELE	TSOELU	TSOELG	TSOELJ			ROEL	ROEL	ROEL	ROEL		
EUROPE LIQUID 40 EX UK CAPPED INDEX		SOXUJ	SOXUG	SOXUJ			TSOXUE	TSOXUJ	TSOXUG	TSOXUJ			ROXU	ROXU	ROXU	ROXU		
EUROPE LIQUID 40 EX UK INDEX	SSXU	USXU	PSXU	YSXU			RSSX	RUSX	RPSX	RYSX			NSXU	NUXU	NPSXU	NYSXU		
EUROPE LIQUID 40 INDEX	SSSL	USSEL	PSSEL	YSEL			RSSL	RUSE	RPSL	RYSE			NSSL	NUSSL	NPSL	NYSL		
EUROPE LODGINGS/RESORTS INDEX	EPRL	EPRLU	EPRLG	EPRLJ	EPRLIA		TEPRLE	TEPRLU	TEPRLG	TEPRLJ	TEPRLIA							
EUROPE NON-REITS INDEX	ENEE	ENEEU	ENEEG	ENEEJ	ENEEIA		TENEE	TENEEU	TENEEG	TENEEJ	TENEEIA							
EUROPE OFFICE INDEX	EPRIE	EPRIU	EPRIH	EPRIJ	EPRIIA		TEPRIE	TEPRIU	TEPRIH	TEPRIJ	TEPRIIA							
EUROPE REITS INDEX	ERIE	ERIEU	ERIEG	ERIEJ	ERIEIA		TERIE	TERIEU	TERIEG	TERIEJ	TERIEIA							
EUROPE RESIDENTIAL INDEX	EPRIE	EPRIU	EPRIH	EPRIJ	EPRIIA		TEPRIE	TEPRIU	TEPRIH	TEPRIJ	TEPRIIA							
EUROPE RETAIL INDEX	EPRIE	EPRIU	EPRIH	EPRIJ	EPRIIA		TEPRIE	TEPRIU	TEPRIH	TEPRIJ	TEPRIIA							
EUROPE SELF STORAGE INDEX	EPRIE	EPRIU	EPRIH	EPRIJ	EPRIIA		TEPRIE	TEPRIU	TEPRIH	TEPRIJ	TEPRIIA							
EUROPE SPECIALTY INDEX	EPRIE	EPRIU	EPRIH	EPRIJ	EPRIIA		TEPRIE	TEPRIU	TEPRIH	TEPRIJ	TEPRIIA							
EUROPE UK RESTRICTED INDEX	EPRIE	EPRIU	EPRIH	EPRIJ	EPRIIA		TEPRIE	TEPRIU	TEPRIH	TEPRIJ	TEPRIIA							
EUROPE EMERGING INDEX	FENEU																	
EMEA EMERGING INDEX	FENEM																	
FINLAND INDEX	EPFI	UPFI	PPFI	YFFI			RFFI	RUPFI	RPPFI	RYFI			TRPFI	TRPFU	TRPFI	TRPFJ		
FRANCE INDEX	EPFR	UPFR	PPFR	YFFR			RFFR	RUPFR	RPPFR	RYFR			TRPFI	TRPFU	TRPFI	TRPFJ		

Data Vendor Codes - Indices

	Price Indices						Gross Total Return Indices						Net Total Return Indices					
	EUR	USD	GBP	JPY	AUD	Local	EUR	USD	GBP	JPY	AUD	Local	EUR	USD	GBP	JPY	AUD	Local
GERMANY INDEX	EPGR	UPGR	PPGR	YPGR			RPGR	RUPGR	RPPGR	RYGR			TRPGRE	TRPGRU	TRPGRG	TRPGRJ		
GLOBAL DIVERSIFIED INDEX	ENGVE	ENGUV	ENGVG	ENGVI	ENGVA		TENGVE	TENGUV	TENGVG	TENGVI	TENGVA							
GLOBAL DIVIDEND INDEX	ENDG																	
GLOBAL EX ASIA INDEX	EGXA	UGXA	PGXA	YGXA			REXA	RUXA	RPXA	RYXA			TRGXAE	TRGXAU	TRGXAG	TRGXAJ		
GLOBAL EX ASIA NON-REITS INDEX	ENXAE	ENXAU	ENXAG	ENXAJ			TENXAE	TENXAU	TENXAG	TENXAJ								
GLOBAL EX ASIA REITS INDEX	ERXAE	ERXAU	ERXAG	ERXAJ			TERXAE	TERXAU	TERXAG	TERXAJ								
GLOBAL EX AUSTRALIA HEDGED IN AUD INDEX					EGAAL						TEGAAL							
GLOBAL EX AUSTRALIA HEDGED IN USD INDEX		EGAHU						TEGAHU										
GLOBAL EX AUSTRALIA INDEX		GAXAU			GAXAA			TGAXAU			TGAXAA			TRAXAU			TRAXAA	
GLOBAL EX AUSTRALIA NON-RENTAL IN AUD HEDGED INDEX		GAHNU			GAHNA			TGAHNU			TGAHNA							
GLOBAL EX AUSTRALIA NON-RENTAL IN AUD UNHEDGED INDEX		GAUNU			GAUNA			TGAUNU			TGAUNA							
GLOBAL EX AUSTRALIA RENTAL IN AUD HEDGED INDEX		GAHRU			GAHRA			TGAHRU			TGAHRA							
GLOBAL EX AUSTRALIA RENTAL IN AUD UNHEDGED INDEX		GAURU			GAURA			TGAURU			TGAURA							
GLOBAL EX EUROPE INDEX	EOXE	UXOE	PGXE	YGXE			REXE	RUXE	RPXE	RYXE			TRGXEE	TRGXEU	TRGXEG	TRGXEJ		
GLOBAL EX EUROPE NON-REITS INDEX	ENXEE	ENXEU	ENXEG	ENXEJ			TENXEE	TENXEU	TENXEG	TENXEJ								
GLOBAL EX EUROPE REITS INDEX	ERXEE	ERXEU	ERXEG	ERXEJ			TERXEE	TERXEU	TERXEG	TERXEJ								
GLOBAL EX JAPAN INDEX	EGJXE	EGJAU	EGJAG	EGJAJ			TEGJXE	TEGJAU	TEGJAG	TEGJAJ			TRGXJE	TRGXJU	TRGXJG	TRGXJJ		
GLOBAL EX NORTH AMERICA	EGNX	UGNX	PGNX	YGNX			REXN	RUXN	RPXN	RYXN			TRGXNE	TRGXNU	TRGXNG	TRGXNJ		
GLOBAL EX US INDEX	EUGXU	EGXU	PGXU	YGXU			REUGXU	REGXU	RPXU	RYXU			TRGXUE	TRGXUU	TRGXUG	TRGXUJ		
GLOBAL EX US LIQUID INDEX	GSLXUSE	GSLXUSU	GSLXUSG	GSLXUSJ	GSLXUSA	GSLXUSH (HKD), GSLXUSS (SGD)	TGSLXUSE	TGSLXUSU	TGSLXUSG	TGSLXUSJ	TGSLXUSA	TGSLXUSH (HKD), TGSLXUSS (SGD)						
GLOBAL EX US NON-REITS INDEX	ENXUE	ENXUU	ENXUG	ENXUJ			TENXUE	TENXUU	TENXUG	TENXUJ								
GLOBAL EX US REITS INDEX	ERXUE	ERXUU	ERXUG	ERXUJ			TERXUE	TERXUU	TERXUG	TERXUJ								
GLOBAL HEALTHCARE INDEX	ENGEE	ENGEU	ENGEG	ENG EJ	ENG EEA		TENGEE	TENG EU	TENG EG	TENG EJ	TENG EEA							
GLOBAL HEDGED IN AUD INDEX	ENGL	UNGL	PNGL	YNGL			RENGL	RUGL	RPGL	RYGL			TRNGLE	TRNGLU	TRNGLG	TRNGLJ		
GLOBAL INDUSTRIAL INDEX	ENGIE	ENGIU	ENGIG	ENG IJ	ENG IAA		TENGIE	TENG IU	TENG IG	TENG IJ	TENG IAA							
GLOBAL INDUSTRIAL/OFFICE INDEX	ENGIM	ENGIMU	ENGIMG	ENGIMJ	ENGIMAA		TENGIM	TENGIMU	TENGIMG	TENGIMJ	TENGIMAA							
GLOBAL LIQUID INDEX	GSLQGLE	GSLQLLU	GSLQLLG	GSLQLLJ	GSLQLLAA	GSLQLLH (HKD), GSLQLLS (SGD)	TGSLQGLE	TGSLQLLU	TGSLQLLG	TGSLQLLJ	TGSLQLLAA	TGSLQLLH (HKD), TGSLQLLS (SGD)						
GLOBAL LOGGINGS/RESORTS INDEX	ENGIO	ENGIOU	ENGIOG	ENGIOJ	ENGIOAA		TENGIO	TENGIOU	TENGIOG	TENGIOJ	TENGIOAA							
GLOBAL NON-REITS INDEX	ENNGE	ENNGU	ENNGG	ENNGJ	ENNGAA		TENNGE	TENNGU	TENNGG	TENNGJ	TENNGAA							
GLOBAL OFFICE INDEX	ENGF	ENGFU	ENFG	ENGFJ	ENGFAA		TENGF	TENGFU	TENFG	TENGFJ	TENGFAA							
GLOBAL REITS INDEX	ERGLU						TERGLE	TERGLU	TERGLG	TERGLJ								
GLOBAL REITS INDEX	ERGLE	ERGLU	ERGLG	ERGLJ			TENGAE	TENGAU	TENGAG	TENGAJ	TENGAA							
GLOBAL RESIDENTIAL INDEX	ENGT	ENGTU	ENGTG	ENGTJ	ENGTAA		TENGTE	TENG TU	TENG TG	TENG TJ	TENG TAA							
GLOBAL RETAIL INDEX	ENGSE	ENGSEU	ENGSEG	ENGSEJ	ENGSEAA		TENGSE	TENGSEU	TENGSEG	ENGSEJ	TENGSEAA							
GLOBAL SELF STORAGE INDEX	ENGSP	ENGSPU	ENGSPG	ENGSPJ	ENGSPAA		TENGSP	TENGSPU	TENGSPG	TENGSPJ	TENGSPAA							
GLOBAL SPECIALTY INDEX	EPGC						REPGC	RUGC	RPGC	RYGC			TRPGCE	TRPGCU	TRPGCG	TRPGCJ		
GREECE INDEX	ENHK	USHK	PLHK	YLHK		ELHK (HKD)	REHK	RUHK	RPHK	RYHK		RHKK (HKD)	TRLHKE	TRLHKU	TRLHKG	TRLHKJ		TRLHKL (HKD)
HONG KONG INDEX													TRPHUE	TRPHUU	TRPHUG	TRPHUJ		TRPHUL (HKG)
HUNGARY INDEX													TRPHRE	TRPHRU	TRPHRG	TRPHRJ		
IRELAND INDEX	EPRT	UPRT	PPRT	YPRT			RPRT	RUPRT	RPPRT	RYRT			TRP RTE	TRPRTU	TRPRTG	TRPRTJ		
ITALY INDEX	ENJP	UNJP	PLJP	ELJP			REJP	RUJP	RPLJ	RYJP			TRPJRE	TRPJRU	TRPJRG	TRPJRJ		
JAPAN INDEX																		
JAPAN LIQUID INDEX	LIQELJE	LIQELJU	LIQELJG	LIQELJJ	LIQELJAA	LIQELJH (HKD), LIQELJLS (SGD)	TLQELJE	TLQELJU	TLQELJG	TLQELJJ	TLQELJAA	TLQELJH (HKD), TLQELJLS (SGD)						
NETHERLANDS INDEX	EPNL	UPNL	PPNL	YPNL			RPNL	RUPNL	RPPNL	RYNL			TRPNLE	TRPNLU	TRPNLG	TRPNLJ		
NEW ZEALAND INDEX	ENNZ	UNNZ	PLNZ	YLNZ	ELNZ (NZD)		RENNZ	RUNNZ	RPLNZ	RYNZ		RLPNZ (NZD)	TRLNZE	TRLNZU	TRLNZG	TRLNZJ		TRLNZL (NZD)
NORTH AMERICA DIVERSIFIED INDEX	EGND	EGNDU	EGNDG	EGNDJ	EGNDAA		TENGND	TENGNDU	TENGNDG	TENGNDJ	TENGNDAA							
NORTH AMERICA HEALTHCARE INDEX	EGNHE	EGNHU	EGNHG	EGNHJ	EGNHAA		TENGHE	TENGHU	TENGHG	TENGHJ	TENGHAA							
NORTH AMERICA INDEX	EGNA	UGNA	PGNA	YGNA			REGN	RUGN	RPGN	RYGN			TRGXAE	TRGXAU	TRGXAG	TRGXAJ		
NORTH AMERICA INDUSTRIAL INDEX	EGNIE	EGNIU	EGNIG	EGNIJ	EGNIAA		TENGIE	TENG IU	TENG IG	TENG IJ	TENG IAA							
NORTH AMERICA LIQUID INDEX	GSLQNAE	GSLQNAU	GSLQNAG	GSLQNAJ	GSLQNAH (HKD), GSLQNAS (SGD)		TGSLQNAE	TGSLQNAU	TGSLQNAG	TGSLQNAJ	TGSLQNAH (HKD), TGSLQNAS (SGD)							
NORTH AMERICA LOGGINGS RESORTS INDEX	ENGNI	ENGNIU	ENGNI	ENGNIJ	ENGNI		TENGNI	TENGNIU	TENGNI	ENGNIJ	TENGNI							
NORTH AMERICA INDUSTRIAL/OFFICE MIXED INDEX	EGNME	EGNMU	EGNMG	EGNMJ	EGNMAA		TENGME	TENG MU	TENG MG	TENG MJ	TENGMAA							
NORTH AMERICA OFFICE INDEX	EGNPF	EGNPFU	EGNPG	EGNPFJ	EGNPPA		TENGPF	TENG PFU	TENG PG	TENG PJ	TENGPPA							
NORTH AMERICA RESIDENTIAL INDEX	EGNEE	EGNEU	EGNEG	EGNEJ	EGNEAA		TENGEE	TENG EU	TENG EG	EGNEJ	TENGEEA							
NORTH AMERICA RETAIL INDEX	EGNTE	EGNTU	EGNTG	EGNTJ	EGNTAA		TENGTE	TENG TU	TENG TG	EGNTJ	TENG TAA							
NORTH AMERICA SELF STORAGE INDEX	EGNSE	EGNSU	EGNSG	EGNSJ	EGNSAA		TENGSE	TENG SU	TENG SG	EGNSJ	TENG SAA							
NORTH AMERICA SPECIALTY INDEX	EGNPE	EGNPFU	EGNPG	EGNPFJ	EGNPPA		TENGPE	TENG PFU	TENG PG	EGNPFJ	TENGPPA							
NORWAY INDEX	EPNK	UPNK			ELNK (NOK)		RPNK	RUPNK					TRLNKE	TRLNKU	TRLNKG	TRLNKJ		TRLNKL (NOK)
MIDDLE EAST/AFRICA EMERGIN INDEX	FEMME																	
PORTUGAL INDEX	EPPT	UPPT					RPPPT	RUPPT					TRPPPE	TRPPPU	TRPPPG	TRPPPJ		TRPPPL (PLN)
PURE ASIA EX AUSTRALIA INDEX							TRPFAAE						TRPFAE	TRPFAU	TRPFAG	TRPFAJ		
PURE ASIA INDEX	EGPA	UGPA	PGPA	YGPA			RUPA	RUPA	RPFA	RYPA			TRGPAA	TRGPAU	TRGPAG	TRGPAJ		
PURE AUSTRALIA INDEX	EPAU	UPAU	PPAU	YPAU	LPAU		REPAU	RUAU	RPPAU	RYPAU	RLPA		TRPAUE	TRPAUU	TRPAUG	TRPAUJ		TRPAUL
SINGAPORE INDEX	ENSI	UNSI	PLSI		ELSI (SGD)		RESI	RUSI	RPSI				TRLSIE	TRLSIU	TRLSIG	TRLSIJ		TRLSIL (SGD)
SOUTH KOREA INDEX													TRPKAE	TRPKAU	TRPKAG	TRPKAJ		TRPKRL (KRW)
SPAIN INDEX	EPSP	UPSP	PPSP	YPS			RPS	RUPSP	RPPS	RYSP			TRPSP	TRPSPU	TRPSPG	TRPSPJ		
SWEDEN INDEX	EPSD	UPSD	PLSD	YLS	ELSD (SEK)		RPSD	RUPSD	RPLSD	RYSD	RLSD (SEK)		TRLSDE	TRLSDU	TRLSDG	TRLSDJ		TRLSDL (SEK)
SWITZERLAND INDEX	EPFW	UPFW	PPFW	YLSW	ELSW (CHF)		RPSW	RUPSW	RPLSW	RYSW	RLSW (CHF)		TRLSWE	TRLSWU	TRLSWG	TRLSWJ		TRLSWL (CHF)

Data Vendor Codes - Indices



	Price Indices						Gross Total Return Indices						Net Total Return Indices					
	EUR	USD	GBP	JPY	AUD	Local	EUR	USD	GBP	JPY	AUD	Local	EUR	USD	GBP	JPY	AUD	Local
UK DIVERSIFIED INDEX	ELUDE	ELUDU	ELUDG	ELUDJ	ELUDA		TELUDE	TELUDU	TELUDG	TELUDJ	TELUDA							
UK HEALTHCARE INDEX	ELUHE	ELUHU	ELUHG	ELUHD	ELUHA		TELUHE	TELUHU	TELUHG	TELUHD	TELUHA							
UK INDEX	ELUK	ELUKU	ELUKG	ELUKJ	ELUKA		ELUK	ELUKU	ELUKG	ELUKJ	ELUKA		NEPLK	NIPLK	NPPLK	NYPLK		
UK INDUSTRIAL INDEX	ELUIE	ELUIU	ELUIG	ELUIJ	ELUIA		TELUIE	TELUIU	TELUIG	TELUIJ	TELUIA							
UK LIQUID INDEX	LIQELUE	LIQELUU	LIQELUG	LIQELUJ	LIQELUA	LIQELUH (HKD), LIQELUS (SGD)	TLQELUE	TLQELUU	TLQELUG	TLQELUJ	TLQELUA	TLQELUH (HKD), TLQELUS (SGD)						
UK LODGING/RESORTS INDEX	ELULE	ELULU	ELULG	ELULJ	ELULA		TELULE	TEULU	TELUG	TELUJ	TELUA							
UK NON-REITS INDEX	ENUKNRE	ENUKNRU	ENUKNRG	ENUKNRJ			TENUKNRE	TENUKNRU	TENUKNRG	TENUKNRJ								
UK OFFICE INDEX	ELUPE	ELUPU	ELUPG	ELUPJ	ELUPA		TELUPE	TELUPU	TELUPG	TELUPJ	TELUPA							
UK PROPERTY INDEX	INAVEUPE	INAVEUPU	INAVEUPG		INAVEUPC (CHF)													
UK REITS INDEX	ENUKRE	ENUKRU	ENUKRG	ENUKRJ			TENUKRE	TENUKRU	TENUKRG	TENUKRJ								
UK RESIDENTIAL INDEX	ELUEE	ELUEU	ELUEG	ELUEJ	ELUEA		TELUEE	TELUEU	TELUEG	TELUEJ	TELUEA							
UK RETAIL INDEX	ELUTE	ELUTU	ELUTG	ELUTJ	ELUTA		TELUITE	TELUTU	TELUTG	TELUTJ	TELUTA							
UK SELF-STORAGE INDEX	ELUSE	ELUSU	ELUSG	ELUSJ	ELUSA		TELUSE	TELSU	TELUSG	TELUSJ	TELUSA							
UK SPECIALTY INDEX	ELUPE	ELUPU	ELUPG	ELUPJ	ELUPA		TELUPE	TELUPU	TELUPG	TELUPJ	TELUPA							
US DIVERSIFIED INDEX	UNUDE	UNUDU	UNUDG	UNUDJ	UNUDA		TUNUDE	TUNUDU	TUNUDG	TUNUDJ	TUNUDA							
US DIVIDEND+ INDEX	ENUD																	
US HEALTHCARE INDEX	UNLHE	UNLHU	UNLHG	UNLHJ	UNLHA		TUNLHE	TUNLHU	TUNLHG	TUNLHJ	TUNLHA							
US INDEX	ENUS	UNUS	PNUS	YNUS			REUS	RUUS	RPMJ	RYUS			TRNUSE	TRNUSU	TRNUSG	TRNUSJ		
US INDUSTRIAL INDEX	UNLIE	UNLIU	UNLIG	UNLIJ	UNLIA		TUNLIE	TUNLIU	TUNLIG	TUNLIJ	TUNLIA							
US INDUSTRIAL/OFFICE MIXED INDEX	UNLME	UNLMU	UNLMG	UNLMJ	UNLMA		TUNLME	TUNLMU	TUNLMG	TUNLMJ	TUNLMA							
US LODGING/RESORTS INDEX	UNLLE	UNLLU	UNLUG	UNLJ	UNLUA		TUNLLE	TUNLLU	TUNLUG	TUNLJ	TUNLUA							
US OFFICE INDEX	UNLFA	UNLFU	UNLFG	UNLFJ	UNLFA		TUNLFA	TUNLFU	TUNLFG	TUNLFJ	TUNLFA							
US RESIDENTIAL INDEX	UNLEE	UNLEU	UNLEG	UNLEJ	UNLEA		TUNLEE	TUNLEU	TUNLEG	TUNLEJ	TUNLEA							
US RETAIL INDEX	UNLITE	UNLITU	UNLITG	UNLITJ	UNLITA		TUNLITE	TUNLITU	TUNLITG	TUNLITJ	TUNLITA							
US SELF-STORAGE INDEX	UNLOE	UNLOU	UNLOG	UNLOJ	UNLOA		TUNLOE	TUNLOU	TUNLOG	TUNLOJ	TUNLOA							
US SPECIALTY INDEX	UNLPE	UNLPU	UNLPG	UNLPJ	UNLPA		TUNLPE	TUNLPU	TUNLPG	UNLPJ	TUNLPA							

Data Vendor Codes - Indices

	THOMSON REUTERS						Gross Total Return Indices						Net Total Return Indices					
	Price Indices																	
	EUR	USD	GBP	JPY	AUD	Local	EUR	USD	GBP	JPY	AUD	Local	EUR	USD	GBP	JPY	AUD	Local
AMERICAS EMERGING INDEX	.FTENEL																	
ASIA 33 INDEX	.FTENAE3						.FTENAS											
ASIA DIVIDEND+ INDEX	.FTENAD						.FTENAD											
ASIA EMERGING INDEX	.FTENEA																	
ASIA EX AUSTRALIA INDEX													.FTIRPAAE	.FTIRPAAU	.FTIRPAAS	.FTIRPAAY		.FTIRPAAL
ASIA INDEX	.FTEGAS	.FTUGAS					.FTEGASE	.FTEGASU	.FTEGASY	.FTEGASS		.FTEGASL	.FTIRGAGE	.FTIRGASU	.FTIRGAGS	.FTIRGASV		.FTIRGASL
ASIA NON-REITS INDEX							.FTENASE	.FTENASU	.FTENASS	.FTENASY		.FTENASL	.FTENASE	.FTENASU	.FTENASS	.FTENASY		.FTENASL
ASIA REITS INDEX							.FTENASE	.FTERASU	.FTERASS	.FTERASY		.FTERASL	.FTERASE	.FTERASU	.FTERASS	.FTERASY		.FTERASL
AUSTRALIA INDEX					.FTELAU		.FTELARE	.FTELAUU	.FTELAUU	.FTELAUS		.FTELAAL	.FTELARE	.FTELAUU	.FTELAUS	.FTELAUU		.FTELAAL
AUSTRIA INDEX							.FTEPASE	.FTEPASU	.FTEPASY	.FTEPASS		.FTEPASL	.FTIRPAE	.FTIRPASU	.FTIRPAAS	.FTIRPASV		.FTIRPASL
BELGIUM INDEX							.FTEPBLE	.FTEPBLU	.FTEPBLY	.FTEPBLS		.FTEPBLL	.FTIRPBLE	.FTIRPBILU	.FTIRPBLS	.FTIRPBLY		.FTIRPBLL
CANADA INDEX							.FTELCAE	.FTELCAU	.FTELCAY	.FTELCAS		.FTELCAL	.FTTELCAE	.FTTELCAU	.FTTELCAS	.FTTELCAV		.FTTELCAL
CZECH INDEX																		.FTTRCZL
DENMARK INDEX							.FTELDKE	.FTELDKU		.FTELDKS		.FTELDKL	.FTTELDKL	.FTTELDKU	.FTTELDKS	.FTTELDKY		.FTTELDKL
EMERGING MARKET INDEX	.FTENEI																	
EUROPE CAPPED INDEX	.FTEOEA						.FTEOEA											
EUROPE EURO ZONE CAPPED INDEX	.FTEOEU						.FTEOEU											
EUROPE EURO ZONE INDEX	.FTEPEU						.FTEPEU	.FTEPEUJ	.FTEPEUJ	.FTEPEUS		.FTEPEUL	.FTIRPEUE	.FTIRPEUJ	.FTIRPEUS	.FTIRPEUJ		.FTIRPEUL
EUROPE EX UK CAPPED INDEX	.FTEOUK						.FTEOUK											
EUROPE EX UK DIVIDEND+ INDEX	.FTENOP																	
EUROPE EX UK INDEX	.FTEXUK						.FTEXUKE	.FTEXUKU	.FTEXUKY	.FTEXUKS		.FTEXUKL	.FTTRUKE	.FTTRUKU	.FTTRUKS	.FTTRUKY		.FTTRUKL
EUROPE INDEX	.FTEPRA	.FTUPRA					.FTEPRAE	.FTEPRAU	.FTEPRAY	.FTEPRAS		.FTEPRAL	.FTIRPRAE	.FTIRPRAU	.FTIRPRAS	.FTIRPRAY		.FTIRPRAL
EUROPE LIQUID 40 EX UK INDEX							.FTSSXUE	.FTSSXUJ	.FTSSXUJ	.FTSSXUS		.FTSSXUL	.FTTSSXUE	.FTTSSXUJ	.FTTSSXUS	.FTTSSXUJ		.FTTSSXUL
EUROPE LIQUID 40 INDEX							.FTSSELE	.FTSSELU	.FTSSELY	.FTSSELS		.FTSSELL	.FTTSSLE	.FTTSSLU	.FTTSSLS	.FTTSSLY		.FTTSSLL
EUROPE NON-REITS INDEX	.FTENEE																	
EUROPE REITS INDEX	.FTEREE						.FTEREE											
EUROPE UK RESTRICTED+ INDEX	.FTEPHG						.FTEPHGE	.FTEPHGU	.FTEPHGY	.FTEPHGS		.FTEPHGL	.FTTRPHGE	.FTTRPHGU	.FTTRPHGS	.FTTRPHGY		.FTTRPHGL
EUROPE EMERGING INDEX	.FTENEU																	
EMEA EMERGING INDEX	.FTENEM																	
FINLAND INDEX							.FTEPFIE	.FTEPFIJ	.FTEPFIY	.FTEPFIS		.FTEPFIL	.FTTRPFIE	.FTTRPFIJ	.FTTRPFIS	.FTTRPFY		.FTTRPFIL
FRANCE INDEX							.FTEPFRI	.FTEPFRJ	.FTEPFRY	.FTEPFRS		.FTEPFRL	.FTTRPFRI	.FTTRPFRJ	.FTTRPFIS	.FTTRPFY		.FTTRPFRL
GERMANY INDEX							.FTEPGRE	.FTEPGRU	.FTEPGRY	.FTEPGRS		.FTEPGRL	.FTTRPGRE	.FTTRPGRU	.FTTRPGRS	.FTTRPGRY		.FTTRPGRL
GLOBAL DIVIDEND+ INDEX	.FTENG0						.FTENGED											
GLOBAL EX ASIA INDEX							.FTEGXAE	.FTEGXAU	.FTEGXAY	.FTEGXAS		.FTEGXAL	.FTTRGXAE	.FTTRGXAU	.FTTRGXAS	.FTTRGXAY		.FTTRGXAL
GLOBAL EX ASIA NON-REITS INDEX							.FTEGXAE	.FTENXAU	.FTENXAS	.FTENXAY		.FTENXAL	.FTTERXAE	.FTTERXAU	.FTTERXAS	.FTTERXAY		.FTTERXAL
GLOBAL EX ASIA REITS INDEX							.FTERXAE	.FTERXAU	.FTERXAS	.FTERXAY		.FTERXAL	.FTTERXAE	.FTTERXAU	.FTTERXAS	.FTTERXAY		.FTTERXAL
GLOBAL EX AUSTRALIA HEDGED IN AUD INDEX																		
GLOBAL EX AUSTRALIA HEDGED IN USD INDEX											.FTEGAAA					.FTEGAAL		
GLOBAL EX AUSTRALIA INDEX											.FTTRAXAA					.FTTEGAAL		.FTTEGAAL
GLOBAL EX EUROPE INDEX							.FTEGXEE	.FTEGXEU	.FTEGXEY	.FTEGXES		.FTEGXEL	.FTTRGXEE	.FTTRGXEU	.FTTRGXES	.FTTRGXEY		.FTTRGXEL
GLOBAL EX EUROPE NON-REITS INDEX							.FTENXEE	.FTENXEU	.FTENXES	.FTENXEY		.FTENXEL	.FTTENXEE	.FTTENXEU	.FTTENXES	.FTTENXEY		.FTTENXEL
GLOBAL EX EUROPE REITS INDEX							.FTERXEE	.FTERXEU	.FTERXES	.FTERXEY		.FTERXEL	.FTTRRXEE	.FTTRRXEU	.FTTRRXES	.FTTRRXEY		.FTTRRXEL
GLOBAL EX JAPAN INDEX							.FTTRGXJ	.FTTRGXU	.FTTRGXJ	.FTTRGXJ		.FTTRGXJ	.FTTRGXJ	.FTTRGXU	.FTTRGXJ	.FTTRGXJ		.FTTRGXJ
GLOBAL EX NORTH AMERICA INDEX							.FTTRGXN	.FTTRGXU	.FTTRGXN	.FTTRGXN		.FTTRGXN	.FTTRGXN	.FTTRGXU	.FTTRGXN	.FTTRGXN		.FTTRGXN
GLOBAL EX NORTH AMERICA REITS INDEX							.FTTRGXJ	.FTTRGXU	.FTTRGXJ	.FTTRGXJ		.FTTRGXJ	.FTTRGXJ	.FTTRGXU	.FTTRGXJ	.FTTRGXJ		.FTTRGXJ
GLOBAL EX US INDEX	.FTEGX0												.FTTRGXN	.FTTRGXU	.FTTRGXN	.FTTRGXN		.FTTRGXN
GLOBAL EX US NON-REITS INDEX							.FTENXUE	.FTENXUJ	.FTENXUS	.FTENXUY		.FTENXUL	.FTTRGXJ	.FTTRGXU	.FTTRGXN	.FTTRGXN		.FTTRGXN
GLOBAL EX US REITS INDEX							.FTERXUE	.FTERXUJ	.FTERXUS	.FTERXUY		.FTERXUL	.FTTENXUE	.FTTENXUJ	.FTTENXUS	.FTTENXUY		.FTTENXUL
GLOBAL HEDGED IN AUD INDEX																		
GLOBAL HEDGED IN USD INDEX											.FTSEGHAA							
GLOBAL INDEX	.FTENGL	.FTUNGL					.FTTELHAU					.FTTELHAL	.FTTRNGLE	.FTTRNGLU	.FTTRNGLS	.FTTRNGLY		.FTTRNGLL
GLOBAL NON-REITS INDEX							.FTENGLE	.FTENGLU	.FTENGLY	.FTENGLS		.FTENGLL	.FTTRNGLE	.FTTRNGLU	.FTTRNGLS	.FTTRNGLY		.FTTRNGLL
GLOBAL REITS INDEX							.FTENGLE	.FTENGLU	.FTENGLS	.FTENGLY		.FTENGLL	.FTTRNGLE	.FTTRNGLU	.FTTRNGLS	.FTTRNGLY		.FTTRNGLL
GREECE INDEX							.FTEPGCE	.FTEPGCU	.FTEPGCY	.FTEPGCS		.FTEPGCL	.FTTRPGCE	.FTTRPGCU	.FTTRPGCS	.FTTRPGCY		.FTTRPGCL
HONG KONG INDEX						.FTELHK	.FTELHKE	.FTELHKU	.FTELHKY	.FTELHKS		.FTELHKL	.FTTELHKE	.FTTELHKU	.FTTELHKS	.FTTELHKY		.FTTELHKL
HUNGARY INDEX																		.FTTRPHL
IRELAND INDEX							.FTEPHRE	.FTEPHRI	.FTEPHRY	.FTEPHRS		.FTEPHRL	.FTTRPHRE	.FTTRPHRI	.FTTRPHRS	.FTTRPHRY		.FTTRPHRL
ITALY INDEX							.FTEPHRE	.FTEPHRI	.FTEPHRY	.FTEPHRS		.FTEPHRL	.FTTRPHRE	.FTTRPHRI	.FTTRPHRS	.FTTRPHRY		.FTTRPHRL
JAPAN INDEX						.FTELJP	.FTELJPE	.FTELJPU	.FTELJPY	.FTELJPS		.FTELJPL	.FTTELJPE	.FTTELJPU	.FTTELJPS	.FTTELJPY		.FTTELJPL
NETHERLANDS INDEX							.FTENPLE	.FTENPLU	.FTENPLY	.FTENPLS		.FTENPLL	.FTTRPNLE	.FTTRPNLU	.FTTRPNLS	.FTTRPNLY		.FTTRPNLL
NEW ZEALAND INDEX	.FTEGNA	.FTUGNA					.FTELNZE	.FTELNZU	.FTELNZY	.FTELNZS		.FTELNZL	.FTTELNZE	.FTTELNZU	.FTTELNZS	.FTTELNZY		.FTTELNZL
NORTH AMERICA INDEX							.FTEGNAE	.FTEGNAU	.FTEGNAY	.FTEGNAS		.FTEGNAL	.FTTRGNAE	.FTTRGNAU	.FTTRGNAS	.FTTRGNAY		.FTTRGNAL
NORWAY INDEX							.FTELNKE	.FTELNKU	.FTELNKY	.FTELNKS		.FTELNKL	.FTTELNKE	.FTTELNKU	.FTTELNKS	.FTTELNKY		.FTTELNKL
MIDDLE EAST/AFRICA EMERGIN INDEX	.FTENME																	
POLAND INDEX																		
PORTUGAL INDEX							.FTEPPTA	.FTEPPTU	.FTEPPTY	.FTEPPTS		.FTEPPTL	.FTTRPPTE	.FTTRPPTU	.FTTRPPTS	.FTTRPPTY		.FTTRPPTL
PURE ASIA INDEX							.FTEGPAE	.FTEGPAU	.FTEGPAY	.FTEGPAS		.FTEGPAL	.FTTRGPAE	.FTTRGPAU	.FTTRGPAS	.FTTRGPAY		.FTTRGPAL
PURE AUSTRALIA INDEX							.FTLPAUE	.FTLPAUJ	.FTLPAUY	.FTLPAUS		.FTLPAUL	.FTTLPAUE	.FTTLPAUJ	.FTTLPAUS	.FTTLPAUY		.FTTLPAUL
SINGAPORE INDEX							.FTELSIE	.FTELSIU	.FTELSIY	.FTELSIS		.FTELSIL	.FTTELSEI	.FTTELSIU	.FTTELSIS	.FTTELSIY		.FTTELSIL
SOUTH KOREA INDEX																		.FTTRPKL

Data Vendor Codes - Indices

REUTERS	THOMSON REUTERS	Price Indices						Gross Total Return Indices						Net Total Return Indices					
		EUR	USD	GBP	JPY	AUD	Local	EUR	USD	GBP	JPY	AUD	Local	EUR	USD	GBP	JPY	AUD	Local
SPAIN INDEX								.FTEPSPE	.FTEPSPU	.FTEPSPV	.FTEPSPS		.FTEPSPL	.FTTRPSPE	.FTTRPSPU	.FTTRPSPS	.FTTRPSPV		.FTTRPSPL
SWEDEN INDEX								.FTELSDE	.FTELSDU	.FTELSDV	.FTELSDS		.FTELSDL	.FTFELSDE	.FTFELSDU	.FTFELSDS	.FTFELSDV		.FTFELSDL
SWITZERLAND INDEX								.FTELSWE	.FTELSWU	.FTELSWV	.FTELSWS		.FTELSWL	.FTFELSWE	.FTFELSWU	.FTFELSWS	.FTFELSWV		.FTFELSWL
UK INDEX							.FTELUK	.FTELUKE	.FTELUKU	.FTELUKV	.FTELUKS		.FTELUKL	.FTFTRPUKE	.FTFTRPUKU	.FTFTRPUKS	.FTFTRPUKV		.FTFTRPUKL
UK NON-REITS INDEX								.FTENUKNRE	.FTENUKNRU	.FTENUKNRS	.FTENUKNRY		.FTENUKNRS						
UK REITS INDEX								.FTENUKRE	.FTENUKRU	.FTENUKRS	.FTENUKRY		.FTENUKRS						
US DIVIDEND+ INDEX			.FTENUD						.FTENUD										
US INDEX			.FTUNUS					.FTUNUSE	.FTUNUSU	.FTUNUSY	.FTUNUSS		.FTUNUSL	.FTFUNUSE	.FTFUNUSU	.FTFUNUSS	.FTFUNUSY		.FTFUNUSL

Data Vendor Codes - Indices

THOMSON

DATASTREAM

	Price Indices						Gross Total Return Indices						Net Total Return Indices					
Index	EUR	USD	GBP	JPY	AUD	Local	EUR	USD	GBP	JPY	AUD	Local	EUR	USD	GBP	JPY	AUD	Local
ASIA INDEX	EPRAASE PI	EPRAASU PI	EPRAASG PI				EPRAASE RI	EPRAASU RI	EPRAASG RI									
AUSTRALIA INDEX	EPRAALE PI	EPRAALU PI				EPRAALA PI	EPRAALE RI	EPRAALU RI				EPRAALA RI						
AUSTRIA INDEX	EPRAAUS PI	EPRAAUS PI					EPRAAUS RI	EPRAAUS RI										
BELGIUM INDEX	EPRAAGE PI	EPRAAGU PI					EPRAAGE RI	EPRAAGU RI										
CANADA INDEX	EPRAACI PI	EPRAACU PI				EPRAACI PI	EPRAACI RI	EPRAACU RI				EPRAACI RI						
DENMARK INDEX	EPRAADK PI	EPRAADU PI				EPRAADK PI	EPRAADK RI	EPRAADU RI				EPRAADK RI						
EUROPE EURO ZONE INDEX	EPRAEZE PI	EPRAEZU PI	EPRAEZG PI				EPRAEZE RI	EPRAEZU RI	EPRAEZG RI									
EUROPE EX UK INDEX	EPRAELE PI	EPRAELU PI	EPRAELG PI				EPRAELE RI	EPRAELU RI	EPRAELG RI									
EUROPE INDEX	EPRAEPI PI	EPRAEPI PI	EPRAEPI PI				EPRAEPI RI	EPRAEPI RI	EPRAEPI RI									
FINLAND INDEX	EPRAFIE PI	EPRAFIU PI					EPRAFIE RI	EPRAFIU RI										
FRANCE INDEX	EPRAFRI PI	EPRAFRI PI					EPRAFRI RI	EPRAFRI RI										
GERMANY INDEX	EPRAGRE PI	EPRAGRU PI					EPRAGRE RI	EPRAGRU RI										
GLOBAL EX ASIA INDEX	EPROGME PI	EPROGMU PI	EPROGAG PI				EPROGME RI	EPROGMU RI	EPROGAG RI									
GLOBAL EX EUROPE INDEX	EPROXEE PI	EPROXEU PI	EPROXEG PI				EPROXEE RI	EPROXEU RI	EPROXEG RI									
GLOBAL EX NORTH AMERICA INDEX	EPRONAE PI	EPRONAU PI	EPRONAG PI				EPRONAE RI	EPRONAU RI	EPRONAG RI									
GLOBAL INDEX	EPRAGLE PI	EPRAGLU PI	EPRAGLG PI				EPRAGLE RI	EPRAGLU RI	EPRAGLG RI									
HONG KONG INDEX	EPRAHKE PI	EPRAHKU PI				EPRAHKH PI	EPRAHKE RI	EPRAHKU RI				EPRAHKH RI						
IRELAND INDEX	EPRAIRE PI	EPRAIRU PI					EPRAIRE RI	EPRAIRU RI										
ITALY INDEX	EPRAITE PI	EPRAITU PI					EPRAITE RI	EPRAITU RI										
JAPAN INDEX	EPRAJPE PI	EPRAJPU PI				EPRAJPJ PI	EPRAJPE RI	EPRAJPU RI				EPRAJPJ RI						
NETHERLANDS INDEX	EPRAALE PI	EPRAALU PI					EPRAALE RI	EPRAALU RI										
NORTH AMERICA INDEX	EPRAAME PI	EPRAAMU PI	EPRAAMG PI				EPRAAME RI	EPRAAMU RI	EPRAAMG RI									
NORWAY INDEX	EPRAANWE PI	EPRAANMU PI				EPRAANWN PI	EPRAANWE RI	EPRAANMU RI				EPRAANWN RI						
PORTUGAL INDEX	EPRAPRI PI	EPRAPRU PI					EPRAPRI RI	EPRAPRU RI										
SINGAPORE INDEX	EPRASGE PI	EPRASGU PI				EPRASGS PI	EPRASGE RI	EPRASGU RI				EPRASGS RI						
SPAIN INDEX	EPRASPE PI	EPRASPU PI					EPRASPE RI	EPRASPU RI										
SWEDEN INDEX	EPRASWE PI	EPRASWU PI				EPRASWS PI	EPRASWE RI	EPRASWU RI				EPRASWS RI						
SWITZERLAND INDEX	EPRASZE PI	EPRASZU PI				EPRASZC PI	EPRASZE RI	EPRASZU RI				EPRASZC RI						
UK INDEX	EPRAUKI PI	EPRAUKU PI	EPRAUKG PI				EPRAUKI RI	EPRAUKU RI	EPRAUKG RI									
US INDEX	EPRAUSE PI	EPRAUSU PI					EPRAUSE RI	EPRAUSU RI										

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ASIA 33 INDEX	ENAS-LN										
ASIA DIVIDEND+ INDEX	ENAD-LN										
ASIA INDEX	EGAS-LN	UGAS-LN				ELAU-LN					
AUSTRALIA INDEX											
EUROPE CAPRED INDEX	EBOR-LN										
EUROPE EURO ZONE CAPRED INDEX	EBOR-LN										
EUROPE EURO ZONE INDEX	EBRU-LN										
EUROPE EX UK CAPRED INDEX	EBUK-LN										
EUROPE EX UK DIVIDEND+ INDEX	EBUP-LN										
EUROPE EX UK INDEX	EBUK-LN										
EUROPE INDEX	EBRA-LN	UPRA-LN									
EUROPE NON-REIT'S INDEX	EBRE-LN										
EUROPE REIT'S INDEX	EBRE-LN										
EUROPE UK RESTRICTED INDEX	EBHG-LN										
GLOBAL DIVIDEND+ INDEX	ENGDLN										
GLOBAL EX US INDEX	ENGX-LN	UNGL-LN									
GLOBAL INDEX											
HONG KONG INDEX						ELHK-LN					
JAPAN INDEX						ELJP-LN					
NORTH AMERICA INDEX	EGNA-LN	UGNA-LN									
UK INDEX						ELUK-LN					
US DIVIDEND+ INDEX	ENUD-LN										
US INDEX		UNUS-LN									

Data Vendor Codes - Indices

 THOMSON		THOMSON GLOBAL TOPIC																
Price Indices							Gross Total Return Indices						Net Total Return Indices					
Index	EUR	USD	GBP	JPY	AUD	Local	EUR	USD	GBP	JPY	AUD	Local	EUR	USD	GBP	JPY	AUD	Local
ASIA 33 INDEX	-ENAS.FT																	
ASIA DIVIDEND+ INDEX	-ENAD.FT																	
ASIA INDEX	-EGAS.FT	-UGAS.FT																
AUSTRALIA INDEX						-ELAU.FT												
EUROPE CAPPED INDEX	-EORA.FT																	
EUROPE EURO ZONE CAPPED INDEX	-EOPL.FT																	
EUROPE EURO ZONE INDEX	-EPAL.FT																	
EUROPE EX UK CAPPED INDEX	-EOLU.FT																	
EUROPE EX UK DIVIDEND+ INDEX	-ENDP.FT																	
EUROPE EX UK INDEX	-EOLU.FT																	
EUROPE INDEX	-EPRA.FT	-HUPRA.FT																
EUROPE NON REITS INDEX	-ENEL.FT																	
EUROPE REITS INDEX	-ERRE.FT																	
EUROPE UK RESTRICTED INDEX	-EPHO.FT																	
GLOBAL DIVIDEND+ INDEX	-ENGDD.FT																	
GLOBAL EX US INDEX	-EGUL.FT																	
GLOBAL INDEX	-ENGL.FT	-HUNGL.FT																
HONG KONG INDEX						-ELHK.FT												
JAPAN INDEX						-ELJP.FT												
NORTH AMERICA INDEX	-EGNA.FT	-UGNA.FT																
UK INDEX						-ELUK.FT												
US DIVIDEND+ INDEX	-ENUD.FT																	
US INDEX		-HUNUS.FT																

																		
ASIA 33 INDEX	3220369																	
ASIA DIVIDEND+ INDEX	2677759																	
ASIA INDEX	1313679	1313682																
AUSTRALIA INDEX						1314427												
EUROPE CAPPED INDEX	3191122																	
EUROPE EURO ZONE CAPPED INDEX	3191105																	
EUROPE EURO ZONE INDEX	1125979																	
EUROPE EX UK CAPPED INDEX	3191135																	
EUROPE EX UK DIVIDEND+ INDEX	2293296																	
EUROPE EX UK INDEX	1148944																	
EUROPE INDEX	1122954	1148773																
EUROPE NON REITS INDEX	3135083																	
EUROPE REITS INDEX	3135068																	
EUROPE UK RESTRICTED INDEX	1181498																	
GLOBAL DIVIDEND+ INDEX	2677743																	
GLOBAL EX US INDEX	2357044																	
GLOBAL INDEX	1313614	1313646																
HONG KONG INDEX						1314349												
JAPAN INDEX						1314439												
NORTH AMERICA INDEX	1313713	1314124																
UK INDEX						1126372												
US DIVIDEND+ INDEX	2677767																	
US INDEX		1314322																

Data Vendor Codes - Index Constituents

Constituent	Country	ISIN	Bloomberg	REUTERS	SNL
CA Immobilien Anlage	AT	AT0000641352	CAI AV	CAIV.VI	CAI-WBO
Conwert Immobilien	AT	AT0000697750	CWI AV	CONW.VI	CWI-WBO
Befimmo *	BE	BE0003678894	BEFB BB	BEFB.BR	BEFB-BRU
Cofinimmo *	BE	BE0003593044	COFB BB	COFB.BR	COFB-BRU
Intervest Offices *	BE	BE0003746600	INTO BB	PRIF.BR	INTO-BRU
Leasinvest Real Estate *	BE	BE0003770840	LEAS BB	LNRE.BR	LEAS-BRU
Wereldhave Belgium *	BE	BE0003724383	WEHB BB	WEHB.BR	WEHB-BRU
Warehouses De Pauw *	BE	BE0003763779	WDP BB	WDPP.BR	WDP-BRU
Allreal	CH	CH0008837566	ALLN SW	ALLN.S	ALLN-SWX
PSP Swiss Property	CH	CH0018294154	PSPN SW	PSPN.S	PSPN-SWX
Swiss Prime Site	CH	CH0008038389	SPSN SW	SPSN.S	SPSN-SWX
Zueblin Immobilien Holding	CH	CH0021831182	ZUBN SW	ZUBN.S	ZUBN-SWX
Sponda	FI	FI0009006829	SDA1V FH	SDA1V.HE	SDA1V-HEL
Citycon OYJ	FI	FI0009002471	CTY1S FH	CTY1S.HE	CTY1S-HEL
Technopolis	FI	FI0009006886	TPS1V FH	TPS1V.HE	TPS1V-HEL
Affine *	FR	FR0000036105	IML FP	BTTP.PA	IML-PAR
Fonciere Des Regions *	FR	FR0000064578	FDR FP	FDR.PA	FDR-PAR
Gecina *	FR	FR0010040865	GFC FP	GFCP.PA	GFC-PAR
Icade *	FR	FR0000035081	ICAD FP	ICAD.PA	ICAD-PAR
Klepierre *	FR	FR0000121964	LI FP	LOIM.PA	LI-PAR
Mercialys *	FR	FR0010241638	MERY FP	MERY.PA	MERY-PAR
Silic *	FR	FR0000050916	SIL FP	SILP.PA	SIL-PAR
Societe de la Tour Eiffel *	FR	FR0000036816	EIFF FP	TEIF.PA	EIFF-PAR
Unibail-Rodamco *	FR	FR0000124711	UL FP	UNBP.PA	UL-PAR
Eurobank Properties *	GR	GRS491003000	EUPRO GA	EUPr.AT	EUPRO-ATH
Lamda Development	GR	GRS245213004	LAMDA GA	LMDr.AT	LAMDA-ATH
Alstria Office *	DE	DE000A0LD2U1	AOX GR	AOXG.F	AOX-ETR
Colonia Real Estate	DE	DE0006338007	KBU GR	KBUG.F	KBU-ETR
Deutsche Wohnen	DE	DE000A0HN5C6	DWN GY	DWNG.F	DWN-ETR
Deutsche Euroshop	DE	DE0007480204	DEQ GR	DEQGn.DE	DEQ-ETR
DIC Asset	DE	DE0005098404	DAZ GR	DAZG.DE	DAZ-ETR
Gagfah	DE	LU0269583422	GFJ GR	GFJG.DE	GFJ-ETR
GSW Immobilien AG	DE	DE000GSW1111	GIB GR	GIB.DE	GIB-ETR
Patrizia Immobilien	DE	DE000PAT1AG3	P1Z GR	P1ZGn.F	P1Z-ETR
TAG Immobilien AG	DE	DE0008303504	TEG GR	TEG.F	TEG-ETR
Beni Stabili	IT	IT0001389631	BNS IM	BNSI.MI	BNS-MIL
IGD *	IT	IT0003745889	IGD IM	IGD.MI	IGD-MIL
Corio *	NL	NL0000288967	CORA NA	COR.AS	CORA-AMS

Constituent	Country	ISIN	Bloomberg	REUTERS	SNL
Eurocommercial Props *	NL	NL0000288876	ECMPA NA	SIPFc.AS	ECMPA-AMS
Nieuwe Steen Inv *	NL	NL0000292324	NISTI NA	NSTEc.AS	NISTI-AMS
ProLogis European Properties *	NL	LU0100194785	PEPR NA	PEPR.AS	PEPR-AMS
Vastned Offices/Ind *	NL	NL0000288934	VNOI NA	VWNN.AS	VNOI-AMS
Vastned Retail *	NL	NL0000288918	VASTN NA	VASN.AS	VASTN-AMS
Wereldhave *	NL	NL0000289213	WHA NA	WEHA.AS	WHA-AMS
Norwegian Property	NW	NO0010317811	NPRO NO	NPRO.OL	NPRO-OSL
Inmobiliaria Colonial	SP	ES0139140018	COL SM	COL.SM	COL-SM
Castellum	SE	SE0000379190	CAST SS	CAST.ST	CAST-OME
Hufvudstaden A	SE	SE0000170375	HUFVA SS	HUFVa.ST	HUFVA-OME
Klovern AB	SE	SE0000331225	KLOV SS	KLOV.ST	KLOV-OME
Kungsleden	SE	SE0000549412	KLED SS	KLED.ST	KLED-OME
Fabeg	SE	SE0000950636	FABG SS	FABG.ST	FABG-OME
Wihlborgs Fastigheter	SE	SE0001413600	WIHL SS	WIHL.ST	WIHL-OME
British Land *	UK	GB0001367019	BLND LN	BLND.L	BLND-LON
Big Yellow Group *	UK	GB0002869419	BYG LN	BYG.L	BYG-LON
CLS Holdings	UK	GB0001592475	CLI LN	CLSH.L	CLI-LON
Daejan Holdings	UK	GB0002502036	DJAN LN	DJAN.L	DJAN-LON
Derwent London *	UK	GB0002652740	DLN LN	DLN.L	DLN-LON
Development Securities	UK	GB0002668464	DSC LN	DSC.L	DSC-LON
F&C Commercial Prop	UK	GG00B4ZPCJ00	FCPT LN	FCPT.L	FCPT-LON
Grainger Plc	UK	GB00B04V1276	GRI LN	GRI.L	GRI-LON
Great Portland Estates *	UK	GB00B01FLL16	GPOR LN	GPOR.L	GPOR-LON
ING UK Real Estate Income Trust	UK	GB00B0LCW208	IRET LN	IRET.L	IRET-LON
Hammerson *	UK	GB0004065016	HMSO LN	HMSO.L	HMSO-LON
Hansteen Holdings	UK	GB00B0PPFY88	HSTN LN	HSTN.L	HSTN-LON
IRP Property Investments	UK	GB00B012T521	IRP LN	IRP.L	IRP-LON
Invista Foundation Prop	UK	GB00B01HM147	IFD LN	INRE.L	IFD-LON
Helical Bar	UK	GB00B0FYMT95	HLCL LN	HLCL.L	HLCL-LON
Land Securities *	UK	GB0031809436	LAND LN	LAND.L	LAND-LON
London & Stamford Property	UK	GB00B4WFW713	LSP LN	LSP.L	LSP-LON
Capital Shopping Centres Group *	UK	GB0006834344	CSCG LN	CSCG.L	CSCG-LON
Capital & Counties Properties	UK	GB00B62G9D36	CAPC LN	CAPC.L	CAPC-LON
Minerva	UK	GB0005953681	MNR LN	MNR.L	MNR-LON
Mucklow <A&J> *	UK	GB0006091408	MKLW LN	MKLW.L	MKLW-LON
Primary Health Prop.*	UK	GB0007015521	PHP LN	PHP.L	PHP-LON
Quintain Estates	UK	GB0007184442	QED LN	QED.L	QED-LON
Safestore Holdings	UK	GB00B1N7Z094	SAFE LN	SAFE.L	SAFE-LON

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Data Vendor Codes - Index Constituents

Constituent	Country	ISIN	Bloomberg	REUTERS	SNL
Shaftesbury *	UK	GB0007990962	SHB LN	SHB.L	SHB-LON
Segro *	UK	GB00B5ZN1N88	SGRO LN	SGRO.L	SGRO-LON
St Modwen Properties	UK	GB0007291015	SMP LN	SMP.L	SMP-LON
Standard Life Inv Prop	UK	GB0033875286	SLI LN	SLI.L	SLI-LON
UK Commercial Property Trust	UK	GB00B19Z2J52	UKCM LN	UKCM.L	UKCM-LON
Unite Group	UK	GB0006928617	UTG LN	UTG.L	UTG-LON
Workspace Group *	UK	GB0005296354	WKP LN	WKP.L	WKP-LON
Azrieli Group	IT	IL0011194789	AZRG IT	AZRG.IT	AZRG-IT
Bunnings Warehouse Prop *	AU	AU000000BWP3	BWP AU	BWP.AX	BWP-ASX
CFS Retail Property Trust *	AU	AU000000CFX0	CFX AU	CFX.AX	CFX-ASX
Cmnwealth Prop Office *	AU	AU000000CPA7	CPA AU	CPA.AX	CPA-ASX
Dexus Property Group *	AU	AU000000DXS1	DXS AU	DXS.AX	DXS-ASX
FKP Property Group *	AU	AU000000FKP9	FKP AU	FKP.AX	FKP-ASX
GPT Group *	AU	AU000000GPT8	GPT AU	GPT.AX	GPT-ASX
ING Office Fund *	AU	AU000000IOF6	IOF AU	IOF.AX	IOF-ASX
Goodman Group *	AU	AU000000GMG2	GMG AU	GMG.AX	GMG-ASX
Charter Hall Retail REIT *	AU	AU000000CQR9	MCW AU	MCW.AX	MCW-ASX
Charter Hall Office REIT *	AU	AU000000MOF6	MOF AU	MOF.AX	MOF-ASX
Mirvac Group *	AU	AU000000MGR9	MGR AU	MGR.AX	MGR-ASX
Stockland Trust Group *	AU	AU000000SGP0	SGP AU	SGP.AX	SGP-ASX
Westfield Group *	AU	AU000000WDC7	WDC AU	WDC.AX	WDC-ASX
Westfield Retail Trust *	AU	AU000000WRT1	WRT AU	WRT.AX	WRT-ASX
Agile Property Holdings	HK	KYG011981035	3383 HK	3383.HK	3383-HKG
Champion REIT *	HK	HK2778034606	2778 HK	2778.HK	2778-HKG
China Overseas Land	HK	HK0688002218	688 HK	0688.HK	0688-HKG
China Resources Land	HK	KYG2108Y1052	1109 HK	1109.HK	1109-HKG
Country Garden Holdings	HK	KYG245241032	2007 HK	2007.HK	2007-HKG
Hang Lung Properties	HK	HK0101000591	101 HK	0101.HK	0101-HKG
Henderson Land Dev	HK	HK0012000102	12 HK	0012.HK	0012-HKG
Hopson Development	HK	BMG4600H1016	754 HK	0754.HK	0754-HKG
Hysan Development	HK	HK0014000126	14 HK	0014.HK	0014-HKG
Kerry Properties	HK	BMG524401079	683 HK	0683.HK	0683-HKG
KWG Property Holdings	HK	KYG532241042	1813 HK	1813.HK	1813-HKG
Link REIT *	HK	HK0823032773	823 HK	0823.HK	0823-HKG
New World China Land	HK	KYG6493A1013	917 HK	0917.HK	0917-HKG
New World Development	HK	HK0017000149	17 HK	0017.HK	0017-HKG
Shenzhen Investment	HK	HK0604011236	604 HK	0604.HK	0604-HKG
Shimao Property Holdings	HK	KYG810431042	813 HK	0813.HK	0813-HKG

Constituent	Country	ISIN	Bloomberg	REUTERS	SNL
Shui On Land	HK	KYG811511131	272 HK	0272.HK	0272-HKG
Sino Land	HK	HK0083000502	83 HK	0083.HK	0083-HKG
Soho China Ltd.	HK	KYG826001003	410 HK	0410.HK	0410-HKG
Sun Hung Kai Props	HK	HK0016000132	16 HK	0016.HK	0016-HKG
Wharf Holdings	HK	HK0004000045	4 HK	0004.HK	0004-HKG
Aeon Mall Co Ltd	JP	JP3131430005	8905 JP	8905.T	8905-TKS
Japan Prime Realty Inv. *	JP	JP3040890000	8955 JP	8955.T	8955-TKS
Japan Real Estate *	JP	JP3027680002	8952 JP	8952.T	8952-TKS
Japan Retail Fund *	JP	JP3039710003	8953 JP	8953.T	8953-TKS
Kenedix Realty Investment *	JP	JP3046270009	8972 JP	8972.T	8972-TKS
Mitsubishi Estate	JP	JP3899600005	8802 JP	8802.T	8802-TKS
Mitsui Fudosan	JP	JP3893200000	8801 JP	8801.T	8801-TKS
Mori Trust Sogo REIT *	JP	JP3046170001	8961 JP	8961.T	8961-TKS
Nippon Building Fund *	JP	JP3027670003	8951 JP	8951.T	8951-TKS
Nomura Real Estate Holdings	JP	JP3762900003	3231 JP	3231.T	3231-TKS
Nomura Real Estate Office Fund *	JP	JP3045530007	8959 JP	8959.T	8959-TKS
NTT Urban Development	JP	JP3165690003	8933 JP	8933.T	8933-TKS
ORIX JREIT *	JP	JP3040880001	8954 JP	8954.T	8954-TKS
Premier Investment Co. *	JP	JP3041770003	8956 JP	8956.T	8956-TKS
Sumitomo Realty & Dev	JP	JP3409000001	8830 JP	8830.T	8830-TKS
Tokyo Tatemono	JP	JP3582600007	8804 JP	8804.T	8804-TKS
Tokyu Land	JP	JP3569000007	8815 JP	8815.T	8815-TKS
Tokyu REIT *	JP	JP3044510000	8957 JP	8957.T	8957-TKS
Top REIT *	JP	JP3046370007	8982 JP	8982.T	8982-TKS
United Urban Investment *	JP	JP3045540006	8960 JP	8960.T	8960-TKS
Kiwi Income Property Trust *	NZ	NZKIPE0001S5	KIP NZ	KIP.NZ	KIP-NZE
Allgreen Properties *	SG	SG1G61871305	AG SP	AEMN.SI	A16-SES
Ascendas REIT *	SG	SG1M77906915	AREIT SP	AREIT.SI	A17U-SES
CapitaCommercial Trust *	SG	SG1P32918333	CCT SP	CACT.SI	C61U-SES
Capitaland	SG	SG1J27887962	CAPL SP	CATL.SI	C31-SES
CapitaMall Trust *	SG	SG1M51904654	CT SP	CMLT.SI	C38U-SES
CapitaMalls Asia	SG	SG1Z05950543	CMA SP	CMAL.SI	JS8-SES
CDL Hospitality Trusts	SG	SG1T66931158	CDREIT SP	CDREIT.SI	-NA-
City Developments	SG	SG1R89002252	CIT SP	CIT.SI	C09-SES
Global Logistic Properties	SG	SG2C26962630	GLP SP	GLP.SI	-NA-
Hongkong Land Hldgs	HK	BMG4587L1090	HKL SP	HKLD.SI	H78-SES
Keppel Land	SG	SG1R31002210	KPLD SP	KLAN.SI	K17-SES
Mapletree Logistics Trust *	SG	SG1S03926213	MLT SP	MAPL.SI	M44U-SES

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Suntec REIT *	SG	SG1Q52922370	SUN SP	SUNT.SI	T82U-SES
Wing Tai Holdings	SG	SG1K66001688	WINGT SP	WTHS.SI	W05-SES
Yanlord Land Group	SG	SG1T57930854	YLLG SP	YNLG.SI	Z25-SES
Allied Properties REIT *	CA	CA0194561027	AP-U CN	AP_u.TO	AP.UN-TSX
Artis Real Estate Investment Trust *	CA	CA04315L1058	AX-U CN	AX_u.TO	AX.UN-TSX
Boardwalk REIT *	CA	CA0966311064	BEI-U CN	BEI_u.TO	BEI.UN-TSX
Brookfield Props	CA	CA1129001055	BPO CN	BPO.TO	BPO-US
Calloway REIT *	CA	CA1312532056	CWT-U CN	CWT_u.TO	CWT.UN-TSX
Canadian Apartment Props *	CA	CA1349211054	CAR-U CN	CAR_u.TO	CAR.UN-TSX
Canadian REIT *	CA	CA1365011049	REF-U CN	REF_u.TO	REF.UN-TSX
Chartwell Seniors Housing REIT *	CA	CA16140U1003	CSH-U CN	CSH_u.TO	CSH.UN-TSX
Cominar REIT *	CA	CA1999101001	CUF-U CN	CUF_u.TO	CUF.UN-TSX
Crombie Real Estate Investment Trust *	CA	CA2271071094	CRR-U CN	CRR_u.TO	CRR.UN-TSX
Dundee REIT *	CA	CA2652702077	D-U CN	D_u.TO	D.UN-TSX
Extendicare Real Estate Investment Tr	CA	CA3022511032	EXE-U CN	EXE_u.TO	EXE.UN-TSX
First Capital Realty *	CA	CA31943B1004	FCR CN	FCR.TO	FCR-TSX
H & R Real Estate *	CA	CA4044282032	HR-U CN	HR_u.TO	HR.UN-TSX
Innvest REIT *	CA	CA45778F1018	INN-U CN	INN_u.TO	INN.UN-TSX
Killam Properties *	CA	CA4941048700	KMP CN	KMP.TO	KMP-TSX
Morguard REIT *	CA	CA6179141065	MRT-U CN	MRT_u.TO	MRT.UN-TSX
Northern Property REIT *	CA	CA66562P1053	NPR-U CN	NPR_u.TO	NPR.UN-TSX
Primaris Retail REIT *	CA	CA74157U1093	PMZ-U CN	PMZ_u.TO	PMZ.UN-TSX
Riocan Real Estate *	CA	CA7669101031	REI-U CN	REI_u.TO	REI.UN-TSX
TransGlobe Apartment REIT *	CA	CA89367A1075	TGA-U CN	TGA_u.TO	TGA.UN-TSX
Acadia Realty Trust *	US	US0042391096	AKR US	AKR.N	AKR-US
Agree Realty Corp *	US	US0084921008	ADC US	ADC.N	ADC-US
Alexander's Inc. *	US	US0147521092	ALX US	ALX.N	ALX-US
Alexandria Real Estate *	US	US0152711091	ARE US	ARE.N	ARE-US
AMB Property *	US	US00163T1097	AMB US	AMB.N	AMB-US
American Assets Trust Inc. *	US	US0240131047	AAT US	AAT.N	AAT-US
American Campus Communities *	US	US0248351001	ACC US	ACC.N	ACC-US
Apartment Investment *	US	US03748R1014	AIV US	AIV.N	AIV-US
Ashford Hospitality *	US	US0441031095	AHT US	AHT.N	AHT-US
Associated Estates Realty *	US	US0456041054	AEC US	AEC.N	AEC-US
Avalonbay Communities *	US	US0534841012	AVB US	AVB.N	AVB-US
BioMed Realty Trust *	US	US09063H1077	BMR US	BMR.N	BMR-US
Boston Properties *	US	US1011211018	BXP US	BXP.N	BXP-US
Brandywine Realty Trust *	US	US1053682035	BDN US	BDN.N	BDN-US

Constituent	Country	ISIN	Bloomberg	REUTERS	SNL
BRE Properties *	US	US05564E1064	BRE US	BRE.N	BRE-US
Camden Property Trust *	US	US1331311027	CPT US	CPT.N	CPT-US
Campus Crest Communities *	US	US13466Y1055	CCG US	CCG.N	CCG-US
CapLease Inc.	US	US1402881015	LSE US	LSE.N	LSE-US
CBL & Associates Props *	US	US1248301004	CBL US	CBL.N	CBL-US
Cedar Shopping Centers *	US	US1506022094	CDR US	CDR.N	CDR-US
Cogdell Spencer	US	US19238U1079	CSA US	CSA.N	CSA-US
Colonial Properties *	US	US1958721060	CLP US	CLP.N	CLP-US
Corporate Office Props *	US	US22002T1088	OFC US	OFC.N	OFC-US
Cousins Properties *	US	US2227951066	CUZ US	CUZ.N	CUZ-US
DCT Industrial Trust *	US	US2331531051	DCT US	DCT.N	DCT-US
Developers Diversified *	US	US2515911038	DDR US	DDR.N	DDR-US
Digital Realty Trust *	US	US2538681030	DLR US	DLR.N	DLR-US
Diamondrock Hospitality *	US	US2527843013	DRH US	DRH.N	DRH-US
Douglas Emmett *	US	US25960P1093	DEI US	DEI.N	DEI-US
Duke Realty Corp *	US	US2644115055	DRE US	DRE.N	DRE-US
DuPont Fabros Technology *	US	US26613Q1067	DFT US	DFT.N	DFT-US
Eastgroup Properties *	US	US2772761019	EGP US	EGP.N	EGP-US
Education Realty Trust *	US	US28140H1041	EDR US	EDR.N	EDR-US
Entertainment Props *	US	US29380T1051	EPR US	EPR.N	EPR-US
Equity Lifestyle Properties *	US	US29472R1086	ELS US	ELS.N	ELS-US
Equity One Inc *	US	US2947521009	EQY US	EQY.N	EQY-US
Equity Residential Props *	US	US29476L1070	EQR US	EQR.N	EQR-US
Essex Property Trust *	US	US2971781057	ESS US	ESS.N	ESS-US
Extra Space Storage *	US	US30225T1025	EXR US	EXR.N	EXR-US
Federal Realty Inv *	US	US3137472060	FRT US	FRT.N	FRT-US
Felcor Lodging Trust *	US	US31430F1012	FCH US	FCH.N	FCH-US
First Industrial Realty *	US	US32054K1034	FR US	FR.N	FR-US
First Potomac Realty Trust *	US	US33610F1093	FPO US	FPO.N	FPO-US
Forest City Enterprises	US	US3455501078	FCE/A US	FCEa.N	FCE.A-US
Franklin Street Properties *	US	US35471R1068	FSP US	FSP.N	FSP-US
General Growth Properties *	US	US3700231034	GGP US	GGP.N	GGP-US
Getty Realty *	US	US3742971092	GTU US	GTU.N	GTU-US
Glimcher Realty Trust *	US	US3793021029	GRT US	GTU.N	GTU-US
HCP *	US	US40414L1098	HCP US	HCP.N	HCP-US
Health Care REIT *	US	US42217K1060	HCN US	HCN.N	HCN-US
Healthcare Realty Trust *	US	US4219461047	HR US	HR.N	HR-US
Hersha Hospitality Trust *	US	US4278251040	HT US	HT.N	HT-US

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Constituent	Country	ISIN	Bloomberg	REUTERS	SNL
Highwoods Properties *	US	US4312841087	HIW US	HIW.N	HIW-US
Home Props of New York *	US	US4373061039	HME US	HME.N	HME-US
Hospitality Properties *	US	US44106M1027	HPT US	HPT.N	HPT-US
Host Hotels & Resorts *	US	US44107P1049	HST US	HST.N	HST-US
Commonwealth REIT *	US	US2032331017	CWH US	CWH.N	CWH-US
Inland Real Estate Corp *	US	US4574612002	IRC US	IRC.N	IRC-US
Investors Real Estate *	US	US4617301035	IRET US	IRET.OQ	IRET-US
Kilroy Realty *	US	US49427F1084	KRC US	KRC.N	KRC-US
Kimco Realty *	US	US49446R1095	KIM US	KIM.N	KIM-US
Kite Realty Group Trust *	US	US49803T1025	KRG US	KRG.N	KRG-US
LaSalle Hotel Properties *	US	US5179421087	LHO US	LHO.N	LHO-US
Lexington Corporate *	US	US5290431015	LXP US	LXP.N	LXP-US
Liberty Property Trust *	US	US5311721048	LRV US	LRV.N	LRV-US
LTC Properties *	US	US5021751020	LTC US	LTC.N	LTC-US
Mack-Cali Realty *	US	US5544891048	CLI US	CLI.N	CLI-US
Medical Properties Trust *	US	US58463J3041	MPW US	MPW.N	MPW-US
Mid-America Apartment *	US	US59522J1034	MAA US	MAA.N	MAA-US
National Health Investors *	US	US63633D1046	NHI US	NHI.UN	NHI-US
National Retail Properties *	US	US6374171063	NNN US	NNN.N	NNN-US
Nationwide Health Props *	US	US6386201049	NHP US	NHP.N	NHP-US
Omega Healthcare Investors *	US	US6819361006	OHI US	OHI.N	OHI-US
Orient Express Hotel	US	BMG677431071	OEI US	OEI.N	OEI-US
Parkway Properties *	US	US70159Q1040	PKY US	PKY.N	PKY-US
Pennsylvania Real Estate *	US	US7091021078	PEI US	PEI.N	PEI-US
Piedmont Office Realty Trust Cl A	US	US7201902068	PDM US	PDM.N	PDM-US
Post Properties *	US	US7374641071	PPS US	PPS.N	PPS-US
Prologis *	US	US7434101025	PLD US	PLD.N	PLD-US
PS Business Parks *	US	US69360J1079	PSB US	PSB.A	PSB-US
Public Storage *	US	US74460D1090	PSA US	PSA.N	PSA-US
Ramco-Gershenson *	US	US7514522025	RPT US	RPT.N	RPT-US
Realty Income *	US	US7561091049	O US	O.N	O-US
Regency Centers *	US	US7588491032	REG US	REG.N	REG-US
Retail Opportunity Investments Corp. *	US	US76131N1019	ROIC US	ROIC.N	ROIC-US
Saul Centers *	US	US8043951016	BFS US	BFS.N	BFS-US
Senior Housing Prop *	US	US81721M1099	SNH US	SNH.N	SNH-US
Simon Property Group *	US	US8288061091	SPG US	SPG.N	SPG-US
SL Green Realty *	US	US78440X1019	SLG US	SLG.N	SLG-US
Sovran Self Storage *	US	US84610H1086	SSS US	SSS.N	SSS-US

Constituent	Country	ISIN	Bloomberg	REUTERS	SNL
Strategic Hotels & Resorts	US	US86272T1060	BEE US	BEE.N	BEE-US
Sun Communities *	US	US8666741041	SUI US	SUI.N	SUI-US
Sunstone Hotel Investors *	US	US8678921011	SHO US	SHO.N	SHO-US
Tanger Factory Outlet *	US	US8754651060	SKT US	SKT.N	SKT-US
Taubman Centers *	US	US8766641034	TCO US	TCO.N	TCO-US
The Macerich Company *	US	US5543821012	MAC US	MAC.N	MAC-US
UDR Inc. *	US	US9026531049	UDR US	UDR.N	UDR-US
Universal Health Realty *	US	US91359E1055	UHT US	UHT.N	UHT-US
Urstadt Biddle Class A *	US	US9172862057	UBA US	UBA.N	UBA-US
U-Store-It Trust *	US	US91274F1049	YSI US	YSI.N	YSI-US
Ventas *	US	US92276F1003	VTR US	VTR.N	VTR-US
Vornado Realty Trust *	US	US9290421091	VNO US	VNO.N	VNO-US
Washington Real Estate *	US	US9396531017	WRE US	WRE.N	WRE-US
Weingarten Realty *	US	US9487411038	WRI US	WRI.N	WRI-US
Winthrop Realty Trust *	US	US9763913004	FUR US	FUR.N	FUR-US

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