EPRA | RESEARCH

European Public Real Estate Association

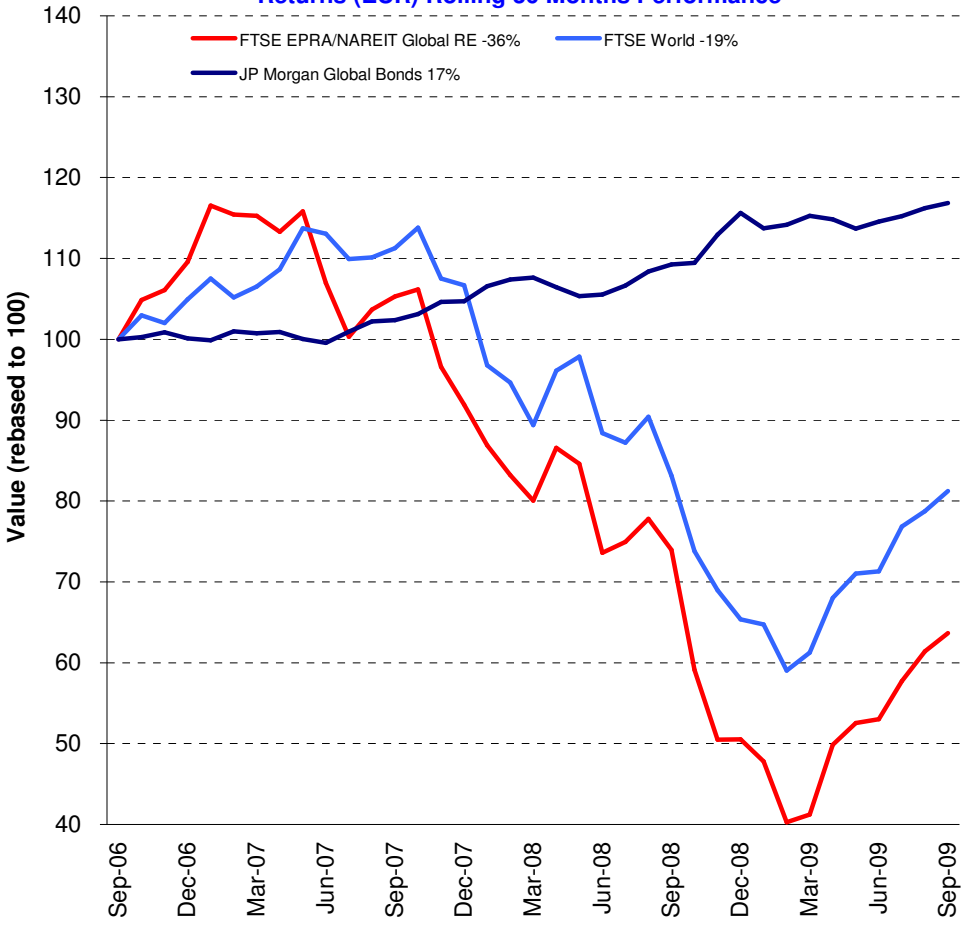
Monthly Statistical Bulletin

September 2009

Boulevard de la Woluwe 62 Woluwelaan · 1200 Brussels · Belgium · www.epra.com

In association with: NAREIT FTSE THE INDEX COMPANY

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



Comment

The FTSE EPRA/NAREIT Developed (Global) Index gained 3.7% for the month. Global equity markets returned 3.1% compared to a return of 0.6% in the global bonds market. Real estate markets in Europe advanced 1.3% in one month compared to a gain of 5.3% in North America. Asia real estate returned 3.3% at the end of September.

Global real estate total return from the five-year rolling period equals 5.9% at the end of September. Global equities returned 11.8% while global bonds rose 24.6%. Annual average returns based on the five-year period stands at 1.2% from real estate investments, compared to 2.3% and 4.5% from equities and bonds, respectively.

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 214.

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Section 1

Size of the total real estate market

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Size of the total real estate market - Europe

Countries	2008 GDP ($ Bn)	2008 GDP per capita ($)	2008 Real Estate ($ Bn)	Sep-09 Total Listed ($ Bn)	Sep-09 Number of Companies	Sep-09 Index Mrkt Cap ($ Bn)	Sep-09 Total RE v Listed RE (%)	Sep-09 Stock Market ($ Bn)	Sep-09 Stk Mkt v Listed RE (%)
Germany	3,033.77	36,806.49	1,365.20	15.00	41	4	1.10%	1,359.94	1.10%
United Kingdom	2,495.72	41,408.35	1,403.84	57.00	124	38	4.06%	2,815.38	2.02%
France	2,351.65	37,605.92	1,058.24	59.00	62	34	5.58%	1,879.23	3.14%
Italy	1,925.72	33,169.40	866.57	6.00	8	1	0.69%	703.71	0.85%
Spain	1,274.33	31,636.07	573.45	19.00	15	-	3.31%	810.44	2.34%
Russia	1,025.29	7,022.99	325.51	5.00	-	-	1.54%	485.34	1.03%
Netherlands	695.01	42,591.38	312.75	14.00	12	11	4.48%	296.80	4.72%
Switzerland	396.85	53,261.13	178.58	7.00	11	6	3.92%	1,049.50	0.67%
Belgium	411.34	39,750.85	185.10	6.00	19	4	3.24%	245.57	2.44%
Sweden	408.55	45,464.67	183.85	11.00	15	5	5.98%	434.85	2.53%
Turkey	557.43	7,783.87	183.15	-	12	-	0.00%	215.99	0.00%
Austria	336.68	41,184.16	151.51	9.00	13	2	5.94%	130.24	6.91%
Poland	357.40	9,263.77	124.44	6.00	8	-	4.82%	123.50	4.86%
Norway	342.75	74,918.40	154.24	3.00	6	1	1.95%	222.19	1.35%
Denmark	283.54	52,381.84	127.59	2.00	5	-	1.57%	190.42	1.05%
Greece	278.27	26,133.99	125.22	2.20	6	1	1.76%	136.01	1.62%
Ireland	227.97	57,422.39	102.59	2.10	1	-	2.05%	65.69	3.20%
Finland	218.78	41,952.31	98.45	3.00	5	2	3.05%	193.61	1.55%
Portugal	202.55	19,246.24	89.99	-	-	-	0.00%	107.53	0.00%
Czech Republic	148.56	14,476.26	60.02	-	-	-	0.00%	50.07	0.00%
Hungary	121.54	12,115.07	46.28	0.26	2	-	0.56%	29.42	0.88%
Romania *	130.51	5,838.01	38.96	0.50	-	-	1.28%	16.37	3.05%
Ukraine *	112.51	2,319.48	24.69	-	-	-	0.00%	31.53	0.00%
Slovakia *	60.54	11,200.33	22.46	-	-	-	0.00%	5.66	0.00%
Slovenia *	41.05	20,414.67	18.60	-	-	-	0.00%	13.17	0.00%
Luxembourg	43.40	93,740.82	19.53	-	1	-	0.00%	18.90	0.00%
Bulgaria *	33.22	4,418.57	9.04	-	-	-	0.00%	7.11	0.00%
Total Europe	**17,514.93**	**34,619.57**	**7,849.86**	**227.06**	**366**	**109**	**2.89%**	**11,638.14**	**1.95%**

* Country is not included in the selection universe

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

Please refer to page 199 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	2008 GDP ($ Bn)	2008 GDP per capita ($)	2008 Real Estate ($ Bn)	Sep-09 Total Listed ($ Bn)	Sep-09 Number of Companies	Sep-09 Index Mrkt Cap ($ Bn)	Sep-09 Total RE v Listed RE (%)	Sep-09 Stock Market ($ Bn)	Sep-09 Stk Mkt v Listed RE (%)
Japan	4,437.51	34,809.45	1,996.88	154.00	113	67	7.71%	3,545.70	4.34%
Hong Kong/China	2,911.93	2,230.16	630.75	161.00	200	94	25.53%	4,781.11	3.37%
South Korea	880.71	18,404.16	385.49	1.00	12	-	0.26%	799.49	0.13%
India	977.35	908.76	156.96	8.00	16	-	5.10%	1,180.48	0.68%
Australia	740.51	37,034.72	333.23	64.00	65	62	19.21%	1,171.28	5.46%
Taiwan	340.46	15,049.94	139.35	4.00	31	-	2.87%	649.74	0.62%
Indonesia	365.36	1,616.63	71.09	0.14	30	-	0.20%	197.28	0.07%
Thailand	211.57	3,319.72	52.33	4.00	140	-	7.64%	168.19	2.38%
Malaysia	161.68	6,869.59	50.95	0.70	88	-	1.37%	257.26	0.27%
Singapore	140.38	32,241.59	126.34	40.00	50	21	31.66%	415.95	9.62%
New Zealand	118.49	29,562.55	60.74	3.15	8	1	5.19%	30.96	10.17%
Pakistan	127.05	810.51	19.64	-	-	-	0.00%	45.00	0.00%
Philippines	121.35	1,369.33	22.34	4.00	52	-	17.90%	77.06	5.19%
Vietnam *	60.51	731.99	9.04	-	-	-	0.00%	-	0.00%
Total Asia-Pacific	**11,594.85**	**19,081.71**	**4,055.13**	**443.99**	**805**	**245**	**10.95%**	**13,319.49**	**3.33%**
Egypt	112.00	1,424.80	20.90	11.00	2	-	52.64%	115.12	9.56%
Israel	149.00	21,873.81	69.08	4.14	-	-	6.00%	167.56	2.47%
Morocco	67.34	2,182.08	14.48	2.33	-	-	16.12%	86.87	2.69%
South Africa	261.00	5,367.81	75.76	8.62	7	-	11.38%	406.13	2.12%
Total Africa/Middle East	**589.34**	**30,848.49**	**180.22**	**26.10**	**9**	**-**	**14.48%**	**775.68**	**3.36%**
Mexico	939.13	8,947.46	323.22	0.10	3	-	0.03%	312.96	0.03%
Brazil	1,089.79	5,843.74	325.43	0.70	26	-	0.22%	1,159.36	0.06%
Argentina	221.20	5,709.67	65.55	0.60	2	-	0.92%	534.51	0.11%
Venezuela *	186.93	7,505.68	60.68	-	-	-	0.00%	12.92	0.00%
Colombia	172.11	4,054.08	45.50	-	-	-	0.00%	126.50	0.00%
Chile	142.71	9,011.83	49.24	0.30	17	-	0.61%	202.91	0.15%
Peru	93.46	3,378.43	23.25	-	6	-	0.00%	73.16	0.00%
Total Latin America	**2,845.34**	**6,936.57**	**892.87**	**1.70**	**54**	**-**	**0.19%**	**2,422.33**	**0.07%**

* Country is not included in the selection universe

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

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

Countries	2008 GDP ($ Bn)	2008 GDP per capita ($)	2008 Real Estate ($ Bn)	Sep-09 Total Listed ($ Bn)	Sep-09 Number of Companies	Sep-09 Index Mrkt Cap ($ Bn)	Sep-09 Total RE v Listed RE (%)	Sep-09 Stock Market ($ Bn)	Sep-09 Stk Mkt v Listed RE (%)
United States	13,078.74	44,666.91	5,885.43	361.00	195	211	6.13%	12,812.15	2.82%
Canada	1,240.61	38,606.11	558.27	41.00	45	21	7.34%	1,494.56	2.74%
Total Nth America	**14,319.35**	**44,141.81**	**6,443.71**	**402.00**	**240**	**232**	**6.24%**	**14,306.71**	**2.81%**
World	**46,863.81**	**-**	**19,421.79**	**1,100.85**	**1,474**	**586**	**5.67%**	**42,462.36**	**2.59%**

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Section 2

FTSE EPRA/NAREIT Global Developed Real Estate Index

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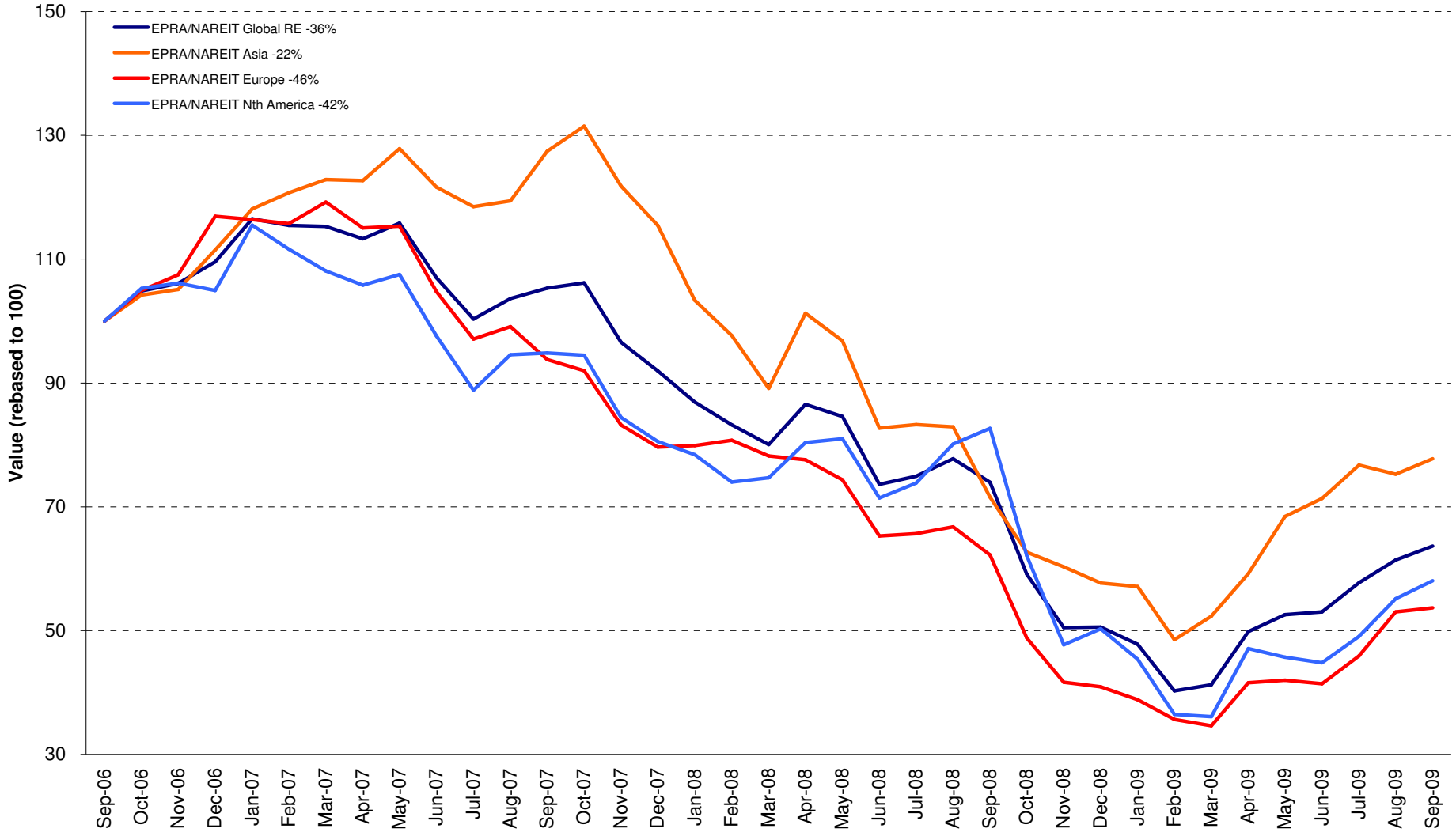
Graph 2: EPRA/NAREIT Global Developed v Asia Developed, Europe Developed & North America Developed- Total Return (EUR)
Rolling 36 Months Performance



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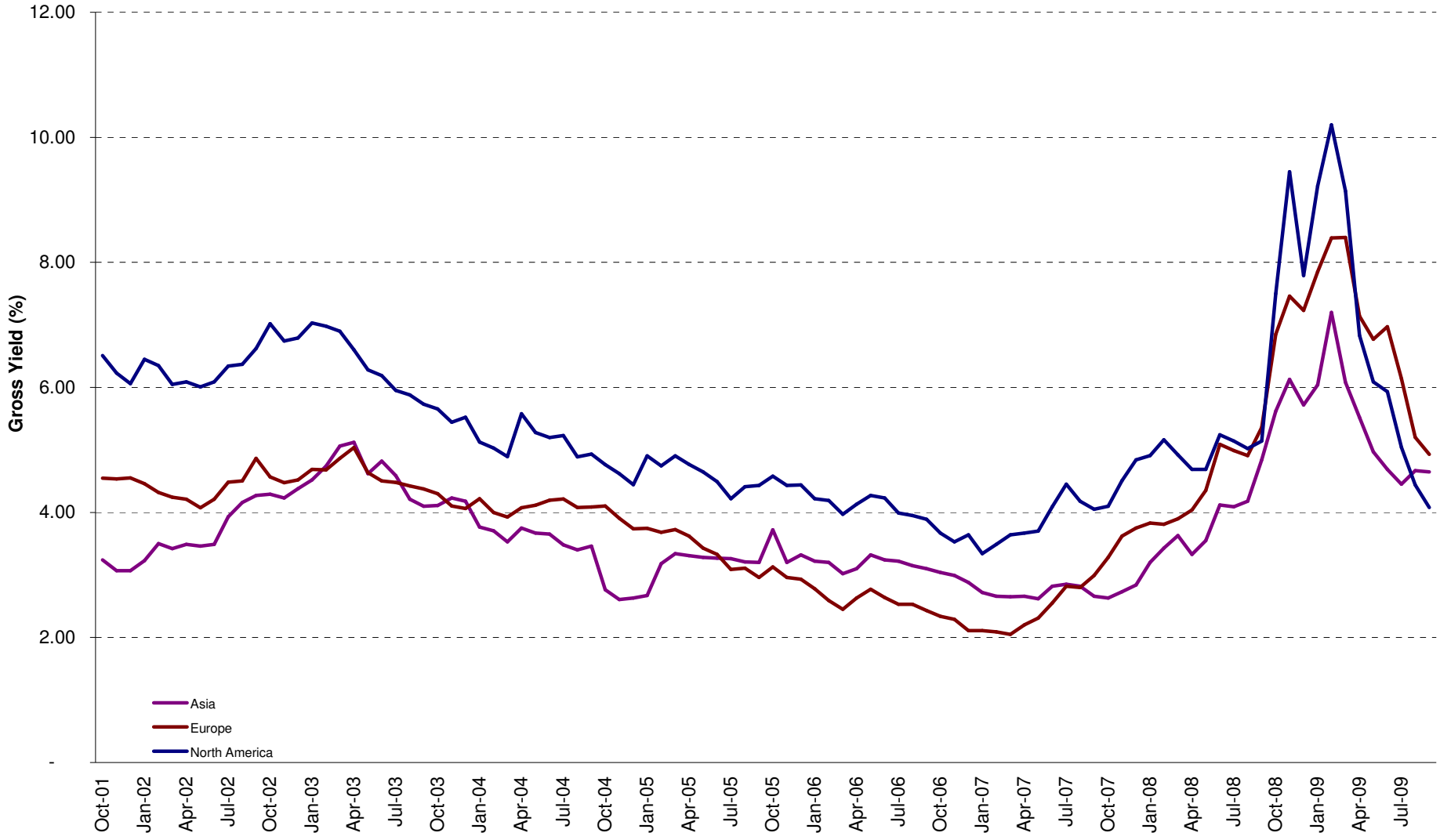
Graph 3: Dividend Yields



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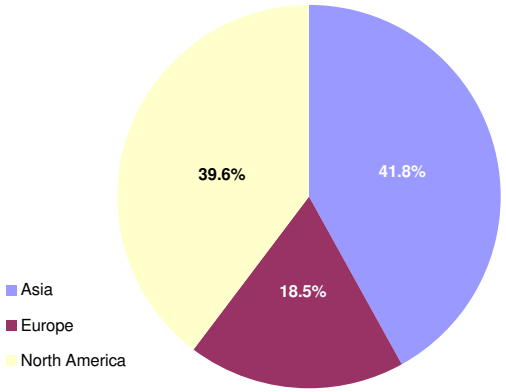
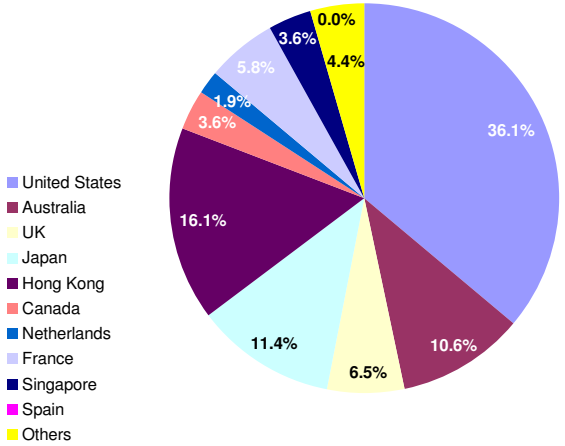
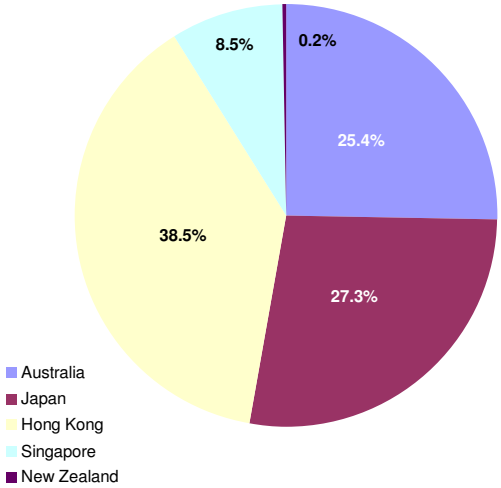
Graph 4: Global Developed - Regional Breakdown by Market Cap



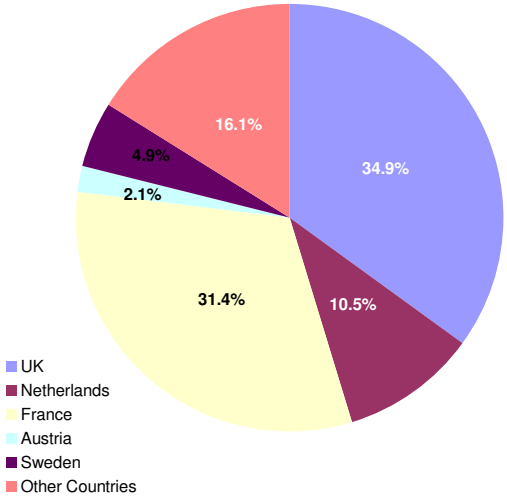
Graph 5: Global Developed - Breakdown by Country



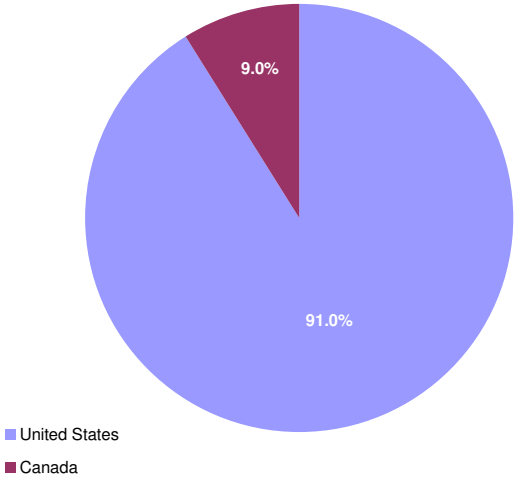
Graph 6: Asia Developed - Country Breakdown by Market Cap



Graph 7: Europe Developed - Country Breakdown by Market Cap



Graph 8: North America Developed - Country Breakdown by Market Cap



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FTSE EPRA/NAREIT Global Developed Index - Index Performance

Gross Total Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Global	EUR	1,647.42	400,641.30	100.00	4.46	1.16	-13.98	-13.94	20.03	3.70	25.94	26.91
Asia	EUR	1,410.48	167,588.50	41.83	4.65	5.26	-8.04	8.67	9.03	3.34	34.78	26.72
Europe	EUR	1,769.82	74,271.94	18.54	4.86	-0.34	-18.73	-13.71	29.66	1.26	31.15	26.96
North America	EUR	1,822.78	158,780.87	39.63	4.08	-1.39	-16.59	-29.80	29.52	5.27	15.43	35.54
Global ex Asia	EUR	1,775.60	233,052.80	58.17	4.33	-1.18	-17.29	-25.45	29.55	3.96	19.95	31.95
Global ex Europe	EUR	1,592.75	326,369.36	81.46	4.37	1.52	-12.78	-14.04	18.10	4.27	24.80	27.88
Global ex North America	EUR	1,621.85	241,860.43	60.37	4.71	3.42	-11.88	1.04	14.50	2.69	33.86	24.25
Global ex United States	EUR	1,648.73	256,116.19	63.93	4.82	3.46	-11.71	0.39	15.20	2.87	34.94	24.24
Global ex Japan	EUR	938.97	354,877.49	88.58	4.68	-NA-	-14.09	-14.76	24.00	5.43	30.22	28.13
Global Dividend+	EUR	1,363.78	322,195.85	80.42	5.21	-NA-	-12.27	-14.91	24.15	5.12	27.95	27.61
Global	USD	2,311.69	585,621.59	100.00	4.46	4.51	-9.77	-10.45	25.08	5.62	32.43	31.75
Asia	USD	2,039.61	244,965.86	41.83	4.65	8.75	-3.55	13.08	13.62	5.26	41.73	31.94
Europe	USD	2,569.21	108,564.07	18.54	4.86	2.96	-14.76	-10.22	35.12	3.15	37.91	31.60
North America	USD	2,543.21	232,091.66	39.63	4.08	1.88	-12.51	-26.95	34.97	7.23	21.38	39.10
Global ex Asia	USD	2,492.69	340,655.73	58.17	4.33	2.10	-13.25	-22.43	35.00	5.89	26.12	35.92
Global ex Europe	USD	2,242.74	477,057.52	81.46	4.37	4.89	-8.51	-10.55	23.07	6.21	31.23	32.61
Global ex North America	USD	2,291.83	353,529.93	60.37	4.71	6.85	-7.57	5.13	19.32	4.59	40.75	29.71
Global ex United States	USD	2,404.38	374,367.72	63.93	4.82	6.98	-7.40	4.47	20.05	4.78	41.90	29.64
Global ex Japan	USD	1,050.53	518,728.15	88.58	4.68	-NA-	-9.89	-11.30	29.22	7.39	36.93	32.93
Global ex Australia	USD	998.24	523,436.49	89.38	0.00	-NA-	-NA-	-19.63	13.11	-0.03	3.95	-NA-
Global ex Australia Hedged	USD	1,121.09	523,436.49	89.38	0.00	-NA-	-10.11	-10.28	21.34	3.87	29.85	30.13
Global Dividend+	USD	1,646.59	470,957.05	80.42	5.21	4.77	-7.98	-11.46	29.37	7.07	34.55	32.32

*** -5 & -3 Years Total Returns are annualised**

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Global	GBP	2,329.39	366,159.90	100.00	4.46	7.12	-4.98	-0.19	28.80	7.63	19.05	28.47
Asia	GBP	2,055.22	153,164.91	41.83	4.65	11.47	1.58	26.03	17.00	7.27	27.41	27.15
Europe	GBP	2,588.88	67,879.68	18.54	4.86	5.53	-10.23	0.05	39.13	5.11	23.97	28.86
North America	GBP	2,562.68	145,115.31	39.63	4.08	4.42	-7.86	-18.58	38.98	9.27	9.11	37.63
Global ex Asia	GBP	2,511.77	212,994.99	58.17	4.33	4.65	-8.64	-13.55	39.01	7.91	13.38	34.06
Global ex Europe	GBP	2,259.91	298,280.22	81.46	4.37	7.51	-3.65	-0.31	26.72	8.23	17.97	29.31
Global ex North America	GBP	2,309.37	221,044.59	60.37	4.71	9.52	-2.66	17.17	22.86	6.58	26.53	25.17
Global ex United States	GBP	2,422.84	234,073.42	63.93	4.82	9.65	-2.48	16.43	23.61	6.78	27.56	25.05
Global ex Japan	GBP	1,058.57	324,334.78	88.58	4.68	-NA-	-5.11	-1.15	33.06	9.43	23.09	29.81
Global Dividend+	GBP	1,845.37	294,465.89	80.42	5.21	7.39	-3.09	-1.32	33.22	9.11	20.95	29.46
Global	JPY	2,022.15	52,433,629.18	100.00	4.46	0.26	-17.72	-24.47	16.07	1.94	30.80	33.25
Asia	JPY	1,784.15	21,933,018.52	41.83	4.65	4.33	-12.04	-4.63	5.44	1.60	39.98	34.13
Europe	JPY	2,247.42	9,720,283.82	18.54	4.86	-1.24	-22.27	-24.28	25.39	-0.45	36.21	32.74
North America	JPY	2,224.67	20,780,326.84	39.63	4.08	-2.27	-20.22	-38.39	25.25	3.49	19.88	39.67
Global ex Asia	JPY	2,180.48	30,500,610.66	58.17	4.33	-2.06	-20.89	-34.58	25.28	2.21	24.57	36.61
Global ex Europe	JPY	1,961.84	42,713,345.36	81.46	4.37	0.62	-16.57	-24.56	14.20	2.51	29.61	34.22
Global ex North America	JPY	2,004.78	31,653,302.34	60.37	4.71	2.50	-15.71	-11.33	10.73	0.95	39.02	31.69
Global ex United States	JPY	2,103.27	33,519,013.82	63.93	4.82	2.58	-15.56	-11.90	11.40	1.13	40.16	31.67
Global ex Japan	JPY	918.95	46,444,325.33	88.58	4.68	-NA-	-17.83	-25.19	19.91	3.65	35.24	34.39
Global Dividend+	JPY	1,330.45	42,167,139.34	80.42	5.21	-NA-	-16.09	-25.33	20.06	3.34	32.89	33.68

*** -5 & -3 Years Total Returns are annualised**

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FTSE EPRA/NAREIT Global Developed Index - Index Performance

Gross Total Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Global	AUD	1,714.00	663,556.11	165.62	4.46	-NA-	-NA-	-NA-	14.58	0.89	-NA-	-NA-
Asia	AUD	1,512.26	277,565.92	69.28	4.65	-NA-	-NA-	-NA-	4.08	0.55	-NA-	-NA-
Europe	AUD	1,904.94	123,011.77	30.70	4.86	-NA-	-NA-	-NA-	23.78	-1.47	-NA-	-NA-
North America	AUD	1,885.66	262,978.42	65.64	4.08	-NA-	-NA-	-NA-	23.64	2.43	-NA-	-NA-
Global ex Asia	AUD	1,848.20	385,990.19	96.34	4.33	-NA-	-NA-	-NA-	23.67	1.15	-NA-	-NA-
Global ex Europe	AUD	1,662.88	540,544.34	134.92	4.37	-NA-	-NA-	-NA-	12.74	1.45	-NA-	-NA-
Global ex North America	AUD	1,699.27	400,577.69	99.98	4.71	-NA-	-NA-	-NA-	9.30	-0.09	-NA-	-NA-
Global ex United States	AUD	1,782.76	424,188.58	105.88	4.82	-NA-	-NA-	-NA-	9.97	0.09	-NA-	-NA-
Global ex Japan	AUD	778.91	587,760.50	146.70	4.68	-NA-	-NA-	-NA-	18.37	2.58	-NA-	-NA-
Global Dividend+	AUD	1,422.15	533,632.01	133.19	5.21	-NA-	-NA-	-NA-	18.51	2.28	-NA-	-NA-
Global ex Australia Hedged	AUD	1,089.83	593,095.42	89.38	0.00	-NA-	-11.73	-17.90	21.57	3.93	27.62	31.29
Global Hedged	AUD	1,045.60	663,556.11	10.62	0.00	-NA-	-12.47	-18.65	22.29	4.47	26.20	30.25

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FTSE EPRA/NAREIT Global Developed Index - Index Performance

Net Total Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Global	EUR	1,601.79	400,641.30	100.00	3.82	-NA-	-14.57	-14.76	19.85	3.64	25.09	26.89
Asia	EUR	1,409.33	167,588.50	41.83	4.59	-NA-	-8.07	8.60	9.02	3.33	34.71	26.71
Europe	EUR	1,089.07	74,271.94	18.54	4.08	-0.94	-19.28	-14.57	29.50	1.26	30.00	26.83
North America	EUR	1,730.76	158,780.87	39.63	2.89	-NA-	-17.71	-31.11	29.11	5.13	13.95	35.57
Global ex Asia	EUR	1,698.24	233,052.80	58.17	3.27	-NA-	-18.23	-26.65	29.21	3.87	18.55	31.91
Global ex Europe	EUR	1,548.70	326,369.36	81.46	3.76	-NA-	-13.38	-14.86	17.91	4.20	24.00	27.92
Global ex North America	EUR	1,605.35	241,860.43	60.37	4.44	-NA-	-12.09	0.69	14.45	2.68	33.47	24.16
Global ex US	EUR	1,626.16	256,116.19	63.93	4.47	-NA-	-11.99	-0.05	15.12	2.85	34.45	24.17
Global ex Japan	EUR	762.09	354,877.49	88.58	0.00	-NA-	-18.03	-19.74	22.78	5.14	24.81	28.04
Global	USD	2,247.67	585,621.59	100.00	3.82	-NA-	-10.39	-11.30	24.89	5.56	31.53	31.74
Asia	USD	2,037.94	244,965.86	41.83	4.59	-NA-	-3.58	13.01	13.61	5.25	41.66	31.95
Europe	USD	1,264.73	108,564.07	18.54	4.08	2.54	-15.34	-11.11	34.95	3.14	36.70	31.50
North America	USD	2,414.80	232,091.66	39.63	2.89	-NA-	-13.68	-28.31	34.54	7.08	19.82	39.11
Global ex Asia	USD	2,384.11	340,655.73	58.17	3.27	-NA-	-14.23	-23.68	34.66	5.80	24.66	35.88
Global ex Europe	USD	2,180.71	477,057.52	81.46	3.76	-NA-	-9.15	-11.40	22.88	6.13	30.39	32.63
Global ex North America	USD	2,268.54	353,529.93	60.37	4.44	-NA-	-7.79	4.78	19.27	4.58	40.35	29.67
Global ex US	USD	2,371.46	374,367.72	63.93	4.47	-NA-	-7.69	4.01	19.97	4.77	41.39	29.61
Global ex Japan	USD	1,018.11	518,728.15	88.58	3.98	-NA-	-10.59	-12.26	29.00	7.33	35.87	32.93

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FTSE EPRA/NAREIT Global Developed Index - Index Performance

Net Total Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Global	GBP	2,264.88	366,159.90	100.00	3.82	-NA-	-5.63	-1.15	28.60	7.57	18.24	28.43
Asia	GBP	2,060.51	153,164.91	41.83	4.59	-NA-	1.66	26.37	17.38	7.62	27.77	27.17
Europe	GBP	1,274.41	67,879.68	18.54	4.08	5.11	-10.84	-0.94	38.96	5.10	22.88	28.79
North America	GBP	2,433.29	145,115.31	39.63	2.89	-NA-	-9.10	-20.10	38.54	9.12	7.71	37.60
Global ex Asia	GBP	2,402.36	212,994.99	58.17	3.27	-NA-	-9.68	-14.94	38.65	7.81	12.06	33.99
Global ex Europe	GBP	2,197.40	298,280.22	81.46	3.76	-NA-	-4.32	-1.26	26.52	8.15	17.22	29.31
Global ex North America	GBP	2,285.91	221,044.59	60.37	4.44	-NA-	-2.89	16.77	22.81	6.57	26.16	25.10
Global ex US	GBP	2,389.67	234,073.42	63.93	4.47	-NA-	-2.79	15.91	23.53	6.76	27.10	24.99
Global ex Japan	GBP	1,025.91	324,334.78	88.58	3.98	-NA-	-5.85	-2.22	32.83	9.37	22.15	29.78
Global	JPY	1,966.15	52,433,629.18	100.00	3.82	-NA-	-18.29	-25.20	15.90	1.89	29.92	33.35
Asia	JPY	1,788.54	21,933,018.52	41.83	4.59	-NA-	-11.97	-4.38	5.77	1.92	40.37	34.23
Europe	JPY	1,106.32	9,720,283.82	18.54	4.08	-1.63	-22.79	-25.04	25.23	-0.45	35.01	32.63
North America	JPY	2,112.35	20,780,326.84	39.63	2.89	-NA-	-21.29	-39.54	24.85	3.36	18.34	39.80
Global ex Asia	JPY	2,085.50	30,500,610.66	58.17	3.27	-NA-	-21.78	-35.63	24.96	2.11	23.12	36.68
Global ex Europe	JPY	1,907.58	42,713,345.36	81.46	3.76	-NA-	-17.15	-25.28	14.02	2.44	28.79	34.36
Global ex North America	JPY	1,984.40	31,653,302.34	60.37	4.44	-NA-	-15.91	-11.63	10.68	0.94	38.62	31.73
Global ex US	JPY	2,074.48	33,519,013.82	63.93	4.47	-NA-	-15.82	-12.29	11.33	1.12	39.65	31.72
Global ex Japan	JPY	890.59	46,444,325.33	88.58	3.98	-NA-	-18.47	-26.01	19.71	3.59	34.20	34.50

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FTSE EPRA/NAREIT Global Developed Index - Index Performance

Net Total Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Global	AUD	1,666.53	663,556.11	165.62	3.82	-NA-	-NA-	-NA-	14.41	0.84	-NA-	-NA-
Asia	AUD	1,501.10	277,565.92	69.28	4.59	-NA-	-NA-	-NA-	3.39	-0.12	-NA-	-NA-
Europe	AUD	937.73	123,011.77	30.70	4.08	-NA-	-NA-	-NA-	23.62	-1.48	-NA-	-NA-
North America	AUD	1,790.45	262,978.42	65.64	2.89	-NA-	-NA-	-NA-	23.25	2.29	-NA-	-NA-
Global ex Asia	AUD	1,767.69	385,990.19	96.34	3.27	-NA-	-NA-	-NA-	23.35	1.06	-NA-	-NA-
Global ex Europe	AUD	1,616.88	540,544.34	134.92	3.76	-NA-	-NA-	-NA-	12.56	1.38	-NA-	-NA-
Global ex North America	AUD	1,682.00	400,577.69	99.98	4.44	-NA-	-NA-	-NA-	9.25	-0.10	-NA-	-NA-
Global ex US	AUD	1,758.35	424,188.58	105.88	4.47	-NA-	-NA-	-NA-	9.90	0.08	-NA-	-NA-
Global ex Japan	AUD	632.18	587,760.50	146.70	0.00	-NA-	-NA-	-NA-	17.21	2.30	-NA-	-NA-

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FTSE EPRA/NAREIT Global Developed Index - Index Performance

Price Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Global	EUR	1,059.60	400,641.30	100.00	0.00	-2.97	-17.61	-18.58	18.90	3.38	21.07	26.84
Asia	EUR	997.00	167,588.50	41.83	0.00	1.52	-11.33	3.89	8.13	3.09	30.70	26.83
Europe	EUR	1,215.54	74,271.94	18.54	0.00	-4.01	-22.15	-18.75	28.42	1.10	24.65	26.43
North America	EUR	1,080.46	158,780.87	39.63	0.00	-6.02	-20.66	-34.16	28.11	4.80	10.45	35.49
Global ex Asia	EUR	1,093.31	233,052.80	58.17	0.00	-5.53	-21.17	-30.03	28.19	3.59	14.51	31.70
Global ex Europe	EUR	1,016.86	326,369.36	81.46	0.00	-2.72	-16.47	-18.58	16.98	3.91	20.27	27.95
Global ex North America	EUR	1,131.39	241,860.43	60.37	0.00	-0.26	-15.19	-3.82	13.52	2.46	29.06	24.15
Global ex United States	EUR	1,139.66	256,116.19	63.93	0.00	-0.37	-15.16	-4.67	14.15	2.63	29.90	24.15
Global ex Japan	EUR	762.09	354,877.49	88.58	0.00	-NA-	-18.03	-19.74	22.78	5.14	24.81	28.04
Global Dividend+	EUR	1,164.18	322,195.85	80.42	0.00	-NA-	-16.57	-20.09	22.86	4.81	22.43	27.54
Global	USD	1,492.77	585,621.59	100.00	0.00	0.25	-13.58	-15.27	23.90	5.30	27.31	31.62
Asia	USD	1,440.39	244,965.86	41.83	0.00	4.88	-7.00	8.11	12.68	5.00	37.44	31.97
Europe	USD	1,764.60	108,564.07	18.54	0.00	-0.83	-18.34	-15.45	33.83	2.97	31.08	31.17
North America	USD	1,507.23	232,091.66	39.63	0.00	-2.90	-16.78	-31.49	33.51	6.75	16.14	38.96
Global ex Asia	USD	1,534.17	340,655.73	58.17	0.00	-2.40	-17.31	-27.19	33.59	5.52	20.41	35.64
Global ex Europe	USD	1,431.38	477,057.52	81.46	0.00	0.50	-12.38	-15.27	21.91	5.84	26.47	32.58
Global ex North America	USD	1,598.65	353,529.93	60.37	0.00	3.04	-11.04	0.08	18.30	4.36	35.71	29.60
Global ex United States	USD	1,661.99	374,367.72	63.93	0.00	3.02	-11.02	-0.79	18.96	4.54	36.59	29.53
Global ex Japan	USD	852.63	518,728.15	88.58	0.00	-NA-	-14.03	-16.48	27.95	7.09	31.25	32.79
Global ex Australia	USD	938.91	523,436.49	89.38	0.00	-NA-	-NA-	-14.25	22.45	4.33	26.81	-NA-
Global ex Australia Hedged	USD	937.70	523,436.49	89.38	0.00	-NA-	-13.64	-14.88	20.33	3.54	25.14	29.96
Global Dividend+	USD	1,405.60	470,957.05	80.42	0.00	-0.20	-12.50	-16.84	28.04	6.75	28.74	32.18

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Price Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Global	GBP	1,504.20	366,159.90	100.00	0.00	2.75	-8.99	-5.57	27.58	7.30	14.45	28.31
Asia	GBP	1,451.41	153,164.91	41.83	0.00	7.51	-2.06	20.49	16.02	7.00	23.55	27.14
Europe	GBP	1,778.11	67,879.68	18.54	0.00	1.65	-14.00	-5.78	37.80	4.94	17.84	28.54
North America	GBP	1,518.77	145,115.31	39.63	0.00	-0.48	-12.36	-23.64	37.47	8.78	4.41	37.43
Global ex Asia	GBP	1,545.91	212,994.99	58.17	0.00	0.04	-12.92	-18.85	37.56	7.53	8.24	33.76
Global ex Europe	GBP	1,442.33	298,280.22	81.46	0.00	3.02	-7.73	-5.58	25.53	7.86	13.69	29.23
Global ex North America	GBP	1,610.89	221,044.59	60.37	0.00	5.62	-6.32	11.54	21.82	6.35	22.00	25.05
Global ex United States	GBP	1,674.75	234,073.42	63.93	0.00	5.60	-6.29	10.56	22.49	6.53	22.79	24.93
Global ex Japan	GBP	859.16	324,334.78	88.58	0.00	-NA-	-9.46	-6.91	31.75	9.13	17.99	29.64
Global Dividend+	GBP	1,575.29	294,465.89	80.42	0.00	2.29	-7.85	-7.32	31.84	8.79	15.73	29.29
Global	JPY	1,305.80	52,433,629.18	100.00	0.00	-3.83	-21.19	-28.54	14.98	1.63	25.75	33.10
Asia	JPY	1,259.98	21,933,018.52	41.83	0.00	0.61	-15.19	-8.82	4.56	1.35	35.75	34.14
Europe	JPY	1,543.59	9,720,283.82	18.54	0.00	-4.87	-25.53	-28.70	24.19	-0.61	29.47	32.24
North America	JPY	1,318.45	20,780,326.84	39.63	0.00	-6.86	-24.11	-42.22	23.89	3.03	14.71	39.53
Global ex Asia	JPY	1,342.01	30,500,610.66	58.17	0.00	-6.38	-24.60	-38.59	23.97	1.84	18.93	36.31
Global ex Europe	JPY	1,252.10	42,713,345.36	81.46	0.00	-3.59	-20.10	-28.55	13.13	2.16	24.91	34.18
Global ex North America	JPY	1,398.42	31,653,302.34	60.37	0.00	-1.15	-18.88	-15.60	9.78	0.73	34.04	31.54
Global ex United States	JPY	1,453.85	33,519,013.82	63.93	0.00	-1.22	-18.85	-16.33	10.39	0.90	34.91	31.52
Global ex Japan	JPY	745.84	46,444,325.33	88.58	0.00	-NA-	-21.60	-29.56	18.74	3.36	29.63	34.22
Global Dividend+	JPY	1,135.73	42,167,139.34	80.42	0.00	-NA-	-20.20	-29.87	18.82	3.04	27.16	33.52

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Global	AUD	1,106.81	663,556.11	165.62	0.00	-NA-	-NA-	-NA-	13.50	0.58	-NA-	-NA-
Asia	AUD	1,067.97	277,565.92	69.28	0.00	-NA-	-NA-	-NA-	3.22	0.30	-NA-	-NA-
Europe	AUD	1,308.36	123,011.77	30.70	0.00	-NA-	-NA-	-NA-	22.59	-1.63	-NA-	-NA-
North America	AUD	1,117.53	262,978.42	65.64	0.00	-NA-	-NA-	-NA-	22.30	1.97	-NA-	-NA-
Global ex Asia	AUD	1,137.50	385,990.19	96.34	0.00	-NA-	-NA-	-NA-	22.37	0.79	-NA-	-NA-
Global ex Europe	AUD	1,061.29	540,544.34	134.92	0.00	-NA-	-NA-	-NA-	11.67	1.11	-NA-	-NA-
Global ex North America	AUD	1,185.32	400,577.69	99.98	0.00	-NA-	-NA-	-NA-	8.37	-0.31	-NA-	-NA-
Global ex United States	AUD	1,232.30	424,188.58	105.88	0.00	-NA-	-NA-	-NA-	8.97	-0.14	-NA-	-NA-
Global ex Japan	AUD	632.18	587,760.50	146.70	0.00	-NA-	-NA-	-NA-	17.21	2.30	-NA-	-NA-
Global Dividend+	AUD	1,214.01	533,632.01	133.19	0.00	-NA-	-NA-	-NA-	17.29	1.98	-NA-	-NA-
Global ex Australia Hedged	AUD	911.74	593,095.42	89.38	0.00	-NA-	-15.19	-22.09	20.58	3.62	23.14	31.19
Global Hedged	AUD	862.88	663,556.11	100.00	0.00	-NA-	-16.16	-23.00	21.16	4.16	21.45	30.18

*** -5 & -3 Years Total Returns are annualised**

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FTSE EPRA/NAREIT Global Developed Index - Local Currency Indices

Index Description	Curr	Close Value Sep-09	12 Mths Estimated Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Gross Total Return										
Global	Local	1996.72	4.46	2.73	-12.05	-13.47	22.02	4.44	26.90	29.21
Global ex Asia	Local	2295.76	4.33	1.25	-14.01	-22.63	33.62	5.63	21.93	34.22
Global ex Europe	Local	1990.94	4.37	3.12	-10.95	-14.44	19.83	4.82	26.65	30.78
Global ex North America	Local	1739.17	4.71	4.26	-11.05	0.20	15.14	2.83	32.68	25.47
Global ex UK	Local	2293.95	-NA-	3.36	-11.01	-12.61	21.32	4.80	27.92	29.60
Asia	Local	1556.00	4.65	5.65	-8.27	4.08	8.73	2.84	34.26	28.86
Europe	Local	2058.72	4.86	1.79	-15.56	-8.12	32.87	2.81	28.74	26.72
Europe ex UK	Local	2489.71	5.07	5.78	-10.93	2.98	33.09	4.68	37.63	25.26
Nordic	Local	2360.51	-NA-	2.40	-14.80	19.62	37.79	3.58	28.06	35.35
North America	Local	2490.77	4.08	1.57	-12.70	-27.10	34.01	7.00	19.84	38.57
Price Return										
Global	Local	1293.02	0.00	-1.45	-15.77	-18.16	20.87	4.12	21.97	29.09
Global ex Europe	Local	1271.75	0.00	-1.18	-14.72	-19.00	18.69	4.46	22.03	30.76
Global ex Asia	Local	1419.41	0.00	-3.21	-18.04	-27.38	32.24	5.26	16.42	33.93
Global ex North America	Local	1217.52	0.00	0.55	-14.40	-4.69	14.17	2.60	27.88	25.36
Global ex UK	Local	1466.37	0.00	-0.95	-14.82	-17.38	20.20	4.48	22.94	29.48
Asia	Local	1100.54	0.00	1.90	-11.55	-0.57	7.84	2.57	30.15	28.91
Europe	Local	1409.23	0.00	-1.96	-19.13	-13.56	31.62	2.64	22.28	26.27
Europe ex UK	Local	1611.14	0.00	1.45	-14.97	-3.71	32.00	4.63	29.85	24.66
Nordic	Local	1540.29	0.00	-2.05	-18.91	13.71	37.79	3.58	21.73	35.11
North America	Local	1476.18	0.00	-3.19	-16.96	-31.63	32.55	6.53	14.68	38.42

** 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 214.

*** -5 & -3 Years Total Returns are annualised**

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FTSE EPRA/NAREIT Global Developed Index - Asset Class Comparison

Gross Total Return Index Description	Curr	Close Value 30-Sep	12 Mths Estimated Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Global Real Estate **	Local	1996.72	4.46	2.73	-12.05	-13.47	22.02	4.44	26.90	29.21
Global FTSE	Local	204.52	3.00	4.35	-3.85	-0.74	15.69	3.71	24.99	19.51
Global JP Morgan Bonds	Local	414.27	-NA-	4.01	4.66	7.08	1.99	0.55	0.89	3.50

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*** -5 & -3 Years Total Returns are annualised**

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

Top 20 Constituents

Company	Country	Free Float Mkt Cap (EUR m) 30-Sep	Free Float Global (%) Weight 30-Sep
Sun Hung Kai Props	HK	19,388.13	4.84
Westfield Group *	AU	19,105.16	4.77
Simon Property Group *	US	13,428.05	3.35
Unibail-Rodamco *	FR	12,534.54	3.13
Mitsubishi Estate	JP	11,098.54	2.77
Mitsui Fudosan	JP	10,230.31	2.55
Vornado Realty Trust *	US	7,886.51	1.97
Public Storage *	US	6,569.66	1.64
Boston Properties *	US	6,212.52	1.55
China Overseas Land	HK	6,039.76	1.51
Sumitomo Realty & Dev	JP	5,976.80	1.49
Stockland Trust Group *	AU	5,870.42	1.47
HCP *	US	5,762.87	1.44
Equity Residential Props *	US	5,729.44	1.43
Capitaland	SG	5,727.50	1.43
Hang Lung Properties	HK	5,219.66	1.30
Land Securities *	UK	5,169.56	1.29
Hongkong Land Hldgs	HK	5,020.44	1.25
Host Hotels & Resorts *	US	4,852.06	1.21
Henderson Land Dev	HK	4,832.30	1.21

Country Breakdown

Country Index	Number of Constituents 30-Sep	Free Float Mkt Cap (EUR m) 30-Sep	Free Float Global Weight 30-Sep
EPRA/NAREIT North America	114	158,780.87	39.63%
EPRA/NAREIT Asia	67	167,588.50	41.83%
EPRA/NAREIT Europe	78	74,271.94	18.54%
EPRA/NAREIT Global	**259**	**400,641.30**	**100.00%**
Global Ex Europe	181	326,369.36	81.46%
Global Ex Asia	192	233,052.80	58.17%
Global Ex Nth America	145	241,860.43	60.37%

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

Top 20 Performance

Stock	Country	Price Return Sep-09	Div Return Sep-09	Total Return Sep-09
Forest City Enterprises	US	44.54	0.00	44.54
DIC Asset	DE	33.38	0.00	33.38
Norwegian Property ASA	NK	32.29	0.00	32.29
Colonia Real Estate	DE	30.89	0.00	30.89
SL Green Realty *	US	24.26	0.00	24.26
UDR Inc. *	US	23.06	0.00	23.06
Apartment Investment *	US	21.20	0.00	21.20
Sun Communities *	US	20.49	0.00	20.49
Gagfah	DE	20.16	0.00	20.16
Alstria Office *	DE	19.21	0.00	19.21
CLS Holdings	UK	18.83	0.00	18.83
LaSalle Hotel Properties *	US	18.79	0.00	18.79
Extendicare REIT *	CA	18.64	0.00	18.64
Quintain Estates	UK	18.37	0.00	18.37
Diamondrock Hospitality *	US	18.25	0.00	18.25
Hopson Development	HK	18.25	0.00	18.25
Hang Lung Properties	HK	18.22	0.00	18.22
Host Hotels & Resorts *	US	18.05	0.00	18.05
Developers Diversified *	US	17.86	0.00	17.86
Gecina *	FR	17.81	0.00	17.81

Bottom 20 Performance

Stock	Country	Price Return Sep-09	Div Return Sep-09	Total Return Sep-09
Intervest Offices *	BE	-6.79	0.00	-6.79
Daibiru Corp	JP	-7.02	0.00	-7.02
Nomura Real Estate Office Fund *	JP	-7.44	0.00	-7.44
Liberty International *	UK	-8.40	0.95	-7.44
Wereldhave Belgium *	BE	-7.67	0.00	-7.67
Leasinvest Real Estate *	BE	-7.89	0.00	-7.89
Mitsubishi Estate	JP	-8.49	0.00	-8.49
St Modwen Properties	UK	-9.30	0.00	-9.30
NTT Urban Development	JP	-10.43	0.00	-10.43
Primary Health Prop. *	UK	-10.63	0.00	-10.62
Toc Co	JP	-11.43	0.00	-11.43
Country Garden Holdings	HK	-11.95	0.00	-11.95
Mitsui Fudosan	JP	-13.59	0.00	-13.59
Tokyu REIT *	JP	-14.83	0.00	-14.83
Aeon Mall Co Ltd	JP	-14.85	0.00	-14.85
Ramco-Gershenson *	US	-15.21	0.00	-15.21
Sumitomo Realty & Dev	JP	-16.13	0.00	-16.13
Tokyu Land	JP	-17.66	0.00	-17.66
Tokyo Tatemono	JP	-20.18	0.00	-20.18
Deutsche Wohnen	DE	-45.47	0.00	-45.47

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Foreign Exchange Performance

Foreign Exchange Rates (v EUR)

FX Description	Close Value 30-Sep	Total Return (%) - 5 Yrs	Total Return (%) - 3 Years	Total Return (%) - 1 Year	Total Return (%) QTD	Total Return (%) Sep-09	Total Return (%) YTD	36 Mths Volatility (%)
1 EUR = USD	1.46	3.31	4.89	4.06	4.21	1.86	5.16	12.50
1 EUR = CAD	1.57	-0.04	3.54	5.05	-3.69	-0.46	-8.58	13.67
1 EUR = GBP	0.91	5.89	10.46	15.97	7.31	3.80	-5.47	12.98
1 EUR = SEK	10.22	2.48	3.26	4.36	-5.94	0.31	-7.01	8.79
1 EUR = CHF	1.52	-0.44	-1.53	-3.70	-0.57	0.01	2.52	6.39
1 EUR = DKK	7.44	0.01	-0.06	-0.22	-0.03	0.02	0.02	0.22
1 EUR = AUD	1.66	-0.69	-0.82	-6.99	-4.54	-2.70	-16.93	11.00
1 EUR = HKD	11.33	3.18	4.70	3.87	4.21	1.85	5.15	12.55
1 EUR = JPY	130.87	-0.89	-4.35	-12.24	-3.30	-1.69	3.86	14.90
1 EUR = SGD	2.06	-0.30	0.82	2.56	1.45	-0.40	2.84	7.94
1 EUR = NZD	2.02	1.96	1.36	-3.92	-6.68	-3.44	-15.05	12.15

*** -5 & -3 Years Total Returns are annualised**

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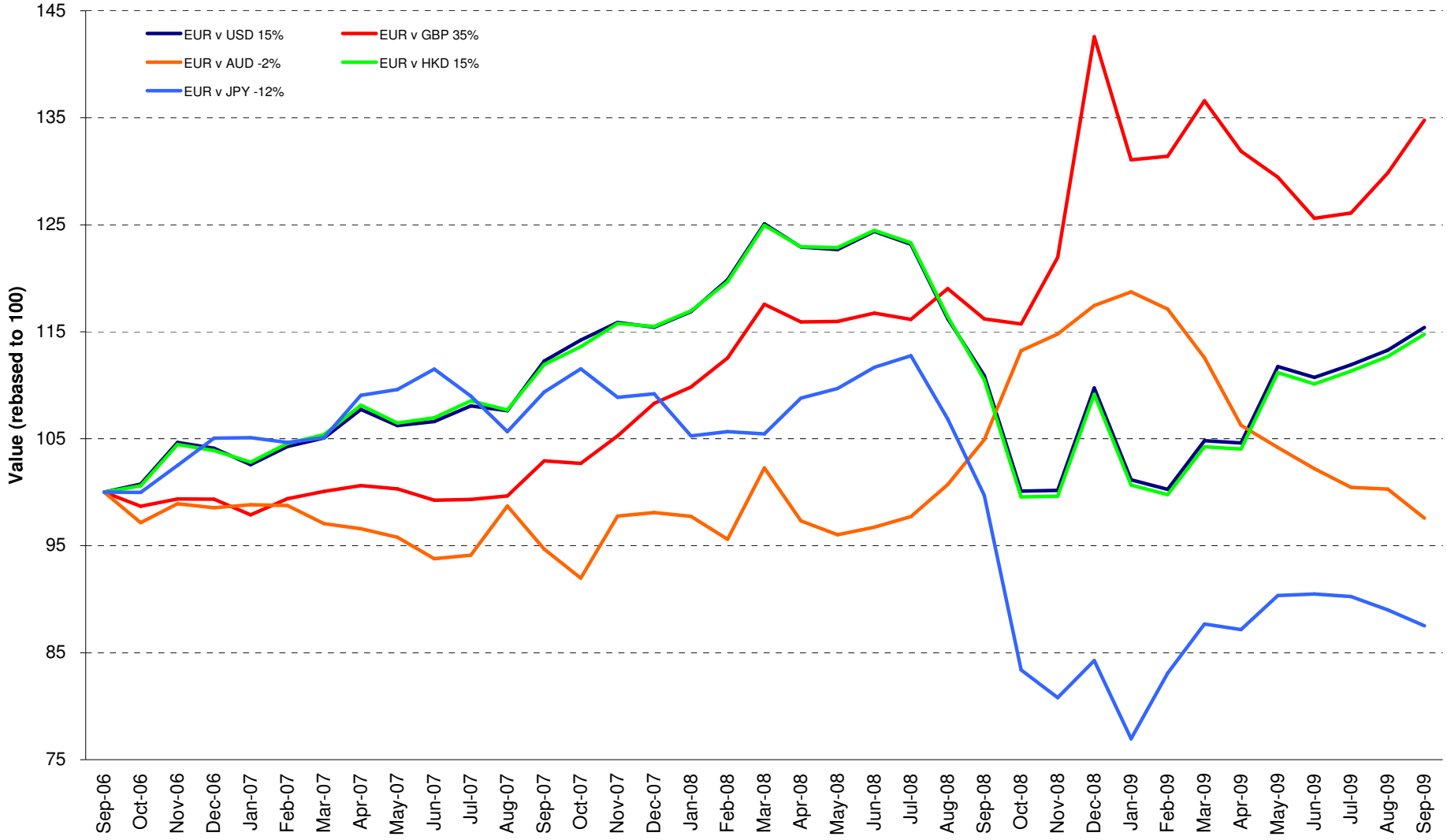
Graph 9: EUR v Main Currencies Returns Rolling 36 Months Performance



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Section 3

EPRA/NAREIT Asia Developed Index

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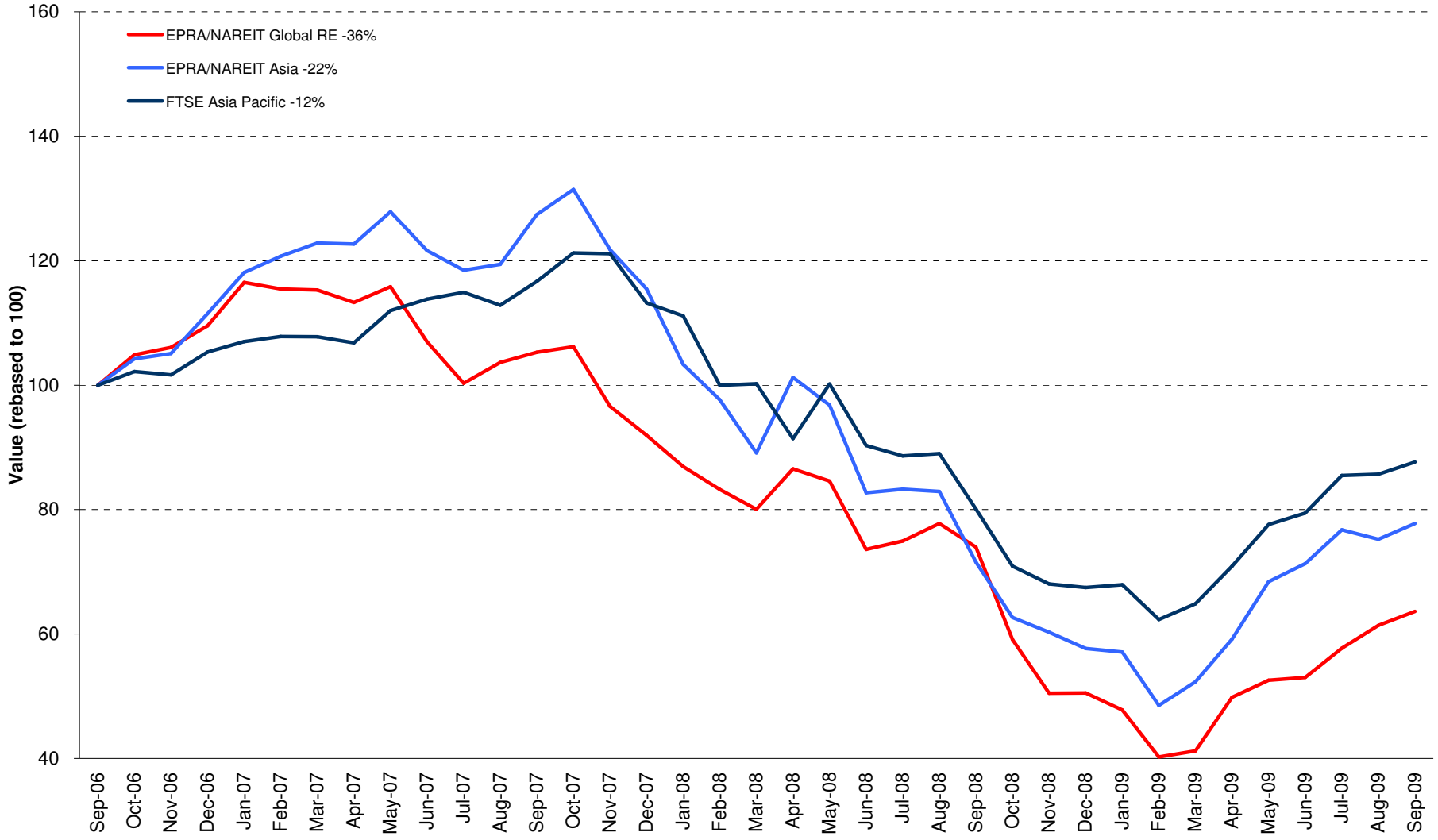
Graph 10: EPRA/NAREIT Asia Developed v EPRA/NAREIT Global Developed & FTSE Asia Pacific - Total Returns (EUR) Rolling 36 Months Performance



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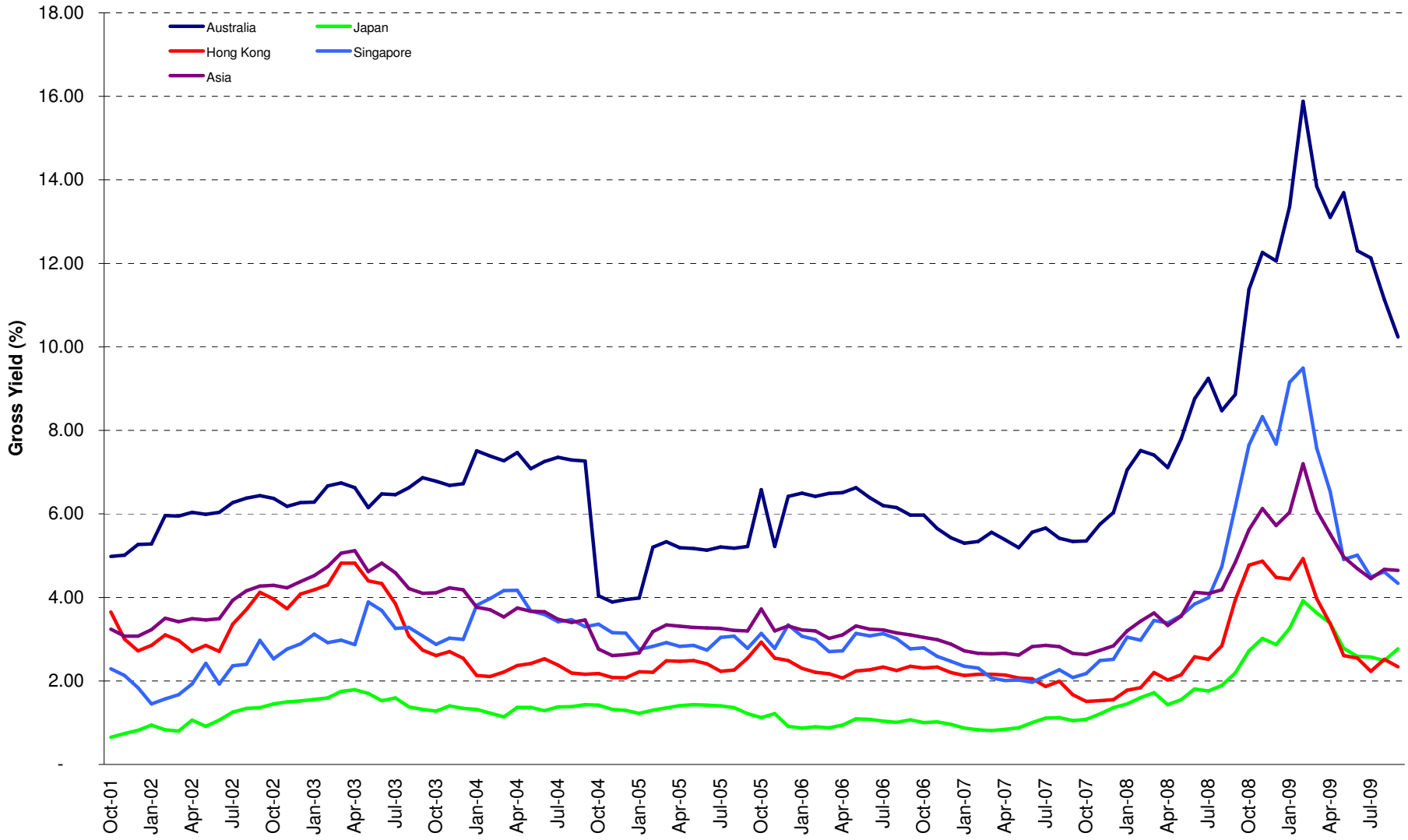
Graph 11: Dividend Yields



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Corporate Actions & Changes Developed Asia

Ex Date	Description
21 September 2009	Macquarie CountryWide (Australia): Addition. Number of shares: 1,464,577,398. Free float: 100%.
21 September 2009	FKP Property Group (Australia): Addition. Number of shares: 1,161,035,473. Free float: 75%.

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Dividends Developed Asia: September

Ex Date	Company	Investment Focus	Sector	Curr	Gross Dividend	Dividend Yield %	Pay Date	Type
1 September 2009	GPT Group *	Rental	Diversified	AUD	0.009	33.43	25-Sep	Quarterly
8 September 2009	Kerry Properties	Non-Rental	Diversified	HKD	0.300	0.72	18-Sep	Annual
15 September 2009	China Overseas Land	Non-Rental	Residential	HKD	0.070	0.78	28-Sep	Semi-Annual
24 September 2009	Agile Property Holdings	Non-Rental	Diversified	HKD	0.056	4.65	9-Oct	Semi-Annual
24 September 2009	Shenzhen Investment	Non-Rental	Diversified	HKD	0.050	8.00	12-Oct	Semi-Annual
24 September 2009	ING Office Fund *	Rental	Office	AUD	0.010	19.29	30-Oct	Quarterly
24 September 2009	Mirvac Group *	Non-Rental	Diversified	AUD	0.020	14.43	30-Oct	Quarterly

** Based on previous period figures

*** Estimated

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Dividends Developed Asia: October

Ex Date	Company	Investment Focus	Sector	Curr	Gross Dividend	Dividend Yield %	Pay Date	Type
2 October 2009	Great Eagle Holdings	Non-Rental	Diversified	HKD	0.170	2.87	16-Oct	Semi-Annual
6 October 2009	Kowloon Dev	Non-Rental	Residential	HKD	0.200	8.48	16-Oct	Semi-Annual
8 October 2009	China Resources Land	Non-Rental	Residential	HKD	0.054	0.64	20-Oct	Semi-Annual
9 October 2009	Shenzhen Investment	Non-Rental	Diversified	HKD	0.03 ***	8.00	November	Semi-Annual
9 October 2009	Hopson Development	Non-Rental	Residential	HKD	0.092	754 HK	27-Nov	Semi-Annual
14 October 2009	Hang Lung Properties	Non-Rental	Diversified	HKD	0.510	2.31	13-Nov	Semi-Annual
14 October 2009	Shui On Land	Non-Rental	Diversified	HKD	0.010	3.82	30-Oct	Semi-Annual
27 October 2009	Premier Investment Co. *	Rental	Diversified	JPY	14520.000	11.75	November	Semi-Annual
27 October 2009	Nomura Real Estate Office Fund *	Rental	Office	JPY	17000.000	5.61	November	Semi-Annual
27 October 2009	Kenedix Realty Investment *	Rental	Diversified	JPY	9200.000	9.32	November	Semi-Annual
29 October 2009	Shimao Property Holdings	Non-Rental	Residential	HKD	0.100	1.22	10-Nov	Annual
29 October 2009	Sino Land	Non-Rental	Diversified	HKD	0.300	2.88	3-Dec	Semi-Annual
30 October 2009	Mapletree Logistics Trust *	Rental	Industrial	SGD	0.0184 ***	7.35	November	Dividend
31 October 2009	Top REIT *	Rental	Diversified	JPY	12863 ***	5.73	November	Semi-Annual
31 October 2009	GPT Group *	Rental	Diversified	AUD	0.042 ***	33.43	November	Quarterly

** Based on previous period figures

*** Estimated

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EPRA/NAREIT Asia Developed Index - Stock Performance

Index Constituents	Investment Focus	Sector	Local Price 30-Sep	Free Float Mkt Cap EUR (m) 30-Sep	Free Float Global Wght (%) 30-Sep	Free Float Asia Wght (%) 30-Sep	Div Yld (%) 30-Sep	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Price Rtn (%) Sep-09	Dividend Rtn (%) Sep-09	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)	Turnover 3 month Annualised USD (m)	Annual Velocity (%)
Westfield Group *	Rental	Retail	13.90	19,105	4.77	11.40	7.66	5.34	-2.30	-10.44	26.27	9.79	0.00	9.79	15.08	23.10	34,511	124
Stockland Trust Group *	Non-Rental	Diversified	4.08	5,870	1.47	3.50	9.47	1.20	-10.88	-18.15	27.10	7.94	0.00	7.94	5.20	34.83	11,992	140
GPT Group *	Rental	Diversified	0.69	3,837	0.96	2.29	12.85	-13.32	-34.59	-55.83	41.63	11.38	1.46	12.85	-20.54	53.29	19,752	352
Mirvac Group *	Non-Rental	Diversified	1.68	2,846	0.71	1.70	2.98	-6.81	-21.31	-29.10	57.41	13.51	1.35	14.86	32.97	57.61	9,599	231
Dexus Property Group *	Rental	Diversified	0.85	2,398	0.60	1.43	8.43	-NA-	-10.42	-35.80	12.67	13.42	0.00	13.42	7.32	36.70	6,343	181
CFS Retail Property Trust *	Rental	Retail	2.01	2,227	0.56	1.33	6.07	10.30	4.65	-4.88	21.82	5.79	0.00	5.79	11.14	21.08	3,920	120
Goodman Group *	Rental	Industrial	0.67	2,043	0.51	1.22	39.43	-NA-	-41.82	-68.66	79.73	7.26	0.00	7.26	-10.14	76.04	10,056	337
Cmnwealth Prop Office *	Rental	Office	0.95	1,065	0.27	0.64	9.68	2.92	-4.52	-27.92	14.46	6.15	0.00	48.00	-15.93	26.74	2,180	140
ING Office Fund *	Rental	Office	0.56	923	0.23	0.55	14.15	-3.20	-17.72	-54.98	23.86	2.75	1.79	4.54	-24.41	65.11	2,403	178
Macquarie Office Trust *	Rental	Office	0.30	830	0.21	0.50	18.93	-8.10	-26.88	-59.62	42.86	11.11	0.00	11.11	31.25	62.85	2,516	207
Macquarie Countrywide *	Rental	Retail	0.64	566	0.14	0.34	17.50	-9.61	-23.48	-32.63	17.43	1.59	0.00	1.59	204.76	92.85	1,747	211
Bunnings Warehouse Prop *	Rental	Retail	1.75	432	0.11	0.26	7.43	10.25	6.81	27.99	7.06	1.75	0.00	1.75	35.21	25.67	367	58
FKP Property Group	Non-Rental	Diversified	0.76	400	0.10	0.24	23.29	-0.82	-28.32	-70.53	46.15	4.11	0.00	4.11	124.85	122.02	1,145	196
Australia Total				**42,543**	**10.62**	**25.39**	**10.24**											
Kiwi Income Property Trust *	Rental	Diversified	1.06	419	0.10	0.25	7.55	7.71	0.20	-0.76	17.78	1.92	0.00	1.92	9.43	16.70	218	36
New Zealand Total				**419**	**0.10**	**0.25**	**7.55**											

*** -5 & -3 Years Total Returns are annualised**

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EPRA/NAREIT Asia Developed Index - Stock Performance

Index Constituents	Investment Focus	Sector	Local Price 30-Sep	Free Float Mkt Cap EUR (m) 30-Sep	Free Float Global Wght (%) 30-Sep	Free Float Asia Wght (%) 30-Sep	Div Yld (%) 30-Sep	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Price Rtn (%) Sep-09	Dividend Rtn (%) Sep-09	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)	Turnover 3 month Annualised USD (m)	Annual Velocity (%)
Sun Hung Kai Props	Non-Rental	Diversified	114.20	19,388	4.84	11.57	2.19	11.25	12.56	48.85	17.98	8.87	0.00	8.87	78.02	40.32	21,181	75
China Overseas Land	Non-Rental	Residential	16.76	6,040	1.51	3.60	0.84	61.82	41.81	83.70	-6.50	6.35	0.44	6.79	56.77	51.57	15,545	176
Hang Lung Properties	Non-Rental	Diversified	28.55	5,220	1.30	3.11	2.31	22.02	21.91	62.53	11.31	18.22	0.00	18.22	69.54	40.60	6,653	87
Hongkong Land Hldgs	Rental	Office	4.35	5,020	1.25	3.00	2.99	19.99	6.90	51.35	24.58	6.88	0.00	6.88	80.65	36.50	3,335	45
Henderson Land Dev	Non-Rental	Diversified	51.00	4,832	1.21	2.88	1.96	8.76	7.75	52.94	14.74	11.96	0.00	11.96	78.75	40.41	5,358	76
New World Development	Non-Rental	Diversified	16.68	4,255	1.06	2.54	2.04	19.86	9.69	100.36	18.97	6.65	0.00	6.65	112.21	56.54	5,900	95
Link REIT *	Rental	Retail	17.06	3,219	0.80	1.92	4.92	-NA-	6.00	11.73	3.14	-0.12	0.00	-0.12	36.65	27.02	4,078	87
Sino Land	Non-Rental	Diversified	13.88	2,948	0.74	1.76	2.88	21.60	2.97	68.00	8.10	4.83	0.00	4.83	74.31	63.93	4,570	106
China Resources Land	Non-Rental	Residential	16.98	2,826	0.71	1.69	0.69	70.58	48.71	112.12	-1.16	4.69	0.00	4.69	79.61	54.02	9,356	226
Kerry Properties	Non-Rental	Diversified	41.45	2,068	0.52	1.23	1.69	24.91	15.05	70.65	22.79	12.94	0.82	13.76	104.12	54.78	3,556	118
Shimao Property	Non-Rental	Residential	13.14	1,642	0.41	0.98	1.75	-NA-	17.21	202.97	-12.75	13.86	0.00	13.86	146.65	79.24	9,151	381
Hysan Development	Rental	Diversified	19.40	1,333	0.33	0.80	3.51	9.93	2.03	0.50	-1.81	6.71	0.00	6.71	60.38	35.05	1,200	62
Agile Property Holdings	Non-Rental	Diversified	9.12	1,206	0.30	0.72	4.65	-NA-	19.96	167.05	-17.63	3.52	0.64	4.15	128.71	89.39	5,773	327
Country Garden Holdings	Non-Rental	Diversified	2.80	809	0.20	0.48	1.22	-NA-	-NA-	15.70	-22.44	-11.95	0.00	-11.95	47.37	-NA-	3,120	264
Hopson Development	Non-Rental	Residential	13.48	758	0.19	0.45	1.46	51.11	-2.71	251.67	12.33	18.25	0.00	18.25	142.59	104.86	3,738	337
Champion REIT *	Rental	Office	3.23	630	0.16	0.38	8.38	-NA-	-1.74	10.84	32.34	12.94	0.00	12.94	68.38	58.93	926	101
Shui On Land	Non-Rental	Diversified	4.45	592	0.15	0.35	0.43	-NA-	-1.27	56.21	-16.20	3.73	0.00	3.73	100.24	74.30	4,124	477
Great Eagle Holdings	Non-Rental	Diversified	19.14	511	0.13	0.30	2.72	10.77	-4.23	15.82	17.71	14.75	0.00	14.75	126.36	54.88	431	58
Shenzhen Investment	Non-Rental	Diversified	3.00	467	0.12	0.28	8.00	28.44	9.04	172.57	-5.57	7.53	1.79	9.32	121.01	80.16	3,155	462
Kowloon Dev	Non-Rental	Residential	7.90	401	0.10	0.24	5.06	9.38	-10.75	20.14	15.33	0.00	0.00	0.00	177.40	81.12	421	72
New World China Land	Non-Rental	Diversified	3.67	370	0.09	0.22	1.63	13.38	7.29	111.17	-14.85	-0.54	0.00	-0.54	59.32	76.71	519	96
Hong Kong Total				**64,536**	**16.11**	**38.51**	**2.34**											

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EPRA/NAREIT Asia Developed Index - Stock Performance

Index Constituents	Investment Focus	Sector	Local Price 30-Sep	Free Float Mkt Cap EUR (m) 30-Sep	Free Float Global Wght (%) 30-Sep	Free Float Asia Wght (%) 30-Sep	Div Yld (%) 30-Sep	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Price Rtn (%) Sep-09	Dividend Rtn (%) Sep-09	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)	Turnover 3 month Annualised USD (m)	Annual Velocity (%)
Capitaland	Non-Rental	Diversified	3.72	5,727	1.43	3.42	1.88	22.78	-1.90	48.93	0.27	0.27	0.00	0.27	46.53	44.30	14,764	176
Capitamall Trust *	Rental	Retail	1.85	2,126	0.53	1.27	5.43	12.62	2.04	3.80	32.14	13.50	0.00	13.50	46.89	31.94	2,895	93
Ascendas REIT *	Rental	Industrial	1.93	1,752	0.44	1.05	7.69	11.17	2.91	10.32	25.12	16.97	0.00	16.97	50.58	32.96	2,553	100
CapitaCommercial Trust *	Rental	Office	1.04	1,055	0.26	0.63	7.26	10.21	-9.69	8.37	30.89	16.85	0.00	16.85	58.63	47.77	3,085	200
Keppel Land	Non-Rental	Diversified	2.74	934	0.23	0.56	2.08	20.87	-5.92	36.10	23.98	7.03	0.00	7.03	126.57	76.15	4,939	362
Suntec REIT *	Rental	Diversified	1.06	838	0.21	0.50	10.95	-NA-	-2.47	1.39	26.72	6.00	0.00	6.00	61.62	46.58	1,741	142
Mapletree Logistics Trust *	Rental	Industrial	0.77	544	0.14	0.32	8.12	-NA-	12.89	14.04	41.41	16.67	0.00	16.67	132.60	46.39	341	43
Wing Tai Holdings	Non-Rental	Diversified	1.68	485	0.12	0.29	1.79	18.85	3.38	89.60	24.44	-3.45	0.00	-3.45	102.41	61.55	845	119
Singapore Land	Non-Rental	Diversified	5.42	432	0.11	0.26	3.69	6.23	-9.49	17.08	1.31	4.84	0.00	4.84	59.66	49.15	214	34
Allgreen Properties	Non-Rental	Diversified	1.13	432	0.11	0.26	1.77	12.61	4.80	77.95	11.88	-3.42	0.00	-3.42	-NA-	-NA-	2,079	329
Singapore Total				**14,327**	**3.58**	**8.55**	**4.34**											

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Mitsubishi Estate	Non-Rental	Diversified	1412	11,099	2.77	6.62	1.13	5.00	-17.48	-29.35	-12.35	-8.49	0.00	-8.49	-1.87	38.09	28,601	176
Mitsui Fudosan	Non-Rental	Diversified	1519	10,230	2.55	6.10	1.45	6.67	-16.49	-21.98	-9.74	-13.59	0.00	-13.59	4.72	40.85	21,785	146
Sumitomo Realty & Dev	Non-Rental	Diversified	1643	5,977	1.49	3.57	1.22	7.79	-21.40	-25.37	-7.23	-16.13	0.00	-16.13	25.80	53.55	24,700	283
Nippon Building Fund *	Rental	Office	801000	3,317	0.83	1.98	5.59	2.65	-8.39	-15.85	-3.03	-2.32	0.00	-2.32	-16.00	29.90	4,323	89
Japan Real Estate *	Rental	Office	734000	2,299	0.57	1.37	5.16	0.53	-5.82	-10.00	-8.36	-3.17	0.00	-3.17	-5.48	25.80	3,102	92
Japan Retail Fund *	Rental	Retail	487000	1,438	0.36	0.86	6.32	-4.96	-11.95	20.78	12.48	-1.81	0.00	-1.81	34.28	35.98	1,791	85
Nomura Real Estate Office Fund	Rental	Office	597000	1,382	0.34	0.82	5.72	-2.26	-11.18	-11.06	-2.77	-7.44	0.00	-7.44	6.29	30.82	1,292	64
Aeon Mall Co Ltd	Rental	Retail	1869	1,293	0.32	0.77	1.07	4.80	-14.48	-39.06	2.23	-14.85	0.00	-14.85	10.40	41.66	2,212	117
Tokyu Land	Non-Rental	Diversified	359	1,093	0.27	0.65	2.37	5.41	-30.31	-4.22	-18.41	-17.66	0.00	-17.66	8.36	50.54	6,035	378
Japan Prime Realty Inv. *	Rental	Office	218200	1,034	0.26	0.62	6.51	-1.91	-10.19	-7.11	4.40	-1.93	0.00	-1.93	5.38	40.51	851	56
ORIX JREIT *	Rental	Office	465000	890	0.22	0.53	6.70	-1.48	-8.53	-6.35	9.40	-3.93	0.00	-3.93	18.29	39.34	1,004	77
NTT Urban Development	Non-Rental	Office	82400	829	0.21	0.49	1.46	-NA-	-23.33	-34.02	-11.87	-10.43	0.00	-10.43	-12.63	38.92	2,392	197
United Urban Investment *	Rental	Diversified	526000	803	0.20	0.48	6.65	-0.66	-2.22	22.44	27.05	1.35	0.00	1.35	54.81	37.81	604	51
Tokyo Tatemono	Non-Rental	Office	439	800	0.20	0.48	2.96	-1.92	-28.80	-7.19	-18.55	-20.18	0.00	-20.18	10.17	62.25	10,388	888
Kenedix Realty Investment *	Rental	Diversified	337000	515	0.13	0.31	8.25	-NA-	-11.82	-5.51	0.90	-3.44	0.00	-3.44	40.82	59.57	899	119
Top REIT *	Rental	Diversified	432000	512	0.13	0.31	6.03	-NA-	-NA-	14.89	15.82	11.63	0.00	11.63	33.75	-NA-	419	56
Mori Trust Sogo REIT *	Rental	Office	725000	443	0.11	0.26	5.98	-0.17	-7.25	-5.74	5.53	-3.33	0.00	-3.33	0.74	31.67	555	86
Tokyu REIT *	Rental	Diversified	448000	434	0.11	0.26	7.33	-2.24	-16.05	-29.22	-11.36	-14.83	0.00	-14.83	-13.32	33.32	663	104
Premier Investment Co. *	Rental	Diversified	373000	374	0.09	0.22	8.88	-4.55	-11.47	-8.55	8.43	-4.85	0.00	-4.85	38.56	56.33	317	58
Daibiru Corp	Non-Rental	Office	781	349	0.09	0.21	1.34	1.80	-12.45	0.19	-6.02	-7.02	0.00	-7.02	-17.21	41.09	225	44
Heiwa Real Estate	Non-Rental	Diversified	308	343	0.09	0.20	3.90	0.06	-22.85	-15.14	-2.53	-5.23	0.00	-5.23	36.52	36.08	659	131
Japan Total				**45,764**	**11.42**	**27.31**	**2.77**											

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Asia	EUR	1,410.48	167,588.50	100.00	4.65	5.26	-8.04	8.67	9.03	3.34	34.78	26.72
Pure Asia	EUR	1,472.40	146,164.25	87.22	4.06	6.17	-7.64	12.70	6.27	2.17	34.32	27.56
Asia ex Australia	EUR	1,423.07	125,045.80	74.61	2.74	-NA-	-4.30	20.13	2.49	0.61	34.42	27.87
Asia Dividend+	EUR	1,760.79	107,820.47	64.34	6.39	-NA-	-4.12	14.00	16.00	7.98	46.53	26.77
Australia	EUR	1,222.89	42,542.69	25.39	10.24	-4.61	-19.33	-23.39	34.89	12.45	30.96	32.33
Pure Australia	EUR	911.03	20,718.87	12.36	11.64	-10.07	-27.90	-34.17	37.15	12.81	22.10	39.33
Japan	EUR	1,456.60	45,763.81	27.31	2.77	4.59	-13.55	-9.51	-3.47	-7.89	1.34	28.52
Hong Kong	EUR	1,572.90	64,535.58	38.51	2.34	12.32	5.91	55.01	4.82	6.22	69.46	34.09
Singapore	EUR	1,142.42	14,327.49	8.55	4.34	13.20	-3.51	24.44	12.97	6.73	54.36	33.46
New Zealand	EUR	1,193.58	418.93	0.25	7.55	-NA-	-3.63	3.17	26.21	5.56	29.05	23.16
Asia	USD	2,039.61	244,965.86	100.00	4.65	8.75	-3.55	13.08	13.62	5.26	41.73	31.94
Pure Asia	USD	2,129.01	213,649.81	87.22	4.06	9.69	-3.12	17.28	10.74	4.07	41.24	32.90
Asia ex Australia	USD	1,592.15	182,780.76	74.61	2.74	-NA-	0.37	25.00	6.81	2.48	41.35	32.75
Asia Dividend+	USD	2,125.93	157,602.32	64.34	6.39	8.53	0.56	18.63	20.88	9.98	54.08	32.17
Australia	USD	1,783.41	62,185.10	25.39	10.24	-1.45	-15.39	-20.27	40.58	14.54	37.71	36.52
Pure Australia	USD	1,328.60	30,284.99	12.36	11.64	-7.09	-24.37	-31.50	42.93	14.90	28.40	43.69
Japan	USD	2,124.23	66,893.44	27.31	2.77	8.06	-9.33	-5.83	0.59	-6.18	6.56	31.83
Hong Kong	USD	2,293.84	94,332.33	38.51	2.34	16.04	11.09	61.31	9.23	8.19	78.20	38.62
Singapore	USD	1,666.04	20,942.64	8.55	4.34	16.95	1.20	29.49	17.73	8.71	62.32	41.40
New Zealand	USD	1,283.55	612.35	0.25	7.55	-NA-	4.30	7.36	31.52	7.52	35.70	28.15
Asia	GBP	2,055.22	153,164.91	100.00	4.65	11.47	1.58	26.03	17.00	7.27	27.41	27.15
Pure Asia	GBP	2,145.31	133,584.55	87.22	4.06	12.43	2.02	30.71	14.03	6.05	26.97	28.20
Asia ex Australia	GBP	1,604.33	114,283.67	74.61	2.74	-NA-	5.70	39.31	9.98	4.43	27.07	28.18
Asia Dividend+	GBP	2,382.58	98,540.85	64.34	6.39	11.24	5.90	32.21	24.47	12.08	38.51	27.66
Australia	GBP	1,797.06	38,881.23	25.39	10.24	1.01	-10.89	-11.15	44.75	16.72	23.80	33.40
Pure Australia	GBP	1,338.77	18,935.69	12.36	11.64	-4.76	-20.36	-23.66	47.17	17.09	15.43	41.70
Japan	GBP	2,140.49	41,825.12	27.31	2.77	10.76	-4.51	4.95	3.58	-4.40	-4.21	28.64
Hong Kong	GBP	2,311.40	58,981.29	38.51	2.34	18.94	16.99	79.77	12.48	10.25	60.19	34.16
Singapore	GBP	1,678.80	13,094.39	8.55	4.34	19.87	6.58	44.32	21.23	10.78	45.91	35.44
New Zealand	GBP	1,540.68	382.87	0.25	7.55	-NA-	6.45	19.65	35.43	9.57	21.99	25.86

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Asia	JPY	1,784.15	21,933,018.52	100.00	4.65	4.33	-12.04	-4.63	5.44	1.60	39.98	34.13
Pure Asia	JPY	1,862.35	19,129,135.98	87.22	4.06	5.22	-11.66	-1.09	2.76	0.44	39.50	34.85
Asia ex Australia	JPY	1,392.73	16,365,275.49	74.61	2.74	-NA-	-8.47	5.42	-0.89	-1.09	39.61	34.62
Asia Dividend+	JPY	1,717.76	14,110,923.60	64.34	6.39	-NA-	-8.30	0.05	12.18	6.16	52.18	34.27
Australia	JPY	1,560.03	5,567,743.03	25.39	10.24	-5.46	-22.84	-32.76	30.45	10.56	36.02	38.70
Pure Australia	JPY	1,162.19	2,711,566.40	12.36	11.64	-10.87	-31.03	-42.23	32.64	10.90	26.82	44.79
Japan	JPY	1,868.84	5,989,303.86	27.31	2.77	3.66	-17.31	-20.58	-6.66	-9.46	5.26	33.21
Hong Kong	JPY	2,006.53	8,446,045.48	38.51	2.34	11.32	1.30	36.04	1.36	4.43	76.00	40.66
Singapore	JPY	1,457.37	1,875,099.21	8.55	4.34	12.18	-7.71	9.21	9.25	4.92	60.32	42.49
New Zealand	JPY	1,121.53	54,826.94	0.25	7.55	-NA-	-7.82	-9.46	22.05	3.78	34.03	31.34
Australia	AUD	1,340.62	70,460.69	25.39	10.24	-5.27	-20.00	-28.74	28.80	9.42	8.79	27.87
Australia Hedged	USD	666.95	62,185.10	10.62	0.00	-NA-	-20.55	-26.33	28.76	9.63	8.54	26.95
Pure Australia	AUD	998.05	34,315.31	12.36	11.64	-10.70	-28.51	-38.81	30.93	9.76	1.35	35.48
Hong Kong	HKD	2,301.93	731,080.30	38.51	2.34	15.90	10.89	61.01	9.23	8.19	78.19	38.69
Singapore	SGD	1,415.46	29,509.23	8.55	4.34	12.85	-2.72	27.62	14.61	6.30	58.75	36.99
New Zealand	NZD	1,282.53	846.49	0.25	7.55	-NA-	-2.29	-0.90	17.78	1.92	9.56	16.07
Asia 33	EUR	900.78	133,568.71	79.70	3.96	-NA-	-8.04	5.82	9.10	3.21	32.26	25.51
Asia 33	USD	1,314.90	195,424.38	79.78	3.96	-NA-	-3.52	7.72	13.24	5.68	37.35	29.73
Asia 33	GBP	1,317.36	121,487.25	79.32	3.96	-NA-	1.41	21.10	17.09	6.59	23.37	25.48
Asia 33	JPY	1,149.12	17,480,711.00	79.70	3.96	-NA-	-12.04	-8.26	6.15	1.66	36.01	32.79
Asia 33	HKD	1,306.35	1,514,480.34	79.70	3.96	-NA-	-3.70	7.48	13.24	5.66	37.35	29.76
Asia 33	AUD	976.21	221,720.42	132.30	3.96	-NA-	-NA-	-NA-	4.46	0.59	-NA-	-NA-

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Asia	AUD	1,512.26	277,565.92	165.62	4.65	-NA-	-NA-	-NA-	4.08	0.55	-NA-	-NA-
Pure Asia	AUD	1,578.55	242,082.33	144.45	4.06	-NA-	-NA-	-NA-	1.44	-0.59	-NA-	-NA-
Asia ex Australia	AUD	1,180.49	207,105.23	123.58	2.74	-NA-	-NA-	-NA-	-2.16	-2.11	-NA-	-NA-
Asia Dividend+	AUD	1,836.15	178,576.04	106.56	6.39	-NA-	-NA-	-NA-	10.73	5.06	-NA-	-NA-
Australia	AUD	1,340.62	70,460.69	42.04	10.24	-NA-	-NA-	-NA-	28.80	9.42	-NA-	-NA-
Pure Australia	AUD	998.05	34,315.31	20.48	11.64	-NA-	-NA-	-NA-	30.93	9.76	-NA-	-NA-
Japan	AUD	1,575.00	75,795.62	45.23	2.77	-NA-	-NA-	-NA-	-7.86	-10.38	-NA-	-NA-
Hong Kong	AUD	1,700.76	106,886.08	63.78	2.34	-NA-	-NA-	-NA-	0.06	3.35	-NA-	-NA-
Singapore	AUD	1,235.28	23,729.69	14.16	4.34	-NA-	-NA-	-NA-	7.85	3.84	-NA-	-NA-
New Zealand	AUD	1,140.05	693.84	0.41	7.55	-NA-	-NA-	-NA-	20.48	2.71	-NA-	-NA-

*** -5 & -3 Years Total Returns are annualised**

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EPRA/NAREIT Asia Index - Index Performance

Net Total Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Asia	EUR	1,409.33	167,588.50	100.00	4.59	-NA-	-8.07	8.60	9.02	3.33	34.71	26.71
Pure Asia	EUR	1,471.02	146,164.25	87.22	3.99	-NA-	-7.67	12.62	6.25	2.16	34.24	27.53
Asia ex Australia	EUR	1,421.60	125,045.80	74.61	2.67	-NA-	-4.35	20.02	2.47	0.60	34.34	27.82
Australia	EUR	1,726.96	42,542.69	25.39	10.24	-NA-	-9.49	8.20	90.50	58.81	84.94	47.01
Pure Australia	EUR	911.03	20,718.87	12.36	11.64	-NA-	-27.90	-34.17	37.15	12.81	22.10	39.51
Hong Kong	EUR	2,221.24	64,535.58	38.51	2.34	-NA-	18.83	118.91	48.02	50.00	139.31	44.25
Japan	EUR	2,045.85	45,763.81	27.31	2.57	-NA-	-3.14	27.54	36.24	30.02	42.88	33.27
New Zealand	EUR	1,259.82	418.93	0.25	7.89	-NA-	-2.01	7.83	31.43	9.92	34.65	23.86
Singapore	EUR	1,642.01	14,327.49	8.55	4.34	-NA-	8.42	75.73	59.54	50.72	117.98	44.24
Asia	USD	2,037.94	244,965.86	100.00	4.59	-NA-	-3.58	13.01	13.61	5.25	41.66	31.95
Pure Asia	USD	2,127.01	213,649.81	87.22	3.99	-NA-	-3.16	17.19	10.72	4.05	41.16	32.90
Asia ex Australia	USD	1,590.51	182,780.76	74.61	2.67	-NA-	0.33	24.90	6.79	2.46	41.26	32.73
Australia	USD	1,783.41	62,185.10	25.39	10.24	-NA-	-15.39	-20.27	40.58	14.54	37.71	36.67
Pure Australia	USD	1,328.60	30,284.99	12.36	11.64	-NA-	-24.37	-31.50	42.93	14.90	28.40	43.85
Hong Kong	USD	2,293.84	94,332.33	38.51	2.34	-NA-	11.09	61.31	9.23	8.19	78.20	38.62
Japan	USD	2,112.72	66,893.44	27.31	2.57	-NA-	-9.45	-6.02	0.54	-6.22	6.39	31.80
New Zealand	USD	1,301.00	612.35	0.25	7.89	-NA-	1.40	7.76	31.52	7.52	35.97	28.02
Singapore	USD	1,695.67	20,942.64	8.55	4.34	-NA-	1.36	29.49	17.73	8.71	62.31	41.37
Asia	GBP	2,060.51	153,164.91	100.00	4.59	-NA-	1.66	26.37	17.38	7.62	27.77	27.17
Pure Asia	GBP	2,143.29	133,584.55	87.22	3.99	-NA-	1.98	30.61	14.01	6.03	26.89	28.17
Asia ex Australia	GBP	1,602.68	114,283.67	74.61	2.67	-NA-	5.66	39.20	9.96	4.41	26.99	28.13
Australia	GBP	1,798.10	38,881.23	25.39	10.24	-NA-	-10.88	-11.09	44.84	16.79	23.87	33.55
Pure Australia	GBP	1,338.77	18,935.69	12.36	11.64	-NA-	-20.36	-23.66	47.17	17.09	15.43	41.84
Hong Kong	GBP	2,312.74	58,981.29	38.51	2.34	-NA-	17.01	79.88	12.54	10.32	60.28	34.14
Japan	GBP	2,130.13	41,825.12	27.31	2.57	-NA-	-4.62	4.80	3.58	-4.38	-4.30	28.59
New Zealand	GBP	1,311.72	382.87	0.25	7.89	-NA-	0.75	0.87	13.76	-7.97	2.67	26.03
Singapore	GBP	1,709.65	13,094.39	8.55	4.34	-NA-	6.77	44.40	21.30	10.84	46.00	35.37

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EPRA/NAREIT Asia Index - Index Performance

Net Total Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Asia	JPY	1,788.54	21,933,018.52	100.00	4.59	-NA-	-11.97	-4.38	5.77	1.92	40.37	34.23
Pure Asia	JPY	1,860.60	19,129,135.98	87.22	3.99	-NA-	-11.69	-1.16	2.75	0.43	39.42	34.91
Asia ex Australia	JPY	1,391.29	16,365,275.49	74.61	2.67	-NA-	-8.51	5.33	-0.91	-1.10	39.52	34.62
Australia	JPY	1,672.80	5,567,743.03	25.39	10.24	-NA-	-21.02	-27.90	39.88	18.55	45.85	40.14
Pure Australia	JPY	1,162.19	2,711,566.40	12.36	11.64	-NA-	-31.03	-42.23	32.64	10.90	26.82	45.14
Hong Kong	JPY	2,151.57	8,446,045.48	38.51	2.34	-NA-	3.69	45.87	8.69	11.97	88.73	41.17
Japan	JPY	1,858.70	5,989,303.86	27.31	2.57	-NA-	-17.42	-20.73	-6.71	-9.49	5.09	33.18
New Zealand	JPY	1,220.31	54,826.94	0.25	7.89	-NA-	-5.32	-2.44	31.02	11.40	44.17	32.03
Singapore	JPY	1,590.51	1,875,099.21	8.55	4.34	-NA-	-5.39	17.10	17.15	12.51	71.91	43.03
Australia	AUD	1,340.62	70,460.69	25.39	10.24	-NA-	-20.00	-28.74	28.80	9.42	8.79	28.02
Pure Australia	AUD	998.05	34,315.31	12.36	11.64	-NA-	-28.51	-38.81	30.93	9.76	1.35	35.64
Hong Kong	HKD	2,301.93	731,080.30	38.51	2.34	-NA-	10.89	61.01	9.23	8.19	78.19	38.69
New Zealand	NZD	1,300.01	846.49	0.25	7.89	-NA-	-1.99	-0.53	17.78	1.92	9.78	16.66
Singapore	SGD	1,440.63	29,509.23	8.55	4.34	-NA-	-2.57	27.62	14.61	6.30	58.75	36.97

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EPRA/NAREIT Asia Index - Index Performance

Net Total Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Asia	AUD	1,501.10	277,565.92	165.62	4.59	-NA-	-NA-	-NA-	3.39	-0.12	-NA-	-NA-
Pure Asia	AUD	1,577.07	242,082.33	144.45	3.99	-NA-	-NA-	-NA-	1.42	-0.60	-NA-	-NA-
Asia ex Australia	AUD	1,179.28	207,105.23	123.58	2.67	-NA-	-NA-	-NA-	-2.18	-2.12	-NA-	-NA-
Australia	AUD	1,340.62	70,460.69	42.04	10.24	-NA-	-NA-	-NA-	28.80	9.42	-NA-	-NA-
Pure Australia	AUD	998.05	34,315.31	20.48	11.64	-NA-	-NA-	-NA-	30.93	9.76	-NA-	-NA-
Hong Kong	AUD	2,080.44	106,886.08	63.78	2.34	-NA-	-NA-	-NA-	22.40	26.42	-NA-	-NA-
Japan	AUD	1,916.18	75,795.62	45.23	2.57	-NA-	-NA-	-NA-	12.66	9.58	-NA-	-NA-
New Zealand	AUD	1,179.97	693.84	0.41	7.89	-NA-	-NA-	-NA-	23.03	4.88	-NA-	-NA-
Singapore	AUD	1,537.93	23,729.69	14.16	4.34	-NA-	-NA-	-NA-	31.92	27.03	-NA-	-NA-

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EPRA/NAREIT Asia Index - Index Performance

Price Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Asia	EUR	997.00	167,588.50	100.00	0.00	1.52	-11.33	3.89	8.13	3.09	30.70	26.83
Pure Asia	EUR	1,066.81	146,164.25	87.22	0.00	2.90	-10.52	8.22	5.74	1.89	31.06	27.56
Asia ex Australia	EUR	1,280.97	125,045.80	74.61	0.00	-NA-	-6.62	15.99	1.98	0.36	31.53	27.80
Asia Dividend+	EUR	1,505.74	107,820.47	64.34	0.00	-NA-	-8.72	7.48	14.85	7.78	41.06	26.94
Australia	EUR	642.10	42,542.69	25.39	0.00	-10.90	-24.84	-29.72	32.09	12.17	22.49	32.32
Pure Australia	EUR	478.30	20,718.87	12.36	0.00	-16.00	-32.86	-39.81	36.56	12.32	16.28	39.62
Japan	EUR	1,281.65	45,763.81	27.31	0.00	2.94	-15.16	-12.03	-4.18	-8.38	-0.94	28.55
Hong Kong	EUR	1,199.50	64,535.58	38.51	0.00	9.28	2.94	49.17	4.55	6.13	66.78	34.02
Singapore	EUR	838.84	14,327.49	8.55	0.00	9.14	-7.33	16.83	11.98	6.73	46.86	33.03
New Zealand	EUR	887.26	418.93	0.25	0.00	-NA-	-9.92	-4.89	26.21	5.56	23.54	22.68
Asia	USD	1,440.39	244,965.86	100.00	0.00	4.88	-7.00	8.11	12.68	5.00	37.44	31.97
Pure Asia	USD	1,541.24	213,649.81	87.22	0.00	6.31	-6.14	12.62	10.19	3.79	37.82	32.82
Asia ex Australia	USD	1,433.14	182,780.76	74.61	0.00	-NA-	-2.05	20.70	6.27	2.23	38.31	32.64
Asia Dividend+	USD	1,818.00	157,602.32	64.34	0.00	3.42	-4.26	11.85	19.69	9.79	48.33	32.26
Australia	USD	936.41	62,185.10	25.39	0.00	-7.95	-21.17	-26.86	37.66	14.25	28.80	36.48
Pure Australia	USD	697.53	30,284.99	12.36	0.00	-13.21	-29.57	-37.36	42.31	14.40	22.27	43.75
Japan	USD	1,869.09	66,893.44	27.31	0.00	6.35	-11.01	-8.46	-0.14	-6.68	4.16	31.80
Hong Kong	USD	1,749.29	94,332.33	38.51	0.00	12.90	7.97	55.22	8.96	8.10	75.38	38.49
Singapore	USD	1,223.32	20,942.64	8.55	0.00	12.76	-2.80	21.57	16.69	8.71	54.43	41.07
New Zealand	USD	954.14	612.35	0.25	0.00	-NA-	-5.51	-1.03	31.52	7.52	29.91	27.55
Asia	GBP	1,451.41	153,164.91	100.00	0.00	7.51	-2.06	20.49	16.02	7.00	23.55	27.14
Pure Asia	GBP	1,553.04	133,584.55	87.22	0.00	8.97	-1.16	25.51	13.46	5.76	23.89	28.09
Asia ex Australia	GBP	1,444.11	114,283.67	74.61	0.00	-NA-	3.15	34.51	9.43	4.17	24.34	28.05
Asia Dividend+	GBP	2,037.46	98,540.85	64.34	0.00	6.01	0.83	24.65	23.24	11.88	33.34	27.66
Australia	GBP	943.58	38,881.23	25.39	0.00	-5.65	-16.98	-18.49	41.74	16.43	15.79	33.14
Pure Australia	GBP	702.87	18,935.69	12.36	0.00	-11.04	-25.83	-30.19	46.54	16.58	9.92	41.68
Japan	GBP	1,883.40	41,825.12	27.31	0.00	9.01	-6.29	2.02	2.82	-4.90	-6.36	28.58
Hong Kong	GBP	1,762.68	58,981.29	38.51	0.00	15.73	13.70	72.99	12.19	10.16	57.66	34.00
Singapore	GBP	1,232.68	13,094.39	8.55	0.00	15.58	2.37	35.49	20.16	10.78	38.82	35.32
New Zealand	GBP	1,145.28	382.87	0.25	0.00	-NA-	-0.50	10.30	35.43	9.57	16.79	25.51

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EPRA/NAREIT Asia Index - Index Performance

Price Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Asia	JPY	1,259.98	21,933,018.52	100.00	0.00	0.61	-15.19	-8.82	4.56	1.35	35.75	34.14
Pure Asia	JPY	1,348.20	19,129,135.98	87.22	0.00	1.98	-14.41	-5.02	2.25	0.17	36.12	34.77
Asia ex Australia	JPY	1,253.64	16,365,275.49	74.61	0.00	-NA-	-10.68	1.79	-1.38	-1.33	36.61	34.54
Asia Dividend+	JPY	1,468.95	14,110,923.60	64.34	0.00	-NA-	-12.69	-5.67	11.07	5.96	46.51	34.32
Australia	JPY	819.12	5,567,743.03	25.39	0.00	-11.70	-28.11	-38.32	27.74	10.28	27.22	38.55
Pure Australia	JPY	610.16	2,711,566.40	12.36	0.00	-16.75	-35.78	-47.17	32.06	10.42	20.77	44.81
Japan	JPY	1,647.40	5,989,303.86	27.31	0.00	2.02	-18.85	-22.80	-7.34	-9.93	2.88	33.19
Hong Kong	JPY	1,530.19	8,446,045.48	38.51	0.00	8.31	-1.54	30.91	1.11	4.34	73.22	40.58
Singapore	JPY	1,070.10	1,875,099.21	8.55	0.00	8.17	-11.36	2.53	8.29	4.92	52.53	42.21
New Zealand	JPY	833.69	54,826.94	0.25	0.00	-NA-	-13.84	-16.53	22.05	3.78	28.32	30.79
Australia	AUD	703.63	70,460.69	25.39	0.00	-11.52	-25.45	-34.63	26.10	9.14	1.75	27.78
Australia Hedged	USD	487.26	62,185.10	25.39	0.00	-NA-	-26.04	-32.58	26.03	9.33	1.39	26.94
Pure Australia	AUD	524.07	34,315.31	12.36	0.00	-16.58	-33.40	-44.02	30.36	9.28	-3.41	35.80
Hong Kong	HKD	1,755.95	731,080.30	38.51	0.00	12.76	7.77	54.94	8.96	8.09	75.38	38.57
Singapore	SGD	1,041.23	29,509.23	8.55	0.00	8.81	-6.56	19.82	13.61	6.30	51.03	36.62
New Zealand	NZD	952.68	846.49	0.25	0.00	-NA-	-8.69	-8.62	17.78	1.92	4.95	15.45
Asia 33	EUR	762.55	133,568.71	79.70	0.00	-NA-	-11.41	1.15	8.18	2.94	28.36	-NA-
Asia 33	USD	1,113.13	195,424.38	79.78	0.00	-NA-	-7.05	2.97	12.29	5.41	33.29	-NA-
Asia 33	GBP	1,115.20	121,487.25	79.32	0.00	-NA-	-2.30	15.76	16.11	6.32	19.73	-NA-
Asia 33	JPY	972.78	17,480,711.00	79.70	0.00	-NA-	-15.26	-12.31	5.26	1.41	32.00	32.88
Asia 33	HKD	1,105.88	1,514,480.34	79.70	0.00	-NA-	-7.22	2.74	12.29	5.39	33.29	-NA-
Asia 33	AUD	826.40	221,720.42	40.71	0.00	-NA-	-NA-	-NA-	3.59	0.34	-NA-	-NA-

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EPRA/NAREIT Asia Index - Index Performance

Price Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Asia	AUD	1,067.97	277,565.92	165.62	0.00	-NA-	-NA-	-NA-	3.22	0.30	-NA-	-NA-
Pure Asia	AUD	1,142.75	242,082.33	144.45	0.00	-NA-	-NA-	-NA-	0.94	-0.86	-NA-	-NA-
Asia ex Australia	AUD	1,062.60	207,105.23	123.58	0.00	-NA-	-NA-	-NA-	-2.65	-2.35	-NA-	-NA-
Asia Dividend+	AUD	1,570.19	178,576.04	106.56	0.00	-NA-	-NA-	-NA-	9.64	4.87	-NA-	-NA-
Australia	AUD	703.63	70,460.69	42.04	0.00	-NA-	-NA-	-NA-	26.10	9.14	-NA-	-NA-
Pure Australia	AUD	524.07	34,315.31	20.48	0.00	-NA-	-NA-	-NA-	30.36	9.28	-NA-	-NA-
Japan	AUD	1,385.83	75,795.62	45.23	0.00	-NA-	-NA-	-NA-	-8.53	-10.86	-NA-	-NA-
Hong Kong	AUD	1,297.01	106,886.08	63.78	0.00	-NA-	-NA-	-NA-	-0.19	3.26	-NA-	-NA-
Singapore	AUD	907.03	23,729.69	14.16	0.00	-NA-	-NA-	-NA-	6.90	3.84	-NA-	-NA-
New Zealand	AUD	847.47	693.84	0.41	0.00	-NA-	-NA-	-NA-	20.48	2.71	-NA-	-NA-

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EPRA/NAREIT Asia Index - Asset Class Comparison

Gross Total Return Index Description	Curr	Close Value 30-Sep	12 Mths Estimated Div Yld (%) 30-Sep	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) 30-Sep	Total Rtn (%) YTD	36 Mths Vlty (%)
Asia Real Estate **	Local	1,556.00	4.65	5.65	-8.27	4.08	8.73	2.84	34.26	28.86
Asia FTSE	Local	236.18	2.68	6.32	-3.94	3.47	9.17	1.27	30.54	22.13
Japan Real Estate **	JPY	1,868.84	2.77	3.66	-17.31	-20.58	-6.66	-9.46	5.26	33.21
Japan FTSE	JPY	75.36	1.62	-2.21	-16.41	-16.69	-2.12	-6.00	7.15	21.36
Japan JP Morgan Bonds	JPY	239.41	-NA-	1.72	2.42	3.19	0.75	0.31	0.41	2.05
Australia Real Estate **	AUD	1,340.62	10.24	-5.27	-20.00	-28.74	28.80	9.42	8.79	27.87
Australia FTSE	AUD	996.13	5.18	10.73	2.04	9.26	22.34	6.76	33.27	17.87
Australia JP Morgan Bonds	AUD	691.34	-NA-	5.93	6.60	6.32	1.92	1.28	-2.70	4.67
Hong Kong Real Estate **	HKD	2,301.93	2.34	15.90	10.89	61.01	9.23	8.19	78.19	38.69
Hong Kong FTSE	HKD	1,439.56	4.12	15.14	10.29	27.81	11.73	6.58	51.02	31.69
Hong Kong JP Morgan Bonds	HKD	159.82	-NA-	4.36	5.76	4.53	1.45	0.19	-0.71	4.34
Singapore Real Estate **	SGD	1,415.46	4.34	12.85	-2.72	27.62	14.61	6.30	58.75	36.99
Singapore FTSE	SGD	462.52	5.13	10.37	5.18	16.60	14.75	2.37	55.23	31.23
Singapore JP Morgan Bonds	SGD	150.40	-NA-	3.87	4.86	6.72	0.92	0.04	0.38	4.22
New Zealand Real Estate **	NZD	1,282.53	7.55	-NA-	-2.29	-0.90	17.78	1.92	9.56	16.07
New Zealand FTSE	NZD	174.13	6.45	0.65	-3.96	6.21	12.63	2.25	17.38	16.82
New Zealand JP Morgan Bonds	NZD	284.09	-NA-	6.93	7.25	7.17	1.58	0.29	0.16	4.82

** 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 214.

*** -5 & -3 Years Total Returns are annualised**

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

Top 20 Constituents:

Company	Investment Focus	Sector	Country	Free Float Mkt Cap (EUR m) 30-Sep	Free Float Asia (%) Weight 30-Sep
Sun Hung Kai Props	Non-Rental	Diversified	HK	19,388	11.57
Westfield Group *	Rental	Retail	AU	19,105	11.40
Mitsubishi Estate	Non-Rental	Diversified	JP	11,099	6.62
Mitsui Fudosan	Non-Rental	Diversified	JP	10,230	6.10
China Overseas Land	Non-Rental	Residential	HK	6,040	3.60
Sumitomo Realty & Dev	Non-Rental	Diversified	JP	5,977	3.57
Stockland Trust Group *	Non-Rental	Diversified	AU	5,870	3.50
Capitaland	Non-Rental	Diversified	SG	5,727	3.42
Hang Lung Properties	Non-Rental	Diversified	HK	5,220	3.11
Hongkong Land Hldgs	Rental	Office	HK	5,020	3.00
Henderson Land Dev	Non-Rental	Diversified	HK	4,832	2.88
New World Development	Non-Rental	Diversified	HK	4,255	2.54
GPT Group *	Rental	Diversified	AU	3,837	2.29
Nippon Building Fund *	Rental	Office	JP	3,317	1.98
Link REIT *	Rental	Retail	HK	3,219	1.92
Sino Land	Non-Rental	Diversified	HK	2,948	1.76
Mirvac Group *	Non-Rental	Diversified	AU	2,846	1.70
China Resources Land	Non-Rental	Residential	HK	2,826	1.69
Dexus Property Group *	Rental	Diversified	AU	2,398	1.43
Japan Real Estate *	Rental	Office	JP	2,299	1.37

Country Breakdown:

Country Index	Number of Constituents 30-Sep	Free Float Mkt Cap (EUR m) 30-Sep	Free Float Asia (%) Weight 30-Sep
EPRA/NAREIT Australia	13	42,543	25.39%
EPRA/NAREIT Japan	22	45,764	27.31%
EPRA/NAREIT Hong Kong	21	64,536	38.51%
EPRA/NAREIT Singapore	10	14,327	8.55%
EPRA/NAREIT New Zealand	1	419	0.25%
EPRA/NAREIT Asia	**67**	**167,588**	**100.00%**

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EPRA/NAREIT Asia Index - Top & Bottom Performance

EPRA/NAREIT Asia Index - Top 20 Performance:

Stock	Investment Focus	Sector	Country	Price Return Sep-09	Dividend Return Sep-09	Total Return Sep-09
Hopson Development	Non-Rental	Residential	HK	18.25	0.00	18.25
Hang Lung Properties	Non-Rental	Diversified	HK	18.22	0.00	18.22
Ascendas REIT *	Rental	Industrial	SG	16.97	0.00	16.97
CapitaCommercial Trust *	Rental	Office	SG	16.85	0.00	16.85
Mapletree Logistics Trust *	Rental	Industrial	SG	16.67	0.00	16.67
Mirvac Group *	Non-Rental	Diversified	AU	13.51	1.35	14.86
Great Eagle Holdings	Non-Rental	Diversified	HK	14.75	0.00	14.75
Shimao Property	Non-Rental	Residential	HK	13.86	0.00	13.86
Kerry Properties	Non-Rental	Diversified	HK	12.94	0.82	13.76
Capitamall Trust *	Rental	Retail	SG	13.50	0.00	13.50
Dexus Property Group *	Rental	Diversified	AU	13.42	0.00	13.42
Champion REIT *	Rental	Office	HK	12.94	0.00	12.94
GPT Group *	Rental	Diversified	AU	11.38	1.46	12.85
Henderson Land Dev	Non-Rental	Diversified	HK	11.96	0.00	11.96
Top REIT *	Rental	Diversified	JP	11.63	0.00	11.63
Macquarie Office Trust *	Rental	Office	AU	11.11	0.00	11.11
Westfield Group *	Rental	Retail	AU	9.79	0.00	9.79
Shenzhen Investment	Non-Rental	Diversified	HK	7.53	1.79	9.32
Sun Hung Kai Props	Non-Rental	Diversified	HK	8.87	0.00	8.87
Stockland Trust Group *	Non-Rental	Diversified	AU	7.94	0.00	7.94

EPRA/NAREIT Asia Index - Bottom 20 Performance:

Stock	Investment Focus	Sector	Country	Price Return Sep-09	Dividend Return Sep-09	Total Return Sep-09
Japan Real Estate *	Rental	Office	JP	-3.17	0.00	-3.17
Mori Trust Sogo REIT *	Rental	Office	JP	-3.33	0.00	-3.33
Allgreen Properties	Non-Rental	Diversified	SG	-3.42	0.00	-3.42
Kenedix Realty Investment *	Rental	Diversified	JP	-3.44	0.00	-3.44
Wing Tai Holdings	Non-Rental	Diversified	SG	-3.45	0.00	-3.45
ORIX JREIT *	Rental	Office	JP	-3.93	0.00	-3.93
Premier Investment Co. *	Rental	Diversified	JP	-4.85	0.00	-4.85
Heiwa Real Estate	Non-Rental	Diversified	JP	-5.23	0.00	-5.23
Daibiru Corp	Non-Rental	Office	JP	-7.02	0.00	-7.02
Nomura Real Estate Office Fund	Rental	Office	JP	-7.44	0.00	-7.44
Mitsubishi Estate	Non-Rental	Diversified	JP	-8.49	0.00	-8.49
NTT Urban Development	Non-Rental	Office	JP	-10.43	0.00	-10.43
Toc Co	Non-Rental	Office	JP	-11.43	0.00	-11.43
Country Garden Holdings	Non-Rental	Diversified	HK	-11.95	0.00	-11.95
Mitsui Fudosan	Non-Rental	Diversified	JP	-13.59	0.00	-13.59
Tokyu REIT *	Rental	Diversified	JP	-14.83	0.00	-14.83
Aeon Mall Co Ltd	Rental	Retail	JP	-14.85	0.00	-14.85
Sumitomo Realty & Dev	Non-Rental	Diversified	JP	-16.13	0.00	-16.13
Tokyu Land	Non-Rental	Diversified	JP	-17.66	0.00	-17.66
Tokyo Tatemono	Non-Rental	Office	JP	-20.18	0.00	-20.18

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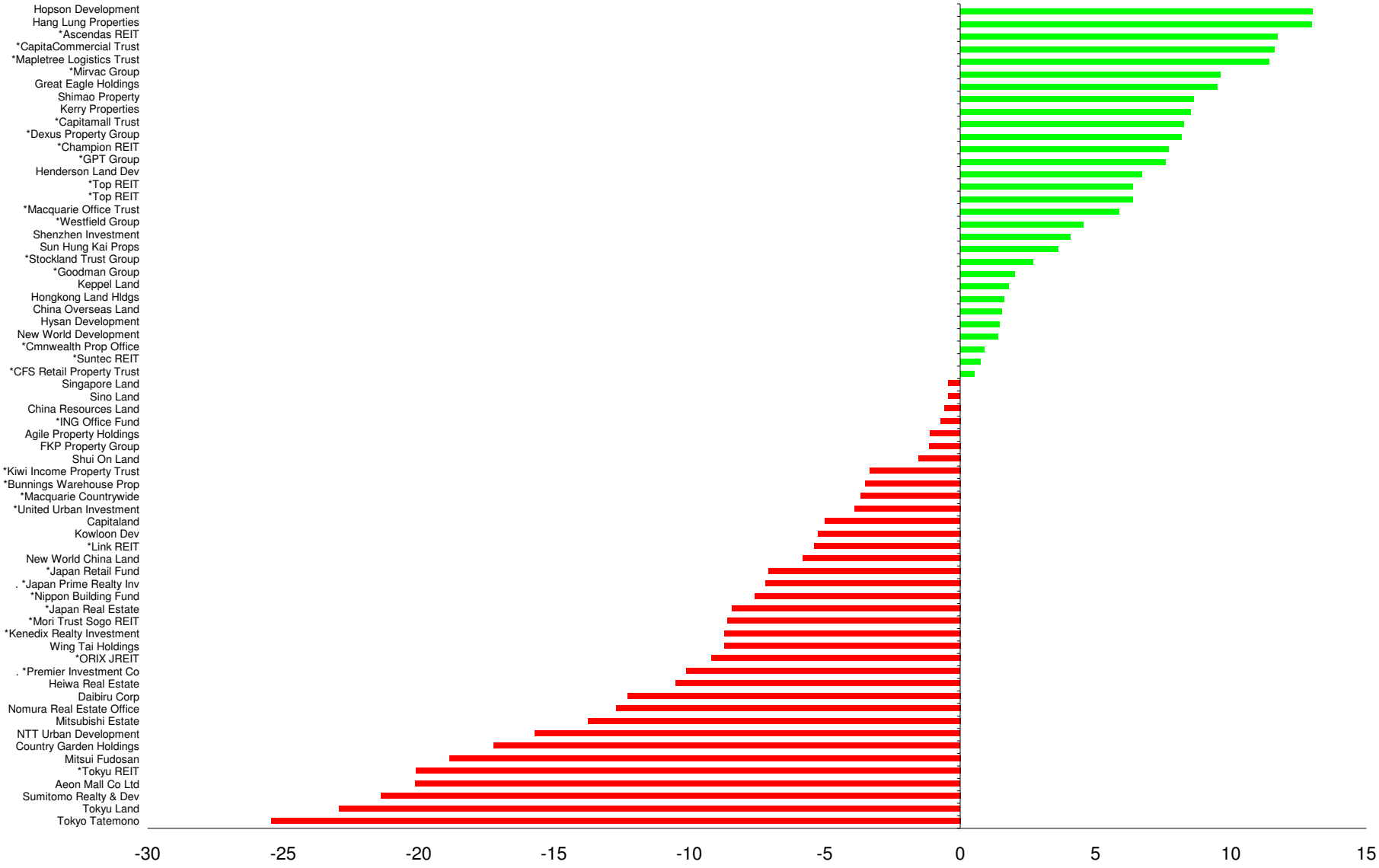
Graph 12: Total Return Performance relative to Regional Developed Index - Asia



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Section 4

EPRA/NAREIT Europe Developed Index

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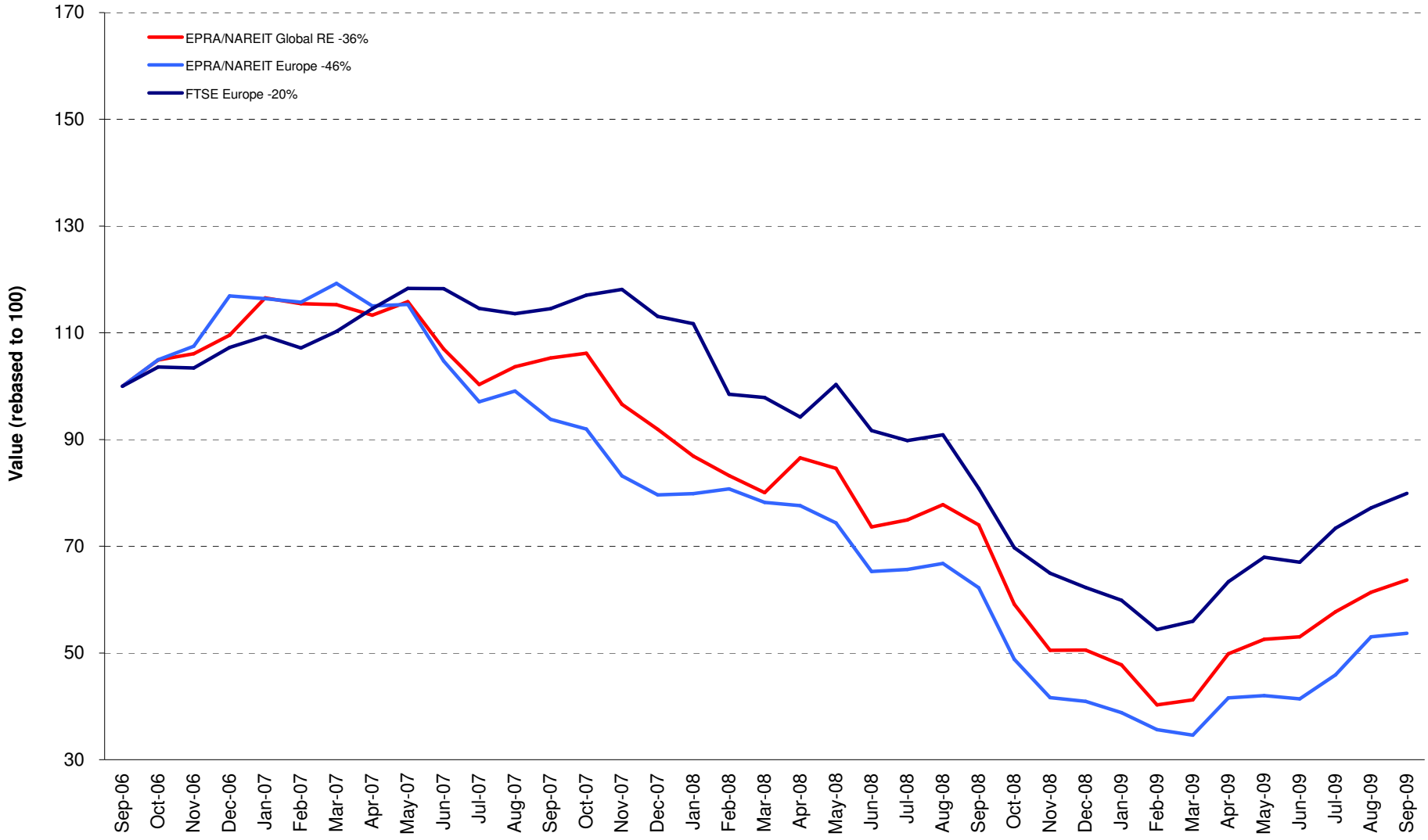
Graph 13: EPRA/NAREIT Europe Developed v EPRA/NAREIT Global Developed & FTSE Europe - Total Return (EUR) Rolling 36 Months Performance



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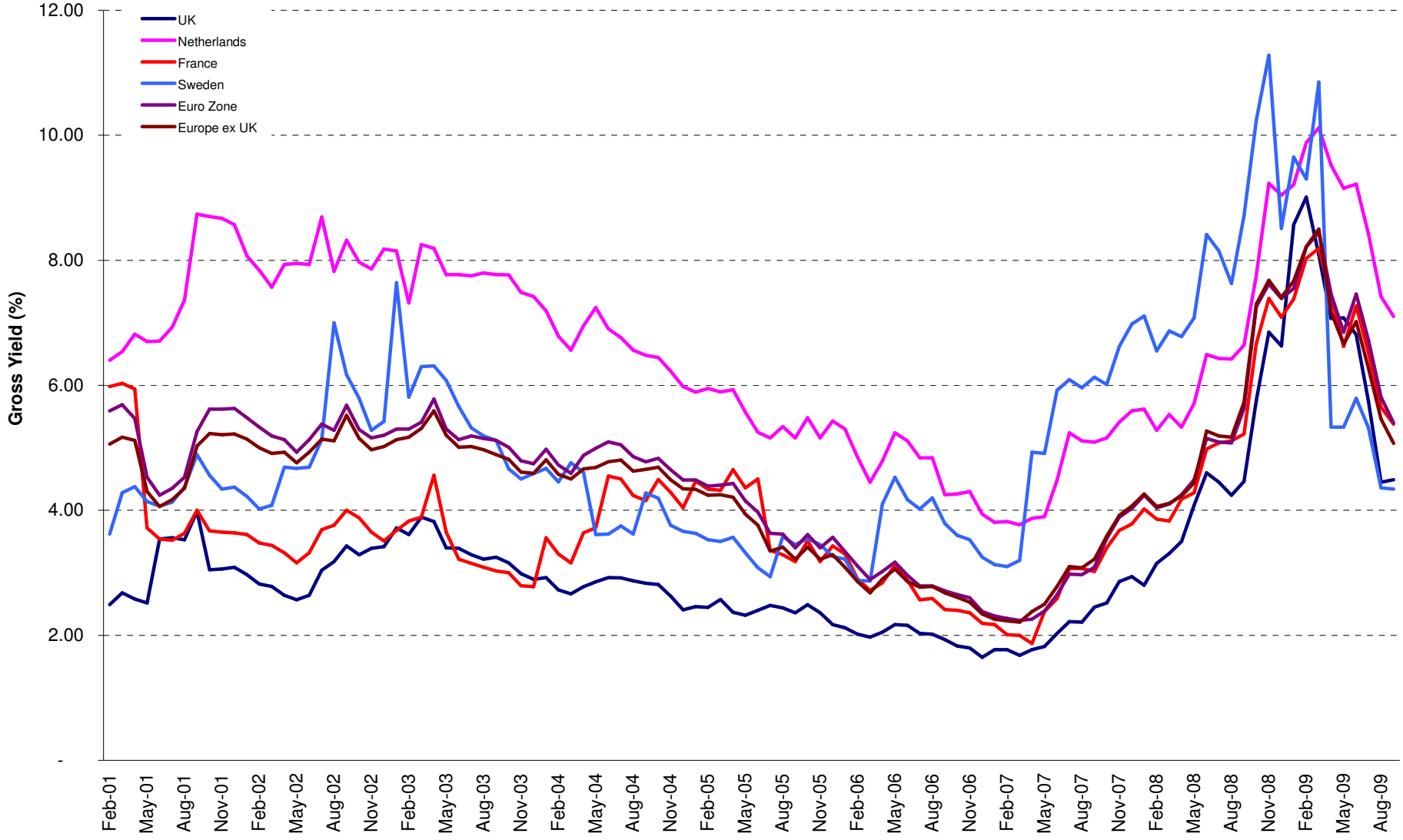
Graph 14: Dividend Yields



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Corporate Actions & Changes Developed Europe

Ex Date	Description
10 September 2009	New FCPT (UK): New name: F&C Commercial Property Trust
11 September 2009	Norwegian Property (Norway): New number of shares: 453,270,823
11 September 2009	Norwegian Property (Norway): New free float percentage: 100% (was 75%)
21 September 2009	Workspace Group (UK): Deletion from the liquid 40 index
21 September 2009	St.Modwen Properties (UK): Addition to the liquid 40 index. Number of shares 200,360,931. Free float: 75%.
21 September 2009	Grainger (UK): Deletion from the liquid 40 index
21 September 2009	Helical Bar (UK): Addition to the liquid 40 index. Number of shares 107,087,012. Free float: 100%.
21 September 2009	Hufvudstaden A (Sweden): Addition to the liquid 40 index. Number of shares 202,996,869. Free float: 40%.
21 September 2009	Nieuwe Steen Inv (Netherlands): Addition to the liquid 40 index. Number of shares 39,351,527. Free float: 100%.
21 September 2009	Citycon (Finland): Deletion from the liquid 40 index
21 September 2009	Quintain Estates and Development (UK): Deletion from the liquid 40 index
21 September 2009	Sponda Oyj (Finland): Addition to the liquid 40 index. Number of shares 276,990,980. Free float: 75%.
21 September 2009	Beni Stabili (Italy): Deletion from the liquid 40 index
21 September 2009	Ca Immobilien (Austria): Deletion from the liquid 40 index
21 September 2009	Norwegian Property ASA (Norway): Addition to the liquid 40 index. Number of shares 453,270,823. Free float: 100%.
21 September 2009	ProLogis European Properties (Netherlands): Addition to the liquid 40 index. Number of shares 188,687,510. Free float: 30%.
21 September 2009	Gagfah (Germany): New free float percentage: 40% (was 20%)
21 September 2009	Vivacon AG (Germany): Constituent deletion
21 September 2009	Acanthe Developpement (France): Constituent deletion
21 September 2009	Unibail - Rodamco (France): Bond Conversion. New number of shares: 88,302,510
24 September 2009	Deutsche Wohnen (Germany): Rights Issue 21 per 10 at EUR 4.50. New number of shares: 81,840,000
25 September 2009	Vastned Retail (Netherlands): New number of shares: 18,563,629
25 September 2009	Vastned Retail (Netherlands): New number of shares: 18,563,629

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Dividends Developed Europe: September

Ex -Date	Company	Investment Focus	Sector	Curr	Gross Dividend	Dividend Yield %	Pay Date	Type
9 September 2009	ISIS Property Trust 2 Ld	Rental	Diversified	GBP	0.018	9.80	25-Sep	Quarterly
16 September 2009	Land Securities *	Rental	Diversified	GBP	0.070	10.40	23-Oct	Quarterly
18 September 2009	Mercialys *	Rental	Retail	EUR	0.440	3.13	9-Oct	Semi-Annual
30 September 2009	Derwent London *	Rental	Office	GBP	0.082	1.90	6-Nov	Semi-Annual
30 September 2009	Development Securities	Non-Rental	Retail	GBP	0.027	2.36	27-Oct	Semi-Annual
30 September 2009	Liberty International *	Rental	Retail	GBP	0.050	7.51	27-Oct	Semi-Annual

** Based on previous period figures

*** Estimated

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Dividends Developed Europe: October

Ex -Date	Company	Investment Focus	Sector	Curr	Gross Dividend	Dividend Yield %	Pay Date	Type
1 October 2009	Derwent London *	Rental	Office	GBP	0.0815 ***	1.90	November	Semi-Annual
1 October 2009	Mercialys *	Rental	Retail	EUR	0.4 ***	3.13	November	Semi-Annual
7 October 2009	Daejan Holdings	Rental	Diversified	GBP	0.533	1.96	6-Nov	Annual
7 October 2009	Primary Health Prop.*	Rental	Health Care	GBP	0.094	6.41	20-Nov	Semi-Annual
10 October 2009	Unibail-Rodamco *	Rental	Diversified	EUR	1.75 ***	4.97	November	Quarterly
14 October 2009	British Land *	Rental	Diversified	GBP	0.065	7.50	13-Nov	Quarterly
15 October 2009	Leasinvest Real Estate *	Rental	Office	EUR	3.85 ***	6.69	November	Annual
22 October 2009	Societe de la Tour Eiffel *	Rental	Diversified	EUR	2.000	14.13	27-Oct	Semi-Annual
27 October 2009	ProLogis European Properties *	Rental	Industrial	EUR	0.18316 ***	13.85	November	Dividend

** Based on previous period figures

*** Estimated

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EPRA/NAREIT Europe Index - Stock Performance

Index Constituents	Investment Focus	Sector	Local Price 30-Sep	Free Float Mkt Cap EUR (m) 30-Sep	Free Float Global Wght (%) 30-Sep	Free Float Europe Wght (%) 30-Sep	Div Yld (%) 30-Sep	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Price Rtn (%) Sep-09	Dividend Rtn (%) Sep-09	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)	Turnover 3 month Annualised EUR (m)	Annual Velocity (%)
CA Immobilien Anlage	Rental	Diversified	8.84	771	0.19	1.04	0.00	-14.83	-25.84	28.12	49.83	2.31	0.00	2.31	110.48	62.95	393	51
Conwert Immobilien	Non-Rental	Residential	9.39	802	0.20	1.08	0.00	-5.79	-16.10	42.27	63.02	9.82	0.00	9.82	193.44	56.43	543	68
Austria Total				**1,573**	**0.39**	**2.12**	**-**											
Befimmo *	Rental	Office	62.00	1,041	0.26	1.40	5.90	4.36	-2.02	4.28	14.58	-4.62	0.00	-4.62	4.40	27.05	476	46
Cofinimmo *	Rental	Office	95.52	856	0.21	1.15	8.17	3.06	-7.46	-16.00	15.08	3.38	0.00	3.38	9.31	19.41	825	96
Warehouses De Pauw *	Rental	Industrial	30.75	264	0.07	0.36	9.62	7.04	-5.11	-11.17	6.03	-4.71	0.00	-4.71	14.91	22.97	104	39
Intervest Offices *	Rental	Office	22.37	155	0.04	0.21	8.99	7.06	0.96	-9.64	19.31	-6.79	0.00	-6.79	37.35	27.80	32	21
Wereldhave Belgium *	Rental	Diversified	49.85	106	0.03	0.14	7.74	0.79	-1.68	6.86	1.01	-7.67	0.00	-7.67	11.87	23.19	38	36
Leasinvest Real Estate *	Rental	Office	57.57	92	0.02	0.12	9.90	6.64	-1.01	-8.30	13.80	-7.89	0.00	-7.89	23.66	23.30	21	23
Belgium Total				**2,515**	**0.63**	**3.39**	**7.48**											
Sponda	Rental	Diversified	2.71	563	0.14	0.76	0.00	3.97	-10.09	2.45	33.50	-2.87	0.00	-2.87	40.12	54.96	946	168
Citycon OYJ	Rental	Retail	2.90	478	0.12	0.64	1.38	13.59	-5.37	36.96	55.91	16.47	0.00	16.47	87.50	39.06	366	77
Technopolis	Rental	Office	3.59	206	0.05	0.28	3.34	11.62	-12.48	-23.98	21.28	-2.71	0.00	-2.71	28.82	42.22	87	42
Finland Total				**1,247**	**0.31**	**1.68**	**1.08**											
Unibail-Rodamco *	Rental	Diversified	141.95	12,535	3.13	16.88	5.28	16.55	-1.27	3.75	33.95	2.90	0.00	2.90	36.81	24.82	12,246	98
Fonciere Des Regions *	Rental	Diversified	79.59	2,780	0.69	3.74	6.66	18.21	-4.98	15.81	48.53	9.03	0.00	9.03	73.24	41.73	1,898	68
Klepierre *	Rental	Retail	27.11	2,395	0.60	3.22	4.61	14.91	-5.02	6.47	47.43	3.40	0.00	3.40	63.43	44.31	2,957	123
Gecina *	Rental	Diversified	81.50	1,522	0.38	2.05	6.99	8.64	-3.24	13.29	84.81	17.81	0.00	17.81	68.30	63.28	2,000	131
Icade	Rental	Diversified	73.20	1,440	0.36	1.94	4.44	-NA-	-1.87	28.42	25.05	12.62	0.00	12.62	23.03	35.10	1,291	90
Mercialys *	Rental	Retail	27.15	1,228	0.31	1.65	3.39	-NA-	4.17	-5.35	25.41	6.05	1.72	7.77	24.20	26.19	1,596	130
Silic *	Rental	Office	88.14	1,146	0.29	1.54	4.88	11.72	-2.17	6.25	40.24	4.68	0.00	4.68	39.43	28.02	562	49
Societe de la Tour Eiffel *	Rental	Diversified	45.99	239	0.06	0.32	10.87	3.37	-21.93	-24.79	92.43	2.77	0.00	2.77	41.34	65.02	389	163
Affine *	Non-Rental	Diversified	17.80	72	0.02	0.10	5.62	3.05	-15.77	-34.23	41.27	-1.66	0.00	-1.66	36.92	45.25	48	66
France Total				**23,357**	**5.83**	**31.45**	**5.38**											

*** -5 & -3 Years Total Returns are annualised**

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EPRA/NAREIT Europe Index - Stock Performance

Index Constituents	Investment Focus	Sector	Local Price 30-Sep	Free Float Mkt Cap EUR (m) 30-Sep	Free Float Global Wght (%) 30-Sep	Free Float Europe Wght (%) 30-Sep	Div Yld (%) 30-Sep	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Price Rtn (%) Sep-09	Dividend Rtn (%) Sep-09	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)	Turnover 3 month Annualised EUR (m)	Annual Velocity (%)
Deutsche Euroshop	Rental	Retail	23.95	906	0.23	1.22	4.38	12.75	0.98	8.51	13.90	7.02	0.00	7.02	2.88	21.10	782	86
Deutsche Wohnen	Rental	Residential	6.74	552	0.14	0.74	0.00	11.78	-32.82	29.56	15.61	-45.47	0.00	-45.47	21.09	107.52	1	0
Gagfah	Rental	Residential	7.57	681	0.17	0.92	10.57	-NA-	-22.03	-8.72	31.47	20.16	0.00	20.16	98.26	80.35	1,910	280
Alstria Office *	Rental	Office	7.88	221	0.06	0.30	6.60	-NA-	-NA-	-4.00	40.71	19.21	0.00	19.21	69.70	-NA-	259	117
DIC Asset	Rental	Diversified	8.95	210	0.05	0.28	3.35	33.65	-26.71	-9.60	77.23	33.38	0.00	33.38	43.89	76.63	225	107
Colonia Real Estate	Rental	Residential	4.28	122	0.03	0.16	0.00	32.13	-45.43	10.31	45.58	30.89	0.00	30.89	49.65	65.41	277	228
Patrizia Immobilien	Rental	Residential	3.59	94	0.02	0.13	0.00	-NA-	-44.58	67.76	29.60	16.18	0.00	16.18	120.25	76.10	60	64
Germany Total				**2,785**	**0.70**	**3.75**	**4.79**											
Eurobank Properties *	Rental	Diversified	8.26	151	0.04	0.20	6.30	-NA-	-10.00	16.45	16.34	4.96	0.00	4.96	54.66	28.88	105	69
Babis Vovos	Rental	Diversified	4.92	125	0.03	0.17	0.00	-16.07	-37.96	-74.77	14.69	-1.60	0.00	-1.60	-45.09	97.65	367	294
Lamda Development	Non-Rental	Diversified	7.16	94	0.02	0.13	0.00	20.16	-1.70	25.61	19.33	8.48	0.00	8.48	69.67	46.88	29	31
Greece Total				**370**	**0.09**	**0.50**	**2.57**											
Beni Stabili	Rental	Office	0.59	226	0.06	0.30	1.70	0.14	-9.37	-7.85	5.46	-4.85	0.00	-4.85	21.01	41.92	230	102
IGD *	Rental	Retail	1.35	166	0.04	0.22	2.60	-NA-	-19.60	-11.93	8.29	-3.86	0.00	-3.86	32.15	42.20	169	102
Italy Total				**392**	**0.10**	**0.53**	**2.08**											
Corio *	Rental	Retail	47.13	3,599	0.90	4.85	5.60	10.06	0.03	-0.23	35.98	10.49	0.00	10.49	51.32	27.83	3,343	93
Wereldhave *	Rental	Diversified	67.30	1,432	0.36	1.93	6.91	5.38	-1.93	4.76	26.98	-1.59	0.00	-1.59	14.21	25.41	1,937	135
Eurocommercial Props *	Rental	Retail	27.06	967	0.24	1.30	6.47	7.13	-4.86	-5.54	23.28	-2.24	0.00	-2.24	12.75	23.43	848	88
Vastned Retail *	Rental	Retail	43.99	817	0.20	1.10	8.93	6.48	-4.96	-3.48	27.80	3.87	0.00	3.87	33.11	35.82	806	99
Nieuwe Steen Inv *	Rental	Diversified	12.75	502	0.13	0.68	10.82	4.02	-6.66	-10.29	18.91	-5.38	0.00	-5.38	22.93	24.61	205	41
ProLogis European Properties	Rental	Industrial	4.26	241	0.06	0.32	13.28	-NA-	-29.98	-29.09	57.63	9.75	0.00	9.75	32.59	92.10	805	334
Vastned Offices/Ind *	Rental	Office	12.10	227	0.06	0.31	13.39	-0.58	-14.92	-6.67	20.52	1.77	0.00	1.77	100.00	51.60	243	107
Netherlands Total				**7,784**	**1.94**	**10.48**	**7.10**											

*** -5 & -3 Years Total Returns are annualised**

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EPRA/NAREIT Europe Index - Stock Performance

Index Constituents	Investment Focus	Sector	Local Price 30-Sep	Free Float Mkt Cap EUR (m) 30-Sep	Free Float Global Wght (%) 30-Sep	Free Float Europe Wght (%) 30-Sep	Div Yld (%) 30-Sep	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Price Rtn (%) Sep-09	Dividend Rtn (%) Sep-09	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)	Turnover 3 month Annualised EUR (m)	Annual Velocity (%)
Norwegian Property ASA	Rental	Office	9.75	521	0.13	0.70	0.00	-NA-	-NA-	-2.50	71.05	32.29	0.00	32.29	60.36	-NA-	1,786	343
Norway Total				**521**	**0.13**	**0.70**	**0.00**											
Castellum	Rental	Diversified	67.50	1,136	0.28	1.53	4.67	9.09	-2.49	18.74	37.47	1.12	0.00	1.12	16.30	32.37	973	86
Fabege	Rental	Office	41.00	679	0.17	0.91	4.88	8.56	-11.47	11.98	57.09	4.59	0.00	4.59	43.33	46.31	1,179	174
Kungsleden	Rental	Diversified	46.30	618	0.15	0.83	3.24	18.88	-2.62	9.63	30.06	-6.65	0.00	-6.65	-11.48	58.48	639	103
Wihlborgs Fastigheter	Rental	Diversified	129.25	471	0.12	0.63	5.03	-NA-	3.77	44.03	24.58	1.37	0.00	1.37	35.75	32.59	431	92
Hufvudstaden A	Rental	Office	56.00	445	0.11	0.60	3.39	12.45	3.46	9.25	16.91	1.82	0.00	1.82	4.80	28.04	401	90
Klovern AB	Rental	Diversified	22.30	273	0.07	0.37	4.48	9.70	4.24	32.39	23.20	0.45	0.00	0.45	28.02	39.13	124	45
Sweden Total				**3,621**	**0.90**	**4.88**	**4.34**											
PSP Swiss Property	Rental	Office	60.00	1,855	0.46	2.50	4.17	9.11	1.79	-3.62	15.61	3.18	0.00	3.18	18.60	21.69	1,096	59
Jelmoli	Rental	Retail	446.00	941	0.23	1.27	2.24	-NA-	-NA-	-NA-	13.20	8.32	0.00	8.32	-NA-	-NA-	1,382	147
Swiss Prime Site	Rental	Office	54.75	764	0.19	1.03	0.00	5.70	2.20	-2.93	16.77	6.52	0.00	6.52	22.29	21.65	905	119
Allreal	Non-Rental	Office	127.00	477	0.12	0.64	3.94	7.65	3.42	3.94	-1.40	-1.55	0.00	-1.55	23.36	14.67	207	43
Zueblin Immobilien Holding	Rental	Office	4.93	124	0.03	0.17	10.14	-5.51	-17.21	-35.56	18.23	1.86	0.00	1.86	5.12	22.07	37	30
Switzerland Total				**4,037**	**1.01**	**5.44**	**3.12**											

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EPRA/NAREIT Europe Index - Stock Performance

Index Constituents	Investment Focus	Sector	Local Price 30-Sep	Free Float Mkt Cap EUR (m) 30-Sep	Free Float Global Wght (%) 30-Sep	Free Float Europe Wght (%) 30-Sep	Div Yld (%) 30-Sep	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Price Rtn (%) Sep-09	Dividend Rtn (%) Sep-09	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)	Turnover 3 month Annualised EUR (m)	Annual Velocity (%)
Land Securities *	Rental	Diversified	6.25	5,170	1.29	6.96	8.18	-2.91	-22.92	-40.41	34.11	1.21	1.13	2.35	-21.11	35.40	7,109	138
British Land *	Rental	Diversified	4.75	4,433	1.11	5.97	6.00	-0.85	-20.52	-17.35	26.10	-2.02	0.00	-2.02	9.62	30.77	7,462	168
Hammerson *	Rental	Retail	3.94	3,007	0.75	4.05	4.40	1.00	-18.98	-36.79	30.70	-2.62	0.00	-2.62	14.73	40.38	3,813	127
Liberty International *	Rental	Retail	4.80	2,971	0.74	4.00	1.04	-2.89	-18.97	-39.49	22.09	-8.40	0.95	-7.44	11.40	37.20	3,264	110
SEGRO *	Rental	Industrial	3.68	2,952	0.74	3.98	2.72	-10.76	-28.73	-47.09	53.44	2.20	0.00	2.20	-10.73	48.39	3,952	134
Derwent London *	Rental	Office	12.20	1,342	0.34	1.81	2.01	7.79	-10.87	20.10	31.35	6.09	0.71	6.80	71.66	36.87	1,380	103
Great Portland Estates *	Rental	Office	2.65	906	0.23	1.22	3.38	9.12	-12.60	11.31	20.32	-0.11	0.00	-0.11	40.48	30.70	1,050	116
Shaftesbury *	Rental	Diversified	3.57	881	0.22	1.19	2.94	14.25	-6.07	12.61	18.41	-5.73	0.00	-5.73	31.61	37.80	770	87
Big Yellow Group *	Rental	Self Storage	3.75	521	0.13	0.70	0.00	21.92	-6.83	15.38	9.65	-2.55	0.00	-2.55	57.07	46.12	532	102
Helical Bar	Non-Rental	Diversified	3.75	440	0.11	0.59	1.20	16.26	-0.33	26.70	15.03	1.38	0.00	1.38	35.06	27.66	239	54
St Modwen Properties	Rental	Diversified	2.22	365	0.09	0.49	0.00	-3.32	-21.58	-23.45	21.98	-9.30	0.00	-9.30	88.94	71.32	457	125
Unite Group	Rental	Specialty	2.63	364	0.09	0.49	0.00	3.23	-16.61	15.97	93.57	9.69	0.00	9.69	80.00	93.86	586	161
Grainger Plc	Rental	Residential	2.98	338	0.08	0.45	1.31	-0.93	-18.64	50.97	103.84	4.42	0.00	4.42	123.25	79.49	334	99
Development Securities	Non-Rental	Retail	3.39	305	0.08	0.41	1.39	0.01	-15.22	-11.10	29.97	-2.73	0.77	-1.96	27.58	41.72	163	54
Quintain Estates	Non-Rental	Diversified	2.11	299	0.07	0.40	0.00	-10.64	-30.24	4.84	319.90	18.37	0.00	18.37	474.15	227.45	682	228
Workspace Group *	Rental	Office	0.22	250	0.06	0.34	9.18	-22.64	-52.07	-75.22	60.71	1.15	0.00	1.15	-48.24	62.07	297	119
F&C Commercial Prop	Rental	Diversified	0.84	244	0.06	0.33	7.19	-NA-	-8.20	12.10	11.63	1.21	0.00	1.21	40.32	21.44	-NA-	-NA-
UK Commercial Property Trust	Rental	Diversified	0.70	194	0.05	0.26	7.47	-NA-	-7.67	3.14	6.49	-2.09	0.00	-2.09	39.41	23.36	188	97
Invista Foundation Prop	Rental	Diversified	0.44	156	0.04	0.21	15.34	-7.16	-22.97	0.57	52.14	12.82	0.00	12.82	174.35	59.92	71	46
ING UK Real Estate Income Trust	Rental	Diversified	0.43	154	0.04	0.21	14.59	-NA-	-22.06	-1.09	42.62	0.59	0.00	0.59	97.78	54.93	127	82
Daejan Holdings	Rental	Diversified	27.26	146	0.04	0.20	2.68	3.16	-11.49	1.52	41.46	4.81	0.00	4.81	22.34	36.62	52	36
CLS Holdings	Rental	Office	5.30	139	0.03	0.19	0.00	9.61	-5.85	53.51	73.77	18.83	0.00	18.83	73.77	44.55	38	27
Primary Health Prop. *	Rental	Health Care	2.86	110	0.03	0.15	5.94	7.80	-10.91	10.57	14.40	-10.63	0.00	-10.63	1.70	37.09	53	48
Mucklow <A&J> *	Rental	Diversified	2.97	78	0.02	0.11	5.95	3.71	-11.07	12.86	18.90	-3.72	0.00	-3.72	38.14	41.59	43	55
ISIS Property Trust 2 Ld	Rental	Diversified	0.74	67	0.02	0.09	9.36	-1.07	-12.70	12.36	30.96	3.52	2.54	6.06	51.18	37.12	30	45
Standard Life Inv Prop	Rental	Diversified	0.55	62	0.02	0.08	12.17	-4.73	-18.54	-16.34	19.35	-1.36	0.00	-1.36	15.58	45.27	33	54
ISIS Property Trust Ld	Rental	Diversified	0.83	52	0.01	0.07	8.49	1.77	-10.47	8.10	7.59	-6.74	0.00	-6.74	35.52	27.84	17	34
United Kingdom Total				**25,945**	**6.48**	**34.93**	**4.49**											

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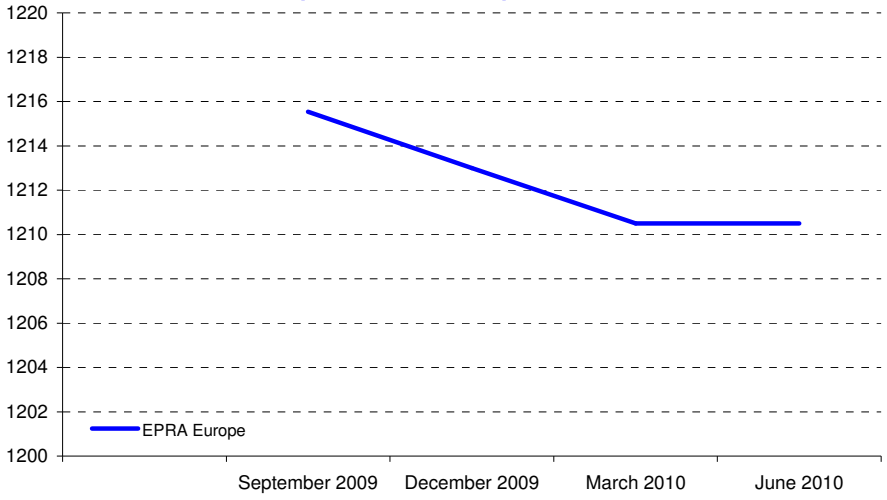
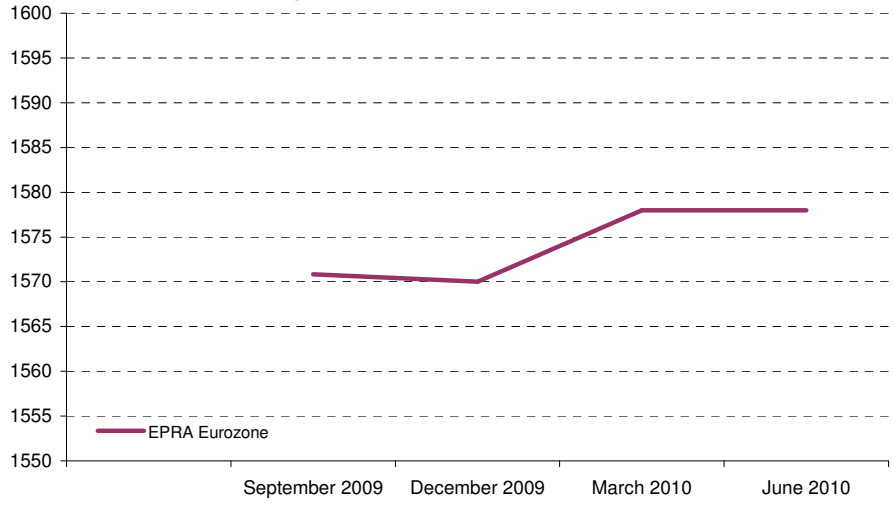
Graph 15: EPRA Europe Future



Graph 16: EPRA Eurozone Future

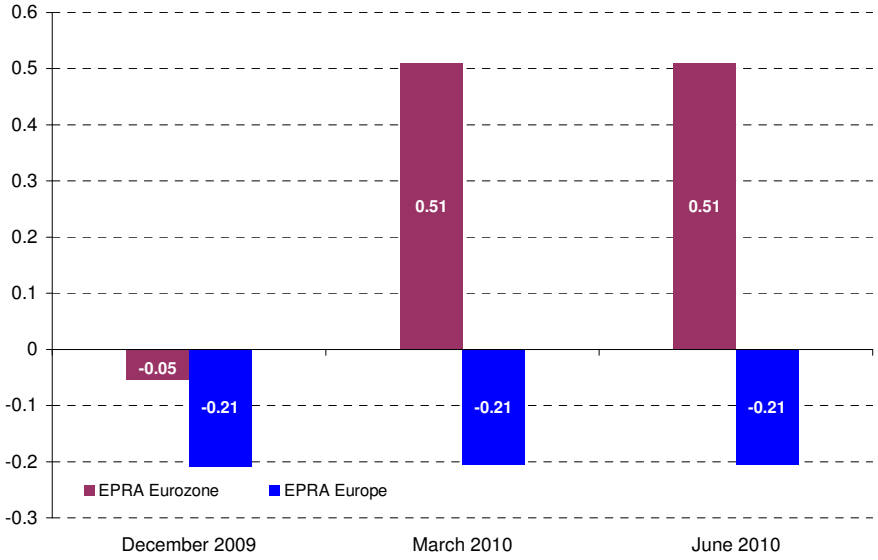


Bloomberg Code Future Contract	Settlement Date	Underlying Index	Open Interest	Close Value Sep-09
RIEZ9	December 2009	EPRA Europe	7,416	1,213.00
RIEH0	March 2010	EPRA Europe	-	1,210.50
RIEM0	June 2010	EPRA Europe	-	1,210.50
REIZ9	December 2009	EPRA Eurozone	1,601	1,570.00
REIH9	March 2010	EPRA Eurozone	-	1,578.00
REIM0	June 2010	EPRA Eurozone	-	1,578.00

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 17: Futures Spread



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EPRA/NAREIT Europe Index - Index Performance

Gross Total Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Europe	EUR	1,769.82	74,271.94	100.00	4.86	-0.34	-18.73	-13.71	29.66	1.26	31.15	26.96
Euro Zone	EUR	2,458.18	40,023.16	53.89	5.40	5.73	-11.44	1.63	35.17	4.72	41.17	26.19
Europe ex UK	EUR	2,578.87	48,327.20	65.07	5.07	6.00	-10.70	1.74	33.53	4.46	37.43	25.64
Europe Liquid 40	EUR	1,705.22	65,213.71	87.80	4.88	-0.68	-19.40	-16.11	30.99	1.53	30.01	27.53
Europe Liquid 40 ex UK	EUR	2,836.24	41,861.71	56.36	5.16	7.10	-9.64	1.86	35.22	4.96	38.19	25.74
Europe ex UK Dividend+	EUR	2,194.48	44,629.38	60.09	5.38	8.95	-6.94	2.76	33.36	4.38	36.97	24.97
Europe (UK Restricted)	EUR	1,763.23	62,588.59	84.27	4.93	1.72	-16.21	-9.23	30.98	2.35	33.32	26.28
Euro Zone Capped	EUR	2,334.15	26,468.09	35.64	5.38	-NA-	-NA-	1.19	34.43	5.16	42.73	-NA-
Europe Capped	EUR	1,734.25	68,489.52	92.21	4.83	-NA-	-NA-	-14.75	29.22	1.17	30.79	-NA-
Europe ex UK Capped	EUR	2,486.26	39,540.97	53.24	5.02	-NA-	-NA-	1.18	33.03	4.86	37.41	-NA-
Europe Liquid 40 Capped	EUR	1,644.74	56,099.08	75.53	4.78	-NA-	-NA-	-17.34	30.81	1.65	30.21	-NA-
Europe Liquid 40 ex UK Capped	EUR	2,675.17	29,602.01	39.86	5.09	-NA-	-NA-	1.36	34.95	5.46	37.71	-NA-
UK	EUR	1,019.87	25,944.74	34.93	4.49	-9.76	-30.56	-37.33	23.13	-4.13	17.03	34.34
Netherlands	EUR	2,835.80	7,784.18	10.48	7.10	7.96	-4.88	-0.55	30.58	4.29	36.28	23.47
France	EUR	3,943.01	23,356.57	31.45	5.38	14.54	-2.70	9.06	40.31	5.32	45.97	26.36
Austria	EUR	476.68	1,572.89	2.12	0.00	-18.28	-35.84	-16.71	56.27	6.01	145.90	60.74
Sweden	EUR	3,365.99	3,621.27	4.88	4.34	8.45	-7.29	15.00	41.89	0.07	26.45	36.07
Germany	EUR	632.38	2,784.97	3.75	4.79	-1.51	-26.48	1.70	26.93	11.23	27.07	40.58
Switzerland	EUR	1,912.71	4,161.69	5.60	3.12	7.58	2.33	-0.65	12.63	4.29	16.31	17.33
Belgium	EUR	1,906.62	2,515.32	3.39	7.48	4.57	-4.30	-6.27	13.39	-2.46	10.32	19.14
Italy	EUR	1,451.21	392.04	0.53	2.08	-9.30	-29.82	-16.74	6.64	-4.43	17.53	43.17
Finland	EUR	3,061.90	1,246.77	1.68	1.08	4.82	-10.96	7.86	38.84	3.76	55.90	40.20
Greece	EUR	694.60	370.41	0.50	2.57	-5.24	-22.00	-45.93	16.51	3.48	-1.11	43.44
Norway	EUR	144.69	521.08	0.70	0.00	-33.25	-42.31	-4.53	82.07	34.38	84.04	86.39

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Europe	USD	2,569.21	108,564.07	100.00	4.86	2.96	-14.76	-10.22	35.12	3.15	37.91	31.60
Euro Zone	USD	3,543.17	58,502.27	53.89	5.40	9.23	-7.11	5.73	40.86	6.67	48.43	31.95
Europe ex UK	USD	3,742.54	70,640.37	65.07	5.07	9.50	-6.34	5.85	39.16	6.40	44.49	31.71
Europe Liquid 40	USD	1,980.41	95,323.57	87.80	4.88	2.81	-15.46	-12.71	36.51	3.41	37.03	31.87
Europe Liquid 40 ex UK	USD	3,293.90	61,189.70	56.36	5.16	10.86	-5.23	5.98	40.92	6.91	45.85	31.44
Europe ex UK Dividend+	USD	2,648.85	65,235.24	60.09	5.38	12.77	-2.40	6.90	38.97	6.32	44.01	31.11
Europe (UK Restricted)	USD	997.91	91,486.40	84.27	4.93	5.29	-12.12	-5.56	36.49	4.25	40.18	31.37
Euro Zone Capped	USD	3,364.45	38,688.69	35.64	5.38	-NA-	-NA-	5.28	40.10	7.11	50.07	-NA-
Europe Capped	USD	2,517.61	100,111.86	92.21	4.83	-NA-	-NA-	-11.30	34.66	3.05	37.53	-NA-
Europe ex UK Capped	USD	3,608.21	57,797.46	53.24	5.02	-NA-	-NA-	5.27	38.63	6.81	44.48	-NA-
Europe Liquid 40 Capped	USD	1,910.20	82,000.61	75.53	4.78	-NA-	-NA-	-13.98	36.32	3.53	36.92	-NA-
Europe Liquid 40 ex UK Capped	USD	3,106.99	43,269.57	39.86	5.09	-NA-	-NA-	5.47	40.64	7.42	44.80	-NA-
UK	USD	1,487.32	37,923.69	34.93	4.49	-6.77	-27.17	-34.78	28.31	-2.35	23.06	36.70
Netherlands	USD	4,018.67	11,378.22	10.48	7.10	11.54	-0.23	3.49	36.08	6.23	43.31	28.91
France	USD	5,726.09	34,140.55	31.45	5.38	18.33	2.05	13.45	46.22	7.28	53.46	32.03
Austria	USD	794.74	2,299.11	2.12	0.00	-15.58	-32.71	-13.33	62.85	7.98	158.58	63.31
Sweden	USD	4,908.79	5,293.25	4.88	4.34	12.04	-2.76	19.68	47.87	1.93	32.97	42.55
Germany	USD	918.71	4,070.82	3.75	4.79	1.75	-22.88	5.85	32.29	13.29	33.64	49.64
Switzerland	USD	2,789.40	6,083.19	5.60	3.12	11.15	7.33	3.39	17.37	6.23	22.30	25.20
Belgium	USD	2,763.56	3,676.67	3.39	7.48	7.99	0.32	-2.61	18.17	-0.65	15.95	22.79
Italy	USD	2,108.23	573.05	0.53	2.08	-6.29	-26.39	-13.36	11.13	-2.65	23.59	47.53
Finland	USD	4,447.35	1,822.42	1.68	1.08	8.29	-6.61	12.28	44.69	5.69	63.99	45.61
Greece	USD	827.02	541.43	0.50	2.57	-2.08	-18.15	-43.66	21.42	5.40	4.13	44.95
Norway	USD	211.01	761.66	0.70	0.00	-29.63	-39.49	-0.65	89.74	36.89	93.52	86.56

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Europe	GBP	2,588.88	67,879.68	100.00	4.86	5.53	-10.23	0.05	39.13	5.11	23.97	28.86
Euro Zone	GBP	3,570.30	36,578.54	53.89	5.40	11.96	-2.18	17.83	45.04	8.70	33.43	29.88
Europe ex UK	GBP	3,771.19	44,167.89	65.07	5.07	12.24	-1.37	17.97	43.29	8.42	29.89	29.80
Europe Liquid 40	GBP	1,995.57	59,601.06	87.80	4.88	5.38	-10.97	-2.72	40.56	5.38	23.19	29.11
Europe Liquid 40 ex UK	GBP	3,319.12	38,258.86	56.36	5.16	13.64	-0.20	18.11	45.10	8.95	31.11	29.48
Europe ex UK Dividend+	GBP	2,968.62	40,788.33	60.09	5.38	15.36	2.78	19.14	43.10	8.34	29.46	29.36
Europe (UK Restricted)	GBP	1,005.55	57,201.87	84.27	4.93	7.93	-7.46	5.25	40.54	6.24	26.02	28.84
Euro Zone Capped	GBP	3,390.20	24,190.10	35.64	5.38	-NA-	-NA-	17.33	44.26	9.15	34.90	-NA-
Europe Capped	GBP	2,536.89	62,594.94	92.21	4.83	-NA-	-NA-	-1.15	38.66	5.01	23.63	-NA-
Europe ex UK Capped	GBP	3,635.83	36,137.86	53.24	5.02	-NA-	-NA-	17.32	42.75	8.84	29.88	-NA-
Europe Liquid 40 Capped	GBP	1,924.82	51,270.88	75.53	4.78	-NA-	-NA-	-4.14	40.37	5.51	23.09	-NA-
Europe Liquid 40 ex UK Capped	GBP	3,130.77	27,054.30	39.86	5.09	-NA-	-NA-	17.54	44.81	9.46	30.16	-NA-
UK	GBP	1,506.45	23,711.79	34.93	4.49	-4.44	-23.29	-27.31	32.13	-0.49	10.64	33.24
Netherlands	GBP	4,049.43	7,114.23	10.48	7.10	14.33	5.07	15.34	40.12	8.25	28.83	26.69
France	GBP	5,769.92	21,346.38	31.45	5.38	21.29	7.47	26.44	50.56	9.32	37.95	30.06
Austria	GBP	800.83	1,437.52	2.12	0.00	-13.46	-29.13	-3.41	67.69	10.03	132.45	60.28
Sweden	GBP	4,946.37	3,309.61	4.88	4.34	14.84	2.40	33.38	52.26	3.87	19.53	43.32
Germany	GBP	925.74	2,545.28	3.75	4.79	4.30	-18.78	17.96	36.22	15.45	20.13	51.39
Switzerland	GBP	2,810.75	3,803.51	5.60	3.12	13.93	13.03	15.22	20.86	8.25	9.94	24.06
Belgium	GBP	2,784.71	2,298.84	3.39	7.48	10.69	5.65	8.54	21.68	1.24	4.24	22.71
Italy	GBP	2,124.37	358.30	0.53	2.08	-3.94	-22.48	-3.44	14.43	-0.80	11.10	44.67
Finland	GBP	4,481.39	1,139.47	1.68	1.08	11.00	-1.65	25.13	48.98	7.70	47.42	43.88
Greece	GBP	833.35	338.53	0.50	2.57	0.37	-13.80	-37.21	25.02	7.41	-6.39	41.70
Norway	GBP	212.63	476.23	0.70	0.00	-29.13	-36.28	10.72	95.38	39.49	73.97	83.71

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Europe	JPY	2,247.42	9,720,283.82	100.00	4.86	-1.24	-22.27	-24.28	25.39	-0.45	36.21	32.74
Euro Zone	JPY	3,099.39	5,238,000.76	53.89	5.40	4.78	-15.29	-10.83	30.71	2.95	46.60	32.65
Europe ex UK	JPY	3,273.78	6,324,785.81	65.07	5.07	5.04	-14.59	-10.73	29.13	2.69	42.72	32.36
Europe Liquid 40	JPY	1,732.36	8,534,795.45	87.80	4.88	-1.37	-22.91	-26.38	26.67	-0.19	35.35	33.02
Europe Liquid 40 ex UK	JPY	2,881.34	5,478,619.54	56.36	5.16	6.35	-13.58	-10.62	30.77	3.19	44.05	32.19
Europe ex UK Dividend+	JPY	2,140.28	5,840,836.94	60.09	5.38	8.18	-11.00	-9.84	28.96	2.62	42.24	31.60
Europe (UK Restricted)	JPY	872.92	8,191,234.57	84.27	4.93	1.01	-19.86	-20.35	26.66	0.62	38.46	32.39
Euro Zone Capped	JPY	2,943.05	3,463,991.87	35.64	5.38	-NA-	-NA-	-11.21	30.00	3.38	48.22	-NA-
Europe Capped	JPY	2,202.28	8,963,515.12	92.21	4.83	-NA-	-NA-	-25.20	24.96	-0.54	35.84	-NA-
Europe ex UK Capped	JPY	3,156.28	5,174,895.31	53.24	5.02	-NA-	-NA-	-11.22	28.64	3.09	42.70	-NA-
Europe Liquid 40 Capped	JPY	1,670.94	7,341,924.56	75.53	4.78	-NA-	-NA-	-27.46	26.50	-0.07	35.24	-NA-
Europe Liquid 40 ex UK Capped	JPY	2,717.83	3,874,141.32	39.86	5.09	-NA-	-NA-	-11.05	30.51	3.68	43.01	-NA-
UK	JPY	1,301.04	3,395,498.01	34.93	4.49	-10.56	-33.58	-45.00	19.07	-5.75	21.55	38.20
Netherlands	JPY	3,515.33	1,018,748.90	10.48	7.10	7.00	-9.02	-12.72	26.28	2.53	41.55	30.19
France	JPY	5,008.89	3,056,773.76	31.45	5.38	13.51	-6.94	-4.32	35.69	3.54	51.57	32.07
Austria	JPY	695.20	205,850.74	2.12	0.00	-19.01	-38.63	-26.91	51.12	4.22	155.40	64.01
Sweden	JPY	4,293.96	473,931.42	4.88	4.34	7.48	-11.33	0.93	37.22	-1.62	31.33	41.77
Germany	JPY	803.64	364,480.84	3.75	4.79	-2.39	-29.67	-10.73	22.76	9.35	31.99	48.13
Switzerland	JPY	2,440.02	544,658.25	5.60	3.12	6.62	-2.12	-12.81	8.92	2.53	20.80	25.23
Belgium	JPY	2,417.42	329,190.88	3.39	7.48	3.60	-8.52	-17.87	9.66	-4.11	14.53	23.81
Italy	JPY	1,844.17	51,307.77	0.53	2.08	-10.10	-32.87	-26.93	3.13	-6.04	22.07	47.93
Finland	JPY	3,890.31	163,170.51	1.68	1.08	3.88	-14.84	-5.31	34.27	2.01	61.98	45.08
Greece	JPY	723.43	48,477.35	0.50	2.57	-6.07	-25.36	-52.49	12.67	1.73	2.85	48.29
Norway	JPY	184.58	68,195.39	0.70	0.00	-32.12	-44.82	-16.21	76.08	32.12	91.14	87.20

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Europe	AUD	1,904.94	123,011.77	165.62	4.86	-NA-	-NA-	-NA-	23.78	-1.47	-NA-	-NA-
Euro Zone	AUD	2,627.08	66,287.75	89.25	5.40	-NA-	-NA-	-NA-	29.03	1.89	-NA-	-NA-
Europe ex UK	AUD	2,774.90	80,041.19	107.77	5.07	-NA-	-NA-	-NA-	27.47	1.63	-NA-	-NA-
Europe Liquid 40	AUD	1,468.37	108,009.23	145.42	4.88	-NA-	-NA-	-NA-	25.05	-1.21	-NA-	-NA-
Europe Liquid 40 ex UK	AUD	2,442.26	69,332.82	93.35	5.16	-NA-	-NA-	-NA-	29.08	2.13	-NA-	-NA-
Europe ex UK Dividend+	AUD	2,287.80	73,916.74	99.52	5.38	-NA-	-NA-	-NA-	27.30	1.56	-NA-	-NA-
Europe (UK Restricted)	AUD	739.90	103,661.41	139.57	4.93	-NA-	-NA-	-NA-	25.03	-0.41	-NA-	-NA-
Euro Zone Capped	AUD	2,494.56	43,837.38	59.02	5.38	-NA-	-NA-	-NA-	28.33	2.32	-NA-	-NA-
Europe Capped	AUD	1,866.68	113,434.74	152.73	4.83	-NA-	-NA-	-NA-	23.36	-1.56	-NA-	-NA-
Europe ex UK Capped	AUD	2,675.30	65,489.14	88.17	5.02	-NA-	-NA-	-NA-	26.99	2.03	-NA-	-NA-
Europe Liquid 40 Capped	AUD	1,416.31	92,913.25	125.10	4.78	-NA-	-NA-	-NA-	24.87	-1.10	-NA-	-NA-
Europe Liquid 40 ex UK Capped	AUD	2,303.67	49,027.89	66.01	5.09	-NA-	-NA-	-NA-	28.83	2.61	-NA-	-NA-
UK	AUD	1,102.77	42,970.58	57.86	4.49	-NA-	-NA-	-NA-	17.54	-6.72	-NA-	-NA-
Netherlands	AUD	2,979.63	12,892.43	17.36	7.10	-NA-	-NA-	-NA-	24.66	1.47	-NA-	-NA-
France	AUD	4,245.59	38,683.97	52.08	5.38	-NA-	-NA-	-NA-	33.94	2.48	-NA-	-NA-
Austria	AUD	589.26	2,605.07	3.51	0.00	-NA-	-NA-	-NA-	49.18	3.15	-NA-	-NA-
Sweden	AUD	3,639.61	5,997.68	8.08	4.34	-NA-	-NA-	-NA-	35.45	-2.63	-NA-	-NA-
Germany	AUD	681.17	4,612.56	6.21	4.79	-NA-	-NA-	-NA-	21.19	8.22	-NA-	-NA-
Switzerland	AUD	2,068.19	6,892.74	9.28	3.12	-NA-	-NA-	-NA-	7.52	1.48	-NA-	-NA-
Belgium	AUD	2,049.03	4,165.96	5.61	7.48	-NA-	-NA-	-NA-	8.25	-5.10	-NA-	-NA-
Italy	AUD	1,563.14	649.31	0.87	2.08	-NA-	-NA-	-NA-	1.80	-7.01	-NA-	-NA-
Finland	AUD	3,297.47	2,064.95	2.78	1.08	-NA-	-NA-	-NA-	32.54	0.96	-NA-	-NA-
Greece	AUD	613.19	613.49	0.83	2.57	-NA-	-NA-	-NA-	11.23	0.68	-NA-	-NA-
Norway	AUD	156.45	863.02	1.16	0.00	-NA-	-NA-	-NA-	73.81	30.76	-NA-	-NA-

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Switzerland	CHF	1,817.60	6,312.22	0.06	3.12	7.11	0.76	-4.33	11.99	4.30	19.22	18.24
Sweden	SEK	4,041.81	37,014.92	0.38	4.34	11.15	-4.26	20.03	33.46	0.39	17.59	35.94
Norway	NOK	197.16	4,419.39	0.05	0.00	-30.77	-41.80	-2.50	71.06	32.30	60.36	81.56

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Europe	EUR	1,089.07	74,271.94	100.00	4.08	-0.94	-19.28	-14.57	29.50	1.26	30.00	26.83
Euro Zone	EUR	1,438.10	40,023.16	53.89	4.19	4.68	-12.38	0.04	34.84	4.71	39.29	26.03
Europe ex UK	EUR	2,454.04	48,327.20	65.07	3.87	4.92	-11.70	0.16	33.27	4.44	35.55	25.50
Europe Liquid 40	EUR	1,647.68	65,213.71	87.80	4.10	-1.21	-19.88	-17.04	30.82	1.52	28.68	27.39
Europe Liquid 40 ex UK	EUR	2,665.98	41,861.71	56.36	3.95	6.09	-10.56	0.07	34.94	4.95	35.98	25.59
Europe (UK Restricted)	EUR	1,763.23	62,588.59	84.27	4.01	1.72	-16.21	-9.23	30.98	2.35	33.32	26.28
Euro Zone Capped	EUR	2,208.65	30,272.42	35.64	4.24	-NA-	-NA-	-NA-	34.57	5.22	39.48	-NA-
Europe Capped	EUR	1,594.78	57,518.96	92.21	4.03	-NA-	-NA-	-NA-	30.42	1.44	28.48	-NA-
Europe ex UK Capped	EUR	1,684.22	69,687.37	53.24	4.09	-NA-	-NA-	-NA-	29.12	1.16	29.40	-NA-
Europe Liquid 40 Capped	EUR	2,362.01	40,053.87	75.53	3.85	-NA-	-NA-	-NA-	32.80	4.79	35.05	-NA-
Europe Liquid 40 ex UK Capped	EUR	2,516.64	31,174.97	39.86	3.93	-NA-	-NA-	-NA-	34.68	5.47	34.53	-NA-
UK	EUR	674.76	25,944.74	34.93	4.49	-9.78	-30.56	-37.33	23.12	-4.13	17.02	34.34
Netherlands	EUR	2,688.40	7,784.18	10.48	6.04	-NA-	-5.80	-1.85	30.45	4.29	34.77	23.34
France	EUR	3,752.28	23,356.57	31.45	4.03	-NA-	-3.86	7.18	39.88	5.30	43.78	26.05
Austria	EUR	473.97	1,572.89	2.12	0.00	-NA-	-35.96	-16.71	56.27	6.01	145.90	60.67
Sweden	EUR	4,420.74	3,621.27	4.88	3.04	-NA-	2.28	59.60	100.38	41.32	75.48	43.24
Germany	EUR	606.94	2,784.97	3.75	3.52	-NA-	-27.19	0.22	25.91	11.23	25.42	40.48
Switzerland	EUR	2,590.38	4,161.69	5.60	2.03	-NA-	13.47	38.39	59.05	47.28	62.00	32.22
Belgium	EUR	1,756.79	2,515.32	3.39	5.61	-NA-	-6.07	-8.83	13.39	-2.46	8.13	18.68
Italy	EUR	1,416.00	392.04	0.53	1.52	-NA-	-30.09	-16.74	6.64	-4.43	17.53	43.19
Finland	EUR	2,903.49	1,246.77	1.68	0.78	-NA-	-11.70	7.10	38.84	3.76	54.80	40.14
Greece	EUR	692.57	370.41	0.50	2.31	-NA-	-22.08	-46.09	16.51	3.48	-1.40	43.53
Norway	EUR	196.55	521.08	0.70	0.00	-NA-	-36.11	34.82	157.13	89.78	159.88	99.27

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Europe	USD	1,264.73	108,564.07	100.00	4.08	2.54	-15.34	-11.11	34.95	3.14	36.70	31.50
Euro Zone	USD	1,670.00	58,502.27	53.89	4.19	8.35	-8.10	4.08	40.52	6.65	46.45	31.83
Europe ex UK	USD	3,563.75	70,640.37	65.07	3.87	8.60	-7.38	4.21	38.88	6.39	42.52	31.61
Europe Liquid 40	USD	1,910.59	95,323.57	87.80	4.10	2.23	-16.01	-13.88	36.33	3.41	35.31	31.80
Europe Liquid 40 ex UK	USD	3,089.64	61,189.70	56.36	3.95	9.77	-6.26	3.73	40.62	6.90	42.98	31.41
Europe (UK Restricted)	USD	997.91	91,486.40	84.27	4.01	5.29	-12.12	-5.56	36.49	4.25	40.18	31.37
Euro Zone Capped	USD	3,183.38	44,249.51	35.64	4.24	-NA-	-NA-	-NA-	40.24	7.17	46.66	-NA-
Europe Capped	USD	1,852.02	84,076.07	92.21	4.03	-NA-	-NA-	-NA-	35.92	3.33	35.10	-NA-
Europe ex UK Capped	USD	2,444.94	101,862.76	53.24	4.09	-NA-	-NA-	-NA-	34.56	3.04	36.06	-NA-
Europe Liquid 40 Capped	USD	3,427.76	58,547.16	75.53	3.85	-NA-	-NA-	-NA-	38.39	6.74	42.00	-NA-
Europe Liquid 40 ex UK Capped	USD	2,922.32	45,568.79	39.86	3.93	-NA-	-NA-	-NA-	40.36	7.43	41.46	-NA-
UK	USD	783.69	37,923.69	34.93	4.49	-6.61	-27.17	-34.78	28.32	-2.35	23.06	36.70
Netherlands	USD	3,809.88	11,378.22	10.48	6.04	-NA-	-1.19	2.14	35.95	6.23	41.72	28.84
France	USD	5,449.48	34,140.55	31.45	4.03	-NA-	0.84	11.50	45.77	7.26	51.17	31.86
Austria	USD	790.23	2,299.11	2.12	0.00	-NA-	-32.83	-13.33	62.85	7.98	158.58	63.27
Sweden	USD	4,565.22	5,293.25	4.88	3.04	-NA-	-4.38	17.60	47.87	1.93	30.66	42.47
Germany	USD	881.72	4,070.82	3.75	3.52	-NA-	-23.62	4.30	31.23	13.29	31.90	49.55
Switzerland	USD	2,675.04	6,083.19	5.60	2.03	-NA-	6.08	1.97	17.37	6.23	20.63	25.29
Belgium	USD	2,547.67	3,676.67	3.39	5.61	-NA-	-1.53	-5.23	18.17	-0.65	13.67	22.45
Italy	USD	2,057.00	573.05	0.53	1.52	-NA-	-26.67	-13.36	11.13	-2.65	23.59	47.56
Finland	USD	4,217.00	1,822.42	1.68	0.78	-NA-	-7.38	11.48	44.69	5.69	62.82	45.55
Greece	USD	824.48	541.43	0.50	2.31	-NA-	-18.23	-43.83	21.42	5.40	3.81	45.02
Norway	USD	202.98	761.66	0.70	0.00	-NA-	-40.27	-0.65	89.75	36.89	93.52	86.52

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Europe	GBP	1,274.41	67,879.68	100.00	3.95	5.11	-10.84	-0.94	38.96	5.10	22.88	28.79
Euro Zone	GBP	1,682.79	36,578.54	53.89	4.19	11.06	-3.22	15.99	44.69	8.68	31.66	29.81
Europe ex UK	GBP	3,591.03	44,167.89	65.07	3.87	11.32	-2.46	16.14	43.00	8.41	28.12	29.75
Europe Liquid 40	GBP	1,925.22	59,601.06	87.80	4.10	4.79	-11.55	-4.02	40.38	5.38	21.64	29.08
Europe Liquid 40 ex UK	GBP	3,113.29	38,258.86	56.36	3.95	12.51	-1.28	15.61	44.80	8.94	28.53	29.51
Europe (UK Restricted)	GBP	1,005.55	57,201.87	84.27	4.01	7.93	-7.46	5.25	40.54	6.24	26.02	28.84
Euro Zone Capped	GBP	3,207.74	27,667.01	35.64	4.24	-NA-	-NA-	-NA-	44.40	9.21	31.84	-NA-
Europe Capped	GBP	1,866.20	52,568.56	92.21	4.03	-NA-	-NA-	-NA-	39.95	5.29	21.45	-NA-
Europe ex UK Capped	GBP	2,463.66	63,689.69	53.24	4.09	-NA-	-NA-	-NA-	38.55	5.00	22.31	-NA-
Europe Liquid 40 Capped	GBP	3,454.00	36,606.61	75.53	3.85	-NA-	-NA-	-NA-	42.50	8.77	27.65	-NA-
Europe Liquid 40 ex UK Capped	GBP	2,944.69	28,491.88	39.86	3.93	-NA-	-NA-	-NA-	44.52	9.48	27.16	-NA-
UK	GBP	789.69	23,711.79	34.93	4.49	-4.27	-23.30	-27.32	32.13	-0.49	10.63	33.24
Netherlands	GBP	3,841.27	7,114.23	10.48	6.04	-NA-	4.07	13.89	40.07	8.31	27.48	26.64
France	GBP	5,494.38	21,346.38	31.45	4.03	-NA-	6.21	24.34	50.18	9.36	35.97	29.90
Austria	GBP	796.74	1,437.52	2.12	0.00	-NA-	-29.25	-3.35	67.79	10.10	132.58	60.21
Sweden	GBP	4,602.84	3,309.61	4.88	3.04	-NA-	0.71	31.14	52.35	3.93	17.53	43.26
Germany	GBP	888.98	2,545.28	3.75	3.52	-NA-	-19.55	16.31	35.20	15.52	18.64	51.29
Switzerland	GBP	2,697.08	3,803.51	5.60	2.03	-NA-	11.74	13.71	20.93	8.31	8.50	24.21
Belgium	GBP	2,568.66	2,298.84	3.39	5.61	-NA-	3.72	5.68	21.75	1.30	2.24	22.31
Italy	GBP	2,073.95	358.30	0.53	1.52	-NA-	-22.76	-3.39	14.50	-0.74	11.17	44.70
Finland	GBP	4,251.75	1,139.47	1.68	0.78	-NA-	-2.45	24.31	49.07	7.77	46.46	43.78
Greece	GBP	831.28	338.53	0.50	2.31	-NA-	-13.88	-37.37	25.10	7.47	-6.62	41.78
Norway	GBP	204.65	476.23	0.70	0.00	-NA-	-37.08	10.78	95.50	39.58	74.07	83.68

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EPRA/NAREIT Europe Index - Index Performance

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Europe	JPY	1,106.32	9,720,283.82	100.00	-NA-	-1.63	-22.79	-25.04	25.23	-0.45	35.01	32.63
Euro Zone	JPY	1,460.84	5,238,000.76	53.89	4.19	3.94	-16.19	-12.22	30.40	2.94	44.65	32.51
Europe ex UK	JPY	3,117.39	6,324,785.81	65.07	3.87	4.18	-15.54	-12.12	28.87	2.68	40.77	32.23
Europe Liquid 40	JPY	1,671.29	8,534,795.45	87.80	4.10	-1.93	-23.41	-27.37	26.51	-0.19	33.65	32.94
Europe Liquid 40 ex UK	JPY	2,702.66	5,478,619.54	56.36	3.95	5.30	-14.52	-12.52	30.49	3.18	41.22	32.13
Europe (UK Restricted)	JPY	872.92	8,191,234.57	84.27	4.01	1.01	-19.86	-20.35	26.66	0.62	38.46	32.39
Euro Zone Capped	JPY	2,784.66	3,961,880.06	35.64	4.24	-NA-	-NA-	-NA-	30.13	3.44	44.85	-NA-
Europe Capped	JPY	1,620.05	7,527,751.20	92.21	4.03	-NA-	-NA-	-NA-	26.13	-0.27	33.44	-NA-
Europe ex UK Capped	JPY	2,138.71	9,120,282.21	53.24	4.09	-NA-	-NA-	-NA-	24.86	-0.55	34.39	-NA-
Europe Liquid 40 Capped	JPY	2,998.44	5,242,020.17	75.53	3.85	-NA-	-NA-	-NA-	28.42	3.02	40.25	-NA-
Europe Liquid 40 ex UK Capped	JPY	2,556.30	4,080,001.40	39.86	3.93	-NA-	-NA-	-NA-	30.25	3.69	39.72	-NA-
UK	JPY	685.53	3,395,498.01	34.93	4.49	-10.41	-33.58	-45.00	19.07	-5.75	21.55	38.20
Netherlands	JPY	3,573.59	1,018,748.90	10.48	6.04	-NA-	-7.78	-7.64	35.27	9.94	50.10	30.85
France	JPY	5,111.51	3,056,773.76	31.45	4.03	-NA-	-5.88	0.83	45.04	11.00	60.10	32.58
Austria	JPY	741.22	205,850.74	2.12	0.00	-NA-	-37.31	-21.62	62.05	11.75	173.87	64.38
Sweden	JPY	4,282.09	473,931.42	4.88	3.04	-NA-	-10.75	6.35	47.13	5.49	38.39	41.88
Germany	JPY	827.04	364,480.84	3.75	3.52	-NA-	-28.71	-5.68	30.58	17.25	39.69	48.94
Switzerland	JPY	2,509.14	544,658.25	5.60	2.03	-NA-	-0.98	-7.78	16.79	9.94	27.76	25.83
Belgium	JPY	2,389.66	329,190.88	3.39	5.61	-NA-	-8.09	-14.30	17.58	2.82	20.38	23.42
Italy	JPY	1,929.42	51,307.77	0.53	1.52	-NA-	-31.56	-21.65	10.58	0.75	30.90	47.99
Finland	JPY	3,955.47	163,170.51	1.68	0.78	-NA-	-13.55	0.81	43.97	9.38	72.45	45.55
Greece	JPY	773.35	48,477.35	0.50	2.31	-NA-	-23.68	-49.21	20.82	9.09	9.95	48.82
Norway	JPY	190.39	68,195.39	0.70	0.00	-NA-	-44.25	-10.16	88.80	41.67	104.96	88.53

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Europe	AUD	937.73	123,011.77	165.62	4.08	-NA-	-NA-	-NA-	23.62	-1.48	-NA-	-NA-
Euro Zone	AUD	1,238.22	66,287.75	89.25	4.19	-NA-	-NA-	-NA-	28.72	1.88	-NA-	-NA-
Europe ex UK	AUD	2,642.33	80,041.19	107.77	3.87	-NA-	-NA-	-NA-	27.22	1.62	-NA-	-NA-
Europe Liquid 40	AUD	1,416.60	108,009.23	145.42	4.10	-NA-	-NA-	-NA-	24.88	-1.22	-NA-	-NA-
Europe Liquid 40 ex UK	AUD	2,290.80	69,332.82	93.35	3.95	-NA-	-NA-	-NA-	28.81	2.12	-NA-	-NA-
Europe (UK Restricted)	AUD	739.90	103,661.41	139.57	4.01	-NA-	-NA-	-NA-	25.03	-0.41	-NA-	-NA-
Euro Zone Capped	AUD	2,360.31	50,138.24	0.00	4.24	-NA-	-NA-	-NA-	28.46	2.38	-NA-	-NA-
Europe Capped	AUD	1,373.18	95,264.92	91.39	4.03	-NA-	-NA-	-NA-	24.51	-1.30	-NA-	-NA-
Europe ex UK Capped	AUD	1,812.80	115,418.66	83.19	4.09	-NA-	-NA-	-NA-	23.26	-1.57	-NA-	-NA-
Europe Liquid 40 Capped	AUD	2,541.51	66,338.62	77.87	3.85	-NA-	-NA-	-NA-	26.77	1.96	-NA-	-NA-
Europe Liquid 40 ex UK Capped	AUD	2,166.74	51,633.08	8.21	3.93	-NA-	-NA-	-NA-	28.57	2.62	-NA-	-NA-
UK	AUD	581.06	42,970.58	57.86	4.49	-NA-	-NA-	-NA-	17.54	-6.72	-NA-	-NA-
Netherlands	AUD	3,455.45	12,892.43	17.36	6.04	-NA-	-NA-	-NA-	52.34	24.12	-NA-	-NA-
France	AUD	4,942.52	38,683.97	52.08	4.03	-NA-	-NA-	-NA-	63.34	25.33	-NA-	-NA-
Austria	AUD	716.72	2,605.07	3.51	0.00	-NA-	-NA-	-NA-	82.49	26.17	-NA-	-NA-
Sweden	AUD	4,140.53	5,997.68	8.08	3.04	-NA-	-NA-	-NA-	65.69	19.11	-NA-	-NA-
Germany	AUD	799.69	4,612.56	6.21	3.52	-NA-	-NA-	-NA-	47.04	32.38	-NA-	-NA-
Switzerland	AUD	2,426.19	6,892.74	9.28	2.03	-NA-	-NA-	-NA-	31.52	24.13	-NA-	-NA-
Belgium	AUD	2,310.66	4,165.96	5.61	5.61	-NA-	-NA-	-NA-	32.41	16.09	-NA-	-NA-
Italy	AUD	1,865.64	649.31	0.87	1.52	-NA-	-NA-	-NA-	24.53	13.75	-NA-	-NA-
Finland	AUD	3,824.70	2,064.95	2.78	0.78	-NA-	-NA-	-NA-	62.13	23.50	-NA-	-NA-
Greece	AUD	747.78	613.49	0.83	2.31	-NA-	-NA-	-NA-	36.06	23.16	-NA-	-NA-
Norway	AUD	184.09	863.02	1.16	0.00	-NA-	-NA-	-NA-	112.62	59.95	-NA-	-NA-

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Switzerland	CHF	1,743.04	6,312.22	5.60	2.03	-NA-	-0.41	-5.63	11.99	4.30	17.60	18.22
Sweden	SEK	3,758.39	37,014.92	4.88	3.04	-NA-	-5.86	17.95	33.46	0.39	15.55	35.83
Norway	NKK	189.66	4,419.39	0.70	0.00	-NA-	-42.55	-2.50	71.05	32.30	60.36	81.49

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Europe	EUR	1,215.54	74,271.94	100.00	0.00	-4.01	-22.15	-18.75	28.42	1.10	24.65	26.43
Euro Zone	EUR	1,570.84	40,023.16	53.89	0.00	1.28	-15.50	-5.31	33.80	4.67	32.96	25.50
Europe ex UK	EUR	1,670.38	48,327.20	65.07	0.00	1.66	-14.75	-4.82	32.43	4.41	29.71	25.04
Europe Liquid 40	EUR	1,145.35	65,213.71	87.80	0.00	-4.28	-22.74	-20.93	29.70	1.34	23.55	26.97
Europe Liquid 40 ex UK	EUR	1,766.35	41,861.71	56.36	0.00	2.76	-13.72	-4.55	34.07	4.91	30.43	25.12
Europe ex UK Dividend+	EUR	1,805.85	44,629.38	60.09	0.00	3.39	-11.64	-4.08	32.21	4.34	29.05	24.46
Europe (UK Restricted)	EUR	1,228.15	62,588.59	84.27	0.00	-2.20	-19.82	-14.68	29.78	2.22	26.46	25.71
Euro Zone Capped	EUR	1,489.97	26,468.09	35.64	0.00	-NA-	-NA-	-5.97	33.46	5.08	33.93	-NA-
Europe Capped	EUR	1,191.05	68,489.52	92.21	0.00	-NA-	-NA-	-19.74	28.09	0.99	24.27	-NA-
Europe ex UK Capped	EUR	1,609.58	39,540.97	53.24	0.00	-NA-	-NA-	-5.47	32.27	4.81	29.37	-NA-
Europe Liquid 40 Capped	EUR	1,105.33	56,099.08	75.53	0.00	-NA-	-NA-	-22.09	29.72	1.45	23.62	-NA-
Europe Liquid 40 ex UK Capped	EUR	1,670.60	29,602.01	39.86	0.00	-NA-	-NA-	-4.96	34.23	5.39	29.75	-NA-
UK	EUR	741.70	25,944.74	34.93	0.00	-12.63	-33.17	-40.45	21.70	-4.50	12.39	34.42
Netherlands	EUR	1,487.26	7,784.18	10.48	0.00	1.77	-10.61	-8.85	29.73	4.29	26.63	22.62
France	EUR	2,663.02	23,356.57	31.45	0.00	9.85	-7.23	1.75	38.59	5.23	37.44	25.81
Austria	EUR	466.01	1,572.89	2.12	0.00	-18.65	-36.32	-16.71	56.27	6.01	145.90	60.74
Sweden	EUR	2,128.14	3,621.27	4.88	0.00	3.35	-12.32	8.54	41.89	0.07	19.34	35.83
Germany	EUR	439.54	2,784.97	3.75	0.00	-5.02	-29.46	-3.92	23.13	11.23	20.95	40.34
Switzerland	EUR	1,471.04	4,161.69	5.60	0.00	5.05	-1.01	-4.46	12.63	4.29	11.85	17.88
Belgium	EUR	1,004.10	2,515.32	3.39	0.00	-2.39	-11.15	-16.01	13.39	-2.46	1.90	18.82
Italy	EUR	1,113.42	392.04	0.53	0.00	-11.37	-31.39	-18.80	6.64	-4.43	14.63	42.73
Finland	EUR	1,979.74	1,246.77	1.68	0.00	0.94	-13.56	5.19	38.84	3.76	52.04	40.24
Greece	EUR	620.36	370.41	0.50	0.00	-7.02	-23.20	-47.76	16.51	3.48	-3.93	43.83
Norway	EUR	124.27	521.08	0.70	0.00	-35.09	-45.16	-4.53	82.08	34.39	84.02	86.15

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Europe	USD	1,764.60	108,564.07	100.00	0.00	-0.83	-18.34	-15.45	33.83	2.97	31.08	31.17
Euro Zone	USD	2,280.53	58,502.27	53.89	0.00	4.64	-11.37	-1.46	39.44	6.61	39.81	31.45
Europe ex UK	USD	2,424.98	70,640.37	65.07	0.00	5.02	-10.58	-0.95	38.00	6.35	36.40	31.27
Europe Liquid 40	USD	1,330.28	95,323.57	87.80	0.00	-0.91	-18.96	-17.71	35.16	3.23	30.23	31.43
Europe Liquid 40 ex UK	USD	2,051.79	61,189.70	56.36	0.00	6.38	-9.50	-0.68	39.72	6.86	37.67	31.02
Europe ex UK Dividend+	USD	2,180.34	65,235.24	60.09	0.00	7.03	-7.32	-0.18	37.78	6.28	35.70	30.75
Europe (UK Restricted)	USD	827.77	91,486.40	84.27	0.00	1.24	-15.90	-11.22	35.24	4.12	32.98	30.92
Euro Zone Capped	USD	2,163.14	38,688.69	35.64	0.00	-NA-	-NA-	-2.15	39.08	7.03	40.84	-NA-
Europe Capped	USD	1,729.05	100,111.86	92.21	0.00	-NA-	-NA-	-16.48	33.48	2.87	30.68	-NA-
Europe ex UK Capped	USD	2,336.72	57,797.46	53.24	0.00	-NA-	-NA-	-1.63	37.84	6.76	36.04	-NA-
Europe Liquid 40 Capped	USD	1,283.80	82,000.61	75.53	0.00	-NA-	-NA-	-18.92	35.19	3.33	30.00	-NA-
Europe Liquid 40 ex UK Capped	USD	1,940.57	43,269.57	39.86	0.00	-NA-	-NA-	-1.10	39.88	7.34	36.44	-NA-
UK	USD	1,081.66	37,923.69	34.93	0.00	-9.73	-29.91	-38.03	26.83	-2.72	18.18	36.77
Netherlands	USD	2,158.90	11,378.22	10.48	0.00	5.14	-6.24	-5.15	35.20	6.23	33.16	28.24
France	USD	3,865.62	34,140.55	31.45	0.00	13.49	-2.69	5.88	44.43	7.19	44.53	31.74
Austria	USD	777.00	2,299.11	2.12	0.00	-15.96	-33.21	-13.33	62.86	7.98	158.58	63.30
Sweden	USD	3,103.57	5,293.25	4.88	0.00	6.78	-8.04	12.95	47.87	1.93	25.49	42.29
Germany	USD	638.04	4,070.82	3.75	0.00	-1.88	-26.01	-0.02	28.32	13.29	27.19	49.32
Switzerland	USD	2,145.28	6,083.19	5.60	0.00	8.53	3.83	-0.58	17.37	6.23	17.61	25.61
Belgium	USD	1,457.54	3,676.67	3.39	0.00	0.84	-6.80	-12.60	18.17	-0.65	7.15	22.36
Italy	USD	1,616.23	573.05	0.53	0.00	-8.43	-28.03	-15.50	11.13	-2.65	20.54	46.93
Finland	USD	2,873.79	1,822.42	1.68	0.00	4.29	-9.33	9.46	44.69	5.69	59.87	45.45
Greece	USD	737.79	541.43	0.50	0.00	-3.94	-19.44	-45.64	21.42	5.40	1.03	45.29
Norway	USD	181.23	761.66	0.70	0.00	-31.57	-42.48	-0.65	89.75	36.89	93.52	86.43

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Europe	GBP	1,778.11	67,879.68	100.00	0.00	1.65	-14.00	-5.78	37.80	4.94	17.84	28.54
Euro Zone	GBP	2,297.99	36,578.54	53.89	0.00	7.26	-6.66	9.81	43.58	8.64	25.69	29.58
Europe ex UK	GBP	2,443.55	44,167.89	65.07	0.00	7.65	-5.83	10.39	42.10	8.38	22.62	29.57
Europe Liquid 40	GBP	1,340.47	59,601.06	87.80	0.00	1.57	-14.66	-8.29	39.18	5.19	17.07	28.80
Europe Liquid 40 ex UK	GBP	2,067.49	38,258.86	56.36	0.00	9.04	-4.70	10.69	43.87	8.89	23.76	29.31
Europe ex UK Dividend+	GBP	2,443.55	40,788.33	60.09	0.00	9.49	-2.40	11.25	41.87	8.30	21.99	29.23
Europe (UK Restricted)	GBP	834.10	57,201.87	84.27	0.00	3.77	-11.44	-1.05	39.26	6.10	19.54	28.53
Euro Zone Capped	GBP	2,179.70	24,190.10	35.64	0.00	-NA-	-NA-	9.05	43.21	9.07	26.61	-NA-
Europe Capped	GBP	1,742.29	62,594.94	92.21	0.00	-NA-	-NA-	-6.92	37.44	4.82	17.47	-NA-
Europe ex UK Capped	GBP	2,354.61	36,137.86	53.24	0.00	-NA-	-NA-	9.63	41.93	8.79	22.30	-NA-
Europe Liquid 40 Capped	GBP	1,293.62	51,270.88	75.53	0.00	-NA-	-NA-	-9.64	39.20	5.30	16.86	-NA-
Europe Liquid 40 ex UK Capped	GBP	1,955.42	27,054.30	39.86	0.00	-NA-	-NA-	10.22	44.03	9.39	22.65	-NA-
UK	GBP	1,095.50	23,711.79	34.93	0.00	-7.48	-26.18	-30.93	30.60	-0.87	6.24	33.29
Netherlands	GBP	2,175.43	7,114.23	10.48	0.00	7.77	-1.26	5.71	39.21	8.25	19.70	26.33
France	GBP	3,895.22	21,346.38	31.45	0.00	16.32	2.47	18.00	48.72	9.23	29.92	30.02
Austria	GBP	782.95	1,437.52	2.12	0.00	-13.85	-29.66	-3.41	67.69	10.03	132.45	60.29
Sweden	GBP	3,127.33	3,309.61	4.88	0.00	9.45	-3.15	25.88	52.26	3.87	12.81	43.28
Germany	GBP	642.92	2,545.28	3.75	0.00	0.58	-22.08	11.42	32.12	15.45	14.34	51.02
Switzerland	GBP	2,161.71	3,803.51	5.60	0.00	11.25	9.34	10.81	20.86	8.25	5.73	24.72
Belgium	GBP	1,468.70	2,298.84	3.39	0.00	3.36	-1.86	-2.60	21.68	1.24	-3.68	22.32
Italy	GBP	1,628.61	358.30	0.53	0.00	-6.14	-24.21	-5.82	14.43	-0.80	8.36	44.35
Finland	GBP	2,895.79	1,139.47	1.68	0.00	6.90	-4.52	21.99	48.98	7.70	43.72	43.77
Greece	GBP	743.43	338.53	0.50	0.00	-1.54	-15.17	-39.42	25.02	7.41	-9.18	42.05
Norway	GBP	182.62	476.23	0.70	0.00	-31.08	-39.43	10.73	95.40	39.50	73.97	83.55

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EPRA/NAREIT Europe Index - Index Performance

Price Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Europe	JPY	1,543.59	9,720,283.82	100.00	0.00	-4.87	-25.53	-28.70	24.19	-0.61	29.47	32.24
Euro Zone	JPY	1,994.90	5,238,000.76	53.89	0.00	0.38	-19.18	-16.90	29.39	2.90	38.09	32.08
Europe ex UK	JPY	2,121.25	6,324,785.81	65.07	0.00	0.75	-18.45	-16.47	28.06	2.65	34.72	31.83
Europe Liquid 40	JPY	1,163.66	8,534,795.45	87.80	0.00	-4.95	-26.10	-30.60	25.43	-0.37	28.63	32.51
Europe Liquid 40 ex UK	JPY	1,794.80	5,478,619.54	56.36	0.00	2.05	-17.47	-16.24	29.65	3.14	35.98	31.66
Europe ex UK Dividend+	JPY	1,761.72	5,840,836.94	60.09	0.00	1.05	-15.49	-15.82	27.86	2.57	34.03	31.13
Europe (UK Restricted)	JPY	724.09	8,191,234.57	84.27	0.00	-2.89	-23.31	-25.12	25.50	0.50	31.35	31.86
Euro Zone Capped	JPY	1,892.21	3,463,991.87	35.64	0.00	-NA-	-NA-	-17.48	29.06	3.31	39.10	-NA-
Europe Capped	JPY	1,512.49	8,963,515.12	92.21	0.00	-NA-	-NA-	-29.56	23.86	-0.72	29.07	-NA-
Europe ex UK Capped	JPY	2,044.05	5,174,895.31	53.24	0.00	-NA-	-NA-	-17.04	27.91	3.04	34.37	-NA-
Europe Liquid 40 Capped	JPY	1,123.00	7,341,924.56	75.53	0.00	-NA-	-NA-	-31.62	25.45	-0.27	28.40	-NA-
Europe Liquid 40 ex UK Capped	JPY	1,697.51	3,874,141.32	39.86	0.00	-NA-	-NA-	-16.59	29.80	3.61	34.76	-NA-
UK	JPY	946.18	3,395,498.01	34.93	0.00	-13.41	-36.08	-47.74	17.69	-6.11	16.73	38.19
Netherlands	JPY	1,888.50	1,018,748.90	10.48	0.00	0.86	-14.50	-20.01	25.46	2.53	31.52	29.49
France	JPY	3,381.45	3,056,773.76	31.45	0.00	8.87	-11.26	-10.71	34.03	3.45	42.75	31.68
Austria	JPY	679.68	205,850.74	2.12	0.00	-19.38	-39.09	-26.91	51.12	4.22	155.40	63.98
Sweden	JPY	2,714.84	473,931.42	4.88	0.00	2.43	-16.14	-4.74	37.22	-1.62	23.95	41.26
Germany	JPY	558.12	364,480.84	3.75	0.00	-5.87	-32.53	-15.68	19.07	9.35	25.62	47.81
Switzerland	JPY	1,876.59	544,658.25	5.60	0.00	4.11	-5.32	-16.15	8.92	2.53	16.17	25.51
Belgium	JPY	1,274.98	329,190.88	3.39	0.00	-3.27	-15.01	-26.29	9.66	-4.11	5.83	23.09
Italy	JPY	1,413.80	51,307.77	0.53	0.00	-12.16	-34.37	-28.73	3.13	-6.04	19.06	47.36
Finland	JPY	2,513.85	163,170.51	1.68	0.00	0.04	-17.32	-7.68	34.27	2.01	57.91	44.98
Greece	JPY	645.38	48,477.35	0.50	0.00	-7.85	-26.54	-54.15	12.67	1.73	-0.22	48.60
Norway	JPY	158.53	68,195.39	0.70	0.00	-33.98	-47.55	-16.21	76.09	32.12	91.14	86.85

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EPRA/NAREIT Europe Index - Index Performance

Price Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Europe	AUD	1,308.36	123,011.77	165.62	0.00	-NA-	-NA-	-NA-	22.59	-1.63	-NA-	-NA-
Euro Zone	AUD	1,690.90	66,287.75	89.25	0.00	-NA-	-NA-	-NA-	27.73	1.84	-NA-	-NA-
Europe ex UK	AUD	1,798.00	80,041.19	107.77	0.00	-NA-	-NA-	-NA-	26.42	1.59	-NA-	-NA-
Europe Liquid 40	AUD	986.33	108,009.23	145.42	0.00	-NA-	-NA-	-NA-	23.82	-1.39	-NA-	-NA-
Europe Liquid 40 ex UK	AUD	1,521.29	69,332.82	93.35	0.00	-NA-	-NA-	-NA-	27.99	2.08	-NA-	-NA-
Europe ex UK Dividend+	AUD	1,883.14	73,916.74	99.52	0.00	-NA-	-NA-	-NA-	26.21	1.52	-NA-	-NA-
Europe (UK Restricted)	AUD	613.74	103,661.41	139.57	0.00	-NA-	-NA-	-NA-	23.89	-0.54	-NA-	-NA-
Euro Zone Capped	AUD	1,603.85	43,837.38	59.02	0.00	-NA-	-NA-	-NA-	27.40	2.24	-NA-	-NA-
Europe Capped	AUD	1,282.00	113,434.74	152.73	0.00	-NA-	-NA-	-NA-	22.27	-1.74	-NA-	-NA-
Europe ex UK Capped	AUD	1,732.56	65,489.14	88.17	0.00	-NA-	-NA-	-NA-	26.27	1.98	-NA-	-NA-
Europe Liquid 40 Capped	AUD	951.87	92,913.25	125.10	0.00	-NA-	-NA-	-NA-	23.83	-1.29	-NA-	-NA-
Europe Liquid 40 ex UK Capped	AUD	1,438.83	49,027.89	66.01	0.00	-NA-	-NA-	-NA-	28.14	2.54	-NA-	-NA-
UK	AUD	802.00	42,970.58	57.86	0.00	-NA-	-NA-	-NA-	16.18	-7.07	-NA-	-NA-
Netherlands	AUD	1,600.71	12,892.43	17.36	0.00	-NA-	-NA-	-NA-	23.85	1.47	-NA-	-NA-
France	AUD	2,866.16	38,683.97	52.08	0.00	-NA-	-NA-	-NA-	32.30	2.39	-NA-	-NA-
Austria	AUD	576.10	2,605.07	3.51	0.00	-NA-	-NA-	-NA-	49.18	3.14	-NA-	-NA-
Sweden	AUD	2,301.13	5,997.68	8.08	0.00	-NA-	-NA-	-NA-	35.45	-2.63	-NA-	-NA-
Germany	AUD	473.07	4,612.56	6.21	0.00	-NA-	-NA-	-NA-	17.54	8.22	-NA-	-NA-
Switzerland	AUD	1,590.61	6,892.74	9.28	0.00	-NA-	-NA-	-NA-	7.52	1.47	-NA-	-NA-
Belgium	AUD	1,080.69	4,165.96	5.61	0.00	-NA-	-NA-	-NA-	8.25	-5.10	-NA-	-NA-
Italy	AUD	1,198.35	649.31	0.87	0.00	-NA-	-NA-	-NA-	1.80	-7.01	-NA-	-NA-
Finland	AUD	2,130.77	2,064.95	2.78	0.00	-NA-	-NA-	-NA-	32.54	0.96	-NA-	-NA-
Greece	AUD	547.03	613.49	0.83	0.00	-NA-	-NA-	-NA-	11.23	0.68	-NA-	-NA-
Norway	AUD	134.37	863.02	1.16	0.00	-NA-	-NA-	-NA-	73.83	30.76	-NA-	-NA-

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EPRA/NAREIT Europe Index - Index Performance

Price Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Switzerland	CHF	1,398.07	6,312.22	5.60	0.00	4.59	-2.52	-7.99	11.99	4.30	14.66	18.73
Sweden	SEK	2,554.60	37,014.92	4.88	0.00	5.92	-9.46	13.27	33.46	0.39	10.97	36.00
Norway	NOK	169.37	4,419.39	0.70	0.00	-32.68	-44.67	-2.50	71.06	32.30	60.37	81.32

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EPRA/NAREIT Europe Index - Asset Class Comparison

Gross Total Return Index Description	Curr	Close Value 30-Sep	12 Mths Estimated Div Yld (%) 30-Sep	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Europe Real Estate **	Local	2,058.72	4.86	1.79	-15.56	-8.12	32.87	2.81	28.74	26.72
Europe FTSE	Local	201.62	4.17	5.90	-4.41	3.23	21.32	4.59	26.23	20.37
Europe JP Morgan Bonds	Local	491.85	-NA-	4.89	5.20	10.92	2.86	0.56	3.54	4.24
UK Real Estate **	GBP	1,506.45	4.49	-4.44	-23.29	-27.31	32.13	-0.49	10.64	33.24
UK FTSE	GBP	737.90	4.89	6.55	-0.72	10.68	22.75	5.16	21.18	18.19
UK JP Morgan Bonds	GBP	590.70	-NA-	6.07	6.18	11.78	3.19	0.19	1.07	6.88
Netherlands Real Estate **	EUR	2,835.80	7.10	7.96	-4.88	-0.55	30.58	4.29	36.28	23.47
Netherlands FTSE	EUR	667.33	#DIV/0!	4.23	-9.26	1.78	23.96	5.95	34.11	26.20
Netherlands JP Morgan Bonds	EUR	400.75	-NA-	4.70	5.22	10.45	2.54	0.57	3.36	4.33
France Real Estate **	EUR	3,943.01	5.38	14.54	-2.70	9.06	40.31	5.32	45.97	26.36
France FTSE	EUR	602.24	4.25	4.87	-6.46	-0.82	22.51	4.54	23.88	21.04
France JP Morgan Bonds	EUR	498.82	-NA-	4.71	5.12	10.75	2.45	0.47	2.63	4.42
Sweden Real Estate **	SEK	4,041.81	4.34	11.15	-4.26	20.03	33.46	0.39	17.59	35.94
Sweden FTSE	SEK	1,516.49	4.26	8.10	-2.40	21.02	16.13	0.08	46.36	27.03
Sweden JP Morgan Bonds	SEK	609.58	-NA-	4.90	5.00	7.64	1.31	0.52	-2.07	5.17
Switzerland Real Estate **	CHF	1,817.60	3.12	7.11	0.76	-4.33	11.99	4.30	19.22	18.24
Switzerland FTSE	CHF	511.56	2.86	5.39	-6.75	-1.59	16.99	1.78	19.51	17.29
Germany Real Estate **	EUR	632.38	4.79	-1.51	-26.48	1.70	26.93	11.23	27.07	40.58
Germany FTSE	EUR	384.04	3.95	7.69	-2.03	-4.12	19.46	4.68	19.85	23.59
Germany JP Morgan Bonds	EUR	373.71	-NA-	4.70	5.12	9.77	2.12	0.58	1.85	4.18
Austria Real Estate **	EUR	476.68	0.00	14.54	-35.84	-16.71	56.27	6.01	145.90	60.74
Austria FTSE	EUR	457.44	3.98	2.26	-14.81	-0.65	32.70	3.49	69.51	38.29
Austria JP Morgan Bonds	EUR	187.43	-NA-	4.66	5.02	10.54	4.21	0.95	4.41	4.68

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EPRA/NAREIT Europe Index - Asset Class Comparison

Gross Total Return Index Description	Curr	Close Value 30-Sep	12 Mths Estimated Div Yld (%) 30-Sep	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Italy Real Estate **	EUR	1,451.21	2.08	-9.30	-29.82	-16.74	6.64	-4.43	17.53	43.17
Italy FTSE	EUR	292.65	3.95	1.03	-10.70	-2.85	22.69	5.46	23.24	23.12
Italy JP Morgan Bonds	EUR	745.71	-NA-	4.63	4.72	11.34	3.89	0.97	7.38	4.20
Belgium Real Estate **	EUR	1,906.62	7.48	4.57	-4.30	-6.27	13.39	-2.46	10.32	19.14
Belgium FTSE	EUR	548.29	2.77	-0.39	-15.11	4.92	24.93	6.06	53.86	29.57
Belgium JP Morgan Bonds	EUR	462.98	-NA-	4.58	4.96	11.56	2.69	0.74	4.79	4.13
Finland Real Estate **	EUR	3,061.90	1.08	4.82	-10.96	7.86	38.84	3.76	55.90	40.20
Finland FTSE	EUR	919.48	4.48	3.67	-8.51	-8.94	9.57	3.28	13.61	29.67
Finland JP Morgan Bonds	EUR	327.31	-NA-	4.58	5.40	9.95	1.86	0.53	4.45	3.39
Greece Real Estate **	EUR	694.60	2.57	-5.24	-22.00	-45.93	16.51	3.48	-1.11	43.44
Greece FTSE	EUR	407.31	2.46	5.86	-9.42	-7.30	26.68	8.94	53.52	33.36
Greece JP Morgan Bonds	EUR	235.31	-NA-	4.37	4.61	10.40	3.83	0.38	11.16	4.76
Norway Real Estate **	NOK	144.69	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Norway FTSE	NOK	856.69	2.97	10.07	-0.41	0.97	14.48	7.22	41.09	31.99
Norway JP Morgan Bonds	NOK	-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-

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

Top 20 Constituents:

Company	Investment Focus	Sector	Country	Free Float Mkt Cap (EUR m) 30-Sep	Free Float Europe (%) Weight 30-Sep
Unibail-Rodamco *	Rental	Diversified	FR	12,535	16.88
Land Securities *	Rental	Diversified	UK	5,170	6.96
British Land *	Rental	Diversified	UK	4,433	5.97
Corio *	Rental	Retail	NL	3,599	4.85
Hammerson *	Rental	Retail	UK	3,007	4.05
Liberty International *	Rental	Retail	UK	2,971	4.00
SEGRO *	Rental	Industrial	UK	2,952	3.98
Fonciere Des Regions *	Rental	Diversified	FR	2,780	3.74
Klepierre *	Rental	Retail	FR	2,395	3.22
PSP Swiss Property	Rental	Office	CH	1,855	2.50
Gecina *	Rental	Diversified	FR	1,522	2.05
Icade	Rental	Diversified	FR	1,440	1.94
Wereldhave *	Rental	Diversified	NL	1,432	1.93
Derwent London *	Rental	Office	UK	1,342	1.81
Mercialys *	Rental	Retail	FR	1,228	1.65
Silic *	Rental	Office	FR	1,146	1.54
Castellum	Rental	Diversified	SE	1,136	1.53
Befimmo *	Rental	Office	BE	1,041	1.40
Eurocommercial Props *	Rental	Retail	NL	967	1.30
Jelmoli	Rental	Retail	CH	941	1.27

Country Breakdown:

Country Index	Number of Constituents 30-Sep	Free Float Mkt Cap (EUR m) 30-Sep	Free Float Europe (%) Weight 30-Sep
EPRA/NAREIT UK	27	25,945	34.93%
EPRA/NAREIT Netherlands	7	7,784	10.48%
EPRA/NAREIT France	9	23,357	31.45%
EPRA/NAREIT Austria	2	1,573	2.12%
EPRA/NAREIT Sweden	6	3,621	4.88%
EPRA/NAREIT Germany	7	2,785	3.75%
EPRA/NAREIT Switzerland	5	4,162	5.60%
EPRA/NAREIT Belgium	6	2,515	3.39%
EPRA/NAREIT Italy	2	392	0.53%
EPRA/NAREIT Finland	3	1,247	1.68%
EPRA/NAREIT Greece	3	370	0.50%
EPRA/NAREIT Norway	1	521	0.70%
EPRA/NAREIT Europe Index	**78**	**74,272**	**100.00%**
EPRA/NAREIT Euro Zone	39	40,023	53.89%
EPRA/NAREIT Ex-UK	51	48,327	65.07%
EPRA/NAREIT Europe Liquid 40	40	65,214	87.80%
EPRA/NAREIT Europe Liquid 40 Ex UK	28	41,862	56.36%

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EPRA/NAREIT Europe Index - Top 20 Performance

Top 20 Performance:

Stock	Investment Focus	Sector	Country	Price Return 30-Sep	Dividend Return 30-Sep	Total Return 30-Sep
DIC Asset	Rental	Diversified	DE	33.38	0.00	33.38
Norwegian Property ASA	Rental	Office	NK	32.29	0.00	32.29
Colonia Real Estate	Rental	Residential	DE	30.89	0.00	30.89
Gagfah	Rental	Residential	DE	20.16	0.00	20.16
Alstria Office *	Rental	Office	DE	19.21	0.00	19.21
CLS Holdings	Rental	Office	UK	18.83	0.00	18.83
Quintain Estates	Non-Rental	Diversified	UK	18.37	0.00	18.37
Gecina *	Rental	Diversified	FR	17.81	0.00	17.81
Citycon OYJ	Rental	Retail	FI	16.47	0.00	16.47
Patrizia Immobilien	Rental	Residential	DE	16.18	0.00	16.18
Invista Foundation Prop	Rental	Diversified	UK	12.82	0.00	12.82
Icade	Rental	Diversified	FR	12.62	0.00	12.62
Corio *	Rental	Retail	NL	10.49	0.00	10.49
Conwert Immobilien	Non-Rental	Residential	AT	9.82	0.00	9.82
ProLogis European Properties	Rental	Industrial	NL	9.75	0.00	9.75
Unite Group	Rental	Specialty	UK	9.69	0.00	9.69
Fonciere Des Regions *	Rental	Diversified	FR	9.03	0.00	9.03
Lamda Development	Non-Rental	Diversified	GR	8.48	0.00	8.48
Jelmoli	Rental	Retail	CH	8.32	0.00	8.32
Mercialys *	Rental	Retail	FR	6.05	1.72	7.77

Bottom 20 Performance:

Stock	Investment Focus	Sector	Country	Price Return 30-Sep	Dividend Return 30-Sep	Total Return 30-Sep
Big Yellow Group *	Rental	Self Storage	UK	-2.55	0.00	-2.55
Hammerson *	Rental	Retail	UK	-2.62	0.00	-2.62
Technopolis	Rental	Office	FI	-2.71	0.00	-2.71
Sponda	Rental	Diversified	FI	-2.87	0.00	-2.87
Mucklow <A&J> *	Rental	Diversified	UK	-3.72	0.00	-3.72
IGD *	Rental	Retail	IT	-3.86	0.00	-3.86
Befimmo *	Rental	Office	BE	-4.62	0.00	-4.62
Warehouses De Pauw *	Rental	Industrial	BE	-4.71	0.00	-4.71
Beni Stabili	Rental	Office	IT	-4.85	0.00	-4.85
Nieuwe Steen Inv *	Rental	Diversified	NL	-5.38	0.00	-5.38
Shaftesbury *	Rental	Diversified	UK	-5.73	0.00	-5.73
Kungsleden	Rental	Diversified	SE	-6.65	0.00	-6.65
ISIS Property Trust Ld	Rental	Diversified	UK	-6.74	0.00	-6.74
Intervest Offices *	Rental	Office	BE	-6.79	0.00	-6.79
Liberty International *	Rental	Retail	UK	-8.40	0.95	-7.44
Wereldhave Belgium *	Rental	Diversified	BE	-7.67	0.00	-7.67
Leasinvest Real Estate *	Rental	Office	BE	-7.89	0.00	-7.89
St Modwen Properties	Rental	Diversified	UK	-9.30	0.00	-9.30
Primary Health Prop. *	Rental	Health Care	UK	-10.63	0.00	-10.62
Deutsche Wohnen	Rental	Residential	DE	-45.47	0.00	-45.47

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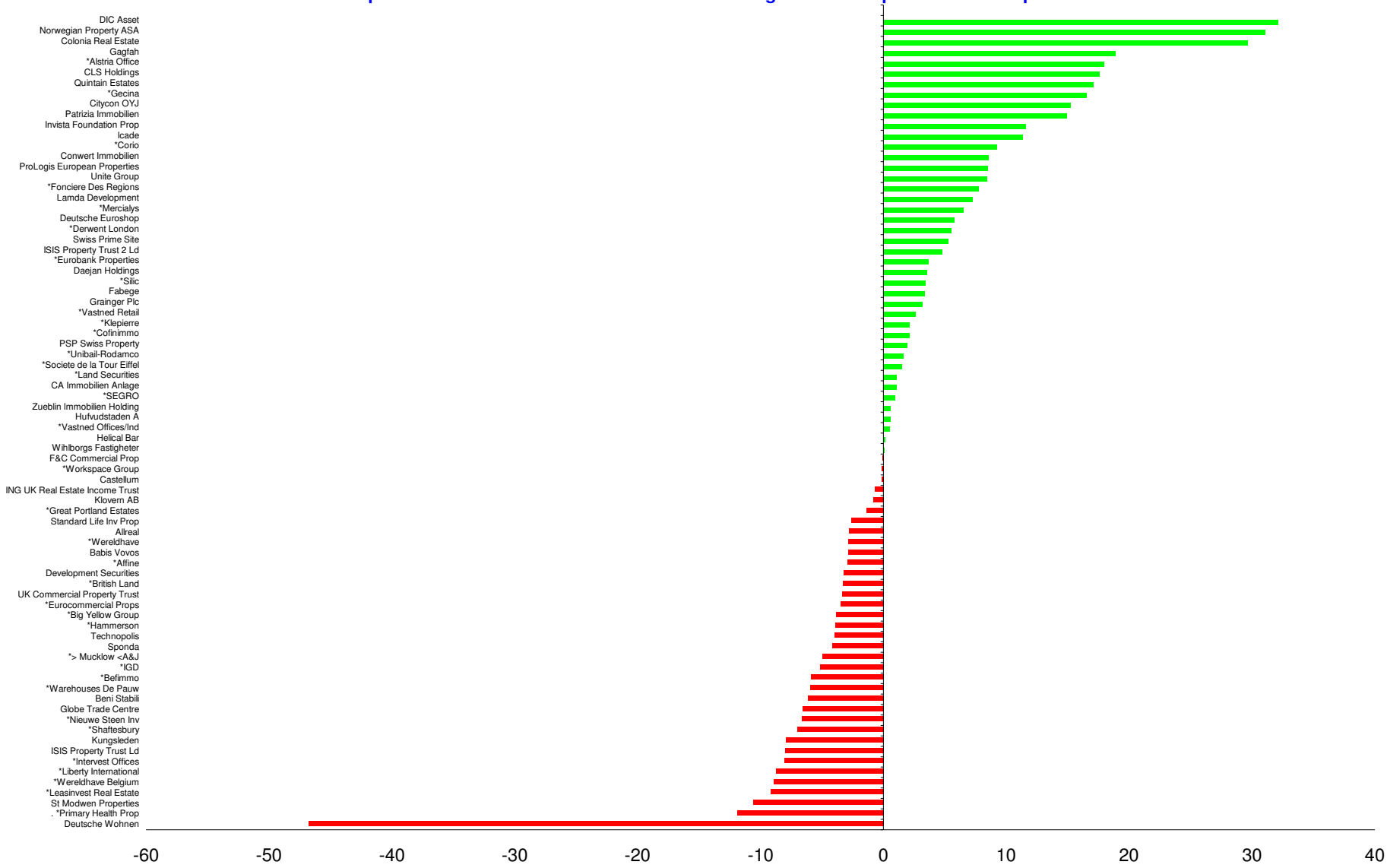
Graph 18: Total Return Performance relative to Regional Developed Index - Europe



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Section 5

EPRA/NAREIT North America Developed Index

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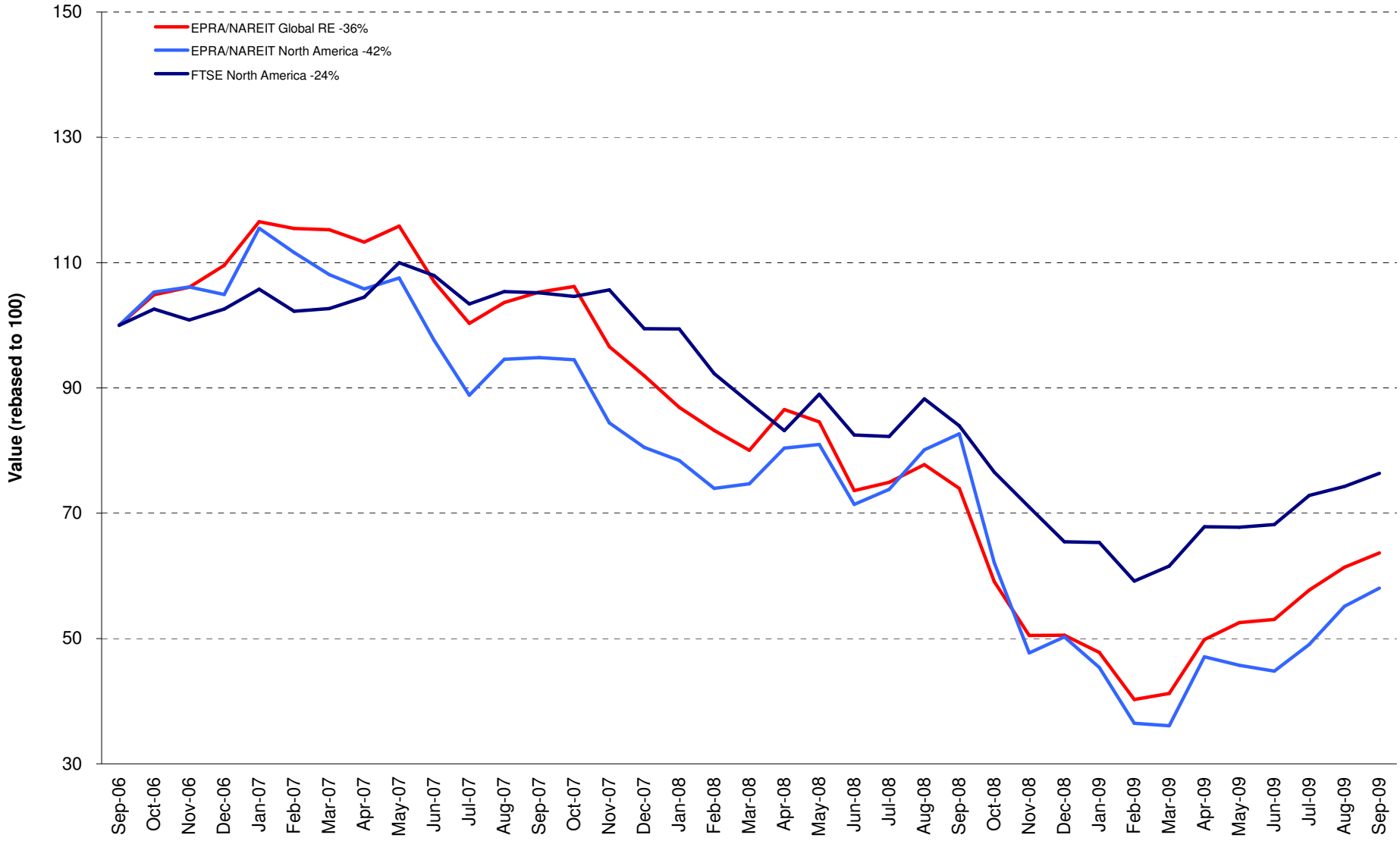
Graph 19: EPRA/NAREIT North America Developed v EPRA/NAREIT Global Developed & FTSE North America - Total Returns (EUR)
Rolling 36 Months Performance



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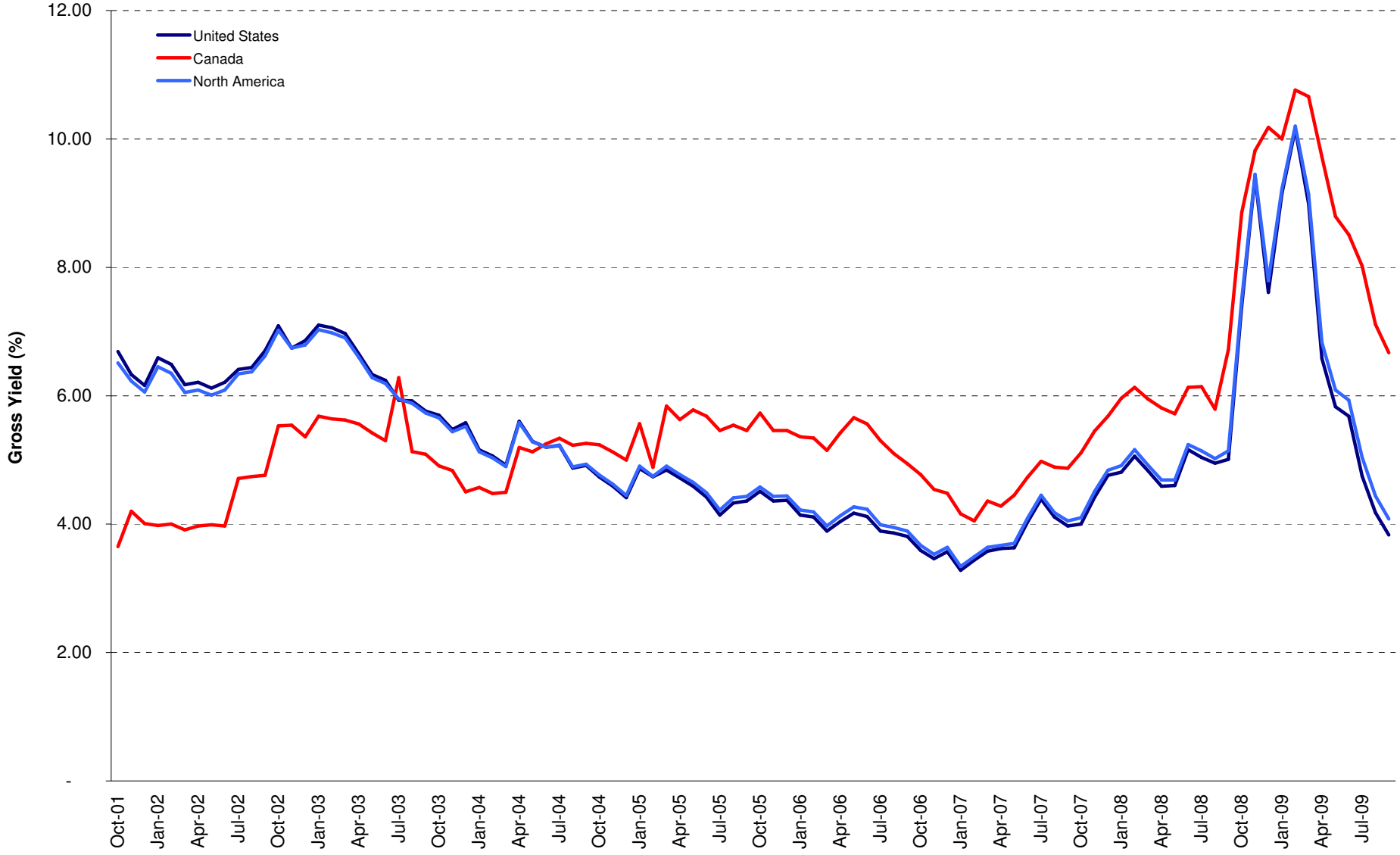
Graph 20: Dividend Yields



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Corporate Actions & Changes Developed North America

Ex Date	Description
21 September 2009	Strategic Hotels & Resorts (USA): Constituent deletion
21 September 2009	U-Store-It Trust (USA): New number of shares: 92,854,542
21 September 2009	Ramco-Gershenson Trust (USA): New number of shares: 27,710,476
21 September 2009	Developers Diversified Realty (USA): New number of shares: 161,349,653
21 September 2009	Ashford Hospitality Trust (USA): New number of shares: 67,818,732
23 September 2009	Lexington Corporate Properties Trust (USA): Stock Dividend 2.8421%. New number of shares: 116,563,760

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Dividends Developed North America: September

Ex -Date	Company	Investment Focus	Sector	Curr	Gross Dividend	Dividend Yield %	Pay Date	Type
2 September 2009	Weingarten Realty *	Rental	Retail	USD	0.250	10.54	15-Sep	Quarterly
9 September 2009	Ventas *	Rental	Health Care	USD	0.513	5.32	30-Sep	Quarterly
11 September 2009	BRE Properties *	Rental	Residential	USD	0.375	7.19	30-Sep	Quarterly
11 September 2009	Digital Realty Trust *	Rental	Specialty	USD	0.360	2.76	30-Sep	Quarterly
11 September 2009	Investors Real Estate *	Rental	Diversified	USD	0.171	7.47	30-Sep	Quarterly
11 September 2009	Public Storage *	Rental	Self Storage	USD	0.550	2.92	30-Sep	Quarterly
11 September 2009	PS Business Parks *	Rental	Office Mixed	USD	0.440	3.43	30-Sep	Quarterly
11 September 2009	Taubman Centers *	Rental	Retail	USD	0.415	4.60	30-Sep	Quarterly
11 September 2009	Washington Real Estate *	Rental	Diversified	USD	0.433	5.97	30-Sep	Quarterly
14 September 2009	Equity One Inc *	Rental	Retail	USD	0.300	7.66	30-Sep	Quarterly
14 September 2009	H & R Real Estate *	Rental	Diversified	CAD	0.060	10.34	30-Sep	Monthly
14 September 2009	Parkway Properties *	Rental	Office	USD	0.325	11.55	30-Sep	Quarterly
14 September 2009	Universal Health Realty *	Rental	Health Care	USD	0.595	8.29	30-Sep	Quarterly
15 September 2009	Medical Properties Trust *	Rental	Health Care	USD	0.200	12.93	15-Oct	Quarterly
16 September 2009	Eastgroup Properties *	Rental	Industrial	USD	0.520	5.44	30-Sep	Quarterly
16 September 2009	Ramco-Gershenson *	Rental	Retail	USD	0.163	18.15	1-Oct	Quarterly
17 September 2009	Equity Residential Props *	Rental	Residential	USD	0.338	6.29	9-Oct	Quarterly
18 September 2009	LTC Properties *	Rental	Health Care	USD	0.130	6.49	30-Sep	Monthly
21 September 2009	Developers Diversified *	Rental	Retail	USD	0.020	24.43	15-Oct	Quarterly
21 September 2009	Federal Realty Inv *	Rental	Retail	USD	0.660	4.11	15-Oct	Quarterly
22 September 2009	Getty Realty *	Rental	Retail	USD	0.475	7.62	8-Oct	Quarterly
23 September 2009	Equity Lifestyle Properties *	Rental	Residential	USD	0.300	1.87	9-Oct	Quarterly
23 September 2009	Lexington Corporate *	Rental	Diversified	USD	0.018	22.94	16-Oct	Quarterly
24 September 2009	Avalonbay Communities *	Rental	Residential	USD	0.893	4.91	15-Oct	Quarterly
28 September 2009	Agree Realty Corp *	Rental	Retail	USD	0.510	8.72	15-Oct	Quarterly
28 September 2009	Acadia Realty Trust *	Rental	Retail	USD	0.180	5.57	15-Oct	Quarterly
28 September 2009	Allied Properties REIT *	Rental	Office	CAD	0.110	7.92	15-Oct	Monthly
28 September 2009	Boardwalk REIT *	Rental	Residential	CAD	0.150	4.67	15-Oct	Monthly
28 September 2009	BioMed Realty Trust *	Rental	Office	USD	0.110	9.71	15-Oct	Quarterly
28 September 2009	Boston Properties *	Rental	Office	USD	0.500	4.15	30-Oct	Quarterly
28 September 2009	Canadian Apartment Props *	Rental	Residential	CAD	0.090	7.32	15-Oct	Monthly
28 September 2009	CBL & Associates Props *	Rental	Retail	USD	0.050	20.67	15-Oct	Quarterly
28 September 2009	Camden Property Trust *	Rental	Residential	USD	0.450	6.95	15-Oct	Quarterly

** Based on previous period figures

*** Estimated

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Dividends Developed North America: September

Ex -Date	Company	Investment Focus	Sector	Curr	Gross Dividend	Dividend Yield %	Pay Date	Type
28 September 2009	Chartwell Seniors Housing REIT *	Rental	Health Care	CAD	0.045	11.94	15-Oct	Monthly
28 September 2009	Cominar REIT *	Rental	Diversified	CAD	0.120	7.24	15-Oct	Monthly
28 September 2009	Calloway REIT *	Rental	Retail	CAD	0.129	8.15	15-Oct	Monthly
28 September 2009	Dundee REIT *	Rental	Diversified	CAD	0.183	0.00	15-Oct	Dividend
28 September 2009	Douglas Emmett *	Rental	Office	USD	0.100	4.58	15-Oct	Dividend
28 September 2009	Entertainment Props *	Rental	Specialty	USD	0.650	9.84	15-Oct	Quarterly
28 September 2009	Essex Property Trust *	Rental	Residential	USD	1.030	5.13	15-Oct	Quarterly
28 September 2009	Winthrop Realty Trust *	Rental	Diversified	USD	0.250	5.34	15-Oct	Quarterly
28 September 2009	Hersha Hospitality Trust *	Rental	Lodging/Resorts	USD	0.050	29.03	15-Oct	Dividend
28 September 2009	Innvest REIT *	Rental	Lodging/Resorts	CAD	0.042	23.88	15-Oct	Monthly
28 September 2009	Inland Real Estate Corp *	Rental	Retail	USD	0.048	11.19	19-Oct	Monthly
28 September 2009	Kilroy Realty *	Rental	Office	USD	0.350	8.36	16-Oct	Quarterly
28 September 2009	LaSalle Hotel Properties *	Rental	Lodging/Resorts	USD	0.010	9.16	15-Oct	Monthly
28 September 2009	Morguard REIT *	Rental	Diversified	CAD	0.075	7.81	15-Oct	Monthly
28 September 2009	National Healthcare Corp. *	Rental	Health Care	USD	0.260	2.49	1-Dec	Quarterly
28 September 2009	Northern Property REIT *	Rental	Residential	CAD	0.123	7.22	15-Oct	Monthly
28 September 2009	Corporate Office Props *	Rental	Office	USD	0.393	3.86	15-Oct	Quarterly
28 September 2009	Primaris Retail REIT *	Rental	Retail	CAD	0.102	8.02	15-Oct	Monthly
28 September 2009	Post Properties *	Rental	Residential	USD	0.200	8.61	15-Oct	Quarterly
28 September 2009	Canadian REIT *	Rental	Diversified	CAD	0.113	5.22	15-Oct	Monthly
28 September 2009	Riocan Real Estate *	Rental	Retail	CAD	0.115	7.56	7-Oct	Monthly
28 September 2009	SL Green Realty *	Rental	Office	USD	0.100	5.39	15-Oct	Dividend
29 September 2009	Alexandria Real Estate *	Rental	Office	USD	0.350	5.85	15-Oct	Quarterly
29 September 2009	Liberty Property Trust *	Rental	Office Mixed	USD	0.475	7.22	15-Oct	Quarterly
29 September 2009	Corporate Office Props *	Rental	Office	USD	0.143	3.86	15-Oct	Quarterly
30 September 2009	Urstadt Biddle Class A *	Rental	Retail	USD	0.240	6.51	16-Oct	Quarterly

** Based on previous period figures

*** Estimated

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Dividends Developed North America: October

Ex -Date	Company	Investment Focus	Sector	Curr	Gross Dividend	Dividend Yield %	Pay Date	Type
1 October 2009	AMB Property *	Rental	Industrial	USD	0.280	6.80	15-Oct	Dividend
1 October 2009	Avalonbay Communities *	Rental	Residential	USD	0.8925 ***	4.91	November	Quarterly
1 October 2009	Brandywine Realty Trust *	Rental	Office	USD	0.100	15.94	19-Oct	Quarterly
1 October 2009	Mack-Cali Realty *	Rental	Office	USD	0.450	7.92	9-Oct	Quarterly
1 October 2009	Kimco Realty *	Rental	Retail	USD	0.060	12.88	15-Oct	Quarterly
1 October 2009	Urstadt Biddle Class A *	Rental	Retail	USD	0.2375 ***	6.51	November	Quarterly
5 October 2009	DCT Industrial Trust *	Rental	Industrial	USD	0.070	10.96	16-Oct	Quarterly
5 October 2009	Kite Realty Group Trust *	Non-Rental	Retail	USD	0.060	19.66	16-Oct	Quarterly
5 October 2009	U-Store-It Trust *	Rental	Self Storage	USD	0.025	11.52	22-Oct	Quarterly
6 October 2009	Sovran Self Storage *	Rental	Self Storage	USD	0.64 ***	8.31	November	Quarterly
9 October 2009	Sun Communities *	Rental	Residential	USD	0.63 ***	11.71	November	Quarterly
10 October 2009	Felcor Lodging Trust *	Rental	Lodging/Resorts	USD	0.15 ***	18.76	November	Dividend
10 October 2009	Hospitality Properties *	Rental	Lodging/Resorts	USD	0.77 ***	15.12	November	Quarterly
13 October 2009	Associated Estates Realty *	Rental	Residential	USD	0.170	7.07	2-Nov	Quarterly
13 October 2009	Mid-America Apartment *	Rental	Residential	USD	0.615	5.45	30-Oct	Quarterly
14 October 2009	Saul Centers *	Rental	Retail	USD	0.360	5.86	30-Oct	Quarterly
14 October 2009	H & R Real Estate *	Rental	Diversified	CAD	0.060	10.34	30-Oct	Monthly
15 October 2009	Orient Express Hotel	Rental	Lodging/Resorts	USD	0.025 ***	0.87	November	Quarterly
15 October 2009	Senior Housing Prop *	Rental	Health Care	USD	0.35 ***	7.33	November	Quarterly
15 October 2009	UDR Inc. *	Rental	Residential	USD	0.33 ***	10.48	November	Dividend
21 October 2009	HRPT Properties Trust *	Rental	Office	USD	0.21 ***	11.17	November	Quarterly
21 October 2009	LTC Properties *	Rental	Health Care	USD	0.13 ***	6.49	November	Monthly
23 October 2009	Apartment Investment *	Rental	Residential	USD	0.6 ***	16.27	November	Quarterly
28 October 2009	Boardwalk REIT *	Rental	Residential	CAD	0.150	4.67	16-Nov	Monthly
28 October 2009	Chartwell Seniors Housing REIT *	Rental	Health Care	CAD	0.045	11.94	15-Nov	Monthly
29 October 2009	Allied Properties REIT *	Rental	Office	CAD	0.11 ***	7.92	November	Monthly
29 October 2009	Canadian Apartment Props *	Rental	Residential	CAD	0.09 ***	7.32	November	Monthly
29 October 2009	Cominar REIT *	Rental	Diversified	CAD	0.12 ***	7.24	November	Monthly
29 October 2009	Calloway REIT *	Rental	Retail	CAD	0.129 ***	8.15	November	Monthly
29 October 2009	Education Realty Trust *	Rental	Residential	USD	0.205 ***	13.83	November	Quarterly
29 October 2009	Extendicare Real Estate Investment Trust *	Rental	Health Care	CAD	0.0925 ***	13.21	November	Monthly
29 October 2009	First Potomac Realty Trust *	Rental	Industrial	USD	0.34 ***	11.76	November	Quarterly
29 October 2009	Innvest REIT *	Rental	Lodging/Resorts	CAD	0.09375 ***	23.88	November	Monthly

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Dividends Developed North America: October

Ex -Date	Company	Investment Focus	Sector	Curr	Gross Dividend	Dividend Yield %	Pay Date	Type
29 October 2009	Inland Real Estate Corp *	Rental	Retail	USD	0.08167 ***	11.19	November	Monthly
29 October 2009	Morguard REIT *	Rental	Diversified	CAD	0.075 ***	7.81	November	Monthly
29 October 2009	National Retail Properties *	Rental	Retail	USD	0.375 ***	6.89	November	Quarterly
29 October 2009	Northern Property REIT *	Rental	Residential	CAD	0.1233 ***	7.22	November	Monthly
29 October 2009	Omega Healthcare Investors *	Rental	Health Care	USD	0.3 ***	7.43	November	Quarterly
29 October 2009	Primaris Retail REIT *	Rental	Retail	CAD	0.1016 ***	8.02	November	Monthly
29 October 2009	Canadian REIT *	Rental	Diversified	CAD	0.1133 ***	5.22	November	Monthly
29 October 2009	Riocan Real Estate *	Rental	Retail	CAD	0.115 ***	7.56	November	Monthly
29 October 2009	Tanger Factory Outlet *	Rental	Retail	USD	0.38 ***	4.02	November	Quarterly
30 October 2009	LaSalle Hotel Properties *	Rental	Lodging/Resorts	USD	0.085 ***	9.16	November	Monthly
30 October 2009	Realty Income *	Rental	Retail	USD	0.141125 ***	5.96	November	Dividend

** Based on previous period figures

*** Estimated

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EPRA/NAREIT North America Index - Stock Performance

Index Constituents	Investment Focus	Sector	Local Price 30-Sep	Free Float Mkt Cap EUR (m) 30-Sep	Free Float Global Wght (%) 30-Sep	Free Float Nth Am Wght (%) 30-Sep	Div Yld (%) 30-Sep	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Price Rtn (%) Sep-09	Dividend Rtn (%) Sep-09	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)	Turnover 3 month Annualised USD (m)	Annual Velocity (%)
Brookfield Props	Rental	Office	12.14	2,864	0.71	1.80	4.95	4.99	-7.31	-23.59	33.48	0.83	0.00	0.83	35.05	47.24	4,423	106
Riocan Real Estate *	Rental	Retail	18.00	2,674	0.67	1.68	7.67	8.35	-2.80	-4.11	20.06	6.82	0.68	7.51	39.35	22.53	2,967	76
H & R Real Estate *	Rental	Diversified	13.92	1,309	0.33	0.82	5.17	2.93	-8.66	-1.07	28.42	2.13	0.44	2.57	94.09	34.17	1,341	70
Boardwalk REIT *	Rental	Residential	38.55	1,192	0.30	0.75	4.67	22.11	10.67	13.03	19.27	5.04	0.41	5.45	56.10	30.09	1,211	70
Canadian REIT *	Rental	Diversified	25.80	1,088	0.27	0.69	5.27	14.42	3.74	-4.17	6.26	6.79	0.47	7.26	18.83	21.20	908	57
Calloway REIT *	Rental	Retail	19.00	1,002	0.25	0.63	8.15	9.12	-4.70	10.12	50.99	16.00	0.79	16.78	77.63	35.26	1,320	90
Cominar REIT *	Rental	Diversified	19.50	677	0.17	0.43	7.38	10.46	4.33	-0.82	28.29	7.79	0.66	8.46	28.46	24.23	577	58
Canadian Apartment Props *	Rental	Residential	14.75	638	0.16	0.40	7.32	7.94	-0.55	-0.44	12.51	10.90	0.68	11.58	-1.14	23.86	931	100
Primaris Retail REIT *	Rental	Retail	15.20	605	0.15	0.38	8.02	10.64	0.91	-0.08	30.95	9.27	0.73	10.00	49.65	30.48	453	51
Chartwell Seniors Housing REIT *	Rental	Health Care	6.65	424	0.11	0.27	8.12	-1.25	-12.65	3.62	25.49	2.31	0.69	3.00	32.81	38.16	1,004	162
Extendicare REIT *	Rental	Health Care	8.40	372	0.09	0.23	10.00	1.80	-7.75	32.91	36.64	18.64	0.00	18.64	53.16	44.27	407	75
Allied Properties REIT *	Rental	Office	16.53	330	0.08	0.21	7.99	12.37	2.11	-3.72	14.31	-4.95	0.63	-4.31	40.72	26.30	289	60
Morguard REIT *	Rental	Diversified	11.52	318	0.08	0.20	7.81	9.25	7.39	6.87	21.71	-3.60	0.63	-2.97	6.04	35.32	-NA-	-NA-
Northern Property REIT*	Rental	Residential	20.50	297	0.07	0.19	7.22	12.43	2.84	-3.22	11.42	-2.94	0.58	-2.35	33.31	23.89	189	43
Dundee REIT *	Rental	Diversified	19.46	256	0.06	0.16	11.28	3.28	-11.19	-28.60	32.07	0.83	0.95	1.78	67.52	38.93	454	121
Innvest REIT *	Rental	Lodging/Resorts	4.45	211	0.05	0.13	11.24	-3.11	-17.45	-41.17	16.88	16.19	1.09	17.28	29.32	41.71	512	166
Canada Total				**14,256**	**3.56**	**8.98**	**6.67**											
Simon Property Group *	Rental	Retail	69.43	13,428	3.35	8.46	0.69	10.16	-3.64	-23.69	36.26	9.13	0.00	9.13	37.56	47.34	27,329	139
Vornado Realty Trust *	Rental	Diversified	64.41	7,887	1.97	4.97	2.35	6.00	-11.04	-24.29	44.57	11.98	0.00	11.98	12.49	46.64	17,434	151
Public Storage *	Rental	Self Storage	75.24	6,570	1.64	4.14	2.92	11.55	-1.70	-21.72	14.91	6.65	0.00	6.65	-3.97	32.65	14,829	154
Boston Properties *	Rental	Office	65.55	6,213	1.55	3.91	3.05	9.52	-7.69	-28.03	37.42	8.20	0.00	8.20	21.33	41.36	13,399	148
HCP *	Rental	Health Care	28.74	5,763	1.44	3.63	6.40	6.28	0.88	-24.94	37.80	0.91	0.00	0.91	8.46	47.16	10,428	124
Equity Residential Props *	Rental	Residential	30.70	5,729	1.43	3.61	4.40	4.93	-10.78	-27.61	38.10	12.41	0.00	12.41	6.19	37.32	12,841	153
Host Hotels & Resorts *	Rental	Lodging/Resorts	11.77	4,852	1.21	3.06	0.00	-0.49	-17.42	-11.06	40.29	18.05	0.00	18.05	55.48	70.78	10,294	145
Ventas *	Rental	Health Care	38.50	4,122	1.03	2.60	5.32	12.36	4.41	-18.99	28.94	-1.81	0.00	-1.81	17.74	51.06	9,190	153
Avalonbay Communities *	Rental	Residential	72.73	3,975	0.99	2.50	4.91	8.35	-11.35	-21.02	30.01	12.88	0.00	12.88	23.00	35.75	10,645	183
Prologis *	Non-Rental	Industrial	11.92	3,609	0.90	2.27	5.03	-10.87	-33.50	-68.53	49.75	7.19	0.00	7.19	-10.22	168.22	9,345	177
Health Care REIT *	Rental	Health Care	41.62	3,411	0.85	2.15	6.54	9.03	7.19	-16.70	24.05	-2.55	0.00	-2.55	3.46	28.68	8,082	162

*** -5 & -3 Years Total Returns are annualised**

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EPRA/NAREIT North America Index - Stock Performance

Index Constituents	Investment Focus	Sector	Local Price 30-Sep	Free Float Mkt Cap EUR (m) 30-Sep	Free Float Global Wght (%) 30-Sep	Free Float Nth Am Wght (%) 30-Sep	Div Yld (%) 30-Sep	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Price Rtn (%) Sep-09	Dividend Rtn (%) Sep-09	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)	Turnover 3 month Annualised USD (m)	Annual Velocity (%)
Kimco Realty *	Rental	Retail	13.04	3,357	0.84	2.11	1.84	-4.87	-25.88	-60.96	30.35	3.90	0.00	3.90	-25.93	63.97	8,558	174
Federal Realty Inv *	Rental	Retail	61.37	2,557	0.64	1.61	4.30	10.63	-2.85	-26.03	19.12	-1.60	0.00	-1.60	0.95	35.28	5,960	159
Liberty Property Trust *	Rental	Office Mixed	32.53	2,485	0.62	1.56	5.84	1.49	-7.36	-12.34	41.19	-0.73	0.00	-0.73	44.57	42.29	5,126	141
Digital Realty Trust *	Rental	Specialty	45.71	2,373	0.59	1.49	3.15	-NA-	15.99	-1.16	27.50	4.89	0.00	4.89	41.16	34.34	15,675	452
SL Green Realty *	Rental	Office	43.85	2,304	0.58	1.45	0.91	1.14	-23.36	-31.60	91.15	24.26	0.00	24.26	71.14	76.06	8,946	266
AMB Property *	Rental	Industrial	22.95	2,296	0.57	1.45	4.88	-3.17	-20.21	-46.95	23.50	0.53	0.00	0.53	0.38	54.61	5,250	156
Nationwide Health Props *	Rental	Health Care	30.99	2,263	0.56	1.43	5.68	13.51	10.52	-8.98	22.11	-2.79	0.00	-2.79	12.50	37.38	3,981	120
Regency Centers *	Rental	Retail	37.05	2,028	0.51	1.28	4.99	1.20	-13.29	-40.88	7.45	10.43	0.00	10.43	-17.13	48.35	5,367	181
Duke Realty Corp *	Rental	Office Mixed	12.01	1,839	0.46	1.16	5.66	-8.48	-23.21	-46.77	38.88	4.25	0.00	4.25	14.96	67.51	4,111	153
Realty Income *	Rental	Retail	25.65	1,830	0.46	1.15	6.68	7.96	7.01	6.30	18.32	0.39	0.00	0.39	15.71	28.48	2,913	109
Corrections Corp of America	Rental	Specialty	22.65	1,785	0.45	1.12	0.00	13.96	1.56	-8.85	33.31	14.16	0.00	14.16	38.45	35.08	1,326	51
Camden Property Trust *	Rental	Residential	40.30	1,768	0.44	1.11	4.47	2.45	-14.82	-8.09	46.01	9.81	0.00	9.81	32.26	45.55	4,116	159
Mack-Cali Realty *	Rental	Office	32.33	1,730	0.43	1.09	5.57	0.17	-8.54	1.89	43.77	0.94	0.00	0.94	38.24	47.30	3,644	144
Hospitality Properties *	Rental	Lodging/Resorts	20.37	1,702	0.42	1.07	0.00	-3.70	-14.98	6.77	71.32	11.80	0.00	11.80	42.17	46.41	3,918	157
The Macerich Company *	Rental	Retail	30.33	1,677	0.42	1.06	0.78	-3.09	-19.41	-47.17	75.97	5.83	0.00	5.83	80.55	124.40	5,854	239
Weingarten Realty *	Rental	Retail	19.92	1,630	0.41	1.03	5.02	-2.69	-16.28	-40.51	37.28	0.30	0.00	0.30	0.02	65.79	3,468	146
UDR Inc. *	Rental	Residential	15.74	1,620	0.40	1.02	4.57	3.43	-11.56	-30.78	54.11	23.06	0.00	23.06	17.66	43.23	4,303	182
Senior Housing Prop *	Rental	Health Care	19.11	1,574	0.39	0.99	7.54	7.72	2.93	-13.89	19.30	-4.74	0.00	-4.74	12.56	41.07	2,900	126
Essex Property Trust *	Rental	Residential	79.58	1,535	0.38	0.97	5.18	6.15	-9.40	-30.14	27.88	6.66	0.00	6.66	6.37	31.22	5,353	239
Highwoods Properties *	Rental	Office	31.45	1,524	0.38	0.96	5.41	10.17	-0.59	-6.78	42.49	7.08	0.00	7.08	19.61	37.57	2,996	134
Corporate Office Props *	Rental	Office	36.88	1,464	0.37	0.92	4.26	10.84	-3.15	-5.83	25.74	0.05	0.00	0.05	22.56	32.37	2,975	139
Alexandria Real Estate *	Rental	Office	54.35	1,459	0.36	0.92	2.58	0.46	-13.00	-49.96	51.86	-2.44	0.00	-2.44	-8.02	53.53	5,109	240
Forest City Enterprises	Rental	Diversified	13.37	1,223	0.31	0.77	0.00	-11.96	-36.26	-56.15	102.58	44.54	0.00	44.54	99.55	102.90	1,471	82
Apartment Investment *	Rental	Residential	14.75	1,179	0.29	0.74	2.71	-1.77	-22.08	-49.82	67.80	21.20	0.00	21.20	29.44	59.53	3,099	180
National Retail Properties *	Rental	Retail	21.47	1,174	0.29	0.74	6.99	9.30	6.12	-4.09	25.91	4.63	0.00	4.63	31.44	33.96	1,781	104
HRPT Properties Trust *	Rental	Office	7.52	1,151	0.29	0.72	6.38	1.19	-5.83	17.42	88.18	16.05	0.00	16.05	133.83	51.36	1,838	109
Washington Real Estate *	Rental	Diversified	28.80	1,143	0.29	0.72	6.01	3.91	-5.60	-17.83	28.74	6.82	0.00	6.82	4.82	34.56	1,805	108
BRE Properties *	Rental	Residential	31.30	1,131	0.28	0.71	4.79	1.52	-14.50	-32.68	31.73	10.72	0.00	10.72	15.89	38.84	2,942	178
Tanger Factory *	Rental	Retail	37.34	1,029	0.26	0.65	4.10	14.64	5.43	-11.25	16.32	-0.74	0.00	-0.74	2.30	26.73	2,024	135
Developers Diversified *	Rental	Retail	9.24	1,020	0.25	0.64	0.87	-10.65	-32.52	-65.34	89.34	17.86	0.00	17.86	125.06	86.48	3,543	238
Taubman Centers *	Rental	Retail	36.08	979	0.24	0.62	4.60	10.65	-3.04	-25.35	34.33	13.92	0.00	13.92	44.97	46.31	3,863	270
Brandywine Realty Trust *	Rental	Office	11.04	971	0.24	0.61	3.62	-7.76	-21.91	-25.27	48.19	4.05	0.00	4.05	49.68	95.06	2,299	162

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EPRA/NAREIT North America Index - Stock Performance

Index Constituents	Investment Focus	Sector	Local Price 30-Sep	Free Float Mkt Cap EUR (m) 30-Sep	Free Float Global Wght (%) 30-Sep	Free Float Nth Am Wght (%) 30-Sep	Div Yld (%) 30-Sep	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Price Rtn (%) Sep-09	Dividend Rtn (%) Sep-09	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)	Turnover 3 month Annualised USD (m)	Annual Velocity (%)
Home Props of New York *	Rental	Residential	43.09	970	0.24	0.61	6.22	7.23	-3.72	-21.02	28.33	13.48	0.00	13.48	11.08	36.65	1,997	141
American Campus Communities *	Rental	Residential	26.85	958	0.24	0.60	5.03	12.49	6.60	-16.77	22.58	3.23	0.00	3.23	36.05	33.69	4,884	349
BioMed Realty Trust *	Rental	Office	13.80	917	0.23	0.58	3.19	1.91	-17.37	-44.88	34.90	2.37	0.00	2.37	21.54	62.22	1,765	132
CBL & Associates Props *	Rental	Retail	9.70	915	0.23	0.58	2.06	-8.93	-27.78	-43.76	79.96	3.52	0.00	3.52	67.65	158.94	2,483	186
Omega Healthcare Investors *	Rental	Health Care	16.02	913	0.23	0.57	7.49	14.52	9.00	-12.41	5.15	-5.26	0.00	-5.26	5.95	30.08	1,290	97
Equity Lifestyle Properties *	Rental	Residential	42.79	887	0.22	0.56	2.80	6.29	-0.69	-17.99	15.09	6.31	0.00	6.31	12.85	28.31	1,340	103
Mid-America Apartment *	Rental	Residential	45.13	870	0.22	0.55	5.45	7.98	-5.02	-3.15	24.61	3.08	0.00	3.08	26.41	35.96	1,738	137
LaSalle Hotel Properties *	Rental	Lodging/Resorts	19.66	853	0.21	0.54	0.20	-0.95	-18.05	-14.52	59.32	18.79	0.00	18.79	78.10	81.91	1,787	143
Healthcare Realty Trust *	Rental	Health Care	21.13	850	0.21	0.54	7.29	-1.23	-7.19	-22.23	27.84	-2.40	0.00	-2.40	-5.09	38.69	2,128	171
Kilroy Realty *	Rental	Office	27.74	819	0.20	0.52	5.05	-0.09	-23.49	-38.79	35.05	0.11	0.00	0.11	-14.32	40.88	1,654	138
Entertainment Props *	Rental	Specialty	34.14	816	0.20	0.51	7.62	4.74	-4.82	-33.70	65.73	8.86	0.00	8.86	18.93	57.60	1,817	152
Douglas Emmett	Rental	Office	12.28	764	0.19	0.48	3.26	-NA-	-13.90	-45.09	36.60	1.40	0.00	1.40	-4.44	47.76	6,780	607
DCT Industrial Trust *	Rental	Industrial	5.11	714	0.18	0.45	6.26	-NA-	-NA-	-26.44	27.21	-3.22	0.00	-3.22	4.15	-NA-	3,374	323
Eastgroup Properties *	Rental	Industrial	38.22	679	0.17	0.43	5.44	7.30	-4.57	-18.05	15.75	1.54	0.00	1.54	10.34	33.47	878	89
PS Business Parks *	Rental	Office Mixed	51.32	629	0.16	0.40	3.43	7.86	-2.52	-8.61	5.95	-3.04	0.00	-3.04	16.88	30.11	2,241	244
Extra Space Storage *	Rental	Self Storage	10.55	623	0.16	0.39	9.48	3.00	-9.20	-28.06	26.35	6.57	0.00	6.57	4.65	40.29	2,370	260
Orient Express Hotel	Rental	Lodging/Resorts	11.51	605	0.15	0.38	0.00	-6.57	-32.23	-52.20	35.57	15.56	0.00	15.56	50.26	70.31	2,574	291
Diamondrock Hospitality *	Rental	Lodging/Resorts	8.10	598	0.15	0.38	0.00	-NA-	-15.59	-10.99	29.39	18.25	0.00	18.25	59.76	63.58	3,268	374
Post Properties *	Rental	Residential	18.00	541	0.14	0.34	4.44	-2.91	-22.41	-33.50	33.93	5.63	0.00	5.63	11.52	44.09	1,303	165
Inland Real Estate Corp *	Rental	Retail	8.76	512	0.13	0.32	6.51	-1.90	-13.16	-39.31	26.50	4.53	0.00	4.53	-28.53	36.35	483	65
Sovran Self Storage *	Rental	Self Storage	30.43	487	0.12	0.31	5.92	1.73	-12.04	-26.61	25.53	3.54	0.00	3.54	-10.67	39.20	546	77
Equity One Inc *	Rental	Retail	15.67	461	0.12	0.29	7.66	1.40	-7.99	-19.13	18.17	-0.51	0.00	-0.51	-8.08	33.66	476	71
Medical Properties Trust *	Rental	Health Care	7.81	428	0.11	0.27	10.24	-NA-	-8.37	-25.90	28.67	3.17	0.00	3.17	30.11	51.46	1,433	229
Alexander's Inc. *	Rental	Retail	295.88	411	0.10	0.26	0.00	8.25	-1.57	-26.03	9.75	4.44	0.00	4.44	16.08	50.05	322	54
Acadia Realty Trust *	Rental	Retail	15.07	409	0.10	0.26	4.78	5.92	-10.70	-35.49	15.48	-1.57	0.00	-1.57	8.34	38.21	486	81
Lexington Corporate *	Rental	Diversified	5.10	407	0.10	0.26	1.37	-6.47	-18.86	-64.01	54.26	9.44	0.00	9.44	19.88	62.85	451	76
U-Store-It Trust *	Rental	Self Storage	6.25	397	0.10	0.25	1.60	-NA-	-26.57	-46.98	28.06	-3.40	0.00	-3.40	42.13	73.62	1,730	298
Investors Real Estate *	Rental	Diversified	9.04	392	0.10	0.25	7.57	4.03	3.71	-14.66	1.69	-2.38	0.00	-2.38	-12.41	21.23	506	88
LTC Properties *	Rental	Health Care	24.04	381	0.10	0.24	6.49	11.74	5.53	-13.13	18.83	-5.61	0.00	-5.61	23.67	32.04	286	51
DuPont Fabros Technology *	Rental	Specialty	13.33	381	0.09	0.24	5.63	-NA-	-NA-	-12.59	41.51	1.91	0.00	1.91	543.96	-NA-	322	58
Sunstone Hotel Investors *	Rental	Lodging/Resorts	7.10	365	0.09	0.23	19.72	-NA-	-27.77	-38.16	32.71	13.42	0.00	13.42	14.70	88.03	2,005	376
Hilltop Holdings	Rental	Residential	12.26	354	0.09	0.22	0.00	-2.19	8.16	18.80	3.29	-0.16	0.00	-0.16	25.87	15.92	337	65

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Colonial Properties *	Rental	Residential	9.73	332	0.08	0.21	6.17	-7.90	-25.62	-43.66	33.51	7.75	0.00	7.75	23.41	78.11	551	113
Getty Realty *	Rental	Retail	24.54	310	0.08	0.20	7.74	4.84	0.43	17.05	30.05	4.03	0.00	4.03	20.99	39.93	248	55
Saul Centers *	Rental	Retail	32.10	294	0.07	0.19	4.86	4.30	-6.03	-33.24	9.87	-1.50	0.00	-1.50	-15.77	40.99	187	44
Parkway Properties *	Rental	Office	19.70	291	0.07	0.18	6.60	-7.72	-17.74	-45.39	51.54	8.84	0.00	8.84	13.06	54.00	239	56
Sun Communities *	Rental	Residential	21.52	274	0.07	0.17	11.71	-2.76	-3.10	21.35	60.74	20.49	0.00	20.49	67.21	48.33	209	52
Government Properties *	Rental	Office	24.01	264	0.07	0.17	0.00	-NA-	-NA-	-NA-	16.95	12.56	0.00	12.56	-NA-	-NA-	682	177
Universal Health Realty *	Rental	Health Care	32.55	264	0.07	0.17	7.31	8.04	3.92	-10.84	3.27	-3.10	0.00	-3.10	2.51	24.91	132	34
National Healthcare	Rental	Health Care	37.29	261	0.07	0.16	2.79	5.52	-11.46	-20.86	-1.71	-2.43	0.00	-2.43	-26.36	19.84	205	54
First Potomac Realty Trust *	Rental	Industrial	11.56	227	0.06	0.14	6.92	-3.14	-20.25	-26.47	20.62	8.14	0.00	8.14	32.26	41.25	164	49
Cousins Properties *	Non-Rental	Diversified	8.28	226	0.06	0.14	2.39	-9.34	-25.96	-63.54	-0.82	-0.12	0.00	-0.12	-35.44	52.99	1,123	340
Pennsylvania Real Estate *	Rental	Retail	7.61	225	0.06	0.14	7.88	-14.34	-32.09	-53.47	55.20	14.78	0.00	14.78	10.07	97.62	299	91
Education Realty Trust *	Rental	Residential	5.93	215	0.05	0.14	6.91	-NA-	-18.19	-41.85	40.62	1.37	0.00	1.37	19.49	47.89	998	317
Felcor Lodging Trust *	Rental	Lodging/Resorts	4.53	200	0.05	0.13	0.00	-7.81	-29.49	-34.64	84.15	10.22	0.00	10.22	146.20	94.88	218	74
Cedar Shopping Centers *	Rental	Retail	6.45	199	0.05	0.13	0.00	-5.73	-19.02	-48.66	42.70	0.31	0.00	0.31	-7.31	93.03	110	38
Urstadt Biddle Class A *	Rental	Retail	14.59	183	0.05	0.12	6.58	4.47	-1.42	-17.08	3.62	-5.69	0.00	-5.69	-3.89	30.22	96	36
Kite Realty Group Trust *	Non-Rental	Retail	4.17	180	0.04	0.11	5.76	-9.71	-27.88	-56.43	44.86	14.56	0.00	14.56	-17.49	60.24	125	48
Ramco-Gershenson *	Rental	Retail	8.92	169	0.04	0.11	7.32	-9.09	-25.34	-57.12	-10.89	-15.21	0.00	-15.21	51.82	70.89	216	87
Ashford Hospitality *	Rental	Lodging/Resorts	3.46	161	0.04	0.10	0.00	-6.86	-24.52	-14.57	23.13	12.34	0.00	12.34	200.87	87.31	160	68
First Industrial Realty *	Rental	Industrial	5.25	160	0.04	0.10	19.05	-14.56	-36.59	-80.82	20.69	0.38	0.00	0.38	-30.46	68.36	319	136
Agree Realty Corp *	Rental	Retail	22.93	129	0.03	0.08	8.90	2.61	-4.75	-14.58	25.10	10.19	0.00	10.19	31.99	50.43	222	118
Associated Estates Realty	Rental	Residential	9.62	109	0.03	0.07	7.07	1.91	-10.80	-20.95	64.26	15.35	0.00	15.35	10.95	51.46	322	202
Hersha Hospitality Trust	Rental	Lodging/Resorts	3.10	104	0.03	0.07	6.45	-14.76	-23.90	-52.82	25.00	0.00	0.00	0.00	11.00	69.40	193	127
Winthrop Realty Trust	Rental	Diversified	9.74	79	0.02	0.05	10.27	-5.78	-29.47	-45.57	9.07	6.45	0.00	6.45	-5.54	38.84	157	137
United States Total					**36.07**	**91.02**	**3.83**											

*** -5 & -3 Years Total Returns are annualised**

EPRA/NAREIT North America Index - Index Performance

Gross Total Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
North America	EUR	1,822.78	158,780.87	100.00	4.08	-1.39	-16.59	-29.80	29.52	5.27	15.43	35.54
United States	EUR	1,689.55	144,525.11	91.02	3.83	-1.97	-17.26	-31.47	29.58	5.18	12.40	36.84
United States Dividend+	EUR	1,147.36	135,286.86	85.20	4.00	-NA-	-17.25	-31.75	29.45	4.70	11.61	37.28
Canada	EUR	2,717.09	14,255.76	8.98	6.67	5.85	-8.75	-7.98	28.83	6.13	55.84	28.28
North America	USD	2,543.21	232,091.66	146.17	4.08	1.88	-12.51	-26.95	34.97	7.23	21.38	39.10
United States	USD	2,463.96	211,253.87	133.05	3.83	1.28	-13.22	-28.69	35.04	7.14	18.19	40.38
United States Dividend+	USD	1,385.29	197,750.22	124.54	4.00	1.06	-13.21	-28.98	34.90	6.65	17.36	40.82
Canada	USD	3,962.46	20,837.79	13.12	6.67	9.35	-4.29	-4.24	34.26	8.11	63.88	31.77
North America	GBP	2,562.68	145,115.31	91.39	4.08	4.42	-7.86	-18.58	38.98	9.27	9.11	37.63
United States	GBP	2,482.82	132,086.48	83.19	3.83	3.81	-8.61	-20.53	39.05	9.18	6.25	39.12
United States Dividend+	GBP	1,552.53	123,643.33	77.87	4.00	3.59	-8.60	-20.85	38.90	8.68	5.50	39.61
Canada	GBP	3,992.80	13,028.83	8.21	6.67	12.09	0.79	6.72	38.24	10.16	47.32	27.38
North America	JPY	2,224.67	20,780,326.84	13087.42	4.08	-2.27	-20.22	-38.39	25.25	3.49	19.88	39.67
United States	JPY	2,155.35	18,914,615.36	11912.40	3.83	-2.84	-20.86	-39.86	25.31	3.41	16.74	40.75
United States Dividend+	JPY	1,119.32	17,705,566.11	11150.94	4.00	-NA-	-20.85	-40.10	25.18	2.94	15.91	41.15
Canada	JPY	3,466.16	1,865,711.48	1175.02	6.67	4.90	-12.72	-19.24	24.59	4.34	61.86	34.37
North America	AUD	1,885.66	262,978.42	165.62	4.08	-NA-	-NA-	-NA-	23.64	2.43	-NA-	-NA-
United States	AUD	1,826.89	239,367.54	150.75	3.83	-NA-	-NA-	-NA-	23.70	2.34	-NA-	-NA-
United States Dividend+	AUD	1,196.47	224,066.82	141.12	4.00	-NA-	-NA-	-NA-	23.57	1.88	-NA-	-NA-
Canada	AUD	2,937.96	23,610.88	14.87	6.67	-NA-	-NA-	-NA-	22.98	3.27	-NA-	-NA-
Canada	CAD	2,939.92	22,365.20	8.98	6.67	5.80	-5.53	-3.37	24.08	5.65	42.47	23.69

*** -5 & -3 Years Total Returns are annualised**

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EPRA/NAREIT North America Index - Index Performance

Net Total Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
North America	EUR	1,730.76	158,780.87	100.00	2.89	-NA-	-17.71	-31.11	29.11	5.13	13.95	35.57
United States	EUR	2,269.12	144,525.11	91.02	2.68	-NA-	-8.39	-5.00	82.44	48.34	56.74	46.54
Canada	EUR	3,567.72	14,255.76	8.98	5.00	-NA-	0.69	26.92	81.09	49.70	116.40	40.44
North America	USD	2,414.80	232,091.66	100.00	2.89	-NA-	-13.68	-28.31	34.54	7.08	19.82	39.11
United States	USD	2,343.28	211,253.87	91.02	2.68	-NA-	-14.36	-29.99	34.63	7.00	16.72	40.37
Canada	USD	3,684.33	20,837.79	8.98	5.00	-NA-	-5.87	-6.47	33.63	7.97	61.14	31.76
North America	GBP	2,433.29	145,115.31	100.00	2.89	-NA-	-9.10	-20.10	38.54	9.12	7.71	37.60
United States	GBP	2,362.59	132,086.48	91.02	2.68	-NA-	-9.79	-21.94	38.71	9.10	4.98	39.08
Canada	GBP	3,714.68	13,028.83	8.98	5.00	-NA-	-0.85	4.29	37.68	10.09	44.94	27.39
North America	JPY	2,112.35	20,780,326.84	100.00	2.89	-NA-	-21.29	-39.54	24.85	3.36	18.34	39.80
United States	JPY	2,197.95	18,914,615.36	91.02	2.68	-NA-	-20.06	-36.69	33.96	10.74	23.61	41.38
Canada	JPY	3,455.83	1,865,711.48	8.98	5.00	-NA-	-12.14	-15.42	32.97	11.75	70.66	35.18
North America	AUD	1,790.45	262,978.42	165.62	2.89	-NA-	-NA-	-NA-	23.25	2.29	-NA-	-NA-
United States	AUD	2,125.29	239,367.54	150.75	2.68	-NA-	-NA-	-NA-	50.86	25.02	-NA-	-NA-
Canada	AUD	3,341.58	23,610.88	14.87	5.00	-NA-	-NA-	-NA-	49.74	26.17	-NA-	-NA-
Canada	CAD	2,733.88	22,365.20	8.98	3.87	-NA-	-7.08	-5.61	23.50	5.52	40.08	23.66

*** -5 & -3 Years Total Returns are annualised**

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EPRA/NAREIT North America Index - Index Performance

Price Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
North America	EUR	1,080.46	158,780.87	100.00	0.00	-6.02	-20.66	-34.16	28.11	4.80	10.45	35.49
United States	EUR	1,003.13	144,525.11	91.02	0.00	-6.46	-21.19	-35.56	28.27	4.72	7.79	36.77
United States Dividend+	EUR	1,874.92	135,286.86	85.20	0.00	-NA-	-21.31	-35.96	28.08	4.22	6.86	37.21
Canada	EUR	1,611.67	14,255.76	8.98	0.00	-0.48	-14.61	-16.24	26.46	5.62	45.69	28.20
North America	USD	1,507.23	232,091.66	100.00	0.00	-2.90	-16.78	-31.49	33.51	6.75	16.14	38.96
United States	USD	1,462.92	211,253.87	91.02	0.00	-3.36	-17.33	-32.94	33.67	6.67	13.34	40.21
United States Dividend+	USD	2,091.58	197,750.22	85.20	0.00	-3.80	-17.47	-33.36	33.47	6.16	12.37	40.65
Canada	USD	2,350.38	20,837.79	8.98	0.00	2.82	-10.43	-12.84	31.78	7.58	53.20	31.65
North America	GBP	1,518.77	145,115.31	100.00	0.00	-0.48	-12.36	-23.64	37.47	8.78	4.41	37.43
United States	GBP	1,474.12	132,086.48	91.02	0.00	-0.95	-12.94	-25.27	37.64	8.70	1.89	38.90
United States Dividend+	GBP	1,868.58	123,643.33	85.20	0.00	-1.40	-13.09	-25.73	37.44	8.18	1.01	39.37
Canada	GBP	2,368.37	13,028.83	8.98	0.00	5.39	-5.68	-2.87	35.70	9.63	37.72	27.26
North America	JPY	1,318.45	20,780,326.84	100.00	0.00	-6.86	-24.11	-42.22	23.89	3.03	14.71	39.53
United States	JPY	1,279.69	18,914,615.36	91.02	0.00	-7.30	-24.61	-43.45	24.04	2.95	11.95	40.60
United States Dividend+	JPY	2,331.01	17,705,566.11	85.20	0.00	-NA-	-24.74	-43.80	23.86	2.46	10.98	40.99
Canada	JPY	2,055.99	1,865,711.48	8.98	0.00	-1.37	-18.32	-26.50	22.29	3.84	51.31	34.24
North America	AUD	1,117.53	262,978.42	354.08	2.00	-NA-	-NA-	-NA-	22.30	1.97	-NA-	-NA-
United States	AUD	1,084.68	239,367.54	322.29	3.00	-NA-	-NA-	-NA-	22.45	1.89	-NA-	-NA-
United States Dividend+	AUD	1,021.11	224,066.82	301.68	4.00	-NA-	-NA-	-NA-	22.27	1.41	-NA-	-NA-
Canada	AUD	1,742.68	23,610.88	31.79	5.00	-NA-	-NA-	-NA-	20.72	2.77	-NA-	-NA-
Canada	CAD	1,744.15	22,365.20	8.98	0.00	-0.51	-11.58	-12.01	21.79	5.14	33.19	23.62

*** -5 & -3 Years Total Returns are annualised**

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EPRA/NAREIT North America Index - Asset Class Comparison

Gross Total Return Index Description	Curr	Close Value 30-Sep	12 Mths Estimated Div Yld (%) 30-Sep	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
North America Real Estate **	Local	2,490.77	4.08	1.57	-12.70	-27.10	34.01	7.00	19.84	38.57
North America FTSE	Local	186.18	2.42	2.11	-4.33	-5.69	15.52	4.14	20.97	19.24
United States Real Estate **	USD	2,463.96	3.83	1.28	-13.22	-28.69	35.04	7.14	18.19	40.38
United States FTSE	USD	749.99	2.38	1.62	-4.87	-6.13	16.10	4.12	20.39	19.45
United States JP Morgan Bonds	USD	462.68	-NA-	5.34	7.01	6.42	2.19	0.80	-2.49	5.67
Canada Real Estate **	CAD	2,939.92	6.67	5.80	-5.53	-3.37	24.08	5.65	42.47	23.69
Canada FTSE	CAD	752.56	3.03	9.80	3.48	0.44	8.83	4.53	30.00	19.42
Canada JP Morgan Bonds	CAD	581.78	-NA-	5.98	5.45	7.43	1.10	0.43	-0.86	4.62

** 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 214.

*** -5 & -3 Years Total Returns are annualised**

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

Top 20 Constituents:

Company	Investment Focus	Sector	Country	Free Float Mkt Cap (EUR m) 30-Sep	Free Float Nth America (%) Weight 30-Sep
Simon Property Group *	Rental	Retail	US	13,428	8.46
Vornado Realty Trust *	Rental	Diversified	US	7,887	4.97
Public Storage *	Rental	Self Storage	US	6,570	4.14
Boston Properties *	Rental	Office	US	6,213	3.91
HCP *	Rental	Health Care	US	5,763	3.63
Equity Residential Props *	Rental	Residential	US	5,729	3.61
Host Hotels & Resorts *	Rental	Lodging/Resorts	US	4,852	3.06
Ventas *	Rental	Health Care	US	4,122	2.60
Avalonbay Communities *	Rental	Residential	US	3,975	2.50
Prologis *	Non-Rental	Industrial	US	3,609	2.27
Health Care REIT *	Rental	Health Care	US	3,411	2.15
Kimco Realty *	Rental	Retail	US	3,357	2.11
Brookfield Props	Rental	Office	CA	2,864	1.80
Riocan Real Estate *	Rental	Retail	CA	2,674	1.68
Federal Realty Inv *	Rental	Retail	US	2,557	1.61
Liberty Property Trust *	Rental	Office Mixed	US	2,485	1.56
Digital Realty Trust *	Rental	Specialty	US	2,373	1.49
SL Green Realty *	Rental	Office	US	2,304	1.45
AMB Property *	Rental	Industrial	US	2,296	1.45
Nationwide Health Props *	Rental	Health Care	US	2,263	1.43

Country Breakdown:

Country Index	Number of Constituents 30-Sep	Free Float Mkt Cap (EUR m) 30-Sep	Free Float Nth America (%) Weight 30-Sep
EPRA/NAREIT United States	98	144,525	91.02%
EPRA/NAREIT Canada	16	14,256	8.98%
EPRA/NAREIT North America	**114**	**158,781**	**100.00%**

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EPRA/NAREIT North America Index - Top 20 Performance

Top 20 Performance:

Stock	Investment Focus	Sector	Country	Price Return Sep-09	Dividend Return Sep-09	Total Return Sep-09
Forest City Enterprises	Rental	Diversified	US	44.54	0.00	44.54
SL Green Realty *	Rental	Office	US	24.26	0.00	24.26
UDR Inc. *	Rental	Residential	US	23.06	0.00	23.06
Apartment Investment *	Rental	Residential	US	21.20	0.00	21.20
Sun Communities *	Rental	Residential	US	20.49	0.00	20.49
LaSalle Hotel Properties *	Rental	Lodging/Resorts	US	18.79	0.00	18.79
Extendicare REIT *	Rental	Health Care	CA	18.64	0.00	18.64
Diamondrock Hospitality *	Rental	Lodging/Resorts	US	18.25	0.00	18.25
Host Hotels & Resorts *	Rental	Lodging/Resorts	US	18.05	0.00	18.05
Developers Diversified *	Rental	Retail	US	17.86	0.00	17.86
Innvest REIT *	Rental	Lodging/Resorts	CA	16.19	1.09	17.28
Calloway REIT *	Rental	Retail	CA	16.00	0.79	16.78
HRPT Properties Trust *	Rental	Office	US	16.05	0.00	16.05
Orient Express Hotel	Rental	Lodging/Resorts	US	15.56	0.00	15.56
Associated Estates Realty	Rental	Residential	US	15.35	0.00	15.35
Pennsylvania Real Estate *	Rental	Retail	US	14.78	0.00	14.78
Kite Realty Group Trust *	Non-Rental	Retail	US	14.56	0.00	14.56
Corrections Corp of America	Rental	Specialty	US	14.16	0.00	14.16
Taubman Centers *	Rental	Retail	US	13.92	0.00	13.92
Home Props of New York *	Rental	Residential	US	13.48	0.00	13.48

Bottom 20 Performance:

Stock	Investment Focus	Sector	Country	Price Return Sep-09	Dividend Return Sep-09	Total Return Sep-09
Federal Realty Inv *	Rental	Retail	US	-1.60	0.00	-1.60
Ventas *	Rental	Health Care	US	-1.81	0.00	-1.81
Northern Property REIT*	Rental	Residential	CA	-2.94	0.58	-2.35
Investors Real Estate *	Rental	Diversified	US	-2.38	0.00	-2.38
Healthcare Realty Trust *	Rental	Health Care	US	-2.40	0.00	-2.40
National Healthcare	Rental	Health Care	US	-2.43	0.00	-2.43
Alexandria Real Estate *	Rental	Office	US	-2.44	0.00	-2.44
Health Care REIT *	Rental	Health Care	US	-2.55	0.00	-2.55
Nationwide Health Props *	Rental	Health Care	US	-2.79	0.00	-2.79
Morguard REIT *	Rental	Diversified	CA	-3.60	0.63	-2.97
PS Business Parks *	Rental	Office Mixed	US	-3.04	0.00	-3.04
Universal Health Realty *	Rental	Health Care	US	-3.10	0.00	-3.10
DCT Industrial Trust *	Rental	Industrial	US	-3.22	0.00	-3.22
U-Store-It Trust *	Rental	Self Storage	US	-3.40	0.00	-3.40
Allied Properties REIT *	Rental	Office	CA	-4.95	0.63	-4.31
Senior Housing Prop *	Rental	Health Care	US	-4.74	0.00	-4.74
Omega Healthcare Investors *	Rental	Health Care	US	-5.26	0.00	-5.26
LTC Properties *	Rental	Health Care	US	-5.61	0.00	-5.61
Urstadt Biddle Class A *	Rental	Retail	US	-5.69	0.00	-5.69
Ramco-Gershenson *	Rental	Retail	US	-15.21	0.00	-15.21

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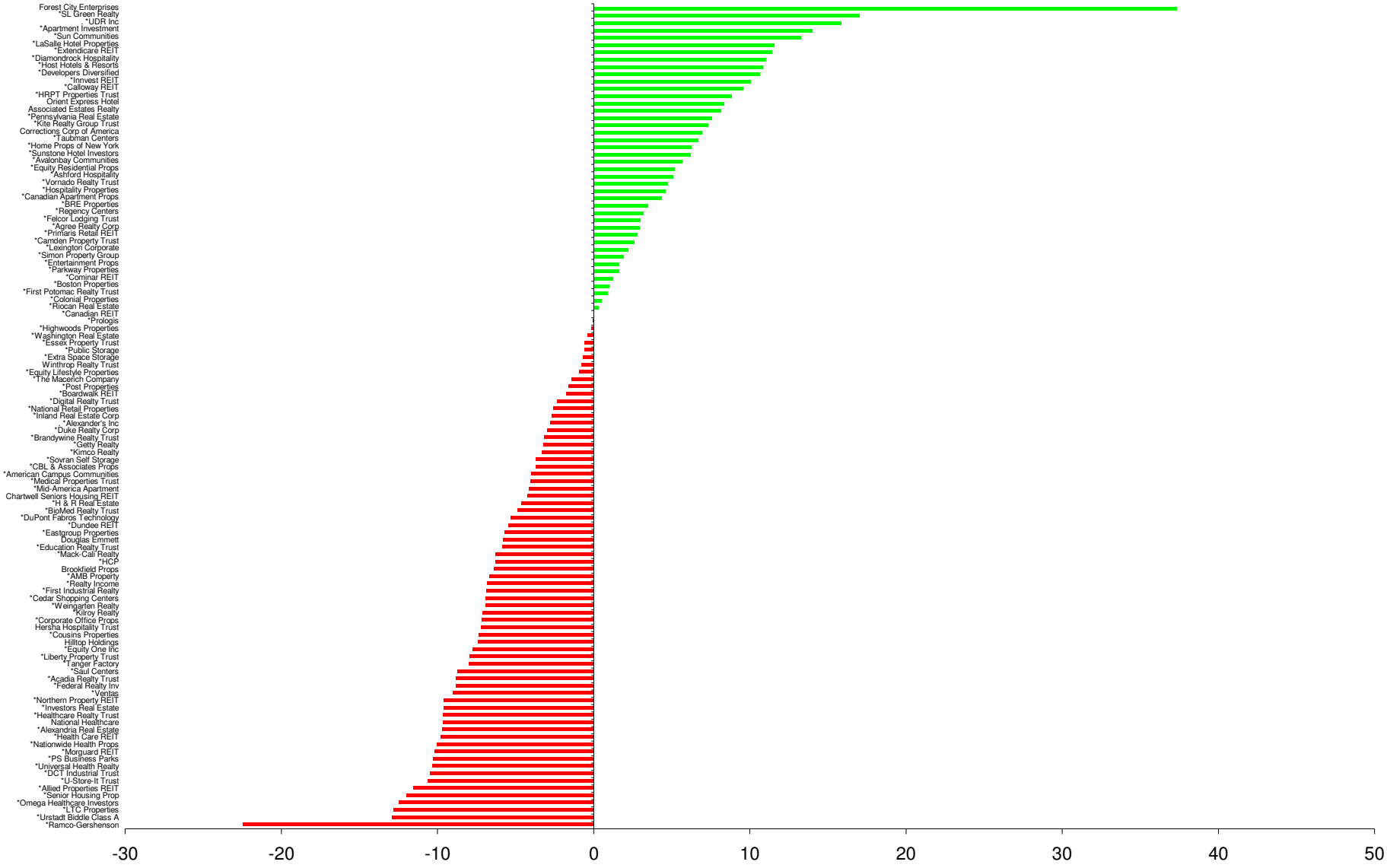
Graph 21: Total Return Performance relative to Regional Developed Index - North America



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Section 6

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

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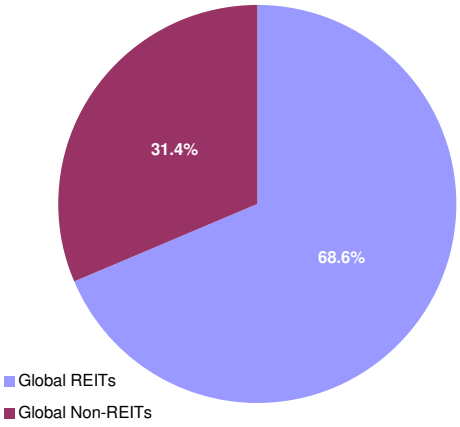
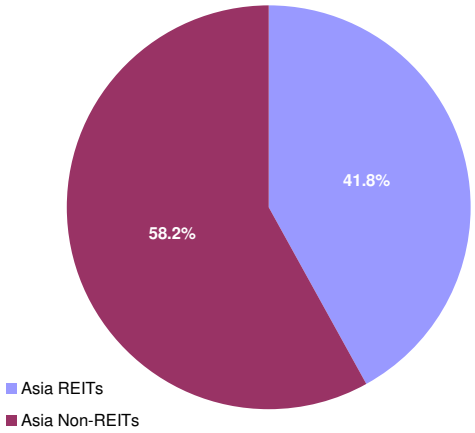
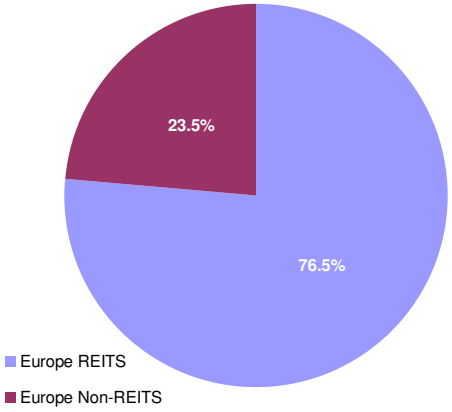
Graph 22: Global Developed Market Cap Breakdown REIT/Non-REIT



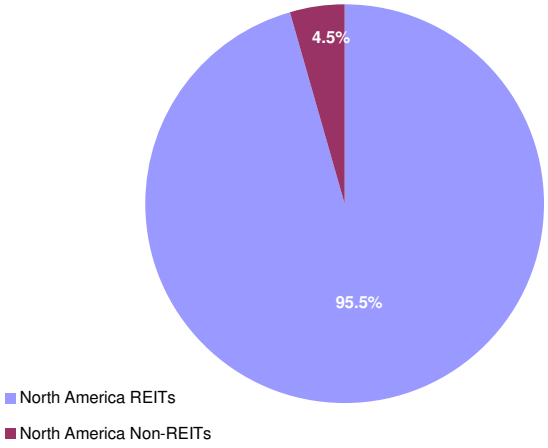
Graph 23: Asia Developed Market Cap Breakdown REIT/Non-REIT



Graph 24: Europe Developed Market Cap Breakdown REIT/Non-REIT



Graph 25: North America Developed Market Cap Breakdown REIT/Non-REIT



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

Gross Total Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Global REITs	EUR	626.68	274,673.31	68.56	5.53	-NA-	-15.92	-23.36	28.19	4.99	19.84	29.05
Global Non-REITs	EUR	796.18	125,967.99	31.44	2.13	-NA-	-9.66	13.26	5.39	0.99	39.82	28.72
Global ex Asia REITs	EUR	603.81	208,505.48	89.47	4.51	-NA-	-16.84	-26.58	29.28	3.82	18.08	32.55
Global ex Asia Non-REITs	EUR	523.06	24,547.32	10.53	2.80	-NA-	-22.61	-13.90	32.01	5.22	38.90	31.04
Global ex Europe REITs	EUR	633.16	217,856.56	93.48	5.56	-NA-	-15.43	-25.20	27.91	6.19	17.62	30.51
Global ex Europe Non-REITs	EUR	862.75	108,512.81	46.56	1.98	-NA-	-6.40	17.31	2.36	0.62	39.88	30.51
Global ex US REITs	EUR	585.57	134,376.55	57.66	7.20	-NA-	-14.01	-11.61	26.91	5.11	30.03	23.18
Global ex US Non-REITs	EUR	675.45	121,739.64	52.24	2.20	-NA-	-9.25	15.37	4.60	0.53	39.88	29.03
Asia REITs	EUR	713.63	66,167.83	41.81	8.75	-NA-	-12.69	-9.70	24.93	8.87	26.06	25.14
Asia Non-REITs	EUR	881.68	92,087.32	58.19	2.05	-NA-	-5.03	21.91	0.74	0.05	39.72	31.32
Australia REITs Index	EUR	511.92	42,143.12	26.63	10.11	-NA-	-NA-	-21.25	35.07	12.53	31.28	-NA-
Hong Kong REITs Index	EUR	781.26	3,848.84	2.43	5.49	-NA-	-NA-	8.26	2.82	-0.04	34.67	-NA-
Hong Kong Non-REITs Index	EUR	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Japan REITs Index	EUR	691.15	13,441.32	8.49	6.10	-NA-	-NA-	4.85	5.33	-0.77	0.20	-NA-
Japan Non-REITs Index	EUR	504.85	32,322.49	20.42	1.38	-NA-	-NA-	-14.28	-6.72	-10.56	2.03	-NA-
New Zealand REITs Index	EUR	822.40	418.93	0.26	7.55	-NA-	-NA-	3.17	26.21	5.56	29.05	-NA-
Singapore REITs Index	EUR	846.05	6,315.63	3.99	7.33	-NA-	-NA-	8.05	29.08	14.67	57.57	-NA-
Singapore Non-REITs Index	EUR	891.01	8,011.86	5.06	1.99	-NA-	-NA-	42.45	2.91	1.20	53.73	-NA-

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

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Europe REITS	EUR	644.47	56,816.76	76.50	5.41	-NA-	-17.42	-15.47	29.31	0.63	29.17	26.22
Europe Non-REITS	EUR	503.76	17,455.18	23.50	3.08	-NA-	-23.32	-7.37	30.80	3.43	38.06	31.30
Austria Non-REITs Index	EUR	284.89	1,572.89	2.12	0.00	-NA-	-NA-	-16.71	56.28	6.01	145.91	-NA-
Belgium REITs Index	EUR	1,001.33	2,515.32	3.39	7.48	-NA-	-NA-	-6.27	13.39	-2.46	10.32	-NA-
Finland Non-REITs Index	EUR	755.36	1,246.77	1.68	1.08	-NA-	-NA-	7.86	38.84	3.76	55.90	-NA-
France REITs Index	EUR	1,071.59	23,356.57	31.45	5.38	-NA-	-NA-	9.06	40.31	5.32	45.97	-NA-
Germany REITs Index	EUR	643.20	220.64	0.30	6.60	-NA-	-NA-	-2.14	40.71	19.21	72.99	-NA-
Germany Non-REITs Index	EUR	426.81	2,564.33	3.45	4.63	-NA-	-NA-	2.25	25.57	10.42	23.18	-NA-
Greece REITs Index	EUR	726.64	151.16	0.20	6.30	-NA-	-NA-	19.15	16.34	4.96	56.55	-NA-
Greece Non-REITs Index	EUR	414.90	219.25	0.30	0.00	-NA-	-NA-	-61.61	16.63	2.49	-22.65	-NA-
Italy REITs Index	EUR	563.71	166.50	0.22	2.60	-NA-	-NA-	-10.85	8.29	-3.86	33.77	-NA-
Italy Non-REITs Index	EUR	368.00	225.54	0.30	1.70	-NA-	-NA-	-18.58	5.46	-4.85	12.75	-NA-
Netherlands REITs Index	EUR	957.54	7,784.18	10.48	7.10	-NA-	-NA-	-0.55	30.58	4.29	36.28	-NA-
Norway Non-REITs Index	EUR	145.50	521.08	0.70	0.00	-NA-	-NA-	-4.53	82.08	34.40	84.04	-NA-
Sweden Non-REITs Index	EUR	687.93	3,621.27	4.88	4.34	-NA-	-NA-	15.01	41.89	0.07	26.45	-NA-
Switzerland Non-REITs Index	EUR	949.48	4,161.69	5.60	3.12	-NA-	-NA-	-0.65	12.63	4.29	16.31	-NA-
UK REITs	EUR	217.30	22,622.38	30.46	0.00	-NA-	-NA-	-39.86	21.55	-4.62	10.68	-NA-
UK Non-REITs	EUR	202.54	3,322.35	4.47	0.00	-NA-	-NA-	-14.39	35.01	-0.66	77.46	-NA-
Canada REITs Index	EUR	800.47	11,391.96	7.17	7.10	-NA-	-NA-	-3.17	27.33	7.43	57.35	-NA-
Canada Non-REITs Index	EUR	447.02	2,863.79	1.80	4.95	-NA-	-NA-	-24.87	38.76	1.29	51.30	-NA-
United States REITs Index	EUR	497.34	140,296.76	88.36	3.94	-NA-	-NA-	-31.56	29.43	4.88	11.78	-NA-
United States Non-REITs Index	EUR	520.57	4,228.35	2.66	0.17	-NA-	-NA-	-28.93	34.90	16.61	36.76	-NA-

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Global REITs	USD	771.03	401,492.86	68.56	5.53	-NA-	-11.81	-20.25	33.59	6.94	26.02	33.11
Global Non-REITs	USD	979.57	184,128.73	31.44	2.13	-NA-	-5.24	17.86	9.83	2.87	47.03	34.27
Global ex Asia REITs	USD	742.86	304,774.65	89.47	4.51	-NA-	-12.77	-23.60	34.72	5.75	24.17	36.34
Global ex Asia Non-REITs	USD	643.53	35,881.08	10.53	2.80	-NA-	-18.83	-10.41	37.57	7.18	46.06	35.87
Global ex Europe REITs	USD	779.03	318,443.22	93.48	5.56	-NA-	-11.30	-22.16	33.30	8.17	23.68	34.46
Global ex Europe Non-REITs	USD	1,061.49	158,614.31	46.56	1.98	-NA-	-1.82	22.08	6.67	2.49	47.09	35.63
Global ex US REITs	USD	853.97	196,419.61	57.66	7.20	-NA-	-9.81	-8.01	32.26	7.06	36.74	27.74
Global ex US Non-REITs	USD	985.04	177,948.11	52.24	2.20	-NA-	-4.81	20.05	9.00	2.39	47.09	34.59
Asia REITs	USD	878.13	96,718.22	41.81	8.75	-NA-	-8.42	-6.04	30.19	10.89	32.55	29.51
Asia Non-REITs	USD	1,084.77	134,605.00	58.19	2.05	-NA-	-0.39	26.86	4.98	1.91	46.92	36.40
Australia REITs Index	USD	746.55	61,601.04	26.63	10.11	-NA-	-NA-	-18.05	40.75	14.62	38.05	-NA-
Hong Kong REITs Index	USD	1,139.35	5,625.90	2.43	5.49	-NA-	-NA-	12.66	7.15	1.82	41.61	-NA-
Hong Kong Non-REITs Index	USD	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Japan REITs Index	USD	1,007.93	19,647.31	8.49	6.10	-NA-	-NA-	9.10	9.76	1.07	5.36	-NA-
Japan Non-REITs Index	USD	736.25	47,246.12	20.42	1.38	-NA-	-NA-	-10.80	-2.79	-8.90	7.29	-NA-
New Zealand REITs Index	USD	1,199.34	612.35	0.26	7.55	-NA-	-NA-	7.36	31.52	7.52	35.70	-NA-
Singapore REITs Index	USD	1,233.83	9,231.62	3.99	7.33	-NA-	-NA-	12.44	34.51	16.79	65.70	-NA-
Singapore Non-REITs Index	USD	1,299.41	11,711.02	5.06	1.99	-NA-	-NA-	48.24	7.25	3.08	61.66	-NA-

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Europe REITS	USD	665.67	83,049.65	76.50	5.41	-NA-	-17.41	-17.65	33.31	2.29	28.60	29.82
Europe Non-REITS	USD	551.38	25,514.42	23.50	3.08	-NA-	-22.23	-7.48	35.53	5.33	39.78	36.70
Austria Non-REITs Index	USD	350.50	2,299.11	2.12	0.00	-NA-	-NA-	-13.33	62.86	7.98	158.58	-NA-
Belgium REITs Index	USD	1,229.68	3,676.67	3.39	7.48	-NA-	-NA-	-2.61	18.17	-0.65	15.95	-NA-
Finland Non-REITs Index	USD	929.61	1,822.42	1.68	1.08	-NA-	-NA-	12.28	44.69	5.69	63.99	-NA-
France REITs Index	USD	1,318.00	34,140.55	31.45	5.38	-NA-	-NA-	13.45	46.22	7.28	53.46	-NA-
Germany REITs Index	USD	792.13	322.51	0.30	6.60	-NA-	-NA-	1.88	46.64	21.43	81.98	-NA-
Germany Non-REITs Index	USD	525.21	3,748.31	3.45	4.63	-NA-	-NA-	6.42	30.88	12.48	29.54	-NA-
Greece REITs Index	USD	896.26	220.95	0.20	6.30	-NA-	-NA-	24.30	21.24	6.91	65.07	-NA-
Greece Non-REITs Index	USD	510.45	320.49	0.30	0.00	-NA-	-NA-	-60.05	21.54	4.39	-18.66	-NA-
Italy REITs Index	USD	693.38	243.37	0.22	2.60	-NA-	-NA-	-7.25	12.85	-2.07	40.63	-NA-
Italy Non-REITs Index	USD	452.91	329.67	0.30	1.70	-NA-	-NA-	-15.26	9.90	-3.08	18.58	-NA-
Netherlands REITs Index	USD	1,178.18	11,378.22	10.48	7.10	-NA-	-NA-	3.49	36.08	6.23	43.31	-NA-
Norway Non-REITs Index	USD	212.18	761.66	0.70	0.00	-NA-	-NA-	-0.66	89.75	36.88	93.52	-NA-
Sweden Non-REITs Index	USD	1,003.24	5,293.25	4.88	4.34	-NA-	-NA-	19.68	47.87	1.93	32.97	-NA-
Switzerland Non-REITs Index	USD	1,384.68	6,083.19	5.60	3.12	-NA-	-NA-	3.39	17.37	6.23	22.30	-NA-
UK REITs	USD	316.90	33,067.37	30.46	0.00	-NA-	-NA-	-37.42	26.66	-2.85	16.38	-NA-
UK Non-REITs	USD	295.38	4,856.32	4.47	0.00	-NA-	-NA-	-10.91	40.70	1.19	86.62	-NA-
Canada REITs Index	USD	1,167.36	16,651.75	7.17	7.10	-NA-	-NA-	0.77	32.69	9.42	65.46	-NA-
Canada Non-REITs Index	USD	651.91	4,186.04	1.80	4.95	-NA-	-NA-	-21.82	44.60	3.17	59.10	-NA-
United States REITs Index	USD	725.30	205,073.25	88.36	3.94	-NA-	-NA-	-28.78	34.88	6.83	17.55	-NA-
United States Non-REITs Index	USD	759.17	6,180.62	2.66	0.17	-NA-	-NA-	-26.05	40.58	18.77	43.81	-NA-

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Global REITs	GBP	776.93	251,033.41	68.56	5.53	-NA-	-7.13	-11.12	37.55	8.98	13.28	31.00
Global Non-REITs	GBP	987.07	115,126.49	31.44	2.13	-NA-	-0.21	31.35	13.09	4.83	32.17	29.24
Global ex Asia REITs	GBP	748.54	190,560.35	89.47	4.51	-NA-	-8.14	-14.85	38.72	7.76	11.62	34.61
Global ex Asia Non-REITs	GBP	648.45	22,434.65	10.53	2.80	-NA-	-14.52	-0.15	41.65	9.22	31.30	33.36
Global ex Europe REITs	GBP	785.00	199,106.62	93.48	5.56	-NA-	-6.59	-13.25	37.25	10.22	11.18	32.54
Global ex Europe Non-REITs	GBP	1,069.62	99,173.60	46.56	1.98	-NA-	3.39	36.06	9.84	4.44	32.23	30.52
Global ex US REITs	GBP	860.51	122,811.36	57.66	7.20	-NA-	-5.02	2.52	36.19	9.10	22.92	24.39
Global ex US Non-REITs	GBP	992.59	111,262.05	52.24	2.20	-NA-	0.24	33.80	12.24	4.34	32.23	29.57
Asia REITs	GBP	884.85	60,473.07	41.81	8.75	-NA-	-3.56	4.72	34.06	13.00	19.16	26.51
Asia Non-REITs	GBP	1,093.07	84,161.77	58.19	2.05	-NA-	4.90	41.38	8.10	3.85	32.07	31.36
Australia REITs Index	GBP	752.27	38,516.05	26.63	10.11	-NA-	-NA-	-8.67	44.93	16.80	24.10	-NA-
Hong Kong REITs Index	GBP	1,148.08	3,517.59	2.43	5.49	-NA-	-NA-	25.56	10.33	3.75	27.30	-NA-
Hong Kong Non-REITs Index	GBP	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Japan REITs Index	GBP	1,015.65	12,284.48	8.49	6.10	-NA-	-NA-	21.59	13.02	3.00	-5.28	-NA-
Japan Non-REITs Index	GBP	741.88	29,540.64	20.42	1.38	-NA-	-NA-	-0.59	0.09	-7.17	-3.55	-NA-
New Zealand REITs Index	GBP	1,208.52	382.87	0.26	7.55	-NA-	-NA-	19.65	35.43	9.57	21.99	-NA-
Singapore REITs Index	GBP	1,243.28	5,772.07	3.99	7.33	-NA-	-NA-	25.31	38.51	19.02	48.96	-NA-
Singapore Non-REITs Index	GBP	1,309.35	7,322.32	5.06	1.99	-NA-	-NA-	65.21	10.43	5.05	45.32	-NA-

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Europe REITS	GBP	798.85	51,926.79	76.50	5.41	-NA-	-8.78	-1.98	38.76	4.45	22.10	27.60
Europe Non-REITS	GBP	624.50	15,952.89	23.50	3.08	-NA-	-15.30	7.43	40.37	7.36	30.51	34.81
Austria Non-REITs Index	GBP	353.18	1,437.52	2.12	0.00	-NA-	-NA-	-3.41	67.69	10.04	132.45	-NA-
Belgium REITs Index	GBP	1,239.10	2,298.84	3.39	7.48	-NA-	-NA-	8.54	21.68	1.24	4.24	-NA-
Finland Non-REITs Index	GBP	936.72	1,139.47	1.68	1.08	-NA-	-NA-	25.13	48.98	7.70	47.42	-NA-
France REITs Index	GBP	1,328.09	21,346.38	31.45	5.38	-NA-	-NA-	26.44	50.56	9.32	37.95	-NA-
Germany REITs Index	GBP	798.20	201.65	0.30	6.60	-NA-	-NA-	13.54	50.99	23.74	63.59	-NA-
Germany Non-REITs Index	GBP	529.23	2,343.63	3.45	4.63	-NA-	-NA-	18.61	34.77	14.62	16.46	-NA-
Greece REITs Index	GBP	903.12	138.15	0.20	6.30	-NA-	-NA-	38.53	24.84	8.94	48.39	-NA-
Greece Non-REITs Index	GBP	514.36	200.38	0.30	0.00	-NA-	-NA-	-55.48	25.15	6.38	-26.88	-NA-
Italy REITs Index	GBP	698.68	152.17	0.22	2.60	-NA-	-NA-	3.37	16.20	-0.21	26.42	-NA-
Italy Non-REITs Index	GBP	456.38	206.13	0.30	1.70	-NA-	-NA-	-5.55	13.17	-1.23	6.60	-NA-
Netherlands REITs Index	GBP	1,187.20	7,114.23	10.48	7.10	-NA-	-NA-	15.34	40.12	8.25	28.83	-NA-
Norway Non-REITs Index	GBP	213.81	476.23	0.70	0.00	-NA-	-NA-	10.72	95.39	39.49	73.97	-NA-
Sweden Non-REITs Index	GBP	1,010.92	3,309.61	4.88	4.34	-NA-	-NA-	33.38	52.26	3.87	19.53	-NA-
Switzerland Non-REITs Index	GBP	1,395.28	3,803.51	5.60	3.12	-NA-	-NA-	15.22	20.86	8.25	9.94	-NA-
UK REITs	GBP	387.85	20,675.38	30.46	0.00	-NA-	-NA-	-30.24	30.43	-1.00	4.63	-NA-
UK Non-REITs	GBP	361.54	3,036.41	4.47	0.00	-NA-	-NA-	-0.70	44.87	3.11	67.76	-NA-
Canada REITs Index	GBP	1,176.29	10,411.51	7.17	7.10	-NA-	-NA-	12.30	36.63	11.50	48.74	-NA-
Canada Non-REITs Index	GBP	656.90	2,617.32	1.80	4.95	-NA-	-NA-	-12.87	48.89	5.14	43.02	-NA-
United States REITs Index	GBP	730.85	128,222.05	88.36	3.94	-NA-	-NA-	-20.63	38.88	8.86	5.67	-NA-
United States Non-REITs Index	GBP	764.98	3,864.43	2.66	0.17	-NA-	-NA-	-17.58	44.75	21.04	29.28	-NA-

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Global REITs	JPY	674.46	35,947,663.54	68.56	5.53	-NA-	-19.58	-32.74	23.96	3.22	24.47	34.14
Global Non-REITs	JPY	856.88	16,485,965.64	31.44	2.13	-NA-	-13.59	-0.60	1.92	-0.71	45.22	36.18
Global ex Asia REITs	JPY	649.81	27,287,997.99	89.47	4.51	-NA-	-20.46	-35.56	25.01	2.07	22.64	36.89
Global ex Asia Non-REITs	JPY	562.92	3,212,612.67	10.53	2.80	-NA-	-25.98	-24.44	27.66	3.44	44.26	37.25
Global ex Europe REITs	JPY	681.46	28,511,813.34	93.48	5.56	-NA-	-19.11	-34.35	23.69	4.40	22.15	35.51
Global ex Europe Non-REITs	JPY	928.54	14,201,532.02	46.56	1.98	-NA-	-10.47	2.96	-1.01	-1.08	45.29	37.65
Global ex US REITs	JPY	747.01	17,586,430.21	57.66	7.20	-NA-	-17.75	-22.42	22.73	3.33	35.06	29.62
Global ex US Non-REITs	JPY	861.67	15,932,583.61	52.24	2.20	-NA-	-13.20	1.25	1.15	-1.17	45.29	36.47
Asia REITs	JPY	768.14	8,659,665.55	41.81	8.75	-NA-	-16.49	-20.76	20.81	7.03	30.92	31.66
Asia Non-REITs	JPY	948.90	12,051,858.44	58.19	2.05	-NA-	-9.16	6.99	-2.58	-1.64	45.11	38.31
Australia REITs Index	JPY	653.05	5,515,448.94	26.63	10.11	-NA-	-NA-	-30.89	30.62	10.63	36.35	-NA-
Hong Kong REITs Index	JPY	996.65	503,714.62	2.43	5.49	-NA-	-NA-	-4.99	-0.57	-1.73	39.87	-NA-
Hong Kong Non-REITs Index	JPY	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Japan REITs Index	JPY	757.87	1,759,122.16	8.49	6.10	-NA-	-NA-	-7.96	1.85	-2.45	4.08	-NA-
Japan Non-REITs Index	JPY	553.45	4,230,181.69	20.42	1.38	-NA-	-NA-	-24.77	-9.80	-12.08	5.97	-NA-
New Zealand REITs Index	JPY	1,049.12	54,826.94	0.26	7.55	-NA-	-NA-	-9.46	22.05	3.77	34.03	-NA-
Singapore REITs Index	JPY	1,079.29	826,552.89	3.99	7.33	-NA-	-NA-	-5.17	24.82	12.73	63.66	-NA-
Singapore Non-REITs Index	JPY	1,136.65	1,048,546.32	5.06	1.99	-NA-	-NA-	25.02	-0.48	-0.51	59.67	-NA-

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

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Europe REITS	JPY	693.49	7,435,850.20	76.50	5.41	-NA-	-21.01	-25.82	25.05	-1.07	34.15	31.41
Europe Non-REITS	JPY	542.13	2,284,433.62	23.50	3.08	-NA-	-26.66	-18.71	26.50	1.68	43.39	37.78
Austria Non-REITs Index	JPY	306.60	205,850.74	2.12	0.00	-NA-	-NA-	-26.91	51.12	4.22	155.41	-NA-
Belgium REITs Index	JPY	1,075.66	329,190.88	3.39	7.48	-NA-	-NA-	-17.87	9.66	-4.11	14.53	-NA-
Finland Non-REITs Index	JPY	813.17	163,170.51	1.68	1.08	-NA-	-NA-	-5.31	34.27	2.01	61.98	-NA-
France REITs Index	JPY	1,152.92	3,056,773.76	31.45	5.38	-NA-	-NA-	-4.32	35.69	3.54	51.57	-NA-
Germany REITs Index	JPY	692.92	28,876.09	0.30	6.60	-NA-	-NA-	-14.08	36.08	17.20	79.74	-NA-
Germany Non-REITs Index	JPY	459.43	335,604.75	3.45	4.63	-NA-	-NA-	-10.25	21.45	8.56	27.95	-NA-
Greece REITs Index	JPY	784.00	19,782.69	0.20	6.30	-NA-	-NA-	4.83	12.50	3.18	63.03	-NA-
Greece Non-REITs Index	JPY	446.52	28,694.66	0.30	0.00	-NA-	-NA-	-66.31	12.79	0.76	-19.66	-NA-
Italy REITs Index	JPY	606.53	21,790.54	0.22	2.60	-NA-	-NA-	-21.78	4.72	-5.48	38.90	-NA-
Italy Non-REITs Index	JPY	396.18	29,517.23	0.30	1.70	-NA-	-NA-	-28.53	1.98	-6.45	17.12	-NA-
Netherlands REITs Index	JPY	1,030.62	1,018,748.90	10.48	7.10	-NA-	-NA-	-12.72	26.28	2.53	41.55	-NA-
Norway Non-REITs Index	JPY	185.61	68,195.39	0.70	0.00	-NA-	-NA-	-16.21	76.08	32.13	91.13	-NA-
Sweden Non-REITs Index	JPY	877.58	473,931.42	4.88	4.34	-NA-	-NA-	0.93	37.22	-1.62	31.33	-NA-
Switzerland Non-REITs Index	JPY	1,211.25	544,658.25	5.60	3.12	-NA-	-NA-	-12.81	8.92	2.53	20.80	-NA-
UK REITs	JPY	277.20	2,960,687.33	30.46	0.00	-NA-	-NA-	-47.22	17.54	-6.23	14.95	-NA-
UK Non-REITs	JPY	258.38	434,810.67	4.47	0.00	-NA-	-NA-	-24.87	30.56	-2.34	84.32	-NA-
Canada REITs Index	JPY	1,021.15	1,490,914.47	7.17	7.10	-NA-	-NA-	-15.02	23.13	5.61	63.43	-NA-
Canada Non-REITs Index	JPY	570.26	374,797.02	1.80	4.95	-NA-	-NA-	-34.07	34.19	-0.42	57.14	-NA-
United States REITs Index	JPY	634.45	18,361,233.33	88.36	3.94	-NA-	-NA-	-39.94	25.16	3.10	16.10	-NA-
United States Non-REITs Index	JPY	664.08	553,382.03	2.66	0.17	-NA-	-NA-	-37.63	30.45	14.64	42.04	-NA-

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Global REITs	AUD	571.68	454,923.53	113.55	5.53	-NA-	-NA-	-NA-	22.37	2.16	-NA-	-NA-
Global Non-REITs	AUD	726.30	208,632.58	52.07	2.13	-NA-	-NA-	-NA-	0.61	-1.74	-NA-	-NA-
Global ex Asia REITs	AUD	550.79	345,334.06	148.18	4.51	-NA-	-NA-	-NA-	23.41	1.02	-NA-	-NA-
Global ex Asia Non-REITs	AUD	477.14	40,656.14	17.45	2.80	-NA-	-NA-	-NA-	26.02	2.38	-NA-	-NA-
Global ex Europe REITs	AUD	577.61	360,821.64	154.82	5.56	-NA-	-NA-	-NA-	22.10	3.32	-NA-	-NA-
Global ex Europe Non-REITs	AUD	787.04	179,722.70	77.12	1.98	-NA-	-NA-	-NA-	-2.29	-2.09	-NA-	-NA-
Global ex US REITs	AUD	633.17	222,559.14	95.50	7.20	-NA-	-NA-	-NA-	21.15	2.27	-NA-	-NA-
Global ex US Non-REITs	AUD	730.36	201,629.44	86.52	2.20	-NA-	-NA-	-NA-	-0.15	-2.19	-NA-	-NA-
Asia REITs	AUD	651.09	109,589.48	69.25	8.75	-NA-	-NA-	-NA-	19.26	5.93	-NA-	-NA-
Asia Non-REITs	AUD	804.30	152,518.23	96.37	2.05	-NA-	-NA-	-NA-	-3.83	-2.66	-NA-	-NA-
Australia REITs Index	AUD	617.80	69,798.90	44.11	10.11	-NA-	-NA-	-NA-	28.96	9.49	-NA-	-NA-
Hong Kong REITs Index	AUD	844.77	6,374.59	4.03	5.49	-NA-	-NA-	-NA-	-1.85	-2.74	-NA-	-NA-
Hong Kong Non-REITs Index	AUD	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Japan REITs Index	AUD	747.33	22,261.98	14.07	6.10	-NA-	-NA-	-NA-	0.55	-3.45	-NA-	-NA-
Japan Non-REITs Index	AUD	545.89	53,533.64	33.83	1.38	-NA-	-NA-	-NA-	-10.95	-12.98	-NA-	-NA-
New Zealand REITs Index	AUD	889.25	693.84	0.44	7.55	-NA-	-NA-	-NA-	20.48	2.71	-NA-	-NA-
Singapore REITs Index	AUD	914.82	10,460.16	6.61	7.33	-NA-	-NA-	-NA-	23.22	11.57	-NA-	-NA-
Singapore Non-REITs Index	AUD	963.44	13,269.52	8.38	1.99	-NA-	-NA-	-NA-	-1.76	-1.53	-NA-	-NA-

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Europe REITS	AUD	587.81	94,101.89	126.70	5.41	-NA-	-NA-	-NA-	23.44	-2.09	-NA-	-NA-
Europe Non-REITS	AUD	459.52	28,909.88	38.92	3.08	-NA-	-NA-	-NA-	24.87	0.64	-NA-	-NA-
Austria Non-REITs Index	AUD	259.87	2,605.07	3.51	0.00	-NA-	-NA-	-NA-	49.18	3.14	-NA-	-NA-
Belgium REITs Index	AUD	911.74	4,165.96	5.61	7.48	-NA-	-NA-	-NA-	8.25	-5.10	-NA-	-NA-
Finland Non-REITs Index	AUD	689.25	2,064.95	2.78	1.08	-NA-	-NA-	-NA-	32.54	0.96	-NA-	-NA-
France REITs Index	AUD	977.23	38,683.97	52.08	5.38	-NA-	-NA-	-NA-	33.94	2.48	-NA-	-NA-
Germany REITs Index	AUD	587.32	365.43	0.49	6.60	-NA-	-NA-	-NA-	34.33	15.99	-NA-	-NA-
Germany Non-REITs Index	AUD	389.42	4,247.13	5.72	4.63	-NA-	-NA-	-NA-	19.89	7.44	-NA-	-NA-
Greece REITs Index	AUD	664.53	250.35	0.34	6.30	-NA-	-NA-	-NA-	11.06	2.12	-NA-	-NA-
Greece Non-REITs Index	AUD	378.47	363.14	0.49	0.00	-NA-	-NA-	-NA-	11.34	-0.28	-NA-	-NA-
Italy REITs Index	AUD	514.10	275.76	0.37	2.60	-NA-	-NA-	-NA-	3.37	-6.45	-NA-	-NA-
Italy Non-REITs Index	AUD	335.81	373.55	0.50	1.70	-NA-	-NA-	-NA-	0.67	-7.42	-NA-	-NA-
Netherlands REITs Index	AUD	873.56	12,892.43	17.36	7.10	-NA-	-NA-	-NA-	24.66	1.47	-NA-	-NA-
Norway Non-REITs Index	AUD	157.32	863.02	1.16	0.00	-NA-	-NA-	-NA-	73.82	30.76	-NA-	-NA-
Sweden Non-REITs Index	AUD	743.85	5,997.68	8.08	4.34	-NA-	-NA-	-NA-	35.45	-2.63	-NA-	-NA-
Switzerland Non-REITs Index	AUD	1,026.67	6,892.74	9.28	3.12	-NA-	-NA-	-NA-	7.52	1.48	-NA-	-NA-
UK REITs	AUD	234.96	37,467.98	50.45	0.00	-NA-	-NA-	-NA-	16.03	-7.20	-NA-	-NA-
UK Non-REITs	AUD	219.01	5,502.60	7.41	0.00	-NA-	-NA-	-NA-	28.88	-3.34	-NA-	-NA-
Canada REITs Index	AUD	865.53	18,867.77	11.88	7.10	-NA-	-NA-	-NA-	21.54	4.52	-NA-	-NA-
Canada Non-REITs Index	AUD	483.36	4,743.12	2.99	4.95	-NA-	-NA-	-NA-	32.46	-1.44	-NA-	-NA-
United States REITs Index	AUD	537.77	232,364.40	146.34	3.94	-NA-	-NA-	-NA-	23.55	2.04	-NA-	-NA-
United States Non-REITs Index	AUD	562.88	7,003.14	4.41	0.17	-NA-	-NA-	-NA-	28.77	13.46	-NA-	-NA-

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Global REITs	EUR	519.39	274,673.31	68.56	0.00	-NA-	-20.30	-28.45	26.59	4.61	14.00	28.89
Global Non-REITs	EUR	738.08	125,967.99	31.44	0.00	-NA-	-11.57	10.16	5.02	0.80	37.29	28.63
Global ex Asia REITs	EUR	505.00	208,505.48	52.04	0.00	-NA-	-20.96	-31.27	27.85	3.41	12.57	32.28
Global ex Asia Non-REITs	EUR	471.12	24,547.32	6.13	0.00	-NA-	-24.90	-17.15	31.23	5.19	34.31	30.82
Global ex Europe REITs	EUR	523.28	217,856.56	54.38	0.00	-NA-	-19.93	-30.18	26.26	5.76	12.03	30.51
Global ex Europe Non-REITs	EUR	808.32	108,512.81	27.08	0.00	-NA-	-8.16	14.25	2.02	0.40	37.70	30.45
Global ex US REITs	EUR	476.90	134,376.55	33.54	0.00	-NA-	-18.84	-17.99	25.05	4.82	22.73	22.96
Global ex US Non-REITs	EUR	624.70	121,739.64	30.39	0.00	-NA-	-11.22	12.12	4.22	0.33	37.29	28.93
Asia REITs	EUR	573.41	66,167.83	41.81	0.00	-NA-	-17.99	-16.50	22.70	8.57	18.95	25.23
Asia Non-REITs	EUR	825.34	92,087.32	58.19	0.00	-NA-	-6.83	18.74	0.41	-0.19	37.57	31.25
Australia REITs Index	EUR	400.32	42,143.12	26.63	0.00	-NA-	-NA-	-27.74	32.26	12.24	22.83	-NA-
Hong Kong REITs Index	EUR	657.51	3,848.84	2.43	0.00	-NA-	-NA-	1.83	2.13	-0.04	29.76	-NA-
Hong Kong Non-REITs Index	EUR	-NA-	-NA-	-NA-	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Japan REITs Index	EUR	593.14	13,441.32	8.49	0.00	-NA-	-NA-	-1.56	4.04	-1.31	-4.12	-NA-
Japan Non-REITs Index	EUR	488.75	32,322.49	20.42	0.00	-NA-	-NA-	-15.51	-7.23	-11.03	0.62	-NA-
New Zealand REITs Index	EUR	650.44	418.93	0.26	0.00	-NA-	-NA-	-4.89	26.21	5.56	23.55	-NA-
Singapore REITs Index	EUR	676.61	6,315.63	3.99	0.00	-NA-	-NA-	-2.56	26.16	14.66	45.70	-NA-
Singapore Non-REITs Index	EUR	829.15	8,011.86	5.06	0.00	-NA-	-NA-	38.40	2.91	1.20	49.73	-NA-

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Europe REITS	EUR	1,072.91	56,816.76	76.50	0.00	-NA-	-21.26	-20.86	27.92	0.42	22.30	25.60
Europe Non-REITS	EUR	1,183.44	17,455.18	23.50	0.00	-NA-	-25.86	-11.10	30.05	3.41	32.93	31.10
Austria Non-REITs Index	EUR	278.52	1,572.89	2.12	0.00	-NA-	-NA-	-16.71	56.28	6.01	145.91	-NA-
Belgium REITs Index	EUR	773.42	2,515.32	3.39	0.00	-NA-	-NA-	-16.01	13.39	-2.46	1.90	-NA-
Finland Non-REITs Index	EUR	664.78	1,246.77	1.68	0.00	-NA-	-NA-	5.19	38.84	3.76	52.04	-NA-
France REITs Index	EUR	905.25	23,356.57	31.45	0.00	-NA-	-NA-	1.75	38.59	5.23	37.44	-NA-
Germany REITs Index	EUR	539.71	220.64	0.30	0.00	-NA-	-NA-	-9.94	40.71	19.21	59.19	-NA-
Germany Non-REITs Index	EUR	368.99	2,564.33	3.45	0.00	-NA-	-NA-	-3.07	21.43	10.43	17.72	-NA-
Greece REITs Index	EUR	606.11	151.16	0.20	0.00	-NA-	-NA-	9.55	16.34	4.96	48.03	-NA-
Greece Non-REITs Index	EUR	405.73	219.25	0.30	0.00	-NA-	-NA-	-61.61	16.64	2.49	-22.65	-NA-
Italy REITs Index	EUR	490.46	166.50	0.22	0.00	-NA-	-NA-	-14.16	8.29	-3.86	28.80	-NA-
Italy Non-REITs Index	EUR	337.91	225.54	0.30	0.00	-NA-	-NA-	-20.05	5.46	-4.85	10.71	-NA-
Netherlands REITs Index	EUR	765.72	7,784.18	10.48	0.00	-NA-	-NA-	-8.85	29.73	4.29	26.63	-NA-
Norway Non-REITs Index	EUR	124.11	521.08	0.70	0.00	-NA-	-NA-	-4.52	82.09	34.39	84.03	-NA-
Sweden Non-REITs Index	EUR	561.09	3,621.27	4.88	0.00	-NA-	-NA-	8.54	41.89	0.07	19.34	-NA-
Switzerland Non-REITs Index	EUR	846.73	4,161.69	5.60	0.00	-NA-	-NA-	-4.46	12.63	4.29	11.85	-NA-
UK REITs	EUR	194.14	22,622.38	30.46	0.00	-NA-	-NA-	-42.92	20.09	-5.01	6.15	-NA-
UK Non-REITs	EUR	181.92	3,322.35	4.47	0.00	-NA-	-NA-	-18.04	33.82	-0.79	72.00	-NA-
Canada REITs Index	EUR	619.03	11,391.96	79.91	0.00	-NA-	-NA-	-12.20	24.85	6.78	46.77	-NA-
Canada Non-REITs Index	EUR	389.46	2,863.79	20.09	0.00	-NA-	-NA-	-30.47	37.01	1.29	42.78	-NA-
United States REITs Index	EUR	417.61	140,296.76	97.07	0.00	-NA-	-NA-	-35.74	28.08	4.40	7.08	-NA-
United States Non-REITs Index	EUR	512.04	4,228.35	2.93	0.00	-NA-	-NA-	-29.25	34.84	16.56	36.51	-NA-

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Global REITs	USD	639.00	401,492.86	68.56	0.00	-NA-	-16.41	-25.54	31.92	6.55	19.87	32.91
Global Non-REITs	USD	908.06	184,128.73	31.44	0.00	-NA-	-7.25	14.63	9.44	2.67	44.37	34.12
Global ex Asia REITs	USD	621.30	304,774.65	52.04	0.00	-NA-	-17.10	-28.48	33.24	5.33	18.38	36.03
Global ex Asia Non-REITs	USD	579.62	35,881.08	6.13	0.00	-NA-	-21.23	-13.78	36.76	7.15	41.23	35.65
Global ex Europe REITs	USD	643.79	318,443.22	54.38	0.00	-NA-	-16.01	-27.35	31.57	7.73	17.81	34.37
Global ex Europe Non-REITs	USD	994.47	158,614.31	27.08	0.00	-NA-	-3.67	18.89	6.32	2.27	44.80	35.50
Global ex US REITs	USD	695.48	196,419.61	33.54	0.00	-NA-	-14.87	-14.66	30.32	6.77	29.06	27.57
Global ex US Non-REITs	USD	911.03	177,948.11	30.39	0.00	-NA-	-6.89	16.68	8.61	2.19	44.37	34.44
Asia REITs	USD	705.46	96,718.22	41.81	0.00	-NA-	-13.99	-13.11	27.87	10.59	25.08	29.56
Asia Non-REITs	USD	1,015.41	134,605.00	58.19	0.00	-NA-	-2.28	23.56	4.64	1.66	44.66	36.26
Australia REITs Index	USD	583.81	61,601.04	26.63	0.00	-NA-	-NA-	-24.80	37.83	14.33	29.17	-NA-
Hong Kong REITs Index	USD	958.88	5,625.90	2.43	0.00	-NA-	-NA-	5.96	6.43	1.82	36.45	-NA-
Hong Kong Non-REITs Index	USD	-NA-	-NA-	-NA-	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Japan REITs Index	USD	865.01	19,647.31	8.49	0.00	-NA-	-NA-	2.44	8.42	0.52	0.83	-NA-
Japan Non-REITs Index	USD	712.77	47,246.12	20.42	0.00	-NA-	-NA-	-12.08	-3.32	-9.38	5.81	-NA-
New Zealand REITs Index	USD	948.56	612.35	0.26	0.00	-NA-	-NA-	-1.03	31.52	7.52	29.91	-NA-
Singapore REITs Index	USD	986.73	9,231.62	3.99	0.00	-NA-	-NA-	1.39	31.47	16.79	53.21	-NA-
Singapore Non-REITs Index	USD	1,209.18	11,711.02	5.06	0.00	-NA-	-NA-	44.02	7.25	3.08	57.45	-NA-

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

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Europe REITS	USD	792.78	83,049.65	76.50	0.00	-NA-	-13.38	-12.05	34.76	2.50	35.82	30.31
Europe Non-REITS	USD	619.75	25,514.42	23.50	0.00	-NA-	-19.57	-3.61	36.32	5.35	45.17	36.91
Austria Non-REITs Index	USD	342.66	2,299.11	2.12	0.00	-NA-	-NA-	-13.33	62.85	7.98	158.59	-NA-
Belgium REITs Index	USD	951.53	3,676.67	3.39	0.00	-NA-	-NA-	-12.60	18.17	-0.65	7.15	-NA-
Finland Non-REITs Index	USD	817.88	1,822.42	1.68	0.00	-NA-	-NA-	9.46	44.69	5.69	59.88	-NA-
France REITs Index	USD	1,113.73	34,140.55	31.45	0.00	-NA-	-NA-	5.88	44.43	7.19	44.53	-NA-
Germany REITs Index	USD	664.00	322.51	0.30	0.00	-NA-	-NA-	-6.28	46.64	21.43	67.40	-NA-
Germany Non-REITs Index	USD	453.96	3,748.31	3.45	0.00	-NA-	-NA-	0.86	26.54	12.47	23.79	-NA-
Greece REITs Index	USD	745.69	220.95	0.20	0.00	-NA-	-NA-	14.00	21.24	6.91	55.66	-NA-
Greece Non-REITs Index	USD	499.16	320.49	0.30	0.00	-NA-	-NA-	-60.05	21.54	4.39	-18.66	-NA-
Italy REITs Index	USD	603.41	243.37	0.33	0.00	-NA-	-NA-	-10.67	12.85	-2.07	35.45	-NA-
Italy Non-REITs Index	USD	415.73	329.67	0.30	0.00	-NA-	-NA-	-16.80	9.90	-3.08	16.42	-NA-
Netherlands REITs Index	USD	942.05	11,378.22	10.48	0.00	-NA-	-NA-	-5.15	35.19	6.23	33.15	-NA-
Norway Non-REITs Index	USD	180.99	761.66	0.70	0.00	-NA-	-NA-	-0.65	89.76	36.89	93.53	-NA-
Sweden Non-REITs Index	USD	818.26	5,293.25	4.88	0.00	-NA-	-NA-	12.95	47.87	1.93	25.49	-NA-
Switzerland Non-REITs Index	USD	1,234.83	6,083.19	5.60	0.00	-NA-	-NA-	-0.57	17.37	6.23	17.61	-NA-
UK REITs	USD	283.12	33,067.37	30.46	0.00	-NA-	-NA-	-40.60	25.15	-3.25	11.62	-NA-
UK Non-REITs	USD	265.31	4,856.32	4.47	0.00	-NA-	-NA-	-14.71	39.47	1.06	80.86	-NA-
Canada REITs Index	USD	902.77	16,651.75	79.91	0.00	-NA-	-NA-	-8.64	30.10	8.76	54.34	-NA-
Canada Non-REITs Index	USD	567.97	4,186.04	20.09	0.00	-NA-	-NA-	-27.64	42.78	3.18	50.15	-NA-
United States REITs Index	USD	609.03	205,073.25	97.07	0.00	-NA-	-NA-	-33.13	33.48	6.34	12.60	-NA-
United States Non-REITs Index	USD	746.73	6,180.62	2.93	0.00	-NA-	-NA-	-26.38	40.51	18.72	43.55	-NA-

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Global REITs	GBP	643.90	251,033.41	68.56	0.00	-NA-	-11.97	-17.02	35.84	8.58	7.76	30.74
Global Non-REITs	GBP	915.01	115,126.49	31.44	0.00	-NA-	-2.32	27.75	12.69	4.63	29.78	29.10
Global ex Asia REITs	GBP	626.06	190,560.35	52.04	0.00	-NA-	-12.70	-20.29	37.20	7.34	6.42	34.29
Global ex Asia Non-REITs	GBP	584.06	22,434.65	6.13	0.00	-NA-	-17.05	-3.91	40.82	9.19	26.96	33.20
Global ex Europe REITs	GBP	648.72	199,106.62	54.38	0.00	-NA-	-11.55	-19.03	35.48	9.78	5.91	32.36
Global ex Europe Non-REITs	GBP	1,002.08	99,173.60	27.08	0.00	-NA-	1.44	32.50	9.48	4.22	30.16	30.40
Global ex US REITs	GBP	700.80	122,811.36	33.54	0.00	-NA-	-10.35	-4.89	34.18	8.80	16.02	24.16
Global ex US Non-REITs	GBP	918.00	111,262.05	30.39	0.00	-NA-	-1.94	30.03	11.84	4.14	29.78	29.43
Asia REITs	GBP	710.86	60,473.07	41.81	0.00	-NA-	-9.42	-3.16	31.66	12.69	12.44	26.39
Asia Non-REITs	GBP	1,023.18	84,161.77	58.19	0.00	-NA-	2.91	37.70	7.75	3.60	30.04	31.23
Australia REITs Index	GBP	588.28	38,516.05	26.63	0.00	-NA-	-NA-	-16.19	41.93	16.50	16.11	-NA-
Hong Kong REITs Index	GBP	966.22	3,517.59	2.43	0.00	-NA-	-NA-	18.09	9.59	3.76	22.66	-NA-
Hong Kong Non-REITs Index	GBP	-NA-	-NA-	-NA-	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Japan REITs Index	GBP	871.63	12,284.48	8.49	0.00	-NA-	-NA-	14.17	11.64	2.44	-9.36	-NA-
Japan Non-REITs Index	GBP	718.22	29,540.64	20.42	0.00	-NA-	-NA-	-2.01	-0.45	-7.66	-4.88	-NA-
New Zealand REITs Index	GBP	955.83	382.87	0.26	0.00	-NA-	-NA-	10.30	35.43	9.57	16.79	-NA-
Singapore REITs Index	GBP	994.28	5,772.07	3.99	0.00	-NA-	-NA-	13.00	35.37	19.02	37.73	-NA-
Singapore Non-REITs Index	GBP	1,218.44	7,322.32	5.06	0.00	-NA-	-NA-	60.50	10.43	5.05	41.54	-NA-

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Europe REITS	GBP	979.66	51,926.79	76.50	0.00	-NA-	-13.02	-8.22	37.27	4.23	15.61	27.24
Europe Non-REITS	GBP	1,080.58	15,952.89	23.50	0.00	-NA-	-18.11	3.11	39.55	7.33	25.66	34.68
Austria Non-REITs Index	GBP	345.28	1,437.52	2.12	0.00	-NA-	-NA-	-3.41	67.69	10.04	132.45	-NA-
Belgium REITs Index	GBP	958.81	2,298.84	3.39	0.00	-NA-	-NA-	-2.60	21.68	1.24	-3.68	-NA-
Finland Non-REITs Index	GBP	824.14	1,139.47	1.68	0.00	-NA-	-NA-	21.99	48.98	7.70	43.72	-NA-
France REITs Index	GBP	1,122.25	21,346.38	31.45	0.00	-NA-	-NA-	18.00	48.72	9.23	29.92	-NA-
Germany REITs Index	GBP	669.08	201.65	0.30	0.00	-NA-	-NA-	4.44	50.99	23.74	50.48	-NA-
Germany Non-REITs Index	GBP	457.44	2,343.63	3.45	0.00	-NA-	-NA-	12.41	30.30	14.62	11.29	-NA-
Greece REITs Index	GBP	751.40	138.15	0.20	0.00	-NA-	-NA-	27.05	24.84	8.94	39.93	-NA-
Greece Non-REITs Index	GBP	502.98	200.38	0.30	0.00	-NA-	-NA-	-55.48	25.15	6.38	-26.88	-NA-
Italy REITs Index	GBP	608.03	152.17	0.20	0.00	-NA-	-NA-	-0.45	16.20	-0.21	21.76	-NA-
Italy Non-REITs Index	GBP	418.91	206.13	0.30	0.00	-NA-	-NA-	-7.28	13.17	-1.23	4.65	-NA-
Netherlands REITs Index	GBP	949.27	7,114.23	10.48	0.00	-NA-	-NA-	5.71	39.21	8.25	19.70	-NA-
Norway Non-REITs Index	GBP	182.38	476.23	0.70	0.00	-NA-	-NA-	10.72	95.39	39.50	73.98	-NA-
Sweden Non-REITs Index	GBP	824.53	3,309.61	4.88	0.00	-NA-	-NA-	25.88	52.26	3.87	12.81	-NA-
Switzerland Non-REITs Index	GBP	1,244.28	3,803.51	5.60	0.00	-NA-	-NA-	10.81	20.86	8.25	5.73	-NA-
UK REITs	GBP	346.45	20,675.38	30.46	0.00	-NA-	-NA-	-33.80	28.86	-1.41	0.34	-NA-
UK Non-REITs	GBP	324.66	3,036.41	4.47	0.00	-NA-	-NA-	-4.94	43.60	2.98	62.59	-NA-
Canada REITs Index	GBP	909.68	10,411.51	79.91	0.00	-NA-	-NA-	1.82	33.97	10.83	38.75	-NA-
Canada Non-REITs Index	GBP	572.31	2,617.32	20.09	0.00	-NA-	-NA-	-19.36	47.02	5.14	34.97	-NA-
United States REITs Index	GBP	613.69	128,222.05	97.07	0.00	-NA-	-NA-	-25.48	37.44	8.36	1.22	-NA-
United States Non-REITs Index	GBP	752.45	3,864.43	2.93	0.00	-NA-	-NA-	-17.95	44.69	20.98	29.05	-NA-

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Global REITs	JPY	558.97	35,947,663.54	68.56	0.00	-NA-	-23.77	-37.21	22.42	2.84	18.40	33.92
Global Non-REITs	JPY	794.32	16,485,965.64	31.44	0.00	-NA-	-15.42	-3.33	1.56	-0.90	42.60	36.03
Global ex Asia REITs	JPY	543.49	27,287,997.99	52.04	0.00	-NA-	-24.40	-39.68	23.64	1.67	16.92	36.57
Global ex Asia Non-REITs	JPY	507.02	3,212,612.67	6.13	0.00	-NA-	-28.17	-27.29	26.91	3.42	39.49	36.96
Global ex Europe REITs	JPY	563.15	28,511,813.34	54.38	0.00	-NA-	-23.41	-38.73	22.09	3.97	16.36	35.42
Global ex Europe Non-REITs	JPY	869.91	14,201,532.02	27.08	0.00	-NA-	-12.16	0.27	-1.34	-1.29	43.01	37.55
Global ex US REITs	JPY	608.37	17,586,430.21	33.54	0.00	-NA-	-22.37	-28.02	20.93	3.05	27.47	29.37
Global ex US Non-REITs	JPY	796.92	15,932,583.61	30.39	0.00	-NA-	-15.09	-1.60	0.79	-1.37	42.59	36.31
Asia REITs	JPY	617.10	8,659,665.55	41.81	0.00	-NA-	-21.56	-26.72	18.65	6.74	23.54	31.65
Asia Non-REITs	JPY	888.23	12,051,858.44	58.19	0.00	-NA-	-10.89	4.21	-2.90	-1.88	42.88	38.20
Australia REITs Index	JPY	510.69	5,515,448.94	26.63	0.00	-NA-	-NA-	-36.58	27.90	10.35	27.58	-NA-
Hong Kong REITs Index	JPY	838.78	503,714.62	2.43	0.00	-NA-	-NA-	-10.63	-1.23	-1.73	34.77	-NA-
Hong Kong Non-REITs Index	JPY	-NA-	-NA-	-NA-	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Japan REITs Index	JPY	650.25	1,759,122.16	8.49	0.00	-NA-	-NA-	-13.61	0.61	-2.98	-0.42	-NA-
Japan Non-REITs Index	JPY	535.81	4,230,181.69	20.42	0.00	-NA-	-NA-	-25.85	-10.28	-12.54	4.51	-NA-
New Zealand REITs Index	JPY	829.76	54,826.94	0.26	0.00	-NA-	-NA-	-16.53	22.05	3.78	28.32	-NA-
Singapore REITs Index	JPY	863.14	826,552.89	3.99	0.00	-NA-	-NA-	-14.49	22.00	12.73	51.32	-NA-
Singapore Non-REITs Index	JPY	1,057.73	1,048,546.32	5.06	0.00	-NA-	-NA-	21.46	-0.48	-0.51	55.52	-NA-

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Europe REITS	JPY	1,471.50	7,435,850.20	76.50	0.00	-NA-	-24.68	-30.55	23.71	-1.27	27.02	30.86
Europe Non-REITS	JPY	1,623.09	2,284,433.62	23.50	0.00	-NA-	-29.08	-21.98	25.76	1.66	38.07	37.48
Austria Non-REITs Index	JPY	299.74	205,850.74	2.12	0.00	-NA-	-NA-	-26.91	51.12	4.22	155.40	-NA-
Belgium REITs Index	JPY	832.35	329,190.88	3.39	0.00	-NA-	-NA-	-26.29	9.66	-4.11	5.83	-NA-
Finland Non-REITs Index	JPY	715.44	163,170.51	1.68	0.00	-NA-	-NA-	-7.68	34.27	2.01	57.91	-NA-
France REITs Index	JPY	974.23	3,056,773.76	31.45	0.00	-NA-	-NA-	-10.71	34.03	3.45	42.75	-NA-
Germany REITs Index	JPY	580.83	28,876.09	0.30	0.00	-NA-	-NA-	-20.96	36.08	17.20	65.34	-NA-
Germany Non-REITs Index	JPY	397.10	335,604.75	3.45	0.00	-NA-	-NA-	-14.94	17.43	8.56	22.27	-NA-
Greece REITs Index	JPY	652.29	19,782.69	0.20	0.00	-NA-	-NA-	-3.86	12.50	3.18	53.74	-NA-
Greece Non-REITs Index	JPY	436.64	28,694.66	0.30	0.00	-NA-	-NA-	-66.31	12.79	0.76	-19.66	-NA-
Italy REITs Index	JPY	527.83	21,790.54	29.34	0.00	-NA-	-NA-	-24.66	4.72	-5.48	33.78	-NA-
Italy Non-REITs Index	JPY	363.66	29,517.23	0.30	0.00	-NA-	-NA-	-29.84	1.99	-6.45	14.98	-NA-
Netherlands REITs Index	JPY	824.06	1,018,748.90	10.48	0.00	-NA-	-NA-	-20.01	25.46	2.53	31.52	-NA-
Norway Non-REITs Index	JPY	158.32	68,195.39	0.70	0.00	-NA-	-NA-	-16.22	76.09	32.12	91.14	-NA-
Sweden Non-REITs Index	JPY	715.78	473,931.42	4.88	0.00	-NA-	-NA-	-4.74	37.22	-1.62	23.95	-NA-
Switzerland Non-REITs Index	JPY	1,080.17	544,658.25	5.60	0.00	-NA-	-NA-	-16.15	8.92	2.53	16.17	-NA-
UK REITs	JPY	247.66	2,960,687.33	30.46	0.00	-NA-	-NA-	-49.90	16.13	-6.62	10.25	-NA-
UK Non-REITs	JPY	232.08	434,810.67	4.47	0.00	-NA-	-NA-	-28.07	29.42	-2.46	78.65	-NA-
Canada REITs Index	JPY	789.70	1,490,914.47	79.91	0.00	-NA-	-NA-	-22.95	20.73	4.97	52.44	-NA-
Canada Non-REITs Index	JPY	496.83	374,797.02	20.09	0.00	-NA-	-NA-	-38.98	32.50	-0.42	48.30	-NA-
United States REITs Index	JPY	532.75	18,361,233.33	97.07	0.00	-NA-	-NA-	-43.60	23.86	2.64	11.22	-NA-
United States Non-REITs Index	JPY	653.21	553,382.03	2.93	0.00	-NA-	-NA-	-37.91	30.39	14.59	41.79	-NA-

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Global REITs	AUD	473.79	454,923.53	113.55	0.00	-NA-	-NA-	-NA-	20.85	1.79	-NA-	-NA-
Global Non-REITs	AUD	673.28	208,632.58	52.07	0.00	-NA-	-NA-	-NA-	0.26	-1.92	-NA-	-NA-
Global ex Asia REITs	AUD	460.66	345,334.06	86.20	0.00	-NA-	-NA-	-NA-	22.05	0.62	-NA-	-NA-
Global ex Asia Non-REITs	AUD	429.76	40,656.14	10.15	0.00	-NA-	-NA-	-NA-	25.28	2.35	-NA-	-NA-
Global ex Europe REITs	AUD	477.34	360,821.64	90.06	0.00	-NA-	-NA-	-NA-	20.53	2.90	-NA-	-NA-
Global ex Europe Non-REITs	AUD	737.34	179,722.70	44.86	0.00	-NA-	-NA-	-NA-	-2.61	-2.31	-NA-	-NA-
Global ex US REITs	AUD	515.66	222,559.14	55.55	0.00	-NA-	-NA-	-NA-	19.37	1.99	-NA-	-NA-
Global ex US Non-REITs	AUD	675.48	201,629.44	50.33	0.00	-NA-	-NA-	-NA-	-0.51	-2.38	-NA-	-NA-
Asia REITs	AUD	523.06	109,589.48	69.25	0.00	-NA-	-NA-	-NA-	17.13	5.64	-NA-	-NA-
Asia Non-REITs	AUD	752.87	152,518.23	96.37	0.00	-NA-	-NA-	-NA-	-4.15	-2.89	-NA-	-NA-
Australia REITs Index	AUD	483.33	69,798.90	44.11	0.00	-NA-	-NA-	-NA-	26.26	9.21	-NA-	-NA-
Hong Kong REITs Index	AUD	710.96	6,374.59	4.03	0.00	-NA-	-NA-	-NA-	-2.50	-2.74	-NA-	-NA-
Hong Kong Non-REITs Index	AUD	-NA-	-NA-	-NA-	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Japan REITs Index	AUD	641.36	22,261.98	14.07	0.00	-NA-	-NA-	-NA-	-0.68	-3.98	-NA-	-NA-
Japan Non-REITs Index	AUD	528.48	53,533.64	33.83	0.00	-NA-	-NA-	-NA-	-11.44	-13.44	-NA-	-NA-
New Zealand REITs Index	AUD	703.31	693.84	0.44	0.00	-NA-	-NA-	-NA-	20.48	2.71	-NA-	-NA-
Singapore REITs Index	AUD	731.61	10,460.16	6.61	0.00	-NA-	-NA-	-NA-	20.43	11.57	-NA-	-NA-
Singapore Non-REITs Index	AUD	896.55	13,269.52	8.38	0.00	-NA-	-NA-	-NA-	-1.76	-1.53	-NA-	-NA-

*** -5 & -3 Years Total Returns are annualised**

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

Price Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Europe REITS	AUD	1,072.91	94,101.89	126.70	0.00	-NA-	-NA-	-NA-	22.12	-2.29	-NA-	-NA-
Europe Non-REITS	AUD	1,183.44	28,909.88	38.92	0.00	-NA-	-NA-	-NA-	24.15	0.61	-NA-	-NA-
Austria Non-REITs Index	AUD	254.06	2,605.07	3.51	0.00	-NA-	-NA-	-NA-	49.18	3.15	-NA-	-NA-
Belgium REITs Index	AUD	705.51	4,165.96	5.61	0.00	-NA-	-NA-	-NA-	8.25	-5.10	-NA-	-NA-
France REITs Index	AUD	825.77	38,683.97	52.08	0.00	-NA-	-NA-	-NA-	32.30	2.39	-NA-	-NA-
Finland Non-REITs Index	AUD	606.41	2,064.95	2.78	0.00	-NA-	-NA-	-NA-	32.54	0.96	-NA-	-NA-
Germany REITs Index	AUD	492.32	365.43	0.49	0.00	-NA-	-NA-	-NA-	34.33	15.99	-NA-	-NA-
Germany Non-REITs Index	AUD	336.59	4,247.13	5.72	0.00	-NA-	-NA-	-NA-	15.92	7.44	-NA-	-NA-
Greece REITs Index	AUD	552.89	250.35	0.34	0.00	-NA-	-NA-	-NA-	11.06	2.12	-NA-	-NA-
Greece Non-REITs Index	AUD	370.10	363.14	0.49	0.00	-NA-	-NA-	-NA-	11.34	-0.28	-NA-	-NA-
Italy REITs Index	AUD	447.39	275.76	0.37	0.00	-NA-	-NA-	-NA-	3.37	-6.45	-NA-	-NA-
Italy Non-REITs Index	AUD	308.24	373.55	0.50	0.00	-NA-	-NA-	-NA-	0.68	-7.42	-NA-	-NA-
Netherlands REITs Index	AUD	698.48	12,892.43	17.36	0.00	-NA-	-NA-	-NA-	23.84	1.47	-NA-	-NA-
Norway Non-REITs Index	AUD	134.20	863.02	1.16	0.00	-NA-	-NA-	-NA-	73.83	30.76	-NA-	-NA-
Sweden Non-REITs Index	AUD	606.70	5,997.68	8.08	0.00	-NA-	-NA-	-NA-	35.45	-2.63	-NA-	-NA-
Switzerland Non-REITs Index	AUD	915.56	6,892.74	9.28	0.00	-NA-	-NA-	-NA-	7.52	1.48	-NA-	-NA-
UK REITs	AUD	209.92	37,467.98	50.45	0.00	-NA-	-NA-	-NA-	14.64	-7.58	-NA-	-NA-
UK Non-REITs	AUD	196.71	5,502.60	7.41	0.00	-NA-	-NA-	-NA-	27.75	-3.46	-NA-	-NA-
Canada REITs Index	AUD	669.35	18,867.77	132.35	0.00	-NA-	-NA-	-NA-	19.18	3.89	-NA-	-NA-
Canada Non-REITs Index	AUD	421.12	4,743.12	33.27	0.00	-NA-	-NA-	-NA-	30.79	-1.44	-NA-	-NA-
United States REITs Index	AUD	451.56	232,364.40	160.78	0.00	-NA-	-NA-	-NA-	22.27	1.58	-NA-	-NA-
United States Non-REITs Index	AUD	553.66	7,003.14	4.85	0.00	-NA-	-NA-	-NA-	28.72	13.41	-NA-	-NA-

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Section 7

Investment Focus Developed Index Series

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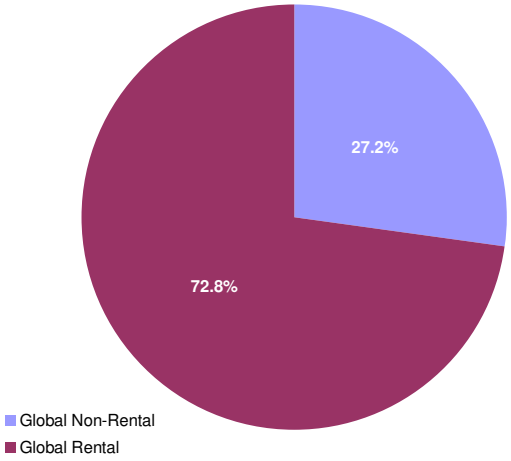
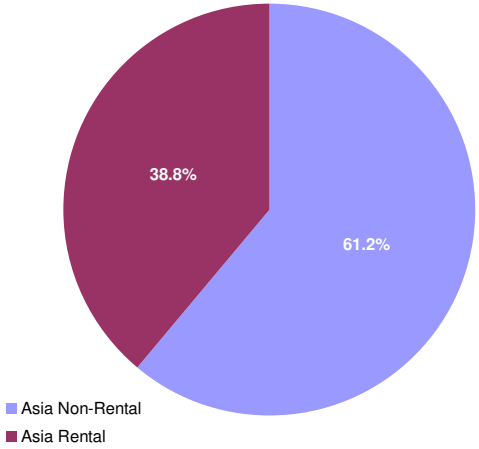
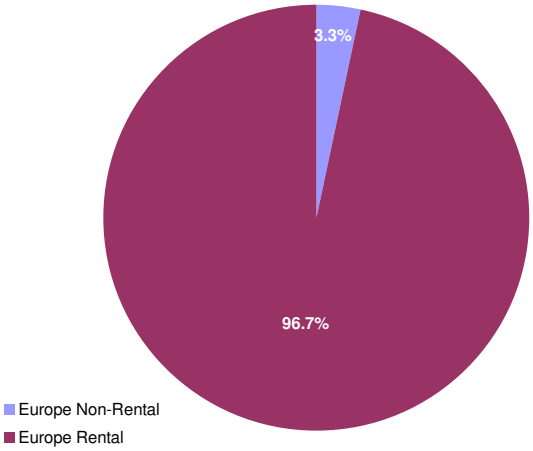
Graph 26: Global Developed Investment Focus Market Cap Breakdown



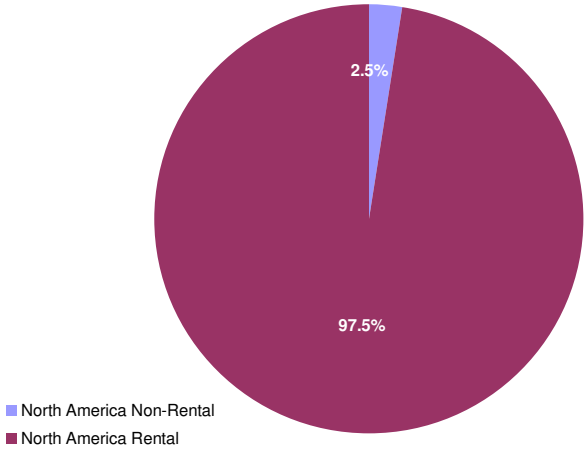
Graph 27: Asia Developed Investment Focus Market Cap Breakdown



Graph 28: Europe Developed Investment Focus Market Cap Breakdown



Graph 29: North America Developed Investment Focus Market Cap Breakdown



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FTSE EPRA/NAREIT Investment Focus Index Series - Index Performance

Gross Total Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Global Non-Rental	EUR	850.73	108,991.61	27.20	2.44	-NA-	-9.03	12.32	4.06	1.13	37.87	30.70
Global Rental	EUR	703.71	291,649.69	72.80	5.22	-NA-	-15.62	-21.26	27.41	4.70	21.75	28.15
Asia Non-Rental	EUR	928.84	102,489.81	61.16	2.37	-NA-	-5.40	21.58	2.45	0.93	39.59	31.41
Asia Rental	EUR	750.09	65,098.68	38.84	8.23	-NA-	-11.79	-7.86	21.33	7.39	27.62	23.52
Asia ex Australia Non-Rental	EUR	956.56	93,374.11	55.72	1.81	-NA-	-4.45	24.51	-0.07	-0.06	38.68	-NA-
Asia ex Australia Rental	EUR	957.78	31,671.70	18.90	5.48	-NA-	-3.64	9.18	10.86	2.64	23.60	-NA-
Australia Non-Rental	EUR	558.99	9,115.71	5.44	8.05	-NA-	-20.22	-21.66	40.93	12.81	34.51	41.70
Australia Rental	EUR	585.01	33,426.99	19.95	10.83	-NA-	-19.24	-23.91	33.41	12.40	30.10	31.12
Hong Kong Non-Rental	EUR	1,421.16	54,333.08	32.42	2.03	-NA-	7.37	63.49	4.05	6.86	72.72	37.67
Hong Kong Rental	EUR	1,128.60	10,202.50	6.09	4.00	-NA-	1.27	22.84	9.12	2.98	54.46	22.90
Japan Non-Rental	EUR	617.07	31,029.16	18.52	1.39	-NA-	-15.96	-13.44	-7.17	-10.44	1.86	34.78
Japan Rental	EUR	818.71	14,734.65	8.79	5.65	-NA-	-7.07	0.39	5.35	-2.02	0.66	24.02
Europe Non-Rental	EUR	572.07	2,486.70	3.35	1.30	-NA-	-23.23	-1.58	34.86	3.19	71.28	32.93
Europe Rental	EUR	690.79	71,785.24	96.65	4.99	-NA-	-18.35	-13.98	29.49	1.20	30.02	26.97
UK Non-Rental	EUR	455.06	1,042.85	1.40	0.91	-NA-	-27.65	-8.69	40.10	0.67	82.10	40.67
UK Rental	EUR	422.14	24,901.88	33.53	4.64	-NA-	-30.62	-38.15	22.52	-4.32	15.23	34.47
North America Non-Rental	EUR	251.42	4,015.10	2.53	4.92	-NA-	-40.44	-67.68	39.83	5.11	-15.12	114.05
North America Rental	EUR	695.15	154,765.77	97.47	4.06	-NA-	-15.67	-28.15	29.27	5.27	16.23	34.84
United States Non-Rental	EUR	251.42	4,015.10	2.53	4.92	-NA-	-40.44	-67.68	39.83	5.11	-15.12	114.03
United States Rental	EUR	680.31	140,510.01	88.49	3.80	-NA-	-16.31	-29.77	29.31	5.19	13.16	36.08

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FTSE EPRA/NAREIT Investment Focus Index Series - Index Performance

Gross Total Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Global Non-Rental	USD	1,054.28	159,314.19	27.20	2.44	-NA-	-4.58	16.88	8.44	3.01	44.98	36.56
Global Rental	USD	872.07	426,307.41	72.80	5.22	-NA-	-11.50	-18.06	32.78	6.64	28.02	32.23
Global ex Australia Non-Rental in AUS$ Hedged	USD	862.75	145,989.66	36.44	0.00	-NA-	-NA-	-NA-	3.73	0.78	36.44	-NA-
Global ex Australia Rental in AUS$ Hedged	USD	765.83	377,446.83	94.21	0.00	-NA-	-NA-	-NA-	28.72	4.49	26.01	-NA-
Global ex Australia Non-Rental in AUS$ Unhedged	USD	848.28	145,989.66	36.44	0.00	-NA-	-NA-	0.80	-2.83	-2.49	13.79	-NA-
Global ex Australia Rental in AUS$ Unhedged	USD	710.90	377,446.83	94.21	0.00	-NA-	-NA-	-30.32	20.91	0.97	0.22	-NA-
Asia Non-Rental	USD	1,151.11	149,810.44	61.16	2.37	-NA-	-0.77	26.52	6.77	2.80	46.79	36.60
Asia Rental	USD	929.63	95,155.43	38.84	8.23	-NA-	-7.47	-4.12	26.44	9.39	34.19	28.08
Asia ex Australia Non-Rental	USD	1,185.41	136,485.91	55.72	1.81	-NA-	0.22	29.56	4.14	1.80	45.83	-NA-
Asia ex Australia Rental	USD	1,186.92	46,294.85	18.90	5.48	-NA-	1.07	13.62	15.52	4.55	29.97	-NA-
Australia Non-Rental	USD	693.08	13,324.53	5.44	8.05	-NA-	-16.31	-18.47	46.86	14.90	41.45	46.18
Australia Rental	USD	725.09	48,860.58	19.95	10.83	-NA-	-15.29	-20.82	39.03	14.49	36.80	35.15
Hong Kong Non-Rental	USD	1,761.17	79,419.24	32.42	2.03	-NA-	12.62	70.12	8.43	8.84	81.62	42.28
Hong Kong Rental	USD	1,398.62	14,913.09	6.09	4.00	-NA-	6.22	27.83	13.72	4.89	62.44	26.29
Japan Non-Rental	USD	764.72	45,355.65	18.52	1.39	-NA-	-11.85	-9.93	-3.26	-8.78	7.11	37.97
Japan Rental	USD	1,014.67	21,537.79	8.79	5.65	-NA-	-2.53	4.47	9.78	-0.20	5.85	26.67
Europe Non-Rental	USD	709.08	3,634.83	3.35	1.30	-NA-	-19.47	2.44	40.54	5.11	80.16	36.60
Europe Rental	USD	855.94	104,929.24	96.65	4.99	-NA-	-14.36	-10.50	34.94	3.08	36.72	31.59
UK Non-Rental	USD	563.80	1,524.35	1.40	0.91	-NA-	-24.12	-4.98	46.00	2.54	91.50	42.29
UK Rental	USD	523.17	36,399.34	33.53	4.64	-NA-	-27.23	-35.64	27.68	-2.54	21.17	36.81
North America Non-Rental	USD	311.39	5,868.92	2.53	4.92	-NA-	-37.54	-66.39	45.73	7.06	-10.79	127.29
North America Rental	USD	861.48	226,222.74	97.47	4.06	-NA-	-11.54	-25.23	34.71	7.23	22.22	38.16
United States Non-Rental	USD	311.39	5,868.92	2.53	4.92	-NA-	-37.54	-66.39	45.73	7.06	-10.79	127.29
United States Rental	USD	843.09	205,384.95	88.49	3.80	-NA-	-12.22	-26.92	34.75	7.14	18.99	39.41

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FTSE EPRA/NAREIT Investment Focus Index Series - Index Performance

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Global Non-Rental	GBP	1,062.35	99,611.19	27.20	2.44	-NA-	0.49	30.26	11.66	4.97	30.33	31.68
Global Rental	GBP	878.74	266,548.71	72.80	5.22	-NA-	-6.80	-8.68	36.72	8.67	15.08	29.92
Asia Non-Rental	GBP	1,159.92	93,668.97	61.16	2.37	-NA-	4.50	41.00	9.94	4.76	31.95	31.76
Asia Rental	GBP	936.75	59,495.93	38.84	8.23	-NA-	-2.56	6.86	30.19	11.47	20.63	24.38
Asia ex Australia Non-Rental	GBP	1,194.48	85,337.82	55.72	1.81	-NA-	5.55	44.39	7.23	3.73	31.10	-NA-
Asia ex Australia Rental	GBP	1,196.00	28,945.86	18.90	5.48	-NA-	6.43	26.62	18.95	6.54	16.83	-NA-
Australia Non-Rental	GBP	698.39	8,331.16	5.44	8.05	-NA-	-11.86	-9.13	51.22	17.09	27.16	44.50
Australia Rental	GBP	730.64	30,550.07	19.95	10.83	-NA-	-10.79	-11.76	43.16	16.67	22.98	31.79
Hong Kong Non-Rental	GBP	1,774.65	49,656.88	32.42	2.03	-NA-	18.60	89.60	11.65	10.92	63.27	38.03
Hong Kong Rental	GBP	1,409.33	9,324.41	6.09	4.00	-NA-	11.86	42.47	17.09	6.89	46.03	21.48
Japan Non-Rental	GBP	770.58	28,358.62	18.52	1.39	-NA-	-7.17	0.38	-0.39	-7.04	-3.71	34.20
Japan Rental	GBP	1,022.44	13,466.50	8.79	5.65	-NA-	2.65	16.43	13.04	1.70	-4.85	25.95
Europe Non-Rental	GBP	714.51	2,272.68	3.35	1.30	-NA-	-15.19	14.16	44.71	7.11	61.95	32.01
Europe Rental	GBP	862.50	65,607.00	96.65	4.99	-NA-	-9.82	-0.26	38.95	5.04	22.90	28.97
UK Non-Rental	GBP	568.11	953.10	1.40	0.91	-NA-	-20.09	5.90	50.34	4.49	72.14	38.13
UK Rental	GBP	527.17	22,758.69	33.53	4.64	-NA-	-23.37	-28.27	31.47	-0.69	8.93	33.42
North America Non-Rental	GBP	313.77	3,669.54	2.53	4.92	-NA-	-34.22	-62.54	50.06	9.10	-19.81	135.52
North America Rental	GBP	868.07	141,445.77	97.47	4.06	-NA-	-6.84	-16.67	38.71	9.27	9.87	36.64
United States Non-Rental	GBP	313.77	3,669.54	2.53	4.92	-NA-	-34.22	-62.54	50.06	9.10	-19.81	135.51
United States Rental	GBP	849.54	128,416.94	88.49	3.80	-NA-	-7.55	-18.55	38.75	9.18	6.97	38.07

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Global Non-Rental	JPY	922.23	14,264,195.63	27.20	2.44	-NA-	-12.98	-1.43	0.63	-0.58	43.19	38.16
Global Rental	JPY	762.84	38,169,433.55	72.80	5.22	-NA-	-19.29	-30.90	23.21	2.93	26.44	33.44
Asia Non-Rental	JPY	1,006.93	13,413,277.37	61.16	2.37	-NA-	-9.51	6.70	-0.93	-0.78	44.98	38.43
Asia Rental	JPY	813.19	8,519,741.15	38.84	8.23	-NA-	-15.62	-19.14	17.33	5.58	32.54	30.56
Asia ex Australia Non-Rental	JPY	1,036.94	12,220,265.97	55.72	1.81	-NA-	-8.60	9.27	-3.36	-1.75	44.04	-NA-
Asia ex Australia Rental	JPY	1,038.26	4,145,009.52	18.90	5.48	-NA-	-7.84	-4.18	7.20	0.91	28.37	-NA-
Australia Non-Rental	JPY	606.28	1,193,011.40	5.44	8.05	-NA-	-23.68	-31.24	36.28	10.91	39.71	46.93
Australia Rental	JPY	634.27	4,374,731.63	19.95	10.83	-NA-	-22.75	-33.22	29.01	10.50	35.12	37.66
Hong Kong Non-Rental	JPY	1,540.58	7,110,801.61	32.42	2.03	-NA-	2.70	43.47	0.62	5.05	79.39	43.95
Hong Kong Rental	JPY	1,223.44	1,335,243.87	6.09	4.00	-NA-	-3.13	7.81	5.52	1.24	60.44	30.14
Japan Non-Rental	JPY	668.94	4,060,918.04	18.52	1.39	-NA-	-19.61	-24.04	-10.23	-11.95	5.79	39.53
Japan Rental	JPY	887.58	1,928,385.82	8.79	5.65	-NA-	-11.11	-11.90	1.87	-3.68	4.54	27.00
Europe Non-Rental	JPY	620.27	325,444.74	3.35	1.30	-NA-	-26.56	-13.61	30.42	1.45	77.94	37.81
Europe Rental	JPY	748.74	9,394,839.08	96.65	4.99	-NA-	-21.91	-24.52	25.22	-0.51	35.03	32.69
UK Non-Rental	JPY	493.18	136,482.74	1.40	0.91	-NA-	-30.80	-19.86	35.49	-1.04	89.14	42.66
UK Rental	JPY	457.64	3,259,015.27	33.53	4.64	-NA-	-33.64	-45.72	18.48	-5.94	19.68	38.34
North America Non-Rental	JPY	272.39	525,473.53	2.53	4.92	-NA-	-43.04	-71.65	35.23	3.33	-11.89	120.82
North America Rental	JPY	753.58	20,254,853.31	97.47	4.06	-NA-	-19.33	-36.94	25.01	3.50	20.71	38.84
United States Non-Rental	JPY	272.39	525,473.53	2.53	4.92	-NA-	-43.04	-71.65	35.23	3.33	-11.89	120.82
United States Rental	JPY	737.49	18,389,141.83	88.49	3.80	-NA-	-19.95	-38.37	25.05	3.41	17.53	39.89

*** -5 & -3 Years Total Returns are annualised**

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FTSE EPRA/NAREIT Investment Focus Index Series - Index Performance

Gross Total Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Global Non-Rental	AUD	781.69	180,515.72	45.06	2.44	-NA-	-NA-	-NA-	-0.66	-1.60	-NA-	-NA-
Global Rental	AUD	646.59	483,040.39	120.57	5.22	-NA-	-NA-	-NA-	21.63	1.87	-NA-	-NA-
Asia Non-Rental	AUD	853.49	169,747.21	101.29	2.37	-NA-	-NA-	-NA-	-2.20	-1.80	-NA-	-NA-
Asia Rental	AUD	689.27	107,818.71	64.34	8.23	-NA-	-NA-	-NA-	15.82	4.49	-NA-	-NA-
Asia ex Australia Non-Rental	AUD	878.92	154,649.46	92.28	1.81	-NA-	-NA-	-NA-	-4.61	-2.76	-NA-	-NA-
Asia ex Australia Rental	AUD	880.04	52,455.77	31.30	5.48	-NA-	-NA-	-NA-	5.82	-0.13	-NA-	-NA-
Australia Non-Rental	AUD	513.89	15,097.75	9.01	8.05	-NA-	-NA-	-NA-	34.53	9.76	-NA-	-NA-
Australia Rental	AUD	537.62	55,362.94	33.04	10.83	-NA-	-NA-	-NA-	27.36	9.36	-NA-	-NA-
Hong Kong Non-Rental	AUD	1,305.82	89,988.35	53.70	2.03	-NA-	-NA-	-NA-	-0.67	3.97	-NA-	-NA-
Hong Kong Rental	AUD	1,037.00	16,897.73	10.08	4.00	-NA-	-NA-	-NA-	4.17	0.20	-NA-	-NA-
Japan Non-Rental	AUD	567.00	51,391.58	30.67	1.39	-NA-	-NA-	-NA-	-11.38	-12.86	-NA-	-NA-
Japan Rental	AUD	752.32	24,404.04	14.56	5.65	-NA-	-NA-	-NA-	0.56	-4.67	-NA-	-NA-
Europe Non-Rental	AUD	525.75	4,118.56	5.55	1.30	-NA-	-NA-	-NA-	28.74	0.41	-NA-	-NA-
Europe Rental	AUD	634.64	118,893.22	160.08	4.99	-NA-	-NA-	-NA-	23.61	-1.53	-NA-	-NA-
UK Non-Rental	AUD	418.03	1,727.21	2.33	0.91	-NA-	-NA-	-NA-	33.74	-2.05	-NA-	-NA-
UK Rental	AUD	387.90	41,243.37	55.53	4.64	-NA-	-NA-	-NA-	16.96	-6.91	-NA-	-NA-
North America Non-Rental	AUD	230.88	6,649.95	4.19	4.92	-NA-	-NA-	-NA-	33.50	2.27	-NA-	-NA-
North America Rental	AUD	638.74	256,328.47	161.44	4.06	-NA-	-NA-	-NA-	23.40	2.43	-NA-	-NA-
United States Non-Rental	AUD	230.88	6,649.95	4.19	4.92	-NA-	-NA-	-NA-	33.50	2.27	-NA-	-NA-
United States Rental	AUD	625.11	232,717.58	146.57	3.80	-NA-	-NA-	-NA-	23.44	2.35	-NA-	-NA-

*** -5 & -3 Years Total Returns are annualised**

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FTSE EPRA/NAREIT Investment Focus Index Series - Index Performance

Price Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Global Non-Rental	EUR	781.44	108,991.61	27.20	0.00	-NA-	-11.18	8.89	3.75	0.88	35.55	-NA-
Global Rental	EUR	586.55	291,649.69	72.80	0.00	-NA-	-19.78	-26.22	25.86	4.35	15.98	-NA-
Asia Non-Rental	EUR	861.81	102,489.81	61.16	0.00	-NA-	-7.43	18.15	2.18	0.66	37.46	-NA-
Asia Rental	EUR	604.46	65,098.68	38.84	0.00	-NA-	-16.80	-14.32	19.07	7.15	20.60	-NA-
Asia ex Australia Non-Rental	EUR	901.75	93,374.11	55.72	0.00	-NA-	-6.09	21.41	-0.32	-0.31	36.84	31.94
Asia ex Australia Rental	EUR	814.52	31,671.70	18.90	0.00	-NA-	-7.93	2.44	9.42	2.41	18.01	20.98
Australia Non-Rental	EUR	436.76	9,115.71	5.44	0.00	-NA-	-25.70	-28.11	40.39	12.38	28.44	-NA-
Australia Rental	EUR	450.99	33,426.99	19.95	0.00	-NA-	-24.72	-30.17	30.13	12.15	21.25	-NA-
Hong Kong Non-Rental	EUR	1,301.53	54,333.08	32.42	0.00	-NA-	4.64	57.67	3.94	6.75	70.81	-NA-
Hong Kong Rental	EUR	974.03	10,202.50	6.09	0.00	-NA-	-2.96	16.51	7.95	2.98	48.28	-NA-
Japan Non-Rental	EUR	597.24	31,029.16	18.52	0.00	-NA-	-16.75	-14.69	-7.68	-10.93	0.44	-NA-
Japan Rental	EUR	707.09	14,734.65	8.79	0.00	-NA-	-10.77	-5.31	4.14	-2.50	-3.42	-NA-
Europe Non-Rental	EUR	539.36	2,486.70	3.35	0.00	-NA-	-24.40	-3.44	34.53	3.15	68.35	-NA-
Europe Rental	EUR	591.34	71,785.24	96.65	0.00	-NA-	-21.89	-19.13	28.21	1.03	23.44	-NA-
UK Non-Rental	EUR	423.35	1,042.85	1.40	0.00	-NA-	-29.14	-9.79	39.18	0.57	80.57	-NA-
UK Rental	EUR	368.86	24,901.88	33.53	0.00	-NA-	-33.28	-41.31	21.07	-4.69	10.53	-NA-
North America Non-Rental	EUR	203.30	4,015.10	2.53	0.00	-NA-	-43.99	-71.19	37.81	5.11	-20.57	-NA-
North America Rental	EUR	579.90	154,765.77	97.47	0.00	-NA-	-19.80	-32.55	27.87	4.79	11.26	-NA-
United States Non-Rental	EUR	203.30	4,015.10	2.53	0.00	-NA-	-43.99	-71.19	37.81	5.11	-20.57	-NA-
United States Rental	EUR	570.56	140,510.01	88.49	0.00	-NA-	-20.29	-33.89	28.01	4.71	8.58	-NA-

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FTSE EPRA/NAREIT Investment Focus Index Series - Index Performance

Price Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Global Non-Rental	USD	968.36	159,314.19	27.20	0.00	-NA-	-6.84	13.31	8.12	2.75	42.54	-NA-
Global Rental	USD	726.86	426,307.41	72.80	0.00	-NA-	-15.86	-23.23	31.16	6.28	21.96	-NA-
Asia Non-Rental	USD	1,067.96	149,810.44	61.16	0.00	-NA-	-2.91	22.94	6.49	2.53	44.55	-NA-
Asia Rental	USD	749.05	95,155.43	38.84	0.00	-NA-	-12.74	-10.84	24.09	9.14	26.81	-NA-
Asia ex Australia Non-Rental	USD	1,117.46	136,485.91	55.72	0.00	-NA-	-1.50	26.34	3.88	1.54	43.90	36.79
Asia ex Australia Rental	USD	1,009.36	46,294.85	18.90	0.00	-NA-	-3.43	6.60	14.03	4.31	24.09	24.95
Australia Non-Rental	USD	541.24	13,324.53	5.44	0.00	-NA-	-22.07	-25.19	46.30	14.47	35.06	-NA-
Australia Rental	USD	558.88	48,860.58	19.95	0.00	-NA-	-21.04	-27.33	35.61	14.24	27.51	-NA-
Hong Kong Non-Rental	USD	1,612.86	79,419.24	32.42	0.00	-NA-	9.75	64.08	8.32	8.73	79.62	-NA-
Hong Kong Rental	USD	1,207.03	14,913.09	6.09	0.00	-NA-	1.78	21.24	12.49	4.89	55.92	-NA-
Japan Non-Rental	USD	740.11	45,355.65	18.52	0.00	-NA-	-12.68	-11.23	-3.79	-9.28	5.62	-NA-
Japan Rental	USD	876.23	21,537.79	8.79	0.00	-NA-	-6.41	-1.47	8.52	-0.69	1.56	-NA-
Europe Non-Rental	USD	668.38	3,634.83	3.35	0.00	-NA-	-20.71	0.48	40.20	5.07	77.03	-NA-
Europe Rental	USD	732.79	104,929.24	96.65	0.00	-NA-	-18.07	-15.84	33.61	2.90	29.81	-NA-
UK Non-Rental	USD	524.62	1,524.35	1.40	0.00	-NA-	-25.68	-6.13	45.04	2.43	89.88	-NA-
UK Rental	USD	457.10	36,399.34	33.53	0.00	-NA-	-30.02	-38.93	26.17	-2.92	16.23	-NA-
North America Non-Rental	USD	251.94	5,868.92	2.53	0.00	-NA-	-41.26	-70.01	43.62	7.06	-16.47	-NA-
North America Rental	USD	718.62	226,222.74	97.47	0.00	-NA-	-15.88	-29.81	33.26	6.74	17.00	-NA-
United States Non-Rental	USD	251.94	5,868.92	2.53	0.00	-NA-	-41.26	-70.01	43.62	7.06	-16.47	-NA-
United States Rental	USD	707.04	205,384.95	88.49	0.00	-NA-	-16.39	-31.21	33.41	6.65	14.18	-NA-

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FTSE EPRA/NAREIT Investment Focus Index Series - Index Performance

Price Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Global Non-Rental	GBP	975.78	99,611.19	27.20	0.00	-NA-	-1.89	26.28	11.33	4.71	28.13	-NA-
Global Rental	GBP	732.42	266,548.71	72.80	0.00	-NA-	-11.39	-14.44	35.06	8.31	9.64	-NA-
Asia Non-Rental	GBP	1,076.14	93,668.97	61.16	0.00	-NA-	2.25	37.02	9.65	4.49	29.94	-NA-
Asia Rental	GBP	754.79	59,495.93	38.84	0.00	-NA-	-8.10	-0.63	27.77	11.22	14.00	-NA-
Asia ex Australia Non-Rental	GBP	1,126.01	85,337.82	55.72	0.00	-NA-	3.73	40.80	6.96	3.47	29.36	32.02
Asia ex Australia Rental	GBP	1,017.08	28,945.86	18.90	0.00	-NA-	1.70	18.81	17.41	6.29	11.55	21.99
Australia Non-Rental	GBP	545.38	8,331.16	5.44	0.00	-NA-	-17.93	-16.63	50.64	16.65	21.41	-NA-
Australia Rental	GBP	563.15	30,550.07	19.95	0.00	-NA-	-16.85	-19.01	39.64	16.41	14.62	-NA-
Hong Kong Non-Rental	GBP	1,625.21	49,656.88	32.42	0.00	-NA-	15.58	82.86	11.54	10.80	61.47	-NA-
Hong Kong Rental	GBP	1,216.27	9,324.41	6.09	0.00	-NA-	7.19	35.12	15.84	6.89	40.17	-NA-
Japan Non-Rental	GBP	745.77	28,358.62	18.52	0.00	-NA-	-8.05	-1.07	-0.94	-7.55	-5.05	-NA-
Japan Rental	GBP	882.93	13,466.50	8.79	0.00	-NA-	-1.44	9.81	11.75	1.20	-8.70	-NA-
Europe Non-Rental	GBP	673.50	2,272.68	3.35	0.00	-NA-	-16.49	11.98	44.36	7.07	59.14	-NA-
Europe Rental	GBP	738.40	65,607.00	96.65	0.00	-NA-	-13.72	-6.21	37.58	4.86	16.69	-NA-
UK Non-Rental	GBP	528.63	953.10	1.40	0.00	-NA-	-21.73	4.62	49.34	4.38	70.69	-NA-
UK Rental	GBP	460.59	22,758.69	33.53	0.00	-NA-	-26.30	-31.94	29.92	-1.08	4.48	-NA-
North America Non-Rental	GBP	253.86	3,669.54	2.53	0.00	-NA-	-38.14	-66.58	47.88	9.10	-24.92	-NA-
North America Rental	GBP	724.12	141,445.77	97.47	0.00	-NA-	-11.41	-21.78	37.22	8.77	5.18	-NA-
United States Non-Rental	GBP	253.86	3,669.54	2.53	0.00	-NA-	-38.14	-66.58	47.88	9.10	-24.92	-NA-
United States Rental	GBP	712.46	128,416.94	88.49	0.00	-NA-	-11.95	-23.33	37.37	8.68	2.64	-NA-

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FTSE EPRA/NAREIT Investment Focus Index Series - Index Performance

Price Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Global Non-Rental	JPY	847.08	14,264,195.63	27.20	0.00	-NA-	-15.04	-4.44	0.33	-0.82	40.78	-NA-
Global Rental	JPY	635.82	38,169,433.55	72.80	0.00	-NA-	-23.27	-35.25	21.72	2.58	20.46	-NA-
Asia Non-Rental	JPY	934.20	13,413,277.37	61.16	0.00	-NA-	-11.46	3.69	-1.18	-1.04	42.77	-NA-
Asia Rental	JPY	655.23	8,519,741.15	38.84	0.00	-NA-	-20.42	-24.80	15.15	5.34	25.25	-NA-
Asia ex Australia Non-Rental	JPY	977.50	12,220,265.97	55.72	0.00	-NA-	-10.18	6.55	-3.60	-1.99	42.13	38.62
Asia ex Australia Rental	JPY	882.94	4,145,009.52	18.90	0.00	-NA-	-11.94	-10.09	5.81	0.68	22.56	26.75
Australia Non-Rental	JPY	473.45	1,193,011.40	5.44	0.00	-NA-	-28.94	-36.91	35.76	10.48	33.40	-NA-
Australia Rental	JPY	488.88	4,374,731.63	19.95	0.00	-NA-	-28.00	-38.71	25.84	10.26	25.94	-NA-
Hong Kong Non-Rental	JPY	1,410.85	7,110,801.61	32.42	0.00	-NA-	0.09	38.38	0.52	4.95	77.41	-NA-
Hong Kong Rental	JPY	1,055.85	1,335,243.87	6.09	0.00	-NA-	-7.18	2.25	4.39	1.24	54.00	-NA-
Japan Non-Rental	JPY	647.41	4,060,918.04	18.52	0.00	-NA-	-20.38	-25.13	-10.72	-12.44	4.32	-NA-
Japan Rental	JPY	766.48	1,928,385.82	8.79	0.00	-NA-	-14.65	-16.90	0.71	-4.15	0.31	-NA-
Europe Non-Rental	JPY	584.67	325,444.74	3.35	0.00	-NA-	-27.69	-15.26	30.10	1.41	74.85	-NA-
Europe Rental	JPY	641.01	9,394,839.08	96.65	0.00	-NA-	-25.29	-29.02	23.99	-0.68	28.21	-NA-
UK Non-Rental	JPY	458.91	136,482.74	1.40	0.00	-NA-	-32.22	-20.83	34.59	-1.13	87.54	-NA-
UK Rental	JPY	399.84	3,259,015.27	33.53	0.00	-NA-	-36.18	-48.50	17.08	-6.31	14.80	-NA-
North America Non-Rental	JPY	220.38	525,473.53	2.53	0.00	-NA-	-46.43	-74.71	33.27	3.33	-17.50	-NA-
North America Rental	JPY	628.61	20,254,853.31	97.47	0.00	-NA-	-23.29	-40.81	23.66	3.02	15.56	-NA-
United States Non-Rental	JPY	220.38	525,473.53	2.53	0.00	-NA-	-46.43	-74.71	33.27	3.33	-17.50	-NA-
United States Rental	JPY	618.49	18,389,141.83	88.49	0.00	-NA-	-23.75	-41.98	23.80	2.94	12.77	-NA-

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FTSE EPRA/NAREIT Investment Focus Index Series - Index Performance

Price Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Global Non-Rental	AUD	717.99	180,515.72	45.06	0.00	-NA-	-NA-	-NA-	-0.96	-1.85	-NA-	-NA-
Global Rental	AUD	538.92	483,040.39	120.57	0.00	-NA-	-NA-	-NA-	20.15	1.53	-NA-	-NA-
Asia Non-Rental	AUD	791.84	169,747.21	101.29	0.00	-NA-	-NA-	-NA-	-2.45	-2.06	-NA-	-NA-
Asia Rental	AUD	555.38	107,818.71	64.34	0.00	-NA-	-NA-	-NA-	13.67	4.26	-NA-	-NA-
Asia ex Australia Non-Rental	AUD	828.54	154,649.46	92.28	0.00	-NA-	-NA-	-NA-	-4.84	-3.00	-NA-	-NA-
Asia ex Australia Rental	AUD	748.39	52,455.77	31.30	0.00	-NA-	-NA-	-NA-	4.45	-0.36	-NA-	-NA-
Australia Non-Rental	AUD	401.30	15,097.75	9.01	0.00	-NA-	-NA-	-NA-	34.02	9.35	-NA-	-NA-
Australia Rental	AUD	414.38	55,362.94	33.04	0.00	-NA-	-NA-	-NA-	24.23	9.12	-NA-	-NA-
Hong Kong Non-Rental	AUD	1,195.85	89,988.35	53.70	0.00	-NA-	-NA-	-NA-	-0.78	3.87	-NA-	-NA-
Hong Kong Rental	AUD	894.95	16,897.73	10.08	0.00	-NA-	-NA-	-NA-	3.05	0.20	-NA-	-NA-
Japan Non-Rental	AUD	548.75	51,391.58	30.67	0.00	-NA-	-NA-	-NA-	-11.87	-13.34	-NA-	-NA-
Japan Rental	AUD	649.68	24,404.04	14.56	0.00	-NA-	-NA-	-NA-	-0.59	-5.14	-NA-	-NA-
Europe Non-Rental	AUD	495.57	4,118.56	5.55	0.00	-NA-	-NA-	-NA-	28.43	0.36	-NA-	-NA-
Europe Rental	AUD	543.32	118,893.22	160.08	0.00	-NA-	-NA-	-NA-	22.39	-1.70	-NA-	-NA-
UK Non-Rental	AUD	388.97	1,727.21	2.33	0.00	-NA-	-NA-	-NA-	32.86	-2.15	-NA-	-NA-
UK Rental	AUD	338.91	41,243.37	55.53	0.00	-NA-	-NA-	-NA-	15.58	-7.27	-NA-	-NA-
North America Non-Rental	AUD	186.80	6,649.95	4.19	0.00	-NA-	-NA-	-NA-	31.56	2.27	-NA-	-NA-
North America Rental	AUD	532.82	256,328.47	161.44	0.00	-NA-	-NA-	-NA-	22.07	1.96	-NA-	-NA-
United States Non-Rental	AUD	186.80	6,649.95	4.19	0.00	-NA-	-NA-	-NA-	31.56	2.27	-NA-	-NA-
United States Rental	AUD	524.24	232,717.58	146.57	0.00	-NA-	-NA-	-NA-	22.21	1.88	-NA-	-NA-

*** -5 & -3 Years Total Returns are annualised**

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Section 8

Sector Developed Index Series

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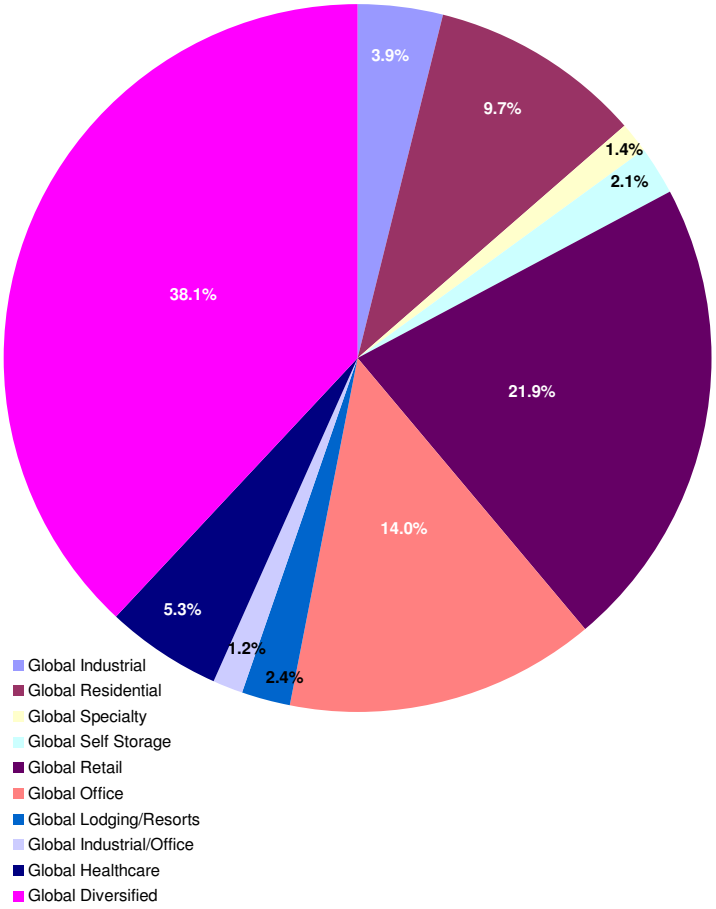
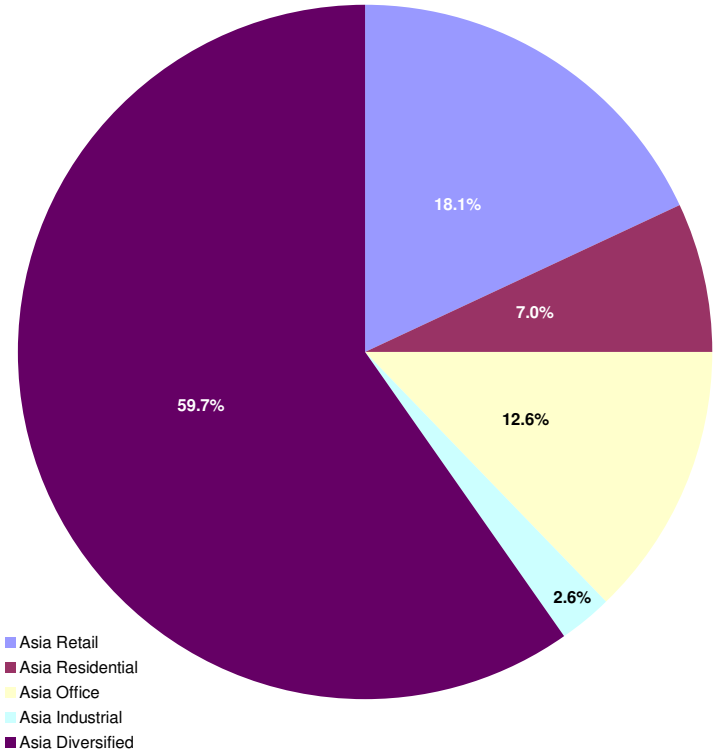
Graph 30: Sector Breakdown - Global Developed



Graph 31: Sector Breakdown - Asia Developed



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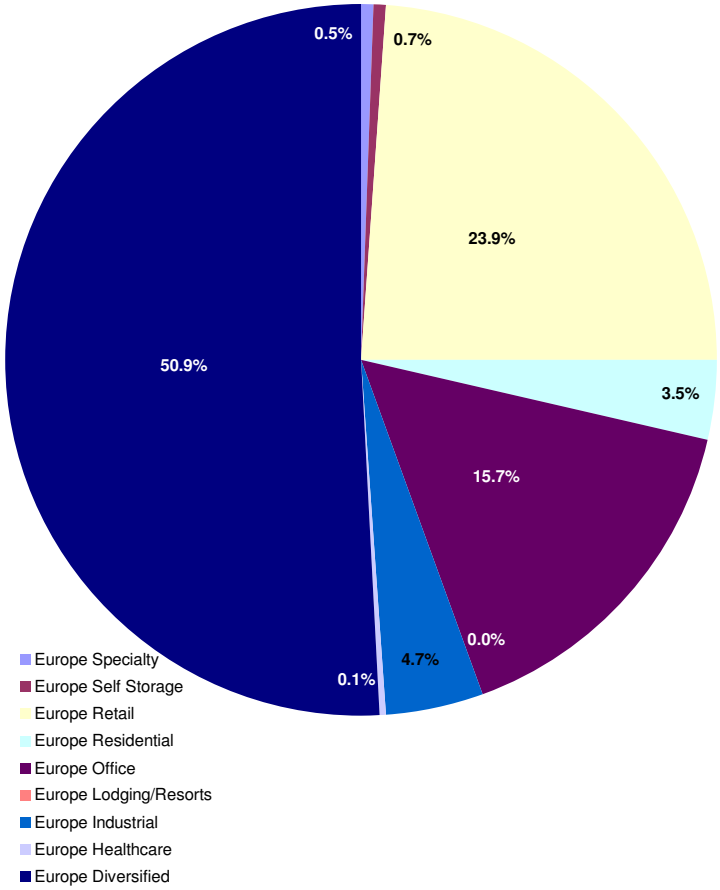
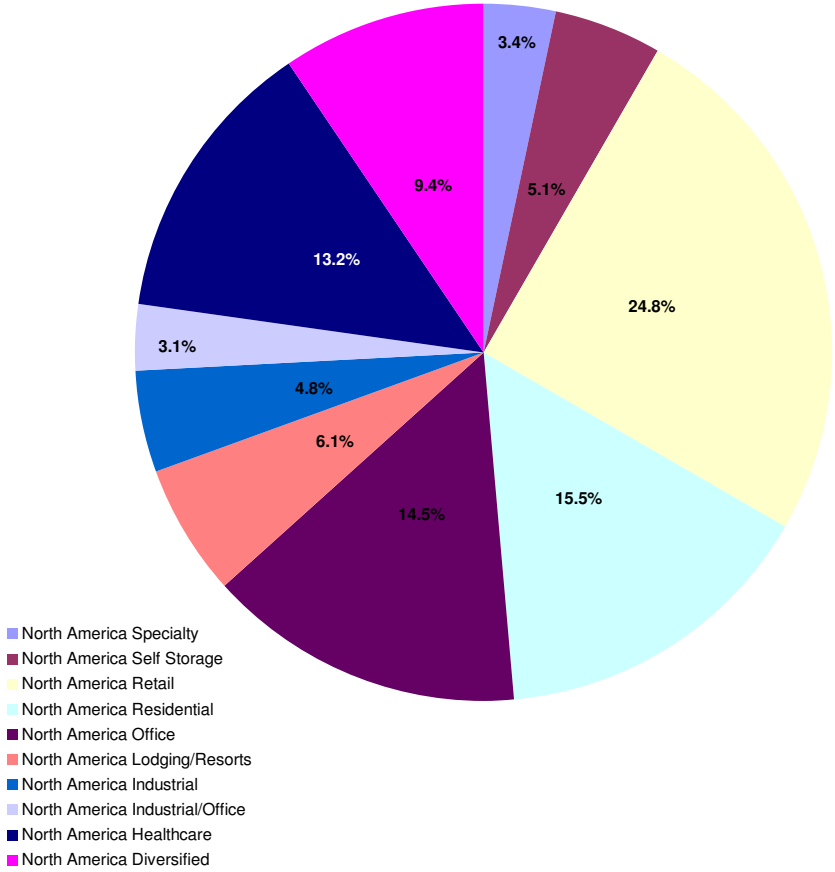
Graph 32: Sector Breakdown - Europe Developed



Graph 33: Sector Breakdown - North America Developed



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FTSE EPRA/NAREIT Sector Index Series - Index Performance

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Global Industrial	EUR	348.16	15,481.82	3.86	9.97	-NA-	-33.14	-53.60	35.70	4.19	6.05	49.36
Global Residential	EUR	878.21	38,832.43	9.69	3.54	-NA-	-10.93	-5.27	15.95	8.39	30.69	27.76
Global Specialty	EUR	1,091.27	5,718.32	1.43	2.77	-NA-	-4.48	-15.40	32.88	6.85	35.36	29.24
Global Self Storage	EUR	879.23	8,598.81	2.15	3.33	-NA-	-9.56	-25.11	11.96	3.94	-4.88	30.10
Global Retail	EUR	665.47	87,573.89	21.86	4.73	-NA-	-15.95	-24.83	26.28	5.15	25.18	29.49
Global Office	EUR	796.66	55,914.81	13.96	4.72	-NA-	-12.34	-12.12	22.93	2.98	20.38	24.17
Global Lodging/Resorts	EUR	492.29	9,650.94	2.41	1.08	-NA-	-24.07	-21.84	38.80	14.43	48.67	54.72
Global Industrial/Office	EUR	603.28	4,952.67	1.24	5.47	-NA-	-18.06	-26.58	30.74	-0.26	27.53	42.47
Global Healthcare	EUR	1,079.62	21,136.99	5.28	6.44	-NA-	-1.79	-19.21	22.05	-2.80	6.89	33.49
Global Diversified	EUR	776.55	152,780.62	38.13	3.93	-NA-	-12.59	-0.34	14.08	2.29	33.15	27.19
Asia Retail	EUR	804.45	30,406.76	18.14	6.94	-NA-	-8.60	-2.19	24.95	8.35	36.89	22.93
Asia Residential	EUR	2,157.95	11,667.49	6.96	1.11	-NA-	17.43	95.36	-8.52	5.43	68.47	46.45
Asia Office	EUR	884.61	21,176.22	12.64	5.92	-NA-	-6.87	3.67	9.36	1.44	11.28	22.35
Asia Industrial	EUR	381.52	4,338.88	2.59	22.69	-NA-	-32.20	-44.25	43.15	13.90	40.72	47.75
Asia Diversified	EUR	843.29	99,999.14	59.67	3.31	-NA-	-8.33	11.50	6.23	1.69	37.40	30.65
Asia ex Australia Diversified	EUR	908.47	84,647.99	50.51	2.22	-NA-	-5.90	17.94	2.06	-0.25	37.15	-NA-
Asia ex Australia Industrial	EUR	1,181.80	2,295.96	1.37	7.79	-NA-	2.82	12.20	27.35	17.37	65.28	-NA-
Asia ex Australia Office	EUR	901.56	18,357.84	10.95	4.70	-NA-	-5.86	11.10	6.70	0.25	10.43	-NA-
Asia ex Australia Residential	EUR	2,142.03	11,667.49	6.96	1.11	-NA-	17.14	95.36	-8.52	5.43	68.47	-NA-
Asia ex Australia Retail	EUR	909.49	8,076.52	4.82	4.69	-NA-	-3.81	4.76	10.33	-0.06	30.54	-NA-

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FTSE EPRA/NAREIT Sector Index Series - Index Performance

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Europe Specialty	EUR	531.98	363.96	0.49	0.00	-NA-	-24.60	0.44	80.39	5.68	90.41	89.80
Europe Self Storage	EUR	987.18	521.27	0.70	0.00	-NA-	-15.89	-0.51	2.18	-6.11	66.16	47.20
Europe Retail	EUR	759.04	17,780.09	23.94	4.10	-NA-	-16.99	-22.67	26.16	0.66	31.33	27.21
Europe Residential	EUR	396.46	2,587.61	3.48	2.95	-NA-	-30.49	17.62	48.03	7.81	96.10	49.50
Europe Office	EUR	828.89	11,672.98	15.72	4.31	-NA-	-12.31	-3.21	22.36	2.34	30.30	23.11
Europe Industrial	EUR	337.53	3,457.61	4.66	3.98	-NA-	-34.21	-46.71	39.73	-1.08	2.43	53.77
Europe Healthcare	EUR	576.17	110.36	0.15	5.94	-NA-	-19.67	-4.83	6.61	-13.89	7.86	38.97
Europe Diversified	EUR	673.58	37,778.06	50.86	5.72	-NA-	-19.12	-11.95	32.30	1.19	29.56	27.33
Eurozone Retail	EUR	1,211.45	10,555.67	14.21	5.11	-NA-	-3.28	3.60	33.09	6.42	41.84	25.43
Eurozone Residential	EUR	382.64	2,249.81	3.03	3.20	-NA-	-31.17	15.10	41.82	9.46	89.33	47.87
Eurozone Office	EUR	1,004.87	4,169.76	5.61	6.38	-NA-	-6.67	-4.59	22.37	0.83	24.45	24.52
Eurozone Industrial	EUR	530.29	505.14	0.68	11.36	-NA-	-21.74	-20.74	25.65	1.68	24.38	41.65
Eurozone Diversified	EUR	881.38	22,542.78	30.35	5.44	-NA-	-12.65	1.77	38.74	4.45	42.27	27.65
UK Specialty	EUR	531.98	363.96	0.49	0.00	-NA-	-24.60	0.44	80.39	5.68	90.41	89.80
UK Self Storage	EUR	987.18	521.27	0.70	0.00	-NA-	-15.89	-0.51	2.18	-6.11	66.16	47.20
UK Retail	EUR	406.62	6,283.12	8.46	2.66	-NA-	-32.35	-50.93	17.72	-8.45	14.89	36.74
UK Residential	EUR	453.88	337.80	0.45	1.31	-NA-	-28.06	31.79	89.96	0.60	139.10	75.67
UK Industrial	EUR	295.57	2,952.47	3.98	2.72	-NA-	-37.10	-52.32	43.10	-1.54	-4.03	60.67
UK Healthcare	EUR	576.17	110.36	0.15	5.94	-NA-	-19.67	-4.83	6.61	-13.89	7.86	38.97
UK Diversified	EUR	428.84	12,737.99	17.15	6.48	-NA-	-29.92	-34.34	21.37	-3.59	10.57	32.42
UK Office	EUR	529.24	2,637.76	3.55	3.06	-NA-	-26.46	-10.06	22.38	0.51	60.56	34.75

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North America Specialty	EUR	1,190.81	5,354.36	3.37	2.96	-NA-	-1.70	-16.22	30.55	6.93	32.88	28.46
North America Self Storage	EUR	877.71	8,077.54	5.09	3.55	-NA-	-9.21	-25.84	12.65	4.66	-6.52	30.58
North America Retail	EUR	559.03	39,387.05	24.81	3.31	-NA-	-19.85	-36.88	27.51	4.84	15.49	41.84
North America Residential	EUR	784.14	24,577.33	15.48	4.76	-NA-	-14.20	-24.30	29.83	9.91	15.54	31.96
North America Office	EUR	687.33	23,065.61	14.53	3.82	-NA-	-17.35	-28.00	39.93	4.86	24.35	39.05
North America Lodging/Resorts	EUR	500.00	9,650.94	6.08	1.08	-NA-	-23.69	-20.39	38.80	14.43	48.67	54.70
North America Industrial	EUR	341.92	7,685.32	4.84	5.49	-NA-	-32.88	-57.98	29.13	1.73	-5.09	63.38
North America Industrial/Office	EUR	603.28	4,952.67	3.12	5.47	-NA-	-18.06	-26.58	30.74	-0.26	27.53	42.47
North America Healthcare	EUR	1,100.40	21,026.63	13.24	6.45	-NA-	-1.22	-19.28	22.15	-2.74	6.89	33.73
North America Diversified	EUR	695.65	15,003.42	9.45	3.54	-NA-	-16.61	-27.74	34.86	9.78	17.37	36.84
United States Specialty	EUR	1,190.81	5,354.36	3.37	2.96	-NA-	-1.70	-16.22	30.55	6.93	32.88	28.46
United States Self Storage	EUR	877.71	8,077.54	5.09	3.55	-NA-	-9.21	-25.84	12.65	4.66	-6.52	30.58
United States Retail	EUR	529.39	35,106.40	22.11	2.76	-NA-	-21.26	-39.78	26.87	4.20	10.93	44.28
United States Residential	EUR	753.84	22,450.62	14.14	4.66	-NA-	-15.22	-26.27	30.78	10.24	13.24	33.57
United States Office	EUR	710.31	19,871.60	12.52	3.59	-NA-	-16.66	-28.56	40.76	5.56	21.15	39.97
United States Lodging/Resorts	EUR	487.37	9,440.33	5.95	0.85	-NA-	-24.25	-19.63	39.23	14.36	48.55	55.56
United States Industrial	EUR	341.52	7,685.32	4.84	5.49	-NA-	-32.74	-57.98	29.13	1.73	-5.09	63.42
United States Industrial/Office	EUR	603.28	4,952.67	3.12	5.47	-NA-	-18.06	-26.58	30.74	-0.26	27.53	42.47
United States Healthcare	EUR	1,158.04	20,230.20	12.74	6.35	-NA-	-0.51	-20.29	21.65	-3.20	5.39	34.42
United States Diversified	EUR	630.63	11,356.07	7.15	2.66	-NA-	-19.38	-32.88	38.31	11.47	8.04	43.05

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Global Industrial	USD	431.45	22,629.93	3.86	9.97	-NA-	-29.87	-51.72	41.42	6.12	11.50	54.90
Global Residential	USD	1,088.36	56,761.77	9.69	3.54	-NA-	-6.58	-1.42	20.83	10.41	37.43	31.83
Global Specialty	USD	1,352.56	8,358.53	1.43	2.77	-NA-	0.20	-11.96	38.47	8.84	42.34	33.51
Global Self Storage	USD	1,089.76	12,568.97	2.15	3.33	-NA-	-5.13	-22.06	16.67	5.87	0.03	32.55
Global Retail	USD	824.72	128,007.68	21.86	4.73	-NA-	-11.84	-21.77	31.59	7.10	31.63	33.33
Global Office	USD	987.20	81,731.27	13.96	4.72	-NA-	-8.05	-8.56	28.10	4.89	26.58	28.99
Global Lodging/Resorts	USD	610.20	14,106.88	2.41	1.08	-NA-	-20.36	-18.65	44.64	16.55	56.35	57.89
Global Industrial/Office	USD	747.40	7,239.36	1.24	5.47	-NA-	-14.06	-23.61	36.25	1.59	34.07	45.59
Global Healthcare	USD	1,337.65	30,896.16	5.28	6.44	-NA-	3.00	-15.94	27.19	-1.00	12.39	37.37
Global Diversified	USD	962.34	223,321.03	38.13	3.93	-NA-	-8.32	3.70	18.89	4.19	40.01	32.53
Asia Retail	USD	996.94	44,445.88	18.14	6.94	-NA-	-4.13	1.77	30.20	10.36	43.94	25.71
Asia Residential	USD	2,674.44	17,054.50	6.96	1.11	-NA-	23.18	103.30	-4.66	7.39	77.16	50.71
Asia Office	USD	1,096.38	30,953.51	12.64	5.92	-NA-	-2.32	7.88	13.96	3.32	17.01	27.34
Asia Industrial	USD	472.98	6,342.19	2.59	22.69	-NA-	-28.88	-41.98	49.18	16.02	47.96	50.25
Asia Diversified	USD	1,045.08	146,169.79	59.67	3.31	-NA-	-3.85	16.03	10.71	3.58	44.48	36.12
Asia ex Australia Diversified	USD	1,125.81	123,730.85	50.51	2.22	-NA-	-1.30	22.73	6.36	1.60	44.23	-NA-
Asia ex Australia Industrial	USD	1,464.63	3,356.02	1.37	7.79	-NA-	7.83	16.73	32.72	19.55	73.76	-NA-
Asia ex Australia Office	USD	1,117.30	26,833.85	10.95	4.70	-NA-	-1.26	15.62	11.19	2.11	16.12	-NA-
Asia ex Australia Residential	USD	2,654.71	17,054.50	6.96	1.11	-NA-	22.87	103.30	-4.66	7.39	77.16	-NA-
Asia ex Australia Retail	USD	1,126.84	11,805.54	4.82	4.69	-NA-	0.88	8.99	14.97	1.80	37.25	-NA-

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Europe Specialty	USD	659.27	532.00	0.49	0.00	-NA-	-20.91	4.52	87.99	7.64	100.23	95.51
Europe Self Storage	USD	1,223.29	761.94	0.70	0.00	-NA-	-11.78	3.53	6.49	-4.37	74.72	50.03
Europe Retail	USD	940.67	25,989.34	23.94	4.10	-NA-	-12.94	-19.52	31.48	2.54	38.11	30.59
Europe Residential	USD	491.37	3,782.34	3.48	2.95	-NA-	-27.09	22.41	54.26	9.81	106.21	56.04
Europe Office	USD	1,026.86	17,062.52	15.72	4.31	-NA-	-8.04	0.68	27.52	4.25	37.01	28.28
Europe Industrial	USD	418.21	5,054.03	4.66	3.98	-NA-	-31.00	-44.56	45.63	0.75	7.71	57.78
Europe Healthcare	USD	713.88	161.31	0.15	5.94	-NA-	-15.74	-0.96	11.10	-12.29	13.43	36.36
Europe Diversified	USD	834.62	55,220.59	50.86	5.72	-NA-	-15.18	-8.39	37.86	3.08	36.22	31.62
Eurozone Retail	USD	1,501.33	15,429.33	14.21	5.11	-NA-	1.45	7.81	38.70	8.39	49.16	30.49
Eurozone Residential	USD	474.23	3,288.57	3.03	3.20	-NA-	-27.80	19.78	47.80	11.49	99.08	54.50
Eurozone Office	USD	1,244.12	6,094.98	5.61	6.38	-NA-	-2.14	-0.81	27.53	2.70	30.83	28.86
Eurozone Industrial	USD	656.41	738.37	0.68	11.36	-NA-	-17.95	-17.60	30.94	3.57	30.74	49.08
Eurozone Diversified	USD	1,092.04	32,951.02	30.35	5.44	-NA-	-8.38	5.88	44.58	6.40	49.58	33.51
UK Specialty	USD	659.27	532.00	0.49	0.00	-NA-	-20.91	4.52	87.99	7.64	100.23	95.51
UK Self Storage	USD	1,223.29	761.94	0.70	0.00	-NA-	-11.78	3.53	6.49	-4.37	74.72	50.37
UK Retail	USD	503.89	9,184.10	8.46	2.66	-NA-	-29.04	-48.93	22.69	-6.75	20.82	38.62
UK Residential	USD	562.71	493.77	0.45	1.31	-NA-	-24.53	37.22	97.96	2.47	151.56	80.25
UK Industrial	USD	366.29	4,315.66	3.98	2.72	-NA-	-34.03	-50.38	49.13	0.29	0.92	64.06
UK Healthcare	USD	713.88	161.31	0.15	5.94	-NA-	-15.74	-0.96	11.10	-12.29	13.43	36.89
UK Diversified	USD	531.47	18,619.26	17.15	6.48	-NA-	-26.49	-31.68	26.49	-1.80	16.28	33.85
UK Office	USD	602.23	3,855.65	3.55	3.06	-NA-	-24.73	-9.68	26.75	2.03	64.38	38.25

*** -5 & -3 Years Total Returns are annualised**

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FTSE EPRA/NAREIT Sector Index Series - Index Performance

Gross Total Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
North America Specialty	USD	1,475.96	7,826.53	3.37	2.96	-NA-	3.11	-12.80	36.05	8.92	39.73	32.13
North America Self Storage	USD	1,087.89	11,807.03	5.09	3.55	-NA-	-4.76	-22.82	17.40	6.61	-1.70	32.91
North America Retail	USD	692.83	57,572.46	24.81	3.31	-NA-	-15.93	-34.32	32.87	6.78	21.44	45.12
North America Residential	USD	971.76	35,924.94	15.48	4.76	-NA-	-10.01	-21.22	35.30	11.95	21.50	34.48
North America Office	USD	851.69	33,715.24	14.53	3.82	-NA-	-13.31	-25.08	45.82	6.81	30.74	41.95
North America Lodging/Resorts	USD	619.77	14,106.88	6.08	1.08	-NA-	-19.95	-17.14	44.64	16.56	56.35	57.68
North America Industrial	USD	423.67	11,233.72	4.84	5.49	-NA-	-29.60	-56.28	34.58	3.62	-0.21	70.98
North America Industrial/Office	USD	747.40	7,239.36	3.12	5.47	-NA-	-14.06	-23.61	36.25	1.59	34.07	44.98
North America Healthcare	USD	1,363.39	30,734.85	13.24	6.45	-NA-	3.60	-16.01	27.29	-0.93	12.39	37.69
North America Diversified	USD	862.17	21,930.66	9.45	3.54	-NA-	-12.53	-24.80	40.53	11.82	23.42	39.39
United States Specialty	USD	1,475.96	7,826.53	3.37	2.96	-NA-	3.11	-12.80	36.05	8.92	39.73	32.60
United States Self Storage	USD	1,087.89	11,807.03	5.09	3.55	-NA-	-4.76	-22.82	17.40	6.61	-1.70	32.91
United States Retail	USD	656.10	51,315.39	22.11	2.76	-NA-	-17.41	-37.33	32.21	6.13	16.65	48.11
United States Residential	USD	934.21	32,816.30	14.14	4.66	-NA-	-11.08	-23.28	36.29	12.29	19.07	36.56
United States Office	USD	880.11	29,046.53	12.52	3.59	-NA-	-12.59	-25.67	46.69	7.52	27.36	42.95
United States Lodging/Resorts	USD	604.11	13,799.04	5.95	0.85	-NA-	-20.54	-16.35	45.10	16.48	56.23	58.65
United States Industrial	USD	423.19	11,233.72	4.84	5.49	-NA-	-29.46	-56.28	34.58	3.62	-0.21	71.26
United States Industrial/Office	USD	747.40	7,239.36	3.12	5.47	-NA-	-14.06	-23.61	36.25	1.59	34.07	45.59
United States Healthcare	USD	1,434.81	29,570.69	12.74	6.35	-NA-	4.34	-17.06	26.77	-1.40	10.82	38.27
United States Diversified	USD	781.62	16,599.28	7.15	2.66	-NA-	-15.43	-30.14	44.13	13.54	13.62	45.12

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FTSE EPRA/NAREIT Sector Index Series - Index Performance

Gross Total Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Global Industrial	GBP	434.76	14,149.37	3.86	9.97	-NA-	-26.15	-46.20	45.62	8.15	0.24	53.67
Global Residential	GBP	1,096.69	35,490.30	9.69	3.54	-NA-	-1.62	9.86	24.42	12.51	23.54	28.58
Global Specialty	GBP	1,362.92	5,226.17	1.43	2.77	-NA-	5.52	-1.88	42.58	10.91	27.96	31.37
Global Self Storage	GBP	1,098.10	7,858.75	2.15	3.33	-NA-	-0.09	-13.14	20.14	7.89	-10.08	32.93
Global Retail	GBP	831.03	80,036.80	21.86	4.73	-NA-	-7.16	-12.82	35.50	9.14	18.33	30.35
Global Office	GBP	994.76	51,102.48	13.96	4.72	-NA-	-3.17	1.90	31.90	6.89	13.79	26.65
Global Lodging/Resorts	GBP	614.87	8,820.33	2.41	1.08	-NA-	-16.13	-9.34	48.93	18.77	40.55	54.42
Global Industrial/Office	GBP	753.12	4,526.41	1.24	5.47	-NA-	-9.49	-14.87	40.29	3.53	20.53	44.01
Global Healthcare	GBP	1,347.89	19,317.82	5.28	6.44	-NA-	8.47	-6.32	30.97	0.89	1.04	37.77
Global Diversified	GBP	969.70	139,631.47	38.13	3.93	-NA-	-3.45	15.57	22.42	6.18	25.86	28.07
Asia Retail	GBP	1,004.57	27,789.79	18.14	6.94	-NA-	0.96	13.42	34.07	12.46	29.39	22.18
Asia Residential	GBP	2,694.91	10,663.33	6.96	1.11	-NA-	29.72	126.57	-1.83	9.44	59.26	47.50
Asia Office	GBP	1,104.77	19,353.68	12.64	5.92	-NA-	2.87	20.23	17.34	5.29	5.19	24.63
Asia Industrial	GBP	476.60	3,965.45	2.59	22.69	-NA-	-25.11	-35.34	53.61	18.22	33.01	47.47
Asia Diversified	GBP	1,053.08	91,392.66	59.67	3.31	-NA-	1.26	29.32	13.99	5.55	29.88	31.19
Asia ex Australia Diversified	GBP	1,134.43	77,362.71	50.51	2.22	-NA-	3.94	36.78	9.52	3.54	29.65	-NA-
Asia ex Australia Industrial	GBP	1,475.84	2,098.35	1.37	7.79	-NA-	13.56	30.10	36.66	21.83	56.20	-NA-
Asia ex Australia Office	GBP	1,125.85	16,777.86	10.95	4.7	-NA-	3.98	28.85	14.49	4.05	4.39	-NA-
Asia ex Australia Residential	GBP	2,675.03	10,663.33	6.96	1.11	-NA-	29.40	126.57	-1.83	9.44	59.26	-NA-
Asia ex Australia Retail	GBP	1,135.47	7,381.41	4.82	4.69	-NA-	6.24	21.47	18.38	3.74	23.38	-NA-

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FTSE EPRA/NAREIT Sector Index Series - Index Performance

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Europe Specialty	GBP	664.31	332.63	0.49	0	-NA-	-16.71	16.48	93.56	9.69	80.00	93.83
Europe Self Storage	GBP	1,232.66	476.41	0.70	0	-NA-	-7.09	15.39	9.65	-2.55	57.07	46.19
Europe Retail	GBP	947.87	16,249.83	23.94	4.1	-NA-	-8.31	-10.31	35.38	4.49	24.15	27.82
Europe Residential	GBP	495.13	2,364.91	3.48	2.95	-NA-	-23.21	36.42	58.84	11.90	85.37	56.58
Europe Office	GBP	1,034.72	10,668.34	15.72	4.31	-NA-	-3.15	12.21	31.30	6.23	23.16	26.25
Europe Industrial	GBP	421.41	3,160.03	4.66	3.98	-NA-	-27.33	-38.22	49.95	2.67	-3.18	54.12
Europe Healthcare	GBP	719.35	100.86	0.15	5.94	-NA-	-11.27	10.37	14.40	-10.62	1.97	37.99
Europe Diversified	GBP	841.01	34,526.67	50.86	5.72	-NA-	-10.67	2.10	41.95	5.04	22.46	29.21
Eurozone Retail	GBP	1,512.82	9,647.19	14.21	5.11	-NA-	6.84	20.15	42.82	10.46	34.09	28.52
Eurozone Residential	GBP	477.86	2,056.18	3.03	3.2	-NA-	-23.97	33.49	52.18	13.61	78.96	55.01
Eurozone Office	GBP	1,253.64	3,810.89	5.61	6.38	-NA-	3.06	10.55	31.31	4.66	17.61	27.57
Eurozone Industrial	GBP	661.43	461.67	0.68	11.36	-NA-	-13.59	-8.17	34.83	5.54	17.53	48.53
Eurozone Diversified	GBP	1,100.40	20,602.62	30.35	5.44	-NA-	-3.52	18.00	48.87	8.42	34.46	31.25
UK Specialty	GBP	664.31	332.63	0.49	0	-NA-	-16.71	16.48	93.56	9.69	80.00	93.83
UK Self Storage	GBP	1,232.66	476.41	0.70	0	-NA-	-7.09	15.39	9.65	-2.55	57.07	46.19
UK Retail	GBP	507.75	5,742.36	8.46	2.66	-NA-	-25.27	-43.09	26.33	-4.97	8.61	35.40
UK Residential	GBP	567.02	308.73	0.45	1.31	-NA-	-20.53	52.93	103.83	4.42	126.14	80.54
UK Industrial	GBP	369.10	2,698.36	3.98	2.72	-NA-	-30.53	-44.70	53.57	2.20	-9.27	60.14
UK Healthcare	GBP	719.35	100.86	0.15	5.94	-NA-	-11.27	10.37	14.40	-10.62	1.97	37.99
UK Diversified	GBP	535.54	11,641.69	17.15	6.48	-NA-	-22.59	-23.86	30.24	0.07	4.53	30.94
UK Office	GBP	661.04	2,410.74	3.55	3.06	-NA-	-18.76	4.33	31.32	4.32	51.80	34.04

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North America Specialty	GBP	1,487.25	4,893.54	3.37	2.96	-NA-	8.59	-2.82	40.08	10.99	25.61	30.23
North America Self Storage	GBP	1,096.22	7,382.34	5.09	3.55	-NA-	0.29	-13.98	20.88	8.64	-11.63	33.49
North America Retail	GBP	698.13	35,997.18	24.81	3.31	-NA-	-11.46	-26.80	36.82	8.82	9.17	43.48
North America Residential	GBP	979.20	22,462.07	15.48	4.76	-NA-	-5.23	-12.20	39.31	14.08	9.22	32.63
North America Office	GBP	858.21	21,080.46	14.53	3.82	-NA-	-8.70	-16.50	50.15	8.84	17.53	40.60
North America Lodging/Resorts	GBP	624.52	8,820.33	6.08	1.08	-NA-	-15.70	-7.66	48.94	18.78	40.55	54.53
North America Industrial	GBP	426.92	7,023.88	4.84	5.49	-NA-	-25.86	-51.27	38.57	5.60	-10.29	72.81
North America Industrial/Office	GBP	753.12	4,526.41	3.12	5.47	-NA-	-9.49	-14.87	40.29	3.53	20.53	44.01
North America Healthcare	GBP	1,373.83	19,216.96	13.24	6.45	-NA-	9.10	-6.40	31.07	0.96	1.03	38.05
North America Diversified	GBP	868.77	13,712.14	9.45	3.54	-NA-	-7.88	-16.19	44.70	13.95	10.95	37.42
United States Specialty	GBP	1,487.25	4,893.54	3.37	2.96	-NA-	8.59	-2.82	40.08	10.99	25.61	30.23
United States Self Storage	GBP	1,096.22	7,382.34	5.09	3.55	-NA-	0.29	-13.98	20.88	8.64	-11.63	33.49
United States Retail	GBP	661.12	32,084.95	22.11	2.76	-NA-	-13.02	-30.16	36.14	8.15	4.86	46.19
United States Residential	GBP	941.36	20,518.39	14.14	4.66	-NA-	-6.35	-14.50	40.33	14.43	7.04	34.26
United States Office	GBP	886.84	18,161.34	12.52	3.59	-NA-	-7.95	-17.17	51.04	9.57	14.49	41.94
United States Lodging/Resorts	GBP	608.74	8,627.85	5.95	0.85	-NA-	-16.32	-6.78	49.41	18.70	40.44	55.29
United States Industrial	GBP	426.43	7,023.88	4.84	5.49	-NA-	-25.71	-51.27	38.57	5.60	-10.29	72.83
United States Industrial/Office	GBP	753.12	4,526.41	3.12	5.47	-NA-	-9.49	-14.87	40.29	3.53	20.53	44.01
United States Healthcare	GBP	1,445.80	18,489.08	12.74	6.35	-NA-	9.88	-7.57	30.54	0.48	-0.38	38.75
United States Diversified	GBP	787.61	10,378.70	7.15	2.66	-NA-	-10.94	-22.14	48.41	15.70	2.14	43.78

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Global Industrial	JPY	377.41	2,026,171.20	3.86	9.97	-NA-	-36.05	-59.29	31.24	2.43	10.13	53.99
Global Residential	JPY	952.04	5,082,165.17	9.69	3.54	-NA-	-14.81	-16.86	12.13	6.56	35.74	33.55
Global Specialty	JPY	1,183.15	748,380.82	1.43	2.77	-NA-	-8.63	-25.75	28.50	5.05	40.59	34.98
Global Self Storage	JPY	953.27	1,125,362.93	2.15	3.33	-NA-	-13.49	-34.27	8.27	2.18	-1.20	32.81
Global Retail	JPY	721.42	11,461,167.73	21.86	4.73	-NA-	-19.60	-34.03	22.11	3.37	30.01	34.50
Global Office	JPY	863.55	7,317,809.30	13.96	4.72	-NA-	-16.15	-22.89	18.87	1.24	25.02	30.63
Global Lodging/Resorts	JPY	533.78	1,263,059.54	2.41	1.08	-NA-	-27.37	-31.40	34.22	12.50	54.43	57.81
Global Industrial/Office	JPY	653.79	648,176.48	1.24	5.47	-NA-	-21.63	-35.58	26.43	-1.94	32.43	46.06
Global Healthcare	JPY	1,170.11	2,766,287.74	5.28	6.44	-NA-	-6.07	-29.11	18.03	-4.44	11.01	37.53
Global Diversified	JPY	841.80	19,995,048.27	38.13	3.93	-NA-	-16.39	-12.54	10.32	0.57	38.29	34.18
Asia Retail	JPY	872.07	3,979,462.04	18.14	6.94	-NA-	-12.58	-14.17	20.82	6.52	42.17	29.29
Asia Residential	JPY	2,339.46	1,526,974.64	6.96	1.11	-NA-	12.33	71.45	-11.53	3.65	74.98	52.20
Asia Office	JPY	959.06	2,771,422.25	12.64	5.92	-NA-	-10.92	-9.02	5.75	-0.27	15.58	28.62
Asia Industrial	JPY	413.74	567,847.78	2.59	22.69	-NA-	-35.15	-51.07	38.43	11.98	46.14	51.04
Asia Diversified	JPY	914.18	13,087,311.81	59.67	3.31	-NA-	-12.32	-2.14	2.73	-0.03	42.70	37.91
Asia ex Australia Diversified	JPY	984.81	11,078,241.63	50.51	2.22	-NA-	-10.00	3.51	-1.30	-1.93	42.45	-NA-
Asia ex Australia Industrial	JPY	1,281.18	300,481.62	1.37	7.79	-NA-	-1.66	-1.55	23.15	15.39	71.62	-NA-
Asia ex Australia Office	JPY	977.36	2,402,568.55	10.95	4.7	-NA-	-9.96	-2.49	3.18	-1.45	14.69	-NA-
Asia ex Australia Residential	JPY	2,322.21	1,526,974.64	6.96	1.11	-NA-	12.05	71.45	-11.53	3.65	74.98	-NA-
Asia ex Australia Retail	JPY	985.71	1,057,009.05	4.82	4.69	-NA-	-8.01	-8.08	6.69	-1.75	35.56	-NA-

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Europe Specialty	JPY	576.69	47,632.84	0.49	0	-NA-	-27.88	-11.85	74.44	3.89	97.77	93.82
Europe Self Storage	JPY	1,070.07	68,220.70	0.70	0	-NA-	-19.55	-12.69	-1.18	-7.70	72.57	52.38
Europe Retail	JPY	822.85	2,326,955.39	23.94	4.1	-NA-	-20.60	-32.13	22.01	-1.03	36.41	32.76
Europe Residential	JPY	429.83	338,651.39	3.48	2.95	-NA-	-33.51	3.24	43.15	5.99	103.67	54.83
Europe Office	JPY	898.25	1,527,692.67	15.72	4.31	-NA-	-16.14	-15.09	18.33	0.62	35.32	29.43
Europe Industrial	JPY	365.83	452,512.38	4.66	3.98	-NA-	-37.08	-53.24	35.14	-2.75	6.38	56.57
Europe Healthcare	JPY	624.47	14,443.32	0.15	5.94	-NA-	-23.16	-16.48	3.10	-15.35	12.04	39.18
Europe Diversified	JPY	730.08	4,944,175.13	50.86	5.72	-NA-	-22.65	-22.74	27.93	-0.52	34.54	32.99
Eurozone Retail	JPY	1,313.29	1,381,465.38	14.21	5.11	-NA-	-7.48	-9.08	28.71	4.62	47.33	31.41
Eurozone Residential	JPY	414.83	294,441.84	3.03	3.2	-NA-	-34.16	1.01	37.15	7.61	96.63	53.45
Eurozone Office	JPY	1,088.29	545,714.10	5.61	6.38	-NA-	-10.76	-16.35	18.34	-0.87	29.22	29.61
Eurozone Industrial	JPY	574.19	66,110.13	0.68	11.36	-NA-	-25.18	-30.51	21.51	-0.04	29.14	46.92
Eurozone Diversified	JPY	955.26	2,950,269.31	30.35	5.44	-NA-	-16.45	-10.71	34.16	2.69	47.74	34.25
UK Specialty	JPY	576.69	47,632.84	0.49	0	-NA-	-27.88	-11.85	74.44	3.89	97.77	93.82
UK Self Storage	JPY	1,070.07	68,220.70	0.70	0	-NA-	-19.55	-12.69	-1.18	-7.70	72.57	52.38
UK Retail	JPY	440.78	822,298.73	8.46	2.66	-NA-	-35.29	-56.93	13.85	-9.99	19.34	41.12
UK Residential	JPY	492.23	44,209.55	0.45	1.31	-NA-	-31.18	15.73	83.70	-1.10	148.46	78.06
UK Industrial	JPY	320.41	386,402.25	3.98	2.72	-NA-	-39.84	-58.16	38.39	-3.21	-0.32	62.91
UK Healthcare	JPY	624.47	14,443.32	0.15	5.94	-NA-	-23.16	-16.48	3.10	-15.35	12.04	39.18
UK Diversified	JPY	464.90	1,667,075.25	17.15	6.48	-NA-	-32.97	-42.38	17.37	-5.22	14.84	35.67
UK Office	JPY	573.85	345,215.37	3.55	3.06	-NA-	-29.65	-21.05	18.35	-1.19	66.78	39.78

*** -5 & -3 Years Total Returns are annualised**

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FTSE EPRA/NAREIT Sector Index Series - Index Performance

Gross Total Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
North America Specialty	JPY	1,291.09	700,747.98	3.37	2.96	-NA-	-5.97	-26.46	26.25	5.13	38.01	34.26
North America Self Storage	JPY	951.63	1,057,142.23	5.09	3.55	-NA-	-13.15	-34.91	8.94	2.90	-2.91	33.10
North America Retail	JPY	606.05	5,154,750.30	24.81	3.31	-NA-	-23.33	-44.60	23.30	3.06	19.95	45.22
North America Residential	JPY	850.04	3,216,539.14	15.48	4.76	-NA-	-17.93	-33.56	25.55	8.05	20.00	35.35
North America Office	JPY	745.01	3,018,694.38	14.53	3.82	-NA-	-20.94	-36.81	35.32	3.09	29.13	43.40
North America Lodging/Resorts	JPY	542.15	1,263,059.54	6.08	1.08	-NA-	-27.00	-30.12	34.22	12.50	54.43	57.72
North America Industrial	JPY	370.61	1,005,811.04	4.84	5.49	-NA-	-35.80	-63.13	24.88	0.02	-1.44	68.59
North America Industrial/Office	JPY	653.79	648,176.48	3.12	5.47	-NA-	-21.63	-35.58	26.43	-1.94	32.43	46.06
North America Healthcare	JPY	1,192.63	2,751,844.43	13.24	6.45	-NA-	-5.53	-29.17	18.12	-4.38	11.00	37.74
North America Diversified	JPY	754.18	1,963,561.32	9.45	3.54	-NA-	-20.23	-36.58	30.41	7.93	21.90	40.00
United States Specialty	JPY	1,291.09	700,747.98	3.37	2.96	-NA-	-5.97	-26.46	26.25	5.13	38.01	34.26
United States Self Storage	JPY	951.63	1,057,142.23	5.09	3.55	-NA-	-13.15	-34.91	8.94	2.90	-2.91	33.10
United States Retail	JPY	573.92	4,594,523.56	22.11	2.76	-NA-	-24.68	-47.15	22.69	2.43	15.21	47.53
United States Residential	JPY	817.20	2,938,207.76	14.14	4.66	-NA-	-18.91	-35.30	26.47	8.38	17.61	36.63
United States Office	JPY	769.87	2,600,680.94	12.52	3.59	-NA-	-20.29	-37.32	36.12	3.78	25.80	44.10
United States Lodging/Resorts	JPY	528.45	1,235,496.72	5.95	0.85	-NA-	-27.54	-29.45	34.65	12.42	54.31	58.45
United States Industrial	JPY	370.18	1,005,811.04	4.84	5.49	-NA-	-35.67	-63.13	24.88	0.02	-1.44	68.63
United States Industrial/Office	JPY	653.79	648,176.48	3.12	5.47	-NA-	-21.63	-35.58	26.43	-1.94	32.43	46.06
United States Healthcare	JPY	1,255.10	2,647,611.94	12.74	6.35	-NA-	-4.85	-30.05	17.64	-4.83	9.46	38.22
United States Diversified	JPY	683.72	1,486,216.71	7.15	2.66	-NA-	-22.88	-41.08	33.75	9.58	12.22	45.28

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FTSE EPRA/NAREIT Sector Index Series - Index Performance

Gross Total Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Global Industrial	AUD	319.90	25,641.53	6.40	9.97	-NA-	-NA-	-NA-	29.55	1.38	-NA-	-NA-
Global Residential	AUD	806.96	64,315.63	16.05	3.54	-NA-	-NA-	-NA-	10.69	5.47	-NA-	-NA-
Global Specialty	AUD	1,002.85	9,470.88	2.36	2.77	-NA-	-NA-	-NA-	26.85	3.97	-NA-	-NA-
Global Self Storage	AUD	808.00	14,241.65	3.55	3.33	-NA-	-NA-	-NA-	6.88	1.13	-NA-	-NA-
Global Retail	AUD	611.49	145,042.94	36.20	4.73	-NA-	-NA-	-NA-	20.55	2.31	-NA-	-NA-
Global Office	AUD	731.96	92,608.07	23.11	4.72	-NA-	-NA-	-NA-	17.35	0.20	-NA-	-NA-
Global Lodging/Resorts	AUD	452.43	15,984.22	3.99	1.08	-NA-	-NA-	-NA-	32.49	11.34	-NA-	-NA-
Global Industrial/Office	AUD	554.16	8,202.78	2.05	5.47	-NA-	-NA-	-NA-	24.81	-2.95	-NA-	-NA-
Global Healthcare	AUD	991.80	35,007.82	8.74	6.44	-NA-	-NA-	-NA-	16.52	-5.43	-NA-	-NA-
Global Diversified	AUD	713.52	253,040.59	63.16	3.93	-NA-	-NA-	-NA-	8.90	-0.47	-NA-	-NA-
Asia Retail	AUD	739.18	50,360.74	30.05	6.94	-NA-	-NA-	-NA-	19.27	5.42	-NA-	-NA-
Asia Residential	AUD	1,982.95	19,324.11	11.53	1.11	-NA-	-NA-	-NA-	-12.67	2.59	-NA-	-NA-
Asia Office	AUD	812.91	35,072.80	20.93	5.92	-NA-	-NA-	-NA-	4.39	-1.30	-NA-	-NA-
Asia Industrial	AUD	350.69	7,186.21	4.29	22.69	-NA-	-NA-	-NA-	36.66	10.82	-NA-	-NA-
Asia Diversified	AUD	774.87	165,622.06	98.83	3.31	-NA-	-NA-	-NA-	1.41	-1.06	-NA-	-NA-
Asia ex Australia Diversified	AUD	834.73	140,196.95	83.66	2.22	-NA-	-NA-	-NA-	-2.57	-2.94	-NA-	-NA-
Asia ex Australia Industrial	AUD	1,085.95	3,802.64	2.27	7.79	-NA-	-NA-	-NA-	21.57	14.20	-NA-	-NA-
Asia ex Australia Office	AUD	828.42	30,404.90	18.14	4.7	-NA-	-NA-	-NA-	1.85	-2.46	-NA-	-NA-
Asia ex Australia Residential	AUD	1,968.33	19,324.11	11.53	1.11	-NA-	-NA-	-NA-	-12.67	2.59	-NA-	-NA-
Asia ex Australia Retail	AUD	835.50	13,376.62	7.98	4.69	-NA-	-NA-	-NA-	5.32	-2.76	-NA-	-NA-

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Europe Specialty	AUD	488.81	602.80	0.81	0	-NA-	-NA-	-NA-	72.20	2.82	-NA-	-NA-
Europe Self Storage	AUD	907.01	863.34	1.16	0	-NA-	-NA-	-NA-	-2.45	-8.65	-NA-	-NA-
Europe Retail	AUD	697.45	29,448.00	39.65	4.1	-NA-	-NA-	-NA-	20.44	-2.05	-NA-	-NA-
Europe Residential	AUD	364.32	4,285.69	5.77	2.95	-NA-	-NA-	-NA-	41.30	4.89	-NA-	-NA-
Europe Office	AUD	761.36	19,333.20	26.03	4.31	-NA-	-NA-	-NA-	16.81	-0.42	-NA-	-NA-
Europe Industrial	AUD	310.08	5,726.62	7.71	3.98	-NA-	-NA-	-NA-	33.40	-3.76	-NA-	-NA-
Europe Healthcare	AUD	529.30	182.78	0.25	5.94	-NA-	-NA-	-NA-	1.77	-16.22	-NA-	-NA-
Europe Diversified	AUD	618.82	62,569.34	84.24	5.72	-NA-	-NA-	-NA-	26.28	-1.54	-NA-	-NA-
Eurozone Retail	AUD	1,113.16	17,482.67	23.54	5.11	-NA-	-NA-	-NA-	27.06	3.54	-NA-	-NA-
Eurozone Residential	AUD	351.61	3,726.21	5.02	3.2	-NA-	-NA-	-NA-	35.39	6.50	-NA-	-NA-
Eurozone Office	AUD	922.45	6,906.10	9.30	6.38	-NA-	-NA-	-NA-	16.82	-1.89	-NA-	-NA-
Eurozone Industrial	AUD	486.69	836.63	1.13	11.36	-NA-	-NA-	-NA-	19.95	-1.07	-NA-	-NA-
Eurozone Diversified	AUD	809.69	37,336.14	50.27	5.44	-NA-	-NA-	-NA-	32.44	1.63	-NA-	-NA-
UK Specialty	AUD	488.81	602.80	0.81	0	-NA-	-NA-	-NA-	72.20	2.82	-NA-	-NA-
UK Self Storage	AUD	907.01	863.34	1.16	0	-NA-	-NA-	-NA-	-2.45	-8.65	-NA-	-NA-
UK Retail	AUD	373.61	10,406.32	14.01	2.66	-NA-	-NA-	-NA-	12.39	-10.92	-NA-	-NA-
UK Residential	AUD	417.22	559.48	0.75	1.31	-NA-	-NA-	-NA-	81.34	-2.12	-NA-	-NA-
UK Industrial	AUD	271.59	4,889.98	6.58	2.72	-NA-	-NA-	-NA-	36.62	-4.20	-NA-	-NA-
UK Healthcare	AUD	529.30	182.78	0.25	5.94	-NA-	-NA-	-NA-	1.77	-16.22	-NA-	-NA-
UK Diversified	AUD	394.06	21,097.11	28.41	6.48	-NA-	-NA-	-NA-	15.87	-6.19	-NA-	-NA-
UK Office	AUD	486.41	4,368.76	5.88	3.06	-NA-	-NA-	-NA-	16.83	-2.21	-NA-	-NA-

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North America Specialty	AUD	1,094.34	8,868.08	5.59	2.96	-NA-	-NA-	-NA-	24.62	4.04	-NA-	-NA-
North America Self Storage	AUD	806.61	13,378.31	8.43	3.55	-NA-	-NA-	-NA-	7.54	1.84	-NA-	-NA-
North America Retail	AUD	513.70	65,234.20	41.08	3.31	-NA-	-NA-	-NA-	21.72	2.00	-NA-	-NA-
North America Residential	AUD	720.51	40,705.83	25.64	4.76	-NA-	-NA-	-NA-	23.94	6.94	-NA-	-NA-
North America Office	AUD	631.48	38,202.07	24.06	3.82	-NA-	-NA-	-NA-	33.58	2.03	-NA-	-NA-
North America Lodging/Resorts	AUD	459.53	15,984.22	10.07	1.08	-NA-	-NA-	-NA-	32.50	11.34	-NA-	-NA-
North America Industrial	AUD	314.13	12,728.70	8.02	5.49	-NA-	-NA-	-NA-	23.28	-1.01	-NA-	-NA-
North America Industrial/Office	AUD	554.16	8,202.78	5.17	5.47	-NA-	-NA-	-NA-	24.81	-2.95	-NA-	-NA-
North America Healthcare	AUD	1,010.89	34,825.04	21.93	6.45	-NA-	-NA-	-NA-	16.61	-5.36	-NA-	-NA-
North America Diversified	AUD	639.25	24,849.19	15.65	3.54	-NA-	-NA-	-NA-	28.73	6.81	-NA-	-NA-
United States Specialty	AUD	1,094.34	8,868.08	5.59	2.96	-NA-	-NA-	-NA-	24.62	4.04	-NA-	-NA-
United States Self Storage	AUD	806.61	13,378.31	8.43	3.55	-NA-	-NA-	-NA-	7.54	1.84	-NA-	-NA-
United States Retail	AUD	486.46	58,144.44	36.62	2.76	-NA-	-NA-	-NA-	21.11	1.38	-NA-	-NA-
United States Residential	AUD	692.67	37,183.50	23.42	4.66	-NA-	-NA-	-NA-	24.85	7.26	-NA-	-NA-
United States Office	AUD	652.55	32,912.04	20.73	3.59	-NA-	-NA-	-NA-	34.37	2.71	-NA-	-NA-
United States Lodging/Resorts	AUD	447.92	15,635.41	9.85	0.85	-NA-	-NA-	-NA-	32.92	11.27	-NA-	-NA-
United States Industrial	AUD	313.77	12,728.70	8.02	5.49	-NA-	-NA-	-NA-	23.27	-1.01	-NA-	-NA-
United States Industrial/Office	AUD	554.16	8,202.78	5.17	5.47	-NA-	-NA-	-NA-	24.81	-2.95	-NA-	-NA-
United States Healthcare	AUD	1,063.84	33,505.96	21.10	6.35	-NA-	-NA-	-NA-	16.13	-5.81	-NA-	-NA-
United States Diversified	AUD	579.53	18,808.31	11.85	2.66	-NA-	-NA-	-NA-	32.03	8.46	-NA-	-NA-

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Global Specialty	EUR	990.08	5,718.32	1.43	0.00	-NA-	-6.87	-18.18	32.05	6.19	32.17	29.09
Global Self Storage	EUR	776.97	8,598.81	2.15	0.00	-NA-	-12.51	-27.84	11.18	3.33	-7.48	30.00
Global Retail	EUR	552.24	87,573.89	21.86	0.00	-NA-	-20.11	-29.43	24.37	4.92	19.13	29.17
Global Residential	EUR	755.79	38,832.43	9.69	0.00	-NA-	-14.51	-10.25	14.92	7.80	26.07	27.72
Global Office	EUR	676.85	55,914.81	13.96	0.00	-NA-	-16.24	-17.32	21.75	2.58	14.87	24.04
Global Lodging/Resorts	EUR	413.77	9,650.94	2.41	0.00	-NA-	-27.66	-24.66	38.63	14.38	46.13	55.12
Global Industrial/Office	EUR	472.26	4,952.67	1.24	0.00	-NA-	-23.52	-32.73	28.88	-1.08	20.30	42.76
Global Industral	EUR	282.74	15,481.82	3.86	0.00	-NA-	-36.98	-57.52	33.69	4.13	0.95	48.88
Global Healthcare	EUR	851.76	21,136.99	5.28	0.00	-NA-	-7.78	-25.21	20.00	-3.19	0.84	33.51
Global Diversified	EUR	688.11	152,780.62	38.13	0.00	-NA-	-15.55	-4.79	13.43	2.03	29.15	27.07
Asia Retail	EUR	645.37	30,406.76	18.14	0.00	-NA-	-13.74	-8.73	21.75	8.35	28.44	22.60
Asia Residential	EUR	2,037.32	11,667.49	6.96	0.00	-NA-	15.80	92.87	-8.70	5.22	66.96	46.39
Asia Office	EUR	753.98	21,176.22	12.64	0.00	-NA-	-10.96	-2.08	7.95	0.96	6.48	22.44
Asia Industrial	EUR	283.65	4,338.88	2.59	0.00	-NA-	-37.72	-51.17	40.86	13.90	33.71	48.14
Asia Diversified	EUR	764.80	99,999.14	59.67	0.00	-NA-	-10.88	7.45	5.88	1.40	34.57	30.62
Asia ex Australia Diversified	EUR	848.16	84,647.99	50.51	0.00	-NA-	-7.80	14.40	1.77	-0.48	34.92	-NA-
Asia ex Australia Industrial	EUR	905.03	2,295.96	1.37	0.00	-NA-	-4.66	0.43	24.51	17.37	52.52	-NA-
Asia ex Australia Office	EUR	789.93	18,357.84	10.95	0.00	-NA-	-9.30	5.48	5.23	-0.22	6.01	-NA-
Asia ex Australia Residential	EUR	2,023.74	11,667.49	6.96	0.00	-NA-	15.54	92.87	-8.70	5.22	66.96	-NA-
Asia ex Australia Retail	EUR	787.06	8,076.52	4.82	0.00	-NA-	-7.67	-0.73	9.32	-0.06	25.82	-NA-

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Europe Specialty	EUR	520.81	363.96	0.49	0.00	-NA-	-25.03	0.00	80.39	5.68	90.42	89.84
Europe Self Storage	EUR	938.18	521.27	0.70	0.00	-NA-	-17.09	-0.51	2.18	-6.11	66.16	47.42
Europe Retail	EUR	654.90	17,780.09	23.94	0.00	-NA-	-20.29	-26.74	24.68	0.38	25.10	26.42
Europe Residential	EUR	362.91	2,587.61	3.48	0.00	-NA-	-32.11	13.63	47.31	7.81	91.64	49.01
Europe Office	EUR	711.25	11,672.98	15.72	0.00	-NA-	-16.01	-8.78	22.06	2.27	23.95	22.81
Europe Industrial	EUR	284.50	3,457.61	4.66	0.00	-NA-	-37.32	-49.74	38.22	-1.08	-2.06	52.80
Europe Healthcare	EUR	501.83	110.36	0.15	0.00	-NA-	-22.56	-10.49	6.61	-13.89	4.15	38.73
Europe Diversified	EUR	577.26	37,778.06	50.86	0.00	-NA-	-22.70	-17.55	30.73	1.03	22.64	26.85
Eurozone Retail	EUR	1,016.84	10,555.67	14.21	0.00	-NA-	-7.80	-3.28	31.88	6.21	33.69	24.46
Eurozone Residential	EUR	350.75	2,249.81	3.03	0.00	-NA-	-32.82	11.14	41.01	9.46	85.24	47.33
Eurozone Office	EUR	813.53	4,169.76	5.61	0.00	-NA-	-12.16	-13.18	22.03	0.83	15.39	23.88
Eurozone Industrial	EUR	400.82	505.14	0.68	0.00	-NA-	-27.10	-27.47	25.65	1.68	16.83	42.37
Eurozone Diversified	EUR	755.78	22,542.78	30.35	0.00	-NA-	-16.45	-5.01	36.99	4.45	34.01	27.04
UK Specialty	EUR	520.81	363.96	0.49	0.00	-NA-	-25.03	0.00	80.39	5.68	90.42	89.84
UK Self Storage	EUR	938.18	521.27	0.70	0.00	-NA-	-17.09	-0.51	2.18	-6.11	66.16	47.42
UK Retail	EUR	364.21	6,283.12	8.46	0.00	-NA-	-34.36	-52.52	16.15	-8.90	11.24	36.67
UK Residential	EUR	424.54	337.80	0.45	0.00	-NA-	-29.42	28.30	89.96	0.60	132.76	75.86
UK Industrial	EUR	253.68	2,952.47	3.98	0.00	-NA-	-39.76	-54.61	41.31	-1.54	-7.66	59.04
UK Healthcare	EUR	501.83	110.36	0.15	0.00	-NA-	-22.56	-10.49	6.61	-13.89	4.15	38.73
UK Diversified	EUR	367.92	12,737.99	17.15	0.00	-NA-	-33.04	-38.46	19.85	-4.03	5.31	32.69
UK Office	EUR	485.98	2,637.76	3.55	0.00	-NA-	-28.24	-13.21	21.63	0.18	56.32	34.85

*** -5 & -3 Years Total Returns are annualised**

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FTSE EPRA/NAREIT Sector Index Series - Index Performance

Price Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
North America Specialty	EUR	1,072.09	5,354.36	3.37	0.00	-NA-	-4.31	-19.07	29.68	6.22	29.61	28.33
North America Self Storage	EUR	772.87	8,077.54	5.09	0.00	-NA-	-12.25	-28.66	11.81	4.01	-9.20	30.46
North America Retail	EUR	465.76	39,387.05	24.81	0.00	-NA-	-23.80	-40.78	26.35	4.47	10.80	41.64
North America Residential	EUR	652.08	24,577.33	15.48	0.00	-NA-	-18.55	-29.66	28.16	9.07	9.83	31.92
North America Office	EUR	579.27	23,065.61	14.53	0.00	-NA-	-21.20	-32.60	38.48	4.36	18.47	39.04
North America Lodging/Resorts	EUR	419.39	9,650.94	6.08	0.00	-NA-	-27.34	-23.30	38.63	14.38	46.13	55.10
North America Industrial	EUR	284.47	7,685.32	4.84	0.00	-NA-	-36.30	-61.27	27.18	1.62	-9.80	63.27
North America Industrial/Office	EUR	472.26	4,952.67	3.12	0.00	-NA-	-23.52	-32.73	28.88	-1.08	20.30	42.76
North America Healthcare	EUR	865.84	21,026.63	13.24	0.00	-NA-	-7.30	-25.28	20.08	-3.12	0.82	33.75
North America Diversified	EUR	586.83	15,003.42	9.45	0.00	-NA-	-20.33	-31.54	33.53	9.42	13.29	36.85
United States Specialty	EUR	1,072.09	5,354.36	3.37	0.00	-NA-	-4.31	-19.07	29.68	6.22	29.61	28.33
United States Self Storage	EUR	772.87	8,077.54	5.09	0.00	-NA-	-12.25	-28.66	11.81	4.01	-9.20	30.46
United States Retail	EUR	444.73	35,106.40	22.11	0.00	-NA-	-24.95	-43.24	25.91	3.87	6.86	44.06
United States Residential	EUR	627.74	22,450.62	14.14	0.00	-NA-	-19.49	-31.50	29.14	9.38	7.66	33.51
United States Lodging/Resorts	EUR	412.30	9,440.33	5.95	0.00	-NA-	-27.69	-22.17	39.20	14.33	46.61	56.00
United States Industrial	EUR	284.50	7,685.32	4.84	0.00	-NA-	-36.17	-61.27	27.18	1.62	-9.80	63.31
United States Industrial/Office	EUR	472.26	4,952.67	3.12	0.00	-NA-	-23.52	-32.73	28.88	-1.08	20.30	42.76
United States Healthcare	EUR	917.12	20,230.20	12.74	0.00	-NA-	-6.46	-26.03	19.63	-3.57	-0.42	34.43
United States Diversified	EUR	544.11	11,356.07	7.15	0.00	-NA-	-22.46	-35.74	37.27	11.17	5.14	43.09
United States Office	EUR	597.31	19,871.60	12.52	0.00	-NA-	-20.59	-33.01	39.40	4.99	15.58	39.90

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Global Specialty	USD	1,226.92	8,358.53	1.43	0.00	-NA-	-2.32	-14.85	37.61	8.16	38.99	32.89
Global Self Storage	USD	962.82	12,568.97	2.15	0.00	-NA-	-8.23	-24.91	15.86	5.25	-2.71	32.33
Global Retail	USD	684.34	128,007.68	21.86	0.00	-NA-	-16.20	-26.57	29.60	6.87	25.27	32.82
Global Residential	USD	936.58	56,761.77	9.69	0.00	-NA-	-10.33	-6.61	19.76	9.81	32.57	31.63
Global Office	USD	684.34	128,007.68	13.96	0.00	-NA-	-16.20	-26.57	29.60	6.87	25.27	32.82
Global Lodging/Resorts	USD	512.74	14,106.88	2.41	0.00	-NA-	-24.13	-21.60	44.47	16.50	53.66	58.03
Global Industrial/Office	USD	585.23	7,239.36	1.24	0.00	-NA-	-19.79	-29.99	34.31	0.75	26.51	44.84
Global Industral	USD	350.37	22,629.93	3.86	0.00	-NA-	-33.90	-55.79	39.32	6.06	6.15	54.29
Global Healthcare	USD	1,055.51	30,896.16	5.28	0.00	-NA-	-3.27	-22.17	25.05	-1.39	6.04	37.29
Global Diversified	USD	852.71	223,321.03	38.13	0.00	-NA-	-11.42	-0.92	18.21	3.93	35.81	32.38
Asia Retail	USD	799.75	44,445.88	18.14	0.00	-NA-	-9.53	-5.02	26.87	10.36	35.06	25.60
Asia Residential	USD	2,524.66	17,054.50	6.96	0.00	-NA-	21.45	100.70	-4.86	7.17	75.57	50.63
Asia Office	USD	934.34	30,953.51	12.64	0.00	-NA-	-6.61	1.90	12.50	2.83	11.97	27.26
Asia Industrial	USD	351.51	6,342.19	2.59	0.00	-NA-	-34.68	-49.18	46.80	16.02	40.60	50.48
Asia Diversified	USD	947.74	146,169.79	59.67	0.00	-NA-	-6.52	11.81	10.34	3.29	41.51	36.00
Asia ex Australia Diversified	USD	1,051.04	123,730.85	50.51	0.00	-NA-	-3.29	19.05	6.06	1.37	41.87	-NA-
Asia ex Australia Industrial	USD	1,121.52	3,356.02	1.37	0.00	-NA-	0.00	4.51	29.75	19.55	60.38	-NA-
Asia ex Australia Office	USD	978.89	26,833.85	10.95	0.00	-NA-	-4.87	9.77	9.66	1.64	11.47	-NA-
Asia ex Australia Residential	USD	2,507.83	17,054.50	6.96	0.00	-NA-	21.18	100.70	-4.86	7.17	75.57	-NA-
Asia ex Australia Retail	USD	975.34	11,805.54	4.82	0.00	-NA-	-3.15	3.31	13.92	1.80	32.31	-NA-

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Europe Specialty	USD	645.40	532.00	0.49	0.00	-NA-	-21.36	4.06	87.99	7.64	100.24	95.62
Europe Self Storage	USD	1,162.60	761.94	0.70	0.00	-NA-	-13.04	3.53	6.49	-4.37	74.72	50.92
Europe Retail	USD	811.56	25,989.34	23.94	0.00	-NA-	-16.39	-23.76	29.93	2.24	31.55	30.85
Europe Residential	USD	449.72	3,782.34	3.48	0.00	-NA-	-28.79	18.24	53.52	9.81	101.52	55.56
Europe Office	USD	881.39	17,062.52	15.72	0.00	-NA-	-11.90	-5.08	27.20	4.17	30.34	28.44
Europe Industrial	USD	352.55	5,054.03	4.66	0.00	-NA-	-34.26	-47.70	44.04	0.75	2.99	57.36
Europe Healthcare	USD	621.88	161.31	0.15	0.00	-NA-	-18.78	-6.85	11.10	-12.29	9.52	37.48
Europe Diversified	USD	715.35	55,220.59	50.86	0.00	-NA-	-18.92	-14.20	36.23	2.90	28.96	31.76
Eurozone Retail	USD	1,260.08	15,429.33	14.21	0.00	-NA-	-3.29	0.65	37.44	8.18	40.58	29.73
Eurozone Residential	USD	434.65	3,288.57	3.03	0.00	-NA-	-29.54	15.66	46.94	11.49	94.79	53.89
Eurozone Office	USD	1,008.13	6,094.98	5.61	0.00	-NA-	-7.87	-9.66	27.16	2.70	21.34	28.40
Eurozone Industrial	USD	496.70	738.37	0.68	0.00	-NA-	-23.54	-24.53	30.94	3.57	22.85	50.05
Eurozone Diversified	USD	936.58	32,951.02	30.35	0.00	-NA-	-12.36	-1.16	42.76	6.40	40.92	33.39
UK Specialty	USD	645.40	532.00	0.49	0.00	-NA-	-21.36	4.06	87.99	7.64	100.24	95.62
UK Self Storage	USD	1,162.60	761.94	0.70	0.00	-NA-	-13.04	3.53	6.49	-4.37	74.72	50.55
UK Retail	USD	451.33	9,184.10	8.46	0.00	-NA-	-31.15	-50.59	21.04	-7.21	16.97	39.22
UK Residential	USD	526.10	493.77	0.45	0.00	-NA-	-25.97	33.52	97.96	2.47	144.78	80.52
UK Industrial	USD	314.37	4,315.66	3.98	0.00	-NA-	-36.81	-52.77	47.27	0.29	-2.90	62.97
UK Healthcare	USD	621.88	161.31	0.15	0.00	-NA-	-18.78	-6.85	11.10	-12.29	9.52	36.74
UK Diversified	USD	455.93	18,619.26	17.15	0.00	-NA-	-29.76	-35.96	24.90	-2.25	10.74	34.08
UK Office	USD	602.23	3,855.65	3.55	0.00	-NA-	-24.73	-9.68	26.75	2.03	64.38	38.25

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North America Specialty	USD	1,328.55	7,826.53	3.37	0.00	-NA-	0.36	-15.78	35.14	8.20	36.29	31.85
North America Self Storage	USD	957.74	11,807.03	5.09	0.00	-NA-	-7.96	-25.76	16.52	5.94	-4.52	32.67
North America Retail	USD	577.18	57,572.46	24.81	0.00	-NA-	-20.07	-38.37	31.67	6.41	16.51	44.88
North America Residential	USD	808.07	35,924.94	15.48	0.00	-NA-	-14.57	-26.80	33.56	11.10	15.49	34.27
North America Office	USD	717.84	33,715.24	14.53	0.00	-NA-	-17.35	-29.86	44.31	6.29	24.58	41.83
North America Lodging/Resorts	USD	519.72	14,106.88	6.08	0.00	-NA-	-23.79	-20.18	44.47	16.51	53.66	58.08
North America Industrial	USD	352.52	11,233.72	4.84	0.00	-NA-	-33.19	-59.69	32.54	3.51	-5.15	70.80
North America Industrial/Office	USD	585.23	7,239.36	3.12	0.00	-NA-	-19.79	-29.99	34.31	0.75	26.51	45.09
North America Healthcare	USD	1,072.95	30,734.85	13.24	0.00	-NA-	-2.77	-22.24	25.14	-1.32	6.02	37.62
North America Diversified	USD	727.20	21,930.66	9.45	0.00	-NA-	-16.44	-28.76	39.15	11.45	19.12	39.34
United States Specialty	USD	1,328.55	7,826.53	3.37	0.00	-NA-	0.36	-15.78	35.14	8.20	36.29	31.57
United States Self Storage	USD	957.74	11,807.03	5.09	0.00	-NA-	-7.96	-25.76	16.52	5.94	-4.52	32.67
United States Retail	USD	551.12	51,315.39	22.11	0.00	-NA-	-21.29	-40.94	31.21	5.81	12.37	47.08
United States Residential	USD	777.90	32,816.30	14.14	0.00	-NA-	-15.56	-28.72	34.58	11.42	13.21	35.38
United States Office	USD	740.19	29,046.53	5.95	0.00	-NA-	-16.71	-30.29	45.27	6.94	21.54	42.51
United States Lodging/Resorts	USD	510.93	13,799.04	4.84	0.00	-NA-	-24.15	-19.01	45.06	16.45	54.17	58.81
United States Industrial	USD	352.55	11,233.72	3.12	0.00	-NA-	-33.05	-59.69	32.54	3.51	-5.15	70.69
United States Industrial/Office	USD	585.23	7,239.36	12.74	0.00	-NA-	-19.79	-29.99	34.31	0.75	26.51	44.84
United States Healthcare	USD	1,136.51	29,570.69	7.15	0.00	-NA-	-1.89	-23.02	24.67	-1.78	4.71	38.19
United States Diversified	USD	674.26	16,599.28	12.52	0.00	-NA-	-18.67	-33.13	43.05	13.24	10.56	45.11

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Global Specialty	GBP	1,236.31	5,226.17	1.43	0.00	-NA-	2.87	-5.10	41.70	10.22	24.94	31.02
Global Self Storage	GBP	970.20	7,858.75	2.15	0.00	-NA-	-3.36	-16.32	19.30	7.25	-12.54	32.67
Global Retail	GBP	689.58	80,036.80	21.86	0.00	-NA-	-11.75	-18.16	33.45	8.90	12.61	30.00
Global Residential	GBP	943.75	35,490.30	9.69	0.00	-NA-	-5.57	4.08	23.32	11.90	19.18	28.32
Global Office	GBP	845.18	51,102.48	13.96	0.00	-NA-	-7.48	-4.12	30.65	6.47	8.59	26.38
Global Lodging/Resorts	GBP	516.67	8,820.33	2.41	0.00	-NA-	-20.10	-12.63	48.76	18.72	38.14	54.79
Global Industrial/Office	GBP	589.71	4,526.41	1.24	0.00	-NA-	-15.53	-21.98	38.30	2.67	13.72	43.98
Global Industral	GBP	353.06	14,149.37	3.86	0.00	-NA-	-30.39	-50.73	43.46	8.09	-4.57	52.94
Global Healthcare	GBP	1,063.59	19,317.82	5.28	0.00	-NA-	1.86	-13.26	28.77	0.49	-4.67	37.71
Global Diversified	GBP	859.24	139,631.47	38.13	0.00	-NA-	-6.72	10.42	21.72	5.91	22.08	27.94
Asia Retail	GBP	805.88	27,789.79	18.14	0.00	-NA-	-4.72	5.85	30.64	12.47	21.42	21.69
Asia Residential	GBP	2,543.99	10,663.33	6.96	0.00	-NA-	27.90	123.68	-2.03	9.21	57.83	47.47
Asia Office	GBP	941.50	19,353.68	12.64	0.00	-NA-	-1.65	13.57	15.84	4.79	0.66	24.42
Asia Industrial	GBP	354.20	3,965.45	2.59	0.00	-NA-	-31.21	-43.36	51.15	18.22	26.40	47.58
Asia Diversified	GBP	955.00	91,392.66	59.67	0.00	-NA-	-1.56	24.61	13.62	5.25	27.21	31.06
Asia ex Australia Diversified	GBP	1,059.09	77,362.71	50.51	0.00	-NA-	1.85	32.68	9.21	3.30	27.54	-NA-
Asia ex Australia Industrial	GBP	1,130.10	2,098.35	1.37	0.00	-NA-	5.31	16.47	33.60	21.83	44.17	-NA-
Asia ex Australia Office	GBP	986.38	16,777.86	10.95	0.00	-NA-	0.18	22.33	12.91	3.57	0.21	-NA-
Asia ex Australia Residential	GBP	2,527.03	10,663.33	6.96	0.00	-NA-	27.62	123.68	-2.03	9.21	57.83	-NA-
Asia ex Australia Retail	GBP	982.80	7,381.41	4.82	0.00	-NA-	1.99	15.13	17.30	3.74	18.94	-NA-

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Europe Specialty	GBP	650.34	332.63	0.49	0.00	-NA-	-17.19	15.97	93.57	9.69	80.00	93.87
Europe Self Storage	GBP	1,171.50	476.41	0.70	0.00	-NA-	-8.42	15.38	9.65	-2.55	57.07	46.42
Europe Retail	GBP	817.77	16,249.83	23.94	0.00	-NA-	-11.95	-15.04	33.79	4.19	18.26	27.27
Europe Residential	GBP	453.17	2,364.91	3.48	0.00	-NA-	-25.01	31.78	58.08	11.90	81.16	55.88
Europe Office	GBP	888.14	10,668.34	15.72	0.00	-NA-	-7.23	5.79	30.98	6.15	17.17	26.12
Europe Industrial	GBP	355.25	3,160.03	4.66	0.00	-NA-	-30.77	-41.71	48.32	2.67	-7.42	53.34
Europe Healthcare	GBP	626.64	100.86	0.15	0.00	-NA-	-14.46	3.81	14.40	-10.62	-1.55	37.67
Europe Diversified	GBP	720.83	34,526.67	50.86	0.00	-NA-	-14.61	-4.38	40.28	4.86	15.93	28.94
Eurozone Retail	GBP	1,269.73	9,647.19	14.21	0.00	-NA-	1.84	12.17	41.52	10.24	26.37	28.04
Eurozone Residential	GBP	437.98	2,056.18	3.03	0.00	-NA-	-25.79	28.90	51.30	13.61	75.11	54.19
Eurozone Office	GBP	1,015.85	3,810.89	5.61	0.00	-NA-	-2.97	0.68	30.94	4.66	9.08	27.02
Eurozone Industrial	GBP	500.50	461.67	0.68	0.00	-NA-	-19.48	-15.89	34.83	5.54	10.44	49.31
Eurozone Diversified	GBP	943.74	20,602.62	30.35	0.00	-NA-	-7.71	10.16	46.99	8.42	26.68	31.07
UK Specialty	GBP	650.34	332.63	0.49	0.00	-NA-	-17.19	15.97	93.57	9.69	80.00	93.87
UK Self Storage	GBP	1,171.50	476.41	0.70	0.00	-NA-	-8.42	15.38	9.65	-2.55	57.07	46.42
UK Retail	GBP	454.78	5,742.36	8.46	0.00	-NA-	-27.49	-44.93	24.63	-5.45	5.15	35.29
UK Residential	GBP	530.12	308.73	0.45	0.00	-NA-	-22.04	48.80	103.84	4.42	120.04	80.78
UK Industrial	GBP	316.77	2,698.36	3.98	0.00	-NA-	-33.46	-47.36	51.64	2.20	-12.71	58.72
UK Healthcare	GBP	626.64	100.86	0.15	0.00	-NA-	-14.46	3.81	14.40	-10.62	-1.55	37.67
UK Diversified	GBP	459.42	11,641.69	17.15	0.00	-NA-	-26.03	-28.62	28.61	-0.39	-0.45	31.14
UK Office	GBP	606.84	2,410.74	3.55	0.00	-NA-	-20.74	0.66	30.51	3.98	47.77	34.19

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FTSE EPRA/NAREIT Sector Index Series - Index Performance

Price Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
North America Specialty	GBP	1,338.72	4,893.54	3.37	0.00	-NA-	5.69	-6.14	39.15	10.26	22.52	29.86
North America Self Storage	GBP	965.07	7,382.34	5.09	0.00	-NA-	-3.08	-17.27	19.98	7.95	-14.17	33.20
North America Retail	GBP	581.60	35,997.18	24.81	0.00	-NA-	-15.83	-31.31	35.58	8.44	4.74	43.21
North America Residential	GBP	814.25	22,462.07	15.48	0.00	-NA-	-10.03	-18.42	37.52	13.21	3.82	32.34
North America Office	GBP	723.33	21,080.46	14.53	0.00	-NA-	-12.96	-21.84	48.60	8.32	11.99	40.45
North America Lodging/Resorts	GBP	523.69	8,820.33	6.08	0.00	-NA-	-19.74	-11.04	48.76	18.72	38.13	54.91
North America Industrial	GBP	355.22	7,023.88	4.84	0.00	-NA-	-29.64	-55.08	36.47	5.48	-14.74	72.61
North America Industrial/Office	GBP	589.71	4,526.41	3.12	0.00	-NA-	-15.53	-21.98	38.30	2.67	13.72	43.98
North America Healthcare	GBP	1,081.17	19,216.96	13.24	0.00	-NA-	2.39	-13.34	28.85	0.56	-4.69	38.00
North America Diversified	GBP	732.77	13,712.14	9.45	0.00	-NA-	-12.00	-20.60	43.28	13.58	7.09	37.33
United States Specialty	GBP	1,338.72	4,893.54	3.37	0.00	-NA-	5.69	-6.14	39.15	10.26	22.52	29.86
United States Self Storage	GBP	965.07	7,382.34	5.09	0.00	-NA-	-3.08	-17.27	19.98	7.95	-14.17	33.20
United States Retail	GBP	555.34	32,084.95	22.11	0.00	-NA-	-17.10	-34.17	35.11	7.82	1.01	45.88
United States Residential	GBP	783.85	20,518.39	14.14	0.00	-NA-	-11.07	-20.56	38.57	13.54	1.77	33.94
United States Lodging/Resorts	GBP	514.84	8,627.85	5.95	0.00	-NA-	-20.13	-9.74	49.37	18.67	38.59	55.69
United States Industrial	GBP	355.25	7,023.88	4.84	0.00	-NA-	-29.50	-55.08	36.47	5.47	-14.74	72.62
United States Industrial/Office	GBP	589.71	4,526.41	3.12	0.00	-NA-	-15.53	-21.98	38.30	2.67	13.72	43.98
United States Healthcare	GBP	1,145.21	18,489.08	12.74	0.00	-NA-	3.32	-14.21	28.37	0.09	-5.87	38.69
United States Diversified	GBP	679.42	10,378.70	7.15	0.00	-NA-	-14.35	-25.48	47.29	15.39	-0.61	43.72
United States Office	GBP	745.85	18,161.34	12.52	0.00	-NA-	-12.29	-22.31	49.59	8.97	9.25	41.71

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Global Specialty	JPY	1,073.24	748,380.82	1.43	0.00	-NA-	-10.92	-28.19	27.70	4.40	37.27	34.74
Global Self Storage	JPY	842.23	1,125,362.93	2.15	0.00	-NA-	-16.31	-36.68	7.51	1.58	-3.91	32.63
Global Retail	JPY	598.63	11,461,167.73	21.86	0.00	-NA-	-23.59	-38.07	20.27	3.15	23.72	34.19
Global Residential	JPY	819.27	5,082,165.17	9.69	0.00	-NA-	-18.23	-21.24	11.14	5.98	30.94	33.38
Global Office	JPY	733.70	7,317,809.30	13.96	0.00	-NA-	-19.89	-27.44	17.74	0.85	19.31	30.38
Global Lodging/Resorts	JPY	448.52	1,263,059.54	2.41	0.00	-NA-	-30.81	-33.88	34.06	12.45	51.77	58.19
Global Industrial/Office	JPY	511.93	648,176.48	1.24	0.00	-NA-	-26.85	-40.96	24.63	-2.76	24.95	46.21
Global Industral	JPY	306.49	2,026,171.20	3.86	0.00	-NA-	-39.72	-62.72	29.28	2.37	4.85	53.44
Global Healthcare	JPY	923.30	2,766,287.74	5.28	0.00	-NA-	-11.79	-34.36	16.04	-4.83	4.74	37.46
Global Diversified	JPY	745.91	19,995,048.27	38.13	0.00	-NA-	-19.22	-16.44	9.70	0.31	34.14	34.02
Asia Retail	JPY	699.58	3,979,462.04	18.14	0.00	-NA-	-17.50	-19.90	17.73	6.52	33.40	28.99
Asia Residential	JPY	2,208.45	1,526,974.64	6.96	0.00	-NA-	10.76	69.26	-11.71	3.44	73.41	52.12
Asia Office	JPY	817.32	2,771,422.25	12.64	0.00	-NA-	-14.84	-14.06	4.39	-0.75	10.59	28.53
Asia Industrial	JPY	307.48	567,847.78	2.59	0.00	-NA-	-40.43	-57.14	36.22	11.98	38.87	51.34
Asia Diversified	JPY	829.04	13,087,311.81	59.67	0.00	-NA-	-14.75	-5.70	2.39	-0.31	39.77	37.81
Asia ex Australia Diversified	JPY	919.40	11,078,241.63	50.51	0.00	-NA-	-11.81	0.40	-1.58	-2.16	40.12	-NA-
Asia ex Australia Industrial	JPY	981.05	300,481.62	1.37	0.00	-NA-	-8.81	-11.86	20.40	15.39	58.41	-NA-
Asia ex Australia Office	JPY	856.28	2,402,568.55	10.95	0.00	-NA-	-13.25	-7.43	1.76	-1.90	10.10	-NA-
Asia ex Australia Residential	JPY	2,193.73	1,526,974.64	6.96	0.00	-NA-	10.51	69.26	-11.71	3.44	73.41	-NA-
Asia ex Australia Retail	JPY	853.18	1,057,009.05	4.82	0.00	-NA-	-11.68	-12.88	5.71	-1.75	30.68	-NA-

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FTSE EPRA/NAREIT Sector Index Series - Index Performance

Price Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
Europe Specialty	JPY	564.56	47,632.84	0.49	0.00	-NA-	-28.29	-12.24	74.44	3.89	97.77	93.85
Europe Self Storage	JPY	1,016.98	68,220.70	0.70	0.00	-NA-	-20.70	-12.68	-1.18	-7.70	72.57	52.54
Europe Retail	JPY	709.91	2,326,955.39	23.94	0.00	-NA-	-23.76	-35.71	20.58	-1.32	29.93	32.05
Europe Residential	JPY	393.40	338,651.39	3.48	0.00	-NA-	-35.07	-0.28	42.46	5.99	99.05	54.28
Europe Office	JPY	771.00	1,527,692.67	15.72	0.00	-NA-	-19.66	-19.95	18.04	0.54	28.74	29.03
Europe Industrial	JPY	308.39	452,512.38	4.66	0.00	-NA-	-40.05	-55.89	33.66	-2.76	1.72	55.65
Europe Healthcare	JPY	543.99	14,443.32	0.15	0.00	-NA-	-25.93	-21.44	3.10	-15.35	8.17	39.10
Europe Diversified	JPY	625.75	4,944,175.13	50.86	0.00	-NA-	-26.06	-27.64	26.42	-0.68	27.37	32.56
Eurozone Retail	JPY	1,102.26	1,381,465.38	14.21	0.00	-NA-	-11.81	-15.12	27.54	4.42	38.85	30.55
Eurozone Residential	JPY	380.21	294,441.84	3.03	0.00	-NA-	-35.74	-2.46	36.35	7.61	92.39	52.82
Eurozone Office	JPY	881.86	545,714.10	5.61	0.00	-NA-	-15.98	-23.81	18.00	-0.87	19.85	28.76
Eurozone Industrial	JPY	434.49	66,110.13	0.68	0.00	-NA-	-30.27	-36.35	21.51	-0.04	21.34	47.44
Eurozone Diversified	JPY	819.27	2,950,269.31	30.35	0.00	-NA-	-20.08	-16.64	32.47	2.69	39.19	33.83
UK Specialty	JPY	564.56	47,632.84	0.49	0.00	-NA-	-28.29	-12.24	74.44	3.89	97.77	93.85
UK Self Storage	JPY	1,016.98	68,220.70	0.70	0.00	-NA-	-20.70	-12.68	-1.18	-7.70	72.57	52.54
UK Retail	JPY	394.80	822,298.73	8.46	0.00	-NA-	-37.21	-58.33	12.32	-10.44	15.53	40.99
UK Residential	JPY	460.20	44,209.55	0.45	0.00	-NA-	-32.49	12.60	83.70	-1.10	141.75	78.32
UK Industrial	JPY	274.99	386,402.25	3.98	0.00	-NA-	-42.38	-60.17	36.65	-3.21	-4.09	61.36
UK Healthcare	JPY	543.99	14,443.32	0.15	0.00	-NA-	-25.93	-21.44	3.10	-15.35	8.17	39.10
UK Diversified	JPY	398.82	1,667,075.25	17.15	0.00	-NA-	-35.95	-45.99	15.90	-5.65	9.37	35.82
UK Office	JPY	526.80	345,215.37	3.55	0.00	-NA-	-31.36	-23.83	17.62	-1.52	62.36	39.82

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North America Specialty	JPY	1,162.15	700,747.98	3.37	0.00	-NA-	-8.48	-28.97	25.41	4.43	34.62	34.03
North America Self Storage	JPY	837.79	1,057,142.23	5.09	0.00	-NA-	-16.07	-37.39	8.13	2.25	-5.69	32.89
North America Retail	JPY	504.89	5,154,750.30	24.81	0.00	-NA-	-27.11	-48.02	22.19	2.71	15.08	44.99
North America Residential	JPY	706.86	3,216,539.14	15.48	0.00	-NA-	-22.09	-38.27	23.94	7.23	14.07	35.18
North America Office	JPY	627.93	3,018,694.38	14.53	0.00	-NA-	-24.63	-40.85	33.92	2.59	23.04	43.29
North America Lodging/Resorts	JPY	454.62	1,263,059.54	6.08	0.00	-NA-	-30.50	-32.68	34.06	12.45	51.77	58.11
North America Industrial	JPY	308.37	1,005,811.04	4.84	0.00	-NA-	-39.07	-66.01	22.99	-0.10	-6.32	68.43
North America Industrial/Office	JPY	511.93	648,176.48	3.12	0.00	-NA-	-26.85	-40.96	24.63	-2.76	24.95	46.21
North America Healthcare	JPY	938.56	2,751,844.43	13.24	0.00	-NA-	-11.34	-34.42	16.12	-4.76	4.72	37.67
North America Diversified	JPY	636.12	1,963,561.32	9.45	0.00	-NA-	-23.80	-39.92	29.12	7.57	17.66	39.97
United States Specialty	JPY	1,162.15	700,747.98	3.37	0.00	-NA-	-8.48	-28.97	25.41	4.43	34.62	34.03
United States Self Storage	JPY	837.79	1,057,142.23	5.09	0.00	-NA-	-16.07	-37.39	8.13	2.25	-5.69	32.89
United States Retail	JPY	482.09	4,594,523.56	22.11	0.00	-NA-	-28.22	-50.19	21.76	2.12	10.99	47.26
United States Residential	JPY	680.46	2,938,207.76	14.14	0.00	-NA-	-23.00	-39.88	24.88	7.54	11.81	36.43
United States Lodging/Resorts	JPY	446.93	1,235,496.72	5.95	0.00	-NA-	-30.84	-31.70	34.61	12.40	52.27	58.88
United States Industrial	JPY	308.40	1,005,811.04	4.84	0.00	-NA-	-38.95	-66.01	22.99	-0.10	-6.32	68.46
United States Industrial/Office	JPY	511.93	648,176.48	3.12	0.00	-NA-	-26.85	-40.96	24.63	-2.76	24.95	46.21
United States Healthcare	JPY	994.16	2,647,611.94	12.74	0.00	-NA-	-10.53	-35.08	15.69	-5.20	3.42	38.15
United States Diversified	JPY	589.81	1,486,216.71	7.15	0.00	-NA-	-25.84	-43.61	32.74	9.30	9.20	45.29
United States Office	JPY	647.48	2,600,680.94	12.52	0.00	-NA-	-24.05	-41.21	34.81	3.22	20.04	43.93

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Global Specialty	AUD	909.69	9,470.88	2.36	0.00	-NA-	-NA-	-NA-	26.06	3.32	-NA-	-NA-
Global Self Storage	AUD	713.88	14,241.65	3.55	0.00	-NA-	-NA-	-NA-	6.13	0.54	-NA-	-NA-
Global Retail	AUD	507.40	145,042.94	36.20	0.00	-NA-	-NA-	-NA-	18.72	2.09	-NA-	-NA-
Global Residential	AUD	694.43	64,315.63	16.05	0.00	-NA-	-NA-	-NA-	9.71	4.89	-NA-	-NA-
Global Office	AUD	621.90	92,608.07	23.11	0.00	-NA-	-NA-	-NA-	16.23	-0.19	-NA-	-NA-
Global Lodging/Resorts	AUD	380.17	15,984.22	3.99	0.00	-NA-	-NA-	-NA-	32.34	11.29	-NA-	-NA-
Global Industrial/Office	AUD	433.92	8,202.78	2.05	0.00	-NA-	-NA-	-NA-	23.03	-3.76	-NA-	-NA-
Global Industral	AUD	259.78	25,641.53	6.40	0.00	-NA-	-NA-	-NA-	27.62	1.31	-NA-	-NA-
Global Healthcare	AUD	782.60	35,007.82	8.74	0.00	-NA-	-NA-	-NA-	14.55	-5.81	-NA-	-NA-
Global Diversified	AUD	632.24	253,040.59	63.16	0.00	-NA-	-NA-	-NA-	8.29	-0.72	-NA-	-NA-
Asia Retail	AUD	592.98	50,360.74	30.05	0.00	-NA-	-NA-	-NA-	16.22	5.42	-NA-	-NA-
Asia Residential	AUD	1,871.90	19,324.11	11.53	0.00	-NA-	-NA-	-NA-	-12.85	2.38	-NA-	-NA-
Asia Office	AUD	692.77	35,072.80	20.93	0.00	-NA-	-NA-	-NA-	3.05	-1.77	-NA-	-NA-
Asia Industrial	AUD	260.62	7,186.21	4.29	0.00	-NA-	-NA-	-NA-	34.47	10.82	-NA-	-NA-
Asia Diversified	AUD	702.70	165,622.06	98.83	0.00	-NA-	-NA-	-NA-	1.08	-1.34	-NA-	-NA-
Asia ex Australia Diversified	AUD	779.29	140,196.95	83.66	0.00	-NA-	-NA-	-NA-	-2.85	-3.17	-NA-	-NA-
Asia ex Australia Industrial	AUD	831.55	3,802.64	2.27	0.00	-NA-	-NA-	-NA-	18.86	14.20	-NA-	-NA-
Asia ex Australia Office	AUD	725.79	30,404.90	18.14	0.00	-NA-	-NA-	-NA-	0.45	-2.91	-NA-	-NA-
Asia ex Australia Residential	AUD	1,859.43	19,324.11	11.53	0.00	-NA-	-NA-	-NA-	-12.85	2.38	-NA-	-NA-
Asia ex Australia Retail	AUD	723.16	13,376.62	7.98	0.00	-NA-	-NA-	-NA-	4.36	-2.76	-NA-	-NA-

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Europe Specialty	AUD	478.53	602.80	0.81	0.00	-NA-	-NA-	-NA-	72.20	2.82	-NA-	-NA-
Europe Self Storage	AUD	862.00	863.34	1.16	0.00	-NA-	-NA-	-NA-	-2.45	-8.65	-NA-	-NA-
Europe Retail	AUD	601.73	29,448.00	39.65	0.00	-NA-	-NA-	-NA-	19.03	-2.33	-NA-	-NA-
Europe Residential	AUD	333.45	4,285.69	5.77	0.00	-NA-	-NA-	-NA-	40.64	4.89	-NA-	-NA-
Europe Office	AUD	653.50	19,333.20	26.03	0.00	-NA-	-NA-	-NA-	16.52	-0.50	-NA-	-NA-
Europe Industrial	AUD	261.40	5,726.62	7.71	0.00	-NA-	-NA-	-NA-	31.95	-3.76	-NA-	-NA-
Europe Healthcare	AUD	461.09	182.78	0.25	0.00	-NA-	-NA-	-NA-	1.77	-16.22	-NA-	-NA-
Europe Diversified	AUD	530.39	62,569.34	84.24	0.00	-NA-	-NA-	-NA-	24.79	-1.70	-NA-	-NA-
Eurozone Retail	AUD	934.28	17,482.67	23.54	0.00	-NA-	-NA-	-NA-	25.90	3.34	-NA-	-NA-
Eurozone Residential	AUD	322.27	3,726.21	5.02	0.00	-NA-	-NA-	-NA-	34.60	6.50	-NA-	-NA-
Eurozone Office	AUD	747.47	6,906.10	9.30	0.00	-NA-	-NA-	-NA-	16.49	-1.89	-NA-	-NA-
Eurozone Industrial	AUD	368.28	836.63	1.13	0.00	-NA-	-NA-	-NA-	19.95	-1.07	-NA-	-NA-
Eurozone Diversified	AUD	694.42	37,336.14	50.27	0.00	-NA-	-NA-	-NA-	30.77	1.63	-NA-	-NA-
UK Specialty	AUD	478.53	602.80	0.81	0.00	-NA-	-NA-	-NA-	72.20	2.82	-NA-	-NA-
UK Self Storage	AUD	862.00	863.34	1.16	0.00	-NA-	-NA-	-NA-	-2.45	-8.65	-NA-	-NA-
UK Retail	AUD	334.64	10,406.32	14.01	0.00	-NA-	-NA-	-NA-	10.88	-11.36	-NA-	-NA-
UK Residential	AUD	390.07	559.48	0.75	0.00	-NA-	-NA-	-NA-	81.34	-2.12	-NA-	-NA-
UK Industrial	AUD	233.09	4,889.98	6.58	0.00	-NA-	-NA-	-NA-	34.90	-4.20	-NA-	-NA-
UK Healthcare	AUD	461.09	182.78	0.25	0.00	-NA-	-NA-	-NA-	1.77	-16.22	-NA-	-NA-
UK Diversified	AUD	338.05	21,097.11	28.41	0.00	-NA-	-NA-	-NA-	14.41	-6.62	-NA-	-NA-
UK Office	AUD	446.52	4,368.76	5.88	0.00	-NA-	-NA-	-NA-	16.11	-2.53	-NA-	-NA-

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FTSE EPRA/NAREIT Sector Index Series - Index Performance

Price Return Index Description	Curr	Close Value Sep-09	Free Float Mkt Cap Ccy (m) Sep-09	Free Float Mkt Cap (%) Weight Sep-09	Div Yld (%) Sep-09	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-09	Total Rtn (%) YTD	36 Mths Vlty (%)
North America Specialty	AUD	985.05	8,868.08	5.59	0.00	-NA-	-NA-	-NA-	23.80	3.35	-NA-	-NA-
North America Self Storage	AUD	710.12	13,378.31	8.43	0.00	-NA-	-NA-	-NA-	6.74	1.20	-NA-	-NA-
North America Retail	AUD	427.95	65,234.20	41.08	0.00	-NA-	-NA-	-NA-	20.62	1.65	-NA-	-NA-
North America Residential	AUD	599.14	40,705.83	25.64	0.00	-NA-	-NA-	-NA-	22.34	6.13	-NA-	-NA-
North America Office	AUD	532.24	38,202.07	24.06	0.00	-NA-	-NA-	-NA-	32.20	1.54	-NA-	-NA-
North America Lodging/Resorts	AUD	385.34	15,984.22	10.07	0.00	-NA-	-NA-	-NA-	32.34	11.29	-NA-	-NA-
North America Industrial	AUD	261.38	12,728.70	8.02	0.00	-NA-	-NA-	-NA-	21.41	-1.12	-NA-	-NA-
North America Industrial/Office	AUD	433.92	8,202.78	5.17	0.00	-NA-	-NA-	-NA-	23.03	-3.76	-NA-	-NA-
North America Healthcare	AUD	795.54	34,825.04	21.93	0.00	-NA-	-NA-	-NA-	14.63	-5.74	-NA-	-NA-
North America Diversified	AUD	539.18	24,849.19	15.65	0.00	-NA-	-NA-	-NA-	27.47	6.46	-NA-	-NA-
United States Specialty	AUD	985.05	8,868.08	5.59	0.00	-NA-	-NA-	-NA-	23.80	3.35	-NA-	-NA-
United States Self Storage	AUD	710.12	13,378.31	8.43	0.00	-NA-	-NA-	-NA-	6.74	1.20	-NA-	-NA-
United States Retail	AUD	408.63	58,144.44	36.62	0.00	-NA-	-NA-	-NA-	20.20	1.07	-NA-	-NA-
United States Residential	AUD	576.77	37,183.50	23.42	0.00	-NA-	-NA-	-NA-	23.28	6.43	-NA-	-NA-
United States Lodging/Resorts	AUD	378.83	15,635.41	9.85	0.00	-NA-	-NA-	-NA-	32.89	11.24	-NA-	-NA-
United States Industrial	AUD	261.40	12,728.70	8.02	0.00	-NA-	-NA-	-NA-	21.41	-1.13	-NA-	-NA-
United States Industrial/Office	AUD	433.92	8,202.78	5.17	0.00	-NA-	-NA-	-NA-	23.03	-3.76	-NA-	-NA-
United States Healthcare	AUD	842.66	33,505.96	21.10	0.00	-NA-	-NA-	-NA-	14.20	-6.18	-NA-	-NA-
United States Diversified	AUD	499.93	18,808.31	11.85	0.00	-NA-	-NA-	-NA-	31.04	8.17	-NA-	-NA-
United States Office	AUD	548.81	32,912.04	20.73	0.00	-NA-	-NA-	-NA-	33.08	2.15	-NA-	-NA-

*** -5 & -3 Years Total Returns are annualised**

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Section 9

Custom Liquid Index Series

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FTSE EPRA/NAREIT Custom Liquid Index Series - Characteristics

USD ($ mm)	Global *	Global ex US *	Europe *	Liquid 40 ex UK *	Liquid 40 *	Liquid Global	Liquid Global ex US	Liquid North Am	Liquid Europe ex UK	Liquid UK	Liquid Asia Pac	Liquid Japan	Liquid Australia
Total Market Capitalization	573.05	374,367.72	1,822.42	34,140.55	4,070.82	348,539.45	224,036.56	135,945.50	40,836.27	23,994.46	69,473.68	39,962.72	38,326.82
Weighted Avg Market Cap	8,093.86	5,952.91	5,631.11	7,171.98	6,331.74	9,170.16	6,755.90	6,421.29	7,289.41	4,708.90	12,263.16	10,548.94	16,673.06
Median Market Cap	1,169.61	992.69	669.04	1,287.56	1,323.72	2,243.73	1,991.00	2,382.54	1,193.65	1,305.71	4,309.28	2,102.27	4,159.61
Largest Market Cap	28,339.84	28,339.84	18,321.87	18,321.87	18,321.87	28,339.84	28,339.84	19,627.93	18,321.87	7,556.40	28,339.84	16,222.85	27,926.22
Smallest Market Cap	75.32	75.32	75.32	183.01	183.01	183.01	183.01	931.89	183.01	445.32	612.35	1,169.61	2,986.16
Dividend Yield	2.08%	4.47%	1.08%	5.38%	4.79%	3.27%	3.65%	2.75%	3.87%	3.43%	2.51%	2.21%	6.83%
Number of Holdings	2	161	3	9	7	135	86	57	29	14	17	11	7
Number of Countries	20	19	12	10	11	20	19	2	11	1	4	1	1

EUR (€ mm)	Global *	Global ex US *	Europe *	Liquid 40 ex UK *	Liquid 40 *	Liquid Global	Liquid Global ex US	Liquid North Am	Liquid Europe ex UK	Liquid UK	Liquid Asia Pac	Liquid Japan	Liquid Australia
Total Market Capitalization	392.04	256,116.19	1,246.77	23,356.57	2,784.97	238,446.30	153,270.13	93,004.39	27,937.32	16,415.33	47,529.03	27,339.69	26,220.53
Weighted Avg Market Cap	5,537.25	4,072.57	3,852.41	4,906.56	4,331.73	6,273.58	4,621.91	4,393.00	4,986.90	3,221.50	8,389.60	7,216.85	11,406.54
Median Market Cap	800.16	679.13	457.71	880.86	905.59	1,535.00	1,362.11	1,629.96	816.61	893.27	2,948.11	1,438.22	2,845.72
Largest Market Cap	19,388.13	19,388.13	12,534.54	12,534.54	12,534.54	19,388.13	19,388.13	13,428.05	12,534.54	5,169.56	19,388.13	11,098.54	19,105.16
Smallest Market Cap	51.53	51.53	51.53	125.20	125.20	125.20	125.20	637.54	125.20	304.66	418.93	800.16	2,042.92
Dividend Yield	2.08%	4.47%	1.08%	5.38%	4.79%	3.27%	3.65%	2.75%	3.87%	3.43%	2.51%	2.21%	6.83%
Number of Holdings	2	161	3	9	7	135	86	57	29	14	17	11	7
Number of Countries	20	19	12	10	11	20	19	2	11	1	4	1	1

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

EPRA/NAREIT Global Index (USD) *

Company	Country	Sector	Weight
Sun Hung Kai Props	HK	Diversified	4.84%
Westfield Group	AU	Retail	4.77%
Simon Property Group	USA	Retail	3.35%
Unibail - Rodamco	FRA	Diversified	3.13%
Mitsubishi Estate	JA	Diversified	2.77%
Mitsui Fudosan Co.	JA	Diversified	2.55%
Vornado Realty	USA	Diversified	1.97%
Public Storage	USA	Self Storage	1.64%
Boston Property	USA	Office	1.55%
China Overseas Land & Inv (Red Chip)	CHN	Residential	1.51%

EPRA/NAREIT Europe Index (USD) *

Company	Country	Sector	Weight
Unibail - Rodamco	FRA	Diversified	16.88%
Land Securities Group	UK	Diversified	6.96%
British Land Co	UK	Diversified	5.97%
Corio	NETH	Retail	4.85%
Hammerson	UK	Retail	4.05%
Liberty International	UK	Retail	4.00%
Segro	UK	Industrial	3.98%
Fonciere Des Regions	FRA	Diversified	3.74%
Klepierre	FRA	Retail	3.22%
PSP Swiss Property	SWIT	Office	2.50%

EPRA/NAREIT Global ex US Index (USD) *

Company	Country	Sector	Weight
Sun Hung Kai Props	HK	Diversified	7.57%
Westfield Group	AU	Retail	7.46%
Unibail - Rodamco	FRA	Diversified	4.89%
Mitsubishi Estate	JA	Diversified	4.33%
Mitsui Fudosan Co.	JA	Diversified	3.99%
China Overseas Land & Inv (Red Chip)	CHN	Residential	2.36%
Sumitomo Realty & Development	JA	Diversified	2.33%
Stockland	AU	Diversified	2.29%
Capitaland	SI	Diversified	2.24%
Hang Lung Properties	HK	Diversified	2.04%

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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	29.94%
Corio	NETH	Retail	8.60%
Fonciere Des Regions	FRA	Diversified	6.64%
Klepierre	FRA	Retail	5.72%
PSP Swiss Property	SWIT	Office	4.43%
Gecina	FRA	Diversified	3.64%
Icade	FRA	Diversified	3.44%
Wereldhave	NETH	Diversified	3.42%
Mercialys	FRA	Retail	2.93%
Silic	FRA	Office	2.74%

EPRA/NAREIT Europe Liquid 40 Index (USD) *

Company	Country	Sector	Weight
Unibail - Rodamco	FRA	Diversified	19.22%
Land Securities Group	UK	Diversified	7.93%
British Land Co	UK	Diversified	6.80%
Corio	NETH	Retail	5.52%
Hammerson	UK	Retail	4.61%
Liberty International	UK	Retail	4.56%
Segro	UK	Industrial	4.53%
Fonciere Des Regions	FRA	Diversified	4.26%
Klepierre	FRA	Retail	3.67%
PSP Swiss Property	SWIT	Office	2.85%

EPRA/NAREIT Global Liquid Index (USD)

Company	Country	Sector	Weight
Sun Hung Kai Props	HK	Diversified	5.56%
Westfield Group	AU	Retail	5.48%
Simon Property Group	USA	Retail	3.85%
Unibail - Rodamco	FRA	Diversified	3.60%
Mitsubishi Estate	JA	Diversified	3.18%
Mitsui Fudosan Co.	JA	Diversified	2.94%
Vornado Realty	USA	Diversified	2.26%
Public Storage	USA	Self Storage	1.88%
Boston Property	USA	Office	1.78%
China Overseas Land & Inv (Red Chip)	CHN	Residential	1.73%

EPRA/NAREIT Global ex US Liquid Index (USD)

Company	Country	Sector	Weight
Sun Hung Kai Props	HK	Diversified	6.99%
Westfield Group	AU	Retail	6.89%
Unibail - Rodamco	FRA	Diversified	4.52%
Mitsubishi Estate	JA	Diversified	4.00%
Mitsui Fudosan Co.	JA	Diversified	3.69%
China Overseas Land & Inv (Red Chip)	CHN	Residential	2.18%
Sumitomo Realty & Development	JA	Diversified	2.16%
Stockland	AU	Diversified	2.12%
Capitaland	SI	Diversified	2.07%
Hang Lung Properties	HK	Diversified	1.88%

EPRA/NAREIT North America Liquid Index (USD)

Company	Country	Sector	Weight
Simon Property Group	USA	Retail	9.88%
Vornado Realty	USA	Diversified	5.80%
Public Storage	USA	Self Storage	4.83%
Boston Property	USA	Office	4.57%
HCP	USA	Healthcare	4.24%
Equity Residential	USA	Residential	4.21%
Host Hotels & Resorts	USA	Lodging/Resorts	3.57%
Ventas Inc	USA	Healthcare	3.03%
Avalonbay Communities	USA	Residential	2.92%
Prologis	USA	Industrial	2.66%

EPRA/NAREIT Liquid Europe ex UK Index (USD)

Company	Country	Sector	Weight
Unibail - Rodamco	FRA	Diversified	30.69%
Corio	NETH	Retail	8.81%
Fonciere Des Regions	FRA	Diversified	6.81%
Klepierre	FRA	Retail	5.86%
PSP Swiss Property	SWIT	Office	4.54%
Gecina	FRA	Diversified	3.73%
Icade	FRA	Diversified	3.53%
Wereldhave	NETH	Diversified	3.51%
Castellum	SWED	Diversified	2.78%
Befimmo (Sicafi)	BELG	Office	2.55%

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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	21.54%
British Land Co	UK	Diversified	18.47%
Hammerson	UK	Retail	12.53%
Liberty International	UK	Retail	12.38%
Segro	UK	Industrial	12.30%
Derwent London	UK	Office	5.59%
Great Portland Estates	UK	Office	3.77%
Shaftesbury	UK	Diversified	3.67%
Big Yellow Group	UK	Self Storage	2.17%
Helical Bar	UK	Diversified	1.83%

EPRA/NAREIT Japan Liquid Index (USD)

Company	Country	Sector	Weight
Mitsubishi Estate	JA	Diversified	27.77%
Mitsui Fudosan Co.	JA	Diversified	25.60%
Sumitomo Realty & Development	JA	Diversified	14.96%
Nippon Building Fund Inc	JA	Office	8.30%
Japan Real Estate Investment Corporation	JA	Office	5.75%
Japan Retail Fund Investment	JA	Retail	3.60%
Nomura Real Estate Office Fund	JA	Office	3.46%
Aeon Mall Co ltd	JA	Retail	3.24%
Tokyu Land	JA	Diversified	2.74%
Japan Prime Realty Investment	JA	Office	2.59%

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

Company	Country	Sector	Weight
Sun Hung Kai Props	HK	Diversified	27.91%
China Overseas Land & Inv (Red Chip)	CHN	Residential	8.69%
Capitaland	SI	Diversified	8.24%
Hang Lung Properties	HK	Diversified	7.51%
Hong Kong Land	HK	Office	7.23%
Henderson Land Dev	HK	Diversified	6.96%
New World Development	HK	Diversified	6.12%
Link Real Estate Investment Trust	HK	Retail	4.63%
Sino Land	HK	Diversified	4.24%
China Resources Land (Red Chip)	CHN	Residential	4.07%

EPRA/NAREIT Australia Liquid Index (USD)

Company	Country	Sector	Weight
Westfield Group	AU	Retail	49.85%
Stockland	AU	Diversified	15.32%
GPT Group	AU	Diversified	10.01%
Mirvac Group	AU	Diversified	7.42%
Dexus Property Group	AU	Diversified	6.26%
CFS Retail Property Trust	AU	Retail	5.81%

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FTSE EPRA/NAREIT Custom Liquid Index Series - Country Breakdown

				Country Breakdown (USD)												
Country	**Region**	**Liquid Global Market Cap USD**	**Liquid Global Market Cap EUR**	**Global ***	**Global ex US ***	**Europe ***	**Liquid 40 ex UK ***	**Liquid 40 ***	**Liquid Global**	**Liquid Global ex US**	**Liquid North Am**	**Liquid Europe ex UK**	**Liquid UK**	**Liquid Asia Pac**	**Liquid Japan**	**Liquid Australia**
Hong Kong	Asia ex-Japan			16.11%	25.20%	0.00%	0.00%	0.00%	13.94%	17.53%	0.00%	0.00%	0.00%	69.94%	0.00%	0.00%
New Zealand	Asia ex-Japan			0.10%	0.16%	0.00%	0.00%	0.00%	0.12%	0.15%	0.00%	0.00%	0.00%	0.60%	0.00%	0.00%
Singapore	Asia ex-Japan			3.58%	5.59%	0.00%	0.00%	0.00%	3.33%	4.18%	0.00%	0.00%	0.00%	16.69%	0.00%	0.00%
	Asia ex-Japan	101,550.41	69,473.68	19.79%	30.96%	0.00%	0.00%	0.00%	17.39%	21.86%	0.00%	0.00%	0.00%	87.24%	0.00%	0.00%
Australia	Australia	56,022.72	38,326.82	10.62%	16.61%	0.00%	0.00%	0.00%	11.00%	13.83%	0.00%	0.00%	0.00%	0.00%	0.00%	100.00%
	Australia	56,022.72	38,326.82	10.62%	16.61%	0.00%	0.00%	0.00%	11.00%	13.83%	0.00%	0.00%	0.00%	0.00%	0.00%	100.00%
Austria	Europe ex-UK			0.39%	0.61%	2.12%	1.91%	1.23%	0.22%	0.28%	0.00%	1.89%	0.00%	0.00%	0.00%	0.00%
Belgium	Europe ex-UK			0.63%	0.98%	3.39%	4.53%	2.91%	0.62%	0.78%	0.00%	5.29%	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			0.31%	0.49%	1.68%	1.34%	0.86%	0.30%	0.38%	0.00%	2.55%	0.00%	0.00%	0.00%	0.00%
France	Europe ex-UK			5.83%	9.12%	31.45%	55.05%	35.34%	5.93%	7.46%	0.00%	50.62%	0.00%	0.00%	0.00%	0.00%
Germany	Europe ex-UK			0.70%	1.09%	3.75%	2.16%	1.39%	0.68%	0.85%	0.00%	5.78%	0.00%	0.00%	0.00%	0.00%
Greece	Europe ex-UK			0.09%	0.14%	0.50%	0.30%	0.19%	0.08%	0.10%	0.00%	0.68%	0.00%	0.00%	0.00%	0.00%
Italy	Europe ex-UK			0.10%	0.15%	0.53%	0.00%	0.00%	0.06%	0.08%	0.00%	0.55%	0.00%	0.00%	0.00%	0.00%
Netherlands	Europe ex-UK			1.94%	3.04%	10.48%	18.05%	11.59%	1.96%	2.46%	0.00%	16.69%	0.00%	0.00%	0.00%	0.00%
Norway	Europe ex-UK			0.13%	0.20%	0.70%	1.24%	0.80%	0.15%	0.19%	0.00%	1.28%	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			0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%
Sweden	Europe ex-UK			0.90%	1.41%	4.88%	8.00%	5.14%	0.70%	0.88%	0.00%	5.96%	0.00%	0.00%	0.00%	0.00%
Switzerland	Europe ex-UK			1.04%	1.62%	5.60%	7.40%	4.75%	1.02%	1.28%	0.00%	8.72%	0.00%	0.00%	0.00%	0.00%
	Europe ex-UK	59,690.81	40,836.27	12.06%	18.87%	65.07%	100.00%	64.19%	11.72%	14.73%	0.00%	100.00%	0.00%	0.00%	0.00%	0.00%
Japan	Japan	58,413.93	39,962.72	11.42%	17.87%	0.00%	0.00%	0.00%	11.47%	14.42%	0.00%	0.00%	0.00%	0.00%	100.00%	0.00%
	Japan	58,413.93	39,962.72	11.42%	17.87%	0.00%	0.00%	0.00%	11.47%	14.42%	0.00%	0.00%	0.00%	0.00%	100.00%	0.00%
Canada	North America			3.56%	5.57%	0.00%	0.00%	0.00%	3.28%	4.13%	8.42%	0.00%	0.00%	0.00%	0.00%	0.00%
USA	North America			36.07%	0.00%	0.00%	0.00%	0.00%	35.72%	0.00%	91.58%	0.00%	0.00%	0.00%	0.00%	0.00%
	North America	198,712.96	135,945.50	39.63%	5.57%	0.00%	0.00%	0.00%	39.00%	4.13%	100.00%	0.00%	0.00%	0.00%	0.00%	0.00%
UK	UK	35,072.96	23,994.46	6.48%	10.13%	34.93%	0.00%	35.81%	6.88%	8.66%	0.00%	0.00%	100.00%	0.00%	0.00%	0.00%
	UK	35,072.96	23,994.46	6.48%	10.13%	34.93%	0.00%	35.81%	6.88%	8.66%	0.00%	0.00%	100.00%	0.00%	0.00%	0.00%
Global		**509,463.78**	**348,539.45**	**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		**327,476.59**	**224,036.56**													

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FTSE EPRA/NAREIT Custom Liquid Index Series - Sector Breakdown

	Sector Breakdown (USD)												
Sector	**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	38.13%	51.81%	50.86%	55.24%	52.77%	38.91%	56.50%	8.90%	56.50%	47.04%	65.91%	71.06%	39.01%
Healthcare	5.28%	0.00%	0.15%	0.00%	0.00%	5.42%	0.00%	13.90%	0.00%	0.00%	0.00%	0.00%	0.00%
Self-Storage	2.15%	0.00%	0.70%	0.00%	0.80%	2.03%	0.23%	4.83%	0.00%	2.17%	0.00%	0.00%	0.00%
Industrial	3.86%	1.05%	4.66%	0.58%	4.90%	3.71%	3.13%	4.34%	0.65%	12.30%	2.52%	0.00%	5.33%
Office	13.96%	18.70%	15.72%	18.60%	15.38%	12.60%	11.69%	15.15%	15.09%	9.37%	8.75%	22.10%	0.00%
Residential	9.69%	4.66%	3.48%	1.91%	1.23%	9.91%	6.21%	16.52%	3.02%	1.41%	15.13%	0.00%	0.00%
Retail	21.86%	23.79%	23.94%	23.68%	24.37%	23.00%	22.08%	25.29%	24.74%	26.19%	7.69%	6.84%	55.66%
Lodging/Resorts	2.41%	0.00%	0.00%	0.00%	0.00%	1.88%	0.00%	4.82%	0.00%	0.00%	0.00%	0.00%	0.00%
Specialty	1.43%	0.00%	0.49%	0.00%	0.56%	1.30%	0.16%	3.06%	0.00%	1.52%	0.00%	0.00%	0.00%
Mixed Industrial/Office	1.24%	0.00%	0.00%	0.00%	0.00%	1.24%	0.00%	3.18%	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)																	
										36 M								
	1 M	Q1	Q2	Q3	Q4	YTD	1 Y	3 Y	5 Y	VOL	2007	2006	2005	2004	2003	2002	2001	2000
Country																		
Hong Kong *	8.19%	17.25%	51.75%	-NA-	-NA-	78.20%	61.31%	11.09%	16.04%	38.62%	58.52%	38.78%	10.21%	35.06%	49.18%	-27.75%	-15.26%	1.08%
New Zealand *	7.52%	-3.47%	11.14%	-NA-	-NA-	35.70%	7.36%	4.30%	-NA-	28.15%	0.69%	32.89%	14.78%	-NA-	-NA-	-NA-	-NA-	-NA-
Singapore *	8.71%	15.74%	55.52%	-NA-	-NA-	62.32%	29.49%	1.20%	16.95%	41.40%	15.19%	77.53%	31.78%	37.73%	50.99%	-29.98%	-33.62%	-10.47%
Australia *	14.54%	11.72%	29.66%	-NA-	-NA-	37.71%	-20.27%	-15.39%	-1.45%	36.52%	2.89%	43.12%	8.03%	39.84%	45.58%	14.63%	-1.89%	-0.07%
Austria *	7.98%	39.81%	47.58%	-NA-	-NA-	158.58%	-13.33%	-32.71%	-15.58%	63.31%	-25.72%	40.16%	-0.05%	20.41%	30.10%	26.81%	-NA-	-NA-
Belgium *	-0.65%	10.71%	12.87%	-NA-	-NA-	15.95%	-2.61%	0.32%	7.99%	22.79%	2.36%	31.29%	2.72%	25.14%	39.44%	31.67%	4.50%	-10.23%
Finland *	5.69%	28.94%	43.46%	-NA-	-NA-	63.99%	12.28%	-6.61%	8.29%	45.61%	-14.31%	84.32%	11.11%	26.50%	73.97%	46.15%	17.63%	-6.54%
France *	7.28%	13.97%	19.79%	-NA-	-NA-	53.46%	13.45%	2.05%	18.33%	32.03%	-10.93%	87.13%	11.21%	61.45%	41.58%	41.73%	-3.70%	0.65%
Germany *	13.29%	12.40%	18.20%	-NA-	-NA-	33.64%	5.85%	-22.88%	1.75%	49.64%	-33.47%	71.61%	25.39%	32.17%	17.24%	-6.65%	-15.33%	-12.92%
Greece *	5.40%	39.00%	44.03%	-NA-	-NA-	4.13%	-43.66%	-18.15%	-NA-	44.95%	-14.81%	131.65%	4.66%	-NA-	-NA-	-NA-	-NA-	-NA-
Italy *	-2.65%	13.23%	46.34%	-NA-	-NA-	23.59%	-13.36%	-26.39%	-6.29%	47.53%	-39.33%	81.44%	13.53%	59.38%	43.51%	10.35%	6.38%	32.88%
Netherlands *	6.23%	12.82%	23.02%	-NA-	-NA-	43.31%	3.49%	-0.23%	11.54%	28.91%	-2.72%	58.12%	2.91%	48.74%	45.28%	34.71%	-1.65%	-0.05%
Norway *	36.89%	103.80%	49.50%	-NA-	-NA-	93.52%	-0.65%	-NA-	-29.63%	-NA-	13.58%	-2.96%	0.00%	0.00%	45.77%	6.90%	-11.85%	-10.98%
Sweden *	1.93%	22.12%	16.87%	-NA-	-NA-	32.97%	19.68%	-2.76%	12.04%	42.55%	-13.66%	57.98%	17.06%	61.12%	60.44%	25.10%	-12.43%	27.16%
Switzerland *	6.23%	8.58%	15.78%	-NA-	-NA-	22.30%	3.39%	7.33%	11.15%	25.20%	-7.24%	35.89%	0.97%	31.06%	24.39%	21.95%	-4.95%	-1.32%
Japan *	-6.18%	7.93%	41.03%	-NA-	-NA-	6.56%	-5.83%	-9.33%	8.06%	31.83%	-6.41%	24.59%	53.22%	37.24%	38.65%	-0.87%	-25.85%	19.75%
Canada *	8.11%	15.94%	36.98%	-NA-	-NA-	63.88%	-4.24%	-4.29%	9.35%	31.77%	3.42%	29.58%	27.25%	28.04%	51.84%	13.39%	10.44%	19.94%
USA *	7.14%	31.72%	30.72%	-NA-	-NA-	18.19%	-28.69%	-13.22%	1.28%	40.38%	-16.40%	36.73%	12.43%	33.83%	36.98%	1.96%	10.09%	30.44%
UK *	-2.35%	29.34%	36.78%	-NA-	-NA-	23.06%	-34.78%	-27.17%	-6.77%	36.70%	-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)																	
	1 M	Q1	Q2	Q3	Q4	YTD	1 Y	3 Y	5 Y	36 M VOL	2007	2006	2005	2004	2003	2002	2001	2000
Region																		
Asia *	5.26%	12.92%	44.02%	-NA-	-NA-	41.73%	13.08%	-3.55%	8.75%	31.94%	14.80%	36.49%	23.37%	36.85%	44.83%	-7.15%	-17.22%	2.85%
Australia *	14.54%	11.72%	29.66%	-NA-	-NA-	37.71%	-20.27%	-15.39%	-1.45%	36.52%	2.89%	43.12%	8.03%	39.84%	45.58%	14.63%	-1.89%	-0.07%
Europe ex-UK *	6.40%	14.99%	20.87%	-NA-	-NA-	44.49%	5.85%	-6.34%	9.50%	31.71%	-14.40%	65.10%	12.55%	48.64%	43.77%	34.60%	-4.47%	6.18%
Japan *	-6.18%	7.93%	41.03%	-NA-	-NA-	6.56%	-5.83%	-9.33%	8.06%	31.83%	-6.41%	24.59%	53.22%	37.24%	38.65%	-0.87%	-25.85%	19.75%
North America *	7.23%	30.29%	31.21%	-NA-	-NA-	21.38%	-26.95%	-12.51%	1.88%	39.10%	-14.92%	36.26%	13.21%	33.51%	37.70%	2.42%	9.98%	29.84%
UK *	-2.35%	29.34%	36.78%	-NA-	-NA-	23.06%	-34.78%	-27.17%	-6.77%	36.70%	-35.18%	68.69%	6.72%	56.59%	45.39%	11.58%	-7.42%	13.18%
Liquid Indices																		
UK	-2.93%	-46.77%	11.70%	-NA-	-NA-	14.98%	-38.80%	-28.14%	-7.42%	36.39%	-35.36%	70.76%	6.71%	56.37%	44.06%	10.01%	-9.85%	11.92%
Australia	15.48%	-38.27%	4.21%	-NA-	-NA-	34.23%	-17.14%	-14.11%	-0.21%	34.76%	1.77%	42.02%	10.79%	41.31%	43.37%	12.32%	-0.15%	-3.23%
Japan	-6.63%	-12.25%	3.25%	-NA-	-NA-	5.37%	-7.53%	-9.34%	8.10%	32.94%	-7.58%	27.30%	53.41%	36.18%	39.37%	-1.44%	-25.69%	21.79%
Asia-Pacific	8.72%	-10.70%	14.48%	-NA-	-NA-	71.21%	52.90%	9.76%	15.81%	35.73%	50.69%	44.40%	11.02%	30.19%	40.64%	-28.13%	-15.41%	2.98%
North-America	6.99%	-40.63%	10.69%	-NA-	-NA-	18.10%	-29.88%	-14.41%	0.92%	39.32%	-16.28%	36.15%	14.71%	33.87%	37.51%	2.20%	8.26%	31.80%
Europe ex UK	6.69%	-26.45%	13.09%	-NA-	-NA-	42.42%	4.75%	-7.02%	8.49%	31.50%	-15.39%	68.30%	8.51%	47.09%	42.31%	33.35%	-3.97%	4.99%
Global	5.59%	-32.30%	10.12%	-NA-	-NA-	29.14%	-12.58%	-10.66%	3.87%	31.28%	-8.04%	42.79%	15.07%	37.67%	39.13%	0.99%	-4.36%	15.18%
Global ex US	4.85%	-25.74%	9.96%	-NA-	-NA-	38.46%	2.82%	-7.70%	6.67%	28.70%	-2.10%	47.42%	17.78%	41.57%	42.49%	0.79%	-12.85%	7.05%

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Index *	Date	1M	Qtr	YTD	1Y	3Y	5Y	1M	Qtr	YTD	1Y	3Y	5Y
Europe ex-UK *	Oct-08	-28.89%		-45.82%	-51.59%	-8.38%	8.07%	-21.52%		-38.68%	-46.91%	-12.44%	3.56%
Europe ex-UK *	Nov-08	-10.85%		-51.70%	-53.75%	-11.25%	4.04%	-14.69%		-47.68%	-49.93%	-17.93%	-0.55%
Europe ex-UK *	Dec-08	15.55%	-26.75%	-44.19%	-44.19%	-7.61%	5.70%	-1.74%	-34.21%	-48.59%	-48.59%	-19.44%	-1.35%
Europe ex-UK *	Jan-09	-8.13%		-48.72%	-48.32%	-12.78%	3.83%	-5.17%		-51.25%	-51.41%	-22.24%	-2.86%
Europe ex-UK *	Feb-09	-8.21%		-52.94%	-55.99%	-16.80%	1.07%	-8.17%		-55.24%	-55.85%	-26.17%	-5.92%
Europe ex-UK *	Mar-09	1.87%	-14.10%	-52.05%	-56.49%	-18.24%	0.94%	-2.89%	-15.43%	-56.53%	-55.74%	-27.86%	-6.99%
Europe ex-UK *	Apr-09	14.99%		-44.87%	-49.55%	-14.85%	4.87%	20.11%		-47.78%	-46.43%	-22.70%	-3.10%
Europe ex-UK *	May-09	10.31%		-39.18%	-43.56%	-10.97%	6.24%	1.00%		-47.26%	-43.55%	-21.47%	-3.43%
Europe ex-UK *	Jun-09	-4.71%	20.87%	-42.05%	-39.25%	-13.05%	4.34%	-1.40%	19.61%	-48.00%	-36.59%	-22.41%	-4.36%
Europe ex-UK *	Jul-09	12.15%		-35.01%	-30.12%	-10.97%	6.70%	10.88%		-42.34%	-30.09%	-21.33%	-2.78%
Europe ex-UK *	Aug-09	16.62%		-24.20%	-14.27%	-6.63%	9.13%	15.48%		-33.42%	-20.59%	-17.72%	-0.31%
Europe ex-UK *	Sep-09	6.40%	39.16%	-19.35%	5.85%	-6.34%	9.50%	1.26%	29.66%	-32.58%	-13.71%	-18.73%	-0.34%
UK *	Oct-08	-29.53%		-48.25%	-56.02%	-13.99%	1.99%	-21.93%		-40.34%	-49.82%	-15.61%	0.24%
UK *	Nov-08	-20.31%		-58.76%	-60.92%	-21.92%	-3.94%	-20.36%		-52.48%	-54.80%	-23.81%	-5.03%
UK *	Dec-08	-5.64%	-47.00%	-61.09%	-61.09%	-24.79%	-6.59%	-13.86%	-46.45%	-59.07%	-59.07%	-28.79%	-8.39%
UK *	Jan-09	-21.62%		-69.50%	-70.95%	-32.37%	-11.26%	-14.97%		-65.20%	-66.43%	-33.57%	-11.81%
UK *	Feb-09	-10.89%		-72.82%	-73.60%	-35.96%	-14.99%	-10.09%		-68.71%	-68.44%	-37.30%	-15.37%
UK *	Mar-09	0.39%	-29.88%	-72.72%	-73.01%	-36.68%	-15.08%	-3.97%	-26.59%	-69.95%	-67.79%	-38.60%	-16.39%
UK *	Apr-09	29.34%		-64.71%	-63.21%	-31.34%	-9.86%	29.59%		-61.06%	-56.78%	-32.49%	-11.65%
UK *	May-09	3.76%		-63.38%	-58.00%	-30.50%	-10.14%	-2.86%		-62.18%	-53.89%	-32.71%	-12.75%
UK *	Jun-09	1.92%	36.78%	-62.68%	-52.35%	-30.32%	-10.22%	2.85%	29.47%	-61.10%	-46.47%	-32.43%	-12.74%
UK *	Jul-09	11.97%		-58.21%	-48.30%	-29.49%	-8.50%	10.78%		-56.91%	-43.11%	-31.92%	-11.44%
UK *	Aug-09	17.35%		-50.96%	-37.67%	-25.98%	-5.82%	15.94%		-50.04%	-36.06%	-28.75%	-8.90%
UK *	Sep-09	-2.35%	28.31%	-52.11%	-34.78%	-27.17%	-6.77%	-4.13%	23.13%	-52.10%	-37.33%	-30.56%	-9.76%
Asia ex-Jap ex-Aus *	Oct-08	-20.94%		-52.92%	-58.22%	-5.60%	5.55%	-12.42%		-45.71%	-52.33%	-7.38%	3.73%
Asia ex-Jap ex-Aus *	Nov-08	-3.72%		-54.67%	-57.20%	-7.60%	4.93%	-3.79%		-47.77%	-50.49%	-9.84%	3.74%
Asia ex-Jap ex-Aus *	Dec-08	4.82%	-20.21%	-52.48%	-52.48%	-9.37%	4.68%	-4.32%	-19.37%	-50.02%	-50.02%	-14.20%	2.66%
Asia ex-Jap ex-Aus *	Jan-09	-8.77%		-56.65%	-52.18%	-13.58%	1.00%	-1.04%		-50.55%	-44.75%	-15.12%	0.37%
Asia ex-Jap ex-Aus *	Feb-09	-15.78%		-63.49%	-58.44%	-18.61%	-3.01%	-15.03%		-57.98%	-50.32%	-20.31%	-3.43%
Asia ex-Jap ex-Aus *	Mar-09	12.73%	-13.39%	-58.85%	-50.81%	-16.13%	-1.77%	7.83%	-9.32%	-54.68%	-41.29%	-18.69%	-3.28%
Asia ex-Jap ex-Aus *	Apr-09	12.92%		-53.53%	-50.25%	-13.42%	2.55%	13.14%		-48.73%	-41.55%	-14.87%	0.52%
Asia ex-Jap ex-Aus *	May-09	23.49%		-42.62%	-35.62%	-5.17%	6.70%	15.60%		-40.73%	-29.32%	-8.19%	3.55%
Asia ex-Jap ex-Aus *	Jun-09	3.29%	44.02%	-40.73%	-23.24%	-4.97%	7.26%	4.23%	36.32%	-38.22%	-13.77%	-7.86%	4.24%
Asia ex-Jap ex-Aus *	Jul-09	8.75%		-35.54%	-16.26%	-2.93%	8.77%	7.59%		-33.53%	-7.85%	-6.28%	5.27%
Asia ex-Jap ex-Aus *	Aug-09	-0.74%		-36.02%	-11.55%	-4.76%	7.86%	-1.94%		-34.82%	-9.25%	-8.32%	4.33%
Asia ex-Jap ex-Aus *	Sep-09	5.26%	13.62%	-32.66%	13.08%	-3.55%	8.75%	3.34%	9.03%	-32.64%	8.67%	-8.04%	5.26%

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FTSE EPRA/NAREIT Custom Liquid Index Series - Performance

		(USD Total Return)						(EUR Total Return)					
Index *	**Date**	**1M**	**Qtr**	**YTD**	**1Y**	**3Y**	**5Y**	**1M**	**Qtr**	**YTD**	**1Y**	**3Y**	**5Y**
Australia *	Oct-08	-36.47%		-60.96%	-67.59%	-14.97%	-0.88%	-29.63%		-54.98%	-63.02%	-16.57%	-2.59%
Australia *	Nov-08	-3.59%		-62.36%	-65.08%	-16.67%	-2.32%	-3.66%		-56.63%	-59.61%	-18.69%	-3.43%
Australia *	Dec-08	-5.47%	-42.11%	-64.42%	-64.42%	-19.38%	-4.57%	-13.71%	-41.50%	-62.57%	-62.57%	-23.68%	-6.40%
Australia *	Jan-09	-17.66%		-70.70%	-66.31%	-24.91%	-8.36%	-10.69%		-66.57%	-61.08%	-26.25%	-8.93%
Australia *	Feb-09	-15.12%		-75.13%	-71.37%	-29.28%	-12.10%	-14.35%		-71.37%	-65.78%	-30.75%	-12.49%
Australia *	Mar-09	8.09%	-24.45%	-73.12%	-68.27%	-26.28%	-11.12%	3.40%	-20.90%	-70.40%	-62.13%	-28.52%	-12.49%
Australia *	Apr-09	11.72%		-69.97%	-67.07%	-25.01%	-7.67%	11.94%		-66.86%	-61.31%	-26.26%	-9.51%
Australia *	May-09	10.64%		-66.77%	-60.57%	-21.91%	-6.67%	3.57%		-65.68%	-56.71%	-24.40%	-9.38%
Australia *	Jun-09	4.90%	29.66%	-65.14%	-54.22%	-21.85%	-5.47%	5.86%	22.74%	-63.66%	-48.57%	-24.22%	-8.12%
Australia *	Jul-09	5.30%		-63.29%	-48.11%	-21.93%	-5.67%	4.18%		-62.15%	-42.89%	-24.62%	-8.70%
Australia *	Aug-09	16.55%		-57.22%	-40.09%	-18.74%	-3.15%	15.14%		-56.41%	-38.53%	-21.78%	-6.32%
Australia *	Sep-09	14.54%	40.58%	-51.00%	-20.27%	-15.39%	-1.45%	12.45%	34.89%	-50.99%	-23.39%	-19.33%	-4.61%
Japan *	Oct-08	-11.90%		-33.59%	-44.30%	-0.72%	10.02%	-2.41%		-23.43%	-36.45%	-2.59%	8.12%
Japan *	Nov-08	-6.20%		-37.71%	-43.82%	-3.01%	10.12%	-6.27%		-28.23%	-35.01%	-5.36%	8.87%
Japan *	Dec-08	6.94%	-11.63%	-33.39%	-33.39%	-8.07%	10.31%	-2.38%	-10.70%	-29.94%	-29.94%	-12.97%	8.19%
Japan *	Jan-09	-11.06%		-40.75%	-40.09%	-13.19%	5.40%	-3.53%		-32.41%	-30.78%	-14.74%	4.75%
Japan *	Feb-09	-22.69%		-54.20%	-50.02%	-19.72%	-0.55%	-21.99%		-47.27%	-40.25%	-21.40%	-0.98%
Japan *	Mar-09	9.25%	-24.88%	-49.96%	-44.40%	-19.60%	-2.51%	4.50%	-21.36%	-44.90%	-33.65%	-22.04%	-4.01%
Japan *	Apr-09	7.93%		-45.99%	-48.39%	-16.74%	1.52%	8.15%		-40.41%	-39.36%	-18.13%	-0.50%
Japan *	May-09	22.60%		-33.79%	-36.13%	-8.73%	5.63%	14.77%		-31.61%	-29.88%	-11.64%	2.56%
Japan *	Jun-09	6.58%	41.03%	-29.43%	-20.51%	-7.67%	5.91%	7.55%	33.49%	-26.44%	-10.71%	-10.48%	2.94%
Japan *	Jul-09	3.13%		-27.22%	-19.27%	-6.16%	8.00%	2.03%		-24.95%	-11.15%	-9.39%	4.53%
Japan *	Aug-09	3.97%		-24.34%	-10.02%	-6.94%	8.76%	2.71%		-22.91%	-7.69%	-10.42%	5.21%
Japan *	Sep-09	-6.18%	0.59%	-29.02%	-5.83%	-9.33%	8.06%	-7.89%	-3.47%	-29.00%	-9.51%	-13.55%	4.59%
North America *	Oct-08	-32.19%		-33.11%	-42.40%	-6.59%	4.77%	-24.89%		-22.88%	-34.29%	-8.35%	2.96%
North America *	Nov-08	-23.13%		-48.58%	-51.16%	-15.72%	-1.44%	-23.18%		-40.75%	-43.51%	-17.76%	-2.55%
North America *	Dec-08	15.47%	-39.81%	-40.63%	-40.63%	-11.71%	0.79%	5.40%	-39.18%	-37.56%	-37.56%	-16.41%	-1.15%
North America *	Jan-09	-16.77%		-50.59%	-49.91%	-18.74%	-3.61%	-9.72%		-43.63%	-42.13%	-20.19%	-4.21%
North America *	Feb-09	-20.36%		-60.65%	-58.75%	-25.17%	-8.30%	-19.64%		-54.70%	-50.70%	-26.73%	-8.70%
North America *	Mar-09	3.40%	-31.46%	-59.31%	-59.54%	-25.54%	-8.68%	-1.08%	-28.24%	-55.19%	-51.71%	-27.81%	-10.08%
North America *	Apr-09	30.29%		-46.98%	-50.14%	-17.79%	-0.77%	30.54%		-41.50%	-41.41%	-19.16%	-2.74%
North America *	May-09	3.69%		-45.03%	-48.58%	-16.14%	-1.39%	-2.93%		-43.22%	-43.55%	-18.81%	-4.30%
North America *	Jun-09	-2.88%	31.21%	-46.61%	-44.14%	-18.29%	-2.53%	-2.00%	24.19%	-44.35%	-37.25%	-20.78%	-5.27%
North America *	Jul-09	10.67%		-40.92%	-39.62%	-16.44%	-0.64%	9.49%		-39.07%	-33.55%	-19.32%	-3.84%
North America *	Aug-09	13.74%		-32.79%	-32.92%	-13.92%	0.51%	12.37%		-31.53%	-31.19%	-17.14%	-2.77%
North America *	Sep-09	7.23%	34.97%	-27.94%	-26.95%	-12.51%	1.88%	5.27%	29.52%	-27.92%	-29.80%	-16.59%	-1.39%

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FTSE EPRA/NAREIT Custom Liquid Index Series - Performance

		(USD Total Return)						(EUR Total Return)					
Index *	**Date**	**1M**	**Qtr**	**YTD**	**1Y**	**3Y**	**5Y**	**1M**	**Qtr**	**YTD**	**1Y**	**3Y**	**5Y**
Global *	Oct-08	-27.87%		-44.24%	-30.01%	-7.29%	5.00%	-20.10%		-35.71%	-44.34%	-9.04%	3.19%
Global *	Nov-08	-14.51%		-52.33%	-23.06%	-13.04%	1.04%	-14.56%		-45.07%	-47.72%	-15.15%	-0.10%
Global *	Dec-08	9.66%	-32.38%	-47.72%	-10.45%	-11.53%	1.96%	0.10%	-31.67%	-45.02%	-45.02%	-16.25%	0.00%
Global *	Jan-09	-12.86%		-54.44%	-52.42%	-17.29%	-1.69%	-5.48%		-48.03%	-45.03%	-18.76%	-2.30%
Global *	Feb-09	-16.49%		-61.96%	-59.53%	-22.69%	-5.83%	-15.74%		-56.21%	-51.63%	-24.30%	-6.24%
Global *	Mar-09	7.06%	-22.09%	-59.27%	-56.84%	-22.07%	-5.43%	2.41%	-18.43%	-55.15%	-48.49%	-24.44%	-6.88%
Global *	Apr-09	20.66%		-50.86%	-50.99%	-16.90%	0.49%	20.90%		-45.78%	-42.42%	-18.30%	-1.51%
Global *	May-09	12.63%		-44.65%	-43.41%	-12.54%	1.90%	5.44%		-42.83%	-37.87%	-15.33%	-1.11%
Global *	Jun-09	0.00%	35.91%	-44.65%	-35.86%	-13.57%	1.41%	0.91%	28.64%	-42.31%	-27.95%	-16.20%	-1.44%
Global *	Jul-09	10.01%		-39.11%	-30.01%	-11.82%	3.19%	8.84%		-37.21%	-22.97%	-14.87%	-0.13%
Global *	Aug-09	7.65%		-34.45%	-23.06%	-10.74%	3.60%	6.35%		-33.22%	-21.06%	-14.08%	0.21%
Global *	Sep-09	5.62%	25.08%	-30.77%	-10.45%	-9.77%	4.51%	3.70%	20.03%	-30.75%	-13.94%	-13.98%	1.16%
Global ex-US *	Oct-08	-24.33%		-50.66%	-56.39%	-7.37%	5.81%	-16.18%		-43.11%	-50.25%	-9.25%	3.89%
Global ex-US *	Nov-08	-7.52%		-54.37%	-56.72%	-10.54%	3.57%	-7.58%		-47.43%	-49.94%	-12.70%	2.31%
Global ex-US *	Dec-08	5.20%	-26.38%	-52.00%	-52.00%	-11.30%	3.28%	-3.96%	-25.61%	-49.51%	-49.51%	-16.02%	1.20%
Global ex-US *	Jan-09	-9.68%		-56.65%	-53.88%	-16.01%	0.23%	-2.03%		-50.54%	-46.71%	-17.51%	-0.48%
Global ex-US *	Feb-09	-13.52%		-62.51%	-59.79%	-20.63%	-3.61%	-12.74%		-56.84%	-51.93%	-22.29%	-4.12%
Global ex-US *	Mar-09	8.95%	-14.90%	-59.15%	-54.96%	-19.38%	-2.68%	4.22%	-10.91%	-55.02%	-46.24%	-21.83%	-4.25%
Global ex-US *	Apr-09	14.96%		-53.04%	-51.38%	-16.12%	1.64%	15.19%		-48.18%	-42.87%	-17.52%	-0.47%
Global ex-US *	May-09	18.93%		-44.15%	-39.72%	-9.85%	4.60%	11.34%		-42.31%	-33.82%	-12.72%	1.46%
Global ex-US *	Jun-09	1.59%	38.90%	-43.26%	-30.15%	-10.07%	4.58%	2.52%	31.48%	-40.86%	-21.54%	-12.80%	1.56%
Global ex-US *	Jul-09	9.82%		-37.69%	-23.02%	-8.30%	6.27%	8.65%		-35.74%	-15.28%	-11.46%	2.76%
Global ex-US *	Aug-09	4.32%		-34.99%	-15.58%	-8.09%	6.49%	3.06%		-33.77%	-13.40%	-11.53%	2.91%
Global ex-US *	Sep-09	4.78%	20.05%	-31.88%	4.47%	-7.40%	6.98%	2.87%	15.20%	-31.87%	0.39%	-11.71%	3.46%

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FTSE EPRA/NAREIT Custom Liquid Index Series - Performance

Liquid		(USD Total Return)						(EUR Total Return)					
Index	**Date**	**1M**	**Qtr**	**YTD**	**1Y**	**3Y**	**5Y**	**1M**	**Qtr**	**YTD**	**1Y**	**3Y**	**5Y**
Europe ex-UK	Oct-08	-28.92%		-46.17%	-52.31%	-8.46%	7.19%	-21.26%		-37.94%	-45.59%	-10.19%	5.34%
Europe ex-UK	Nov-08	-10.18%		-51.65%	-54.07%	-11.03%	3.28%	-10.24%		-44.29%	-46.87%	-13.19%	2.11%
Europe ex-UK	Dec-08	15.20%	-26.45%	-44.31%	-44.31%	-7.44%	4.82%	5.16%	-25.67%	-41.42%	-41.42%	-12.37%	2.81%
Europe ex-UK	Jan-09	-8.64%		-8.64%	-49.02%	-12.87%	2.83%	-0.90%		-0.90%	-41.09%	-14.42%	2.20%
Europe ex-UK	Feb-09	-7.34%		-15.34%	-56.24%	-16.65%	0.27%	-6.50%		-7.34%	-47.68%	-18.39%	-0.17%
Europe ex-UK	Mar-09	2.24%	-13.45%	-13.45%	-56.26%	-17.94%	0.40%	-2.20%	-9.38%	-9.38%	-47.79%	-20.44%	-1.14%
Europe ex-UK	Apr-09	13.24%		-1.98%	-50.07%	-14.76%	4.12%	13.47%		2.83%	-41.33%	-16.19%	2.05%
Europe ex-UK	May-09	9.11%		6.94%	-44.67%	-11.18%	5.14%	2.14%		5.04%	-39.24%	-14.01%	2.08%
Europe ex-UK	Jun-09	-5.12%	17.24%	1.47%	-40.53%	-13.37%	3.21%	-4.25%	10.98%	0.57%	-33.18%	-16.00%	0.32%
Europe ex-UK	Jul-09	13.09%		14.76%	-30.85%	-11.22%	5.69%	11.89%		12.53%	-23.88%	-14.28%	2.29%
Europe ex-UK	Aug-09	16.32%		33.49%	-15.44%	-7.14%	7.96%	14.92%		29.33%	-13.23%	-10.61%	4.44%
Europe ex-UK	Sep-09	6.69%	40.35%	42.42%	4.75%	-7.02%	8.49%	4.74%	34.68%	35.46%	0.68%	-11.35%	5.01%
UK	Oct-08	-29.14%		-47.25%	-55.06%	-12.97%	2.60%	-21.51%		-39.18%	-48.73%	-14.61%	0.83%
UK	Nov-08	-21.07%		-58.36%	-60.59%	-21.28%	-3.56%	-21.12%		-52.02%	-54.41%	-23.19%	-4.65%
UK	Dec-08	-4.83%	-46.77%	-60.37%	-60.37%	-24.09%	-6.10%	-13.12%	-46.21%	-58.32%	-58.32%	-27.73%	-7.91%
UK	Jan-09	-22.56%		-22.56%	-70.84%	-31.99%	-10.89%	-16.00%		-16.00%	-66.31%	-33.48%	-11.44%
UK	Feb-09	-11.56%		-31.51%	-73.61%	-35.80%	-14.88%	-10.77%		-25.04%	-68.45%	-37.01%	-15.25%
UK	Mar-09	0.49%	-31.18%	-31.18%	-73.19%	-36.51%	-14.85%	-3.87%	-27.95%	-27.95%	-68.00%	-38.62%	-16.16%
UK	Apr-09	28.07%		-11.86%	-63.70%	-31.38%	-9.77%	28.32%		-7.54%	-57.35%	-33.62%	-11.56%
UK	May-09	2.19%		-9.93%	-58.90%	-30.87%	-10.47%	-4.33%		-11.55%	-54.88%	-34.58%	-13.07%
UK	Jun-09	1.99%	33.47%	-8.14%	-53.73%	-30.63%	-10.45%	2.92%	26.34%	-8.97%	-48.02%	-34.16%	-12.96%
UK	Jul-09	11.70%		2.60%	-49.99%	-29.99%	-8.72%	10.50%		0.59%	-44.97%	-33.79%	-11.66%
UK	Aug-09	15.44%		18.44%	-40.75%	-26.88%	-6.39%	14.05%		14.73%	-39.21%	-29.61%	-9.45%
UK	Sep-09	-2.93%	25.17%	14.98%	-38.80%	-28.14%	-7.42%	-4.70%	20.11%	9.34%	-41.19%	-31.49%	-10.39%
Asia ex-Jap ex-Aus	Oct-08	-15.48%		-58.04%	-58.31%	-0.75%	6.29%	-6.37%		-51.62%	-52.43%	-2.62%	4.46%
Asia ex-Jap ex-Aus	Nov-08	-1.47%		-58.66%	-59.07%	-2.65%	6.55%	-1.54%		-52.37%	-52.66%	-5.01%	5.35%
Asia ex-Jap ex-Aus	Dec-08	7.24%	-10.70%	-55.67%	-55.67%	-1.19%	6.87%	-2.11%	-9.76%	-53.37%	-53.37%	-5.93%	4.82%
Asia ex-Jap ex-Aus	Jan-09	-0.43%		-0.43%	-50.60%	-4.02%	3.70%	8.01%		8.01%	-42.92%	-6.11%	3.05%
Asia ex-Jap ex-Aus	Feb-09	-9.85%		-10.23%	-54.02%	-8.47%	1.31%	-9.04%		-1.75%	-45.04%	-10.20%	0.87%
Asia ex-Jap ex-Aus	Mar-09	15.93%	4.07%	4.07%	-41.97%	-4.80%	5.58%	10.90%	8.96%	8.96%	-30.75%	-7.97%	3.96%
Asia ex-Jap ex-Aus	Apr-09	16.31%		21.04%	-39.14%	-2.11%	10.24%	16.53%		26.97%	-28.50%	-5.31%	8.05%
Asia ex-Jap ex-Aus	May-09	25.55%		51.96%	-19.40%	8.98%	16.01%	17.54%		49.24%	-11.51%	3.13%	12.64%
Asia ex-Jap ex-Aus	Jun-09	0.48%	46.72%	52.69%	-5.27%	8.95%	16.72%	1.40%	38.88%	51.32%	6.41%	3.41%	13.45%
Asia ex-Jap ex-Aus	Jul-09	14.48%		74.80%	5.16%	12.78%	18.51%	13.26%		71.38%	15.73%	6.67%	14.70%
Asia ex-Jap ex-Aus	Aug-09	-9.90%		57.48%	4.59%	7.16%	14.28%	-10.99%		52.55%	7.30%	3.16%	10.55%
Asia ex-Jap ex-Aus	Sep-09	8.72%	12.13%	71.21%	52.90%	9.76%	15.81%	6.74%	7.60%	62.82%	46.93%	4.64%	12.09%

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FTSE EPRA/NAREIT Custom Liquid Index Series - Performance

Liquid		(USD Total Return)						(EUR Total Return)					
Index	**Date**	**1M**	**Qtr**	**YTD**	**1Y**	**3Y**	**5Y**	**1M**	**Qtr**	**YTD**	**1Y**	**3Y**	**5Y**
Australia	Oct-08	-33.02%		-58.22%	-65.19%	-13.52%	0.81%	-25.80%		-51.83%	-60.29%	-15.15%	-0.93%
Australia	Nov-08	-3.73%		-59.78%	-62.56%	-15.33%	-0.72%	-3.80%		-53.66%	-56.69%	-17.38%	-1.85%
Australia	Dec-08	-4.27%	-38.27%	-61.49%	-61.49%	-17.74%	-2.72%	-12.61%	-37.62%	-59.50%	-59.50%	-22.12%	-4.59%
Australia	Jan-09	-16.09%		-16.09%	-63.08%	-22.84%	-6.18%	-8.98%		-8.98%	-57.34%	-24.22%	-6.77%
Australia	Feb-09	-15.28%		-28.91%	-68.63%	-27.34%	-10.06%	-14.52%		-22.20%	-62.50%	-28.85%	-10.46%
Australia	Mar-09	4.50%	-25.72%	-25.72%	-66.65%	-24.97%	-9.70%	-0.04%	-22.23%	-22.23%	-60.20%	-27.26%	-11.09%
Australia	Apr-09	11.13%		-17.45%	-65.35%	-23.86%	-6.35%	11.35%		-13.40%	-59.29%	-25.14%	-8.21%
Australia	May-09	10.98%		-8.39%	-58.02%	-20.65%	-5.30%	3.89%		-10.03%	-53.91%	-23.18%	-8.05%
Australia	Jun-09	4.72%	29.15%	-4.07%	-51.26%	-20.59%	-4.24%	5.67%	22.25%	-4.93%	-45.26%	-23.00%	-6.93%
Australia	Jul-09	4.21%		-0.03%	-45.54%	-21.11%	-4.57%	3.10%		-1.98%	-40.07%	-23.83%	-7.64%
Australia	Aug-09	16.27%		16.24%	-37.53%	-17.83%	-2.15%	14.87%		12.60%	-35.91%	-20.90%	-5.35%
Australia	Sep-09	15.48%	39.92%	34.23%	-17.14%	-14.11%	-0.21%	13.37%	34.27%	27.65%	-20.37%	-18.11%	-3.41%
Japan	Oct-08	-10.55%		-31.12%	-43.04%	0.94%	10.71%	-0.91%		-20.59%	-35.01%	-0.96%	8.80%
Japan	Nov-08	-7.12%		-36.03%	-42.80%	-1.55%	10.79%	-7.18%		-26.29%	-33.83%	-3.94%	9.54%
Japan	Dec-08	5.62%	-12.25%	-32.43%	-32.43%	-7.36%	10.68%	-3.58%	-11.32%	-28.93%	-28.93%	-11.81%	8.55%
Japan	Jan-09	-11.89%		-11.89%	-40.35%	-13.01%	5.35%	-4.43%		-4.43%	-31.09%	-14.91%	4.69%
Japan	Feb-09	-22.73%		-31.92%	-49.71%	-19.63%	-0.65%	-22.03%		-25.48%	-39.89%	-21.15%	-1.08%
Japan	Mar-09	8.93%	-25.83%	-25.83%	-44.36%	-19.59%	-2.59%	4.20%	-22.35%	-22.35%	-33.60%	-22.27%	-4.08%
Japan	Apr-09	8.47%		-19.55%	-49.03%	-16.46%	1.62%	8.68%		-15.61%	-40.11%	-19.19%	-0.39%
Japan	May-09	23.93%		-0.30%	-35.86%	-8.05%	6.13%	16.02%		-2.09%	-29.58%	-12.99%	3.04%
Japan	Jun-09	6.28%	42.88%	5.97%	-20.14%	-7.29%	6.07%	7.25%	35.24%	5.01%	-10.29%	-12.00%	3.10%
Japan	Jul-09	3.25%		9.40%	-20.03%	-5.78%	8.23%	2.15%		7.27%	-11.99%	-10.88%	4.75%
Japan	Aug-09	3.15%		12.85%	-11.39%	-6.72%	8.89%	1.91%		9.31%	-9.09%	-10.20%	5.33%
Japan	Sep-09	-6.63%	-0.56%	5.37%	-7.53%	-9.34%	8.10%	-8.33%	-4.58%	0.21%	-11.14%	-13.56%	4.63%
North America	Oct-08	-32.33%		-33.64%	-43.25%	-7.36%	4.56%	-25.04%		-23.49%	-35.25%	-9.11%	2.75%
North America	Nov-08	-24.13%		-49.65%	-52.35%	-16.80%	-1.86%	-24.18%		-41.98%	-44.88%	-18.81%	-2.97%
North America	Dec-08	15.64%	-40.63%	-41.78%	-41.78%	-12.77%	0.38%	5.56%	-40.00%	-38.76%	-38.76%	-17.42%	-1.55%
North America	Jan-09	-17.29%		-17.29%	-51.16%	-19.86%	-4.01%	-10.29%		-10.29%	-43.57%	-21.29%	-4.61%
North America	Feb-09	-20.59%		-34.32%	-59.77%	-26.29%	-8.74%	-19.88%		-28.12%	-51.91%	-27.83%	-9.14%
North America	Mar-09	3.74%	-31.87%	-31.87%	-60.59%	-26.62%	-9.10%	-0.76%	-28.66%	-28.66%	-52.96%	-28.86%	-10.49%
North America	Apr-09	29.08%		-12.05%	-51.89%	-19.23%	-1.40%	29.33%		-7.74%	-43.47%	-20.58%	-3.36%
North America	May-09	3.16%		-9.27%	-50.50%	-17.77%	-2.16%	-3.42%		-10.90%	-45.66%	-20.39%	-5.01%
North America	Jun-09	-3.26%	28.82%	-12.23%	-46.44%	-19.97%	-3.33%	-2.38%	21.93%	-13.02%	-39.84%	-22.40%	-6.04%
North America	Jul-09	10.69%		-2.85%	-42.26%	-18.23%	-1.52%	9.51%		-4.75%	-36.46%	-21.05%	-4.69%
North America	Aug-09	13.63%		10.39%	-35.85%	-15.76%	-0.42%	12.26%		6.93%	-34.19%	-18.91%	-3.68%
North America	Sep-09	6.99%	34.56%	18.10%	-29.88%	-14.41%	0.92%	5.04%	29.12%	12.31%	-32.62%	-18.40%	-2.32%

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FTSE EPRA/NAREIT Custom Liquid Index Series - Performance

Liquid		(USD Total Return)						(EUR Total Return)					
Index	**Date**	**1M**	**Qtr**	**YTD**	**1Y**	**3Y**	**5Y**	**1M**	**Qtr**	**YTD**	**1Y**	**3Y**	**5Y**
Global	Oct-08	-27.04%		-43.35%	-50.48%	-7.03%	5.02%	-19.18%		-34.68%	-43.50%	-8.47%	4.12%
Global	Nov-08	-14.90%		-51.79%	-54.40%	-12.91%	1.01%	-14.95%		-44.45%	-47.25%	-14.43%	0.91%
Global	Dec-08	9.03%	-32.30%	-47.43%	-47.43%	-11.62%	1.80%	-0.47%	-31.59%	-44.71%	-44.71%	-16.33%	0.52%
Global	Jan-09	-13.01%		-13.01%	-52.52%	-17.41%	-1.86%	-5.64%		-5.64%	-45.15%	-18.88%	-1.90%
Global	Feb-09	-16.51%		-27.37%	-59.41%	-22.82%	-6.02%	-15.76%		-20.51%	-51.48%	-24.43%	-6.19%
Global	Mar-09	6.68%	-22.52%	-22.52%	-56.97%	-22.26%	-5.68%	2.05%	-18.87%	-18.87%	-48.64%	-24.63%	-6.67%
Global	Apr-09	19.86%		-7.13%	-51.51%	-17.29%	0.10%	20.09%		-2.57%	-43.03%	-18.67%	-2.13%
Global	May-09	11.71%		3.75%	-44.27%	-13.18%	1.33%	4.58%		1.89%	-38.81%	-15.95%	-1.45%
Global	Jun-09	-0.22%	33.60%	3.52%	-37.00%	-14.28%	0.79%	0.69%	26.46%	2.59%	-29.23%	-16.89%	-1.79%
Global	Jul-09	10.12%		14.00%	-31.45%	-12.62%	2.60%	8.95%		11.77%	-24.56%	-15.63%	-0.51%
Global	Aug-09	7.28%		22.30%	-24.92%	-11.62%	2.92%	5.99%		18.47%	-22.97%	-14.92%	0.19%
Global	Sep-09	5.59%	24.75%	29.14%	-12.58%	-10.66%	3.87%	3.66%	19.71%	22.81%	-15.99%	-14.83%	0.95%
Global ex-US	Oct-08	-22.75%		-48.93%	-54.79%	-6.46%	6.11%	-14.43%		-41.12%	-48.41%	-8.23%	4.28%
Global ex-US	Nov-08	-7.72%		-52.87%	-55.39%	-9.67%	3.89%	-7.78%		-45.70%	-48.40%	-11.86%	2.72%
Global ex-US	Dec-08	4.18%	-25.74%	-50.90%	-50.90%	-10.85%	3.39%	-4.90%	-24.96%	-48.36%	-48.36%	-15.60%	1.40%
Global ex-US	Jan-09	-9.64%		-9.64%	-53.31%	-15.59%	0.33%	-1.99%		-1.99%	-46.05%	-17.09%	-0.29%
Global ex-US	Feb-09	-13.48%		-21.83%	-58.96%	-20.21%	-3.55%	-12.70%		-14.44%	-50.95%	-21.88%	-3.97%
Global ex-US	Mar-09	8.19%	-15.43%	-15.43%	-54.44%	-19.05%	-2.70%	3.49%	-11.46%	-11.46%	-45.62%	-21.52%	-4.19%
Global ex-US	Apr-09	14.56%		-3.11%	-51.09%	-15.84%	1.58%	14.79%		1.64%	-42.53%	-17.25%	-0.44%
Global ex-US	May-09	17.61%		13.95%	-39.77%	-9.86%	4.33%	10.11%		11.91%	-33.88%	-12.73%	1.29%
Global ex-US	Jun-09	1.49%	36.75%	15.65%	-30.30%	-10.16%	4.21%	2.42%	29.45%	14.62%	-21.71%	-12.89%	1.29%
Global ex-US	Jul-09	9.96%		27.17%	-23.49%	-8.48%	5.98%	8.79%		24.69%	-15.80%	-11.64%	2.57%
Global ex-US	Aug-09	3.84%		32.06%	-16.63%	-8.40%	6.09%	2.59%		27.92%	-14.47%	-11.82%	2.62%
Global ex-US	Sep-09	4.85%	19.72%	38.46%	2.82%	-7.70%	6.67%	2.93%	14.88%	31.67%	-1.20%	-12.00%	3.25%

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Section 10

Risk / Return Profiles and Correlations

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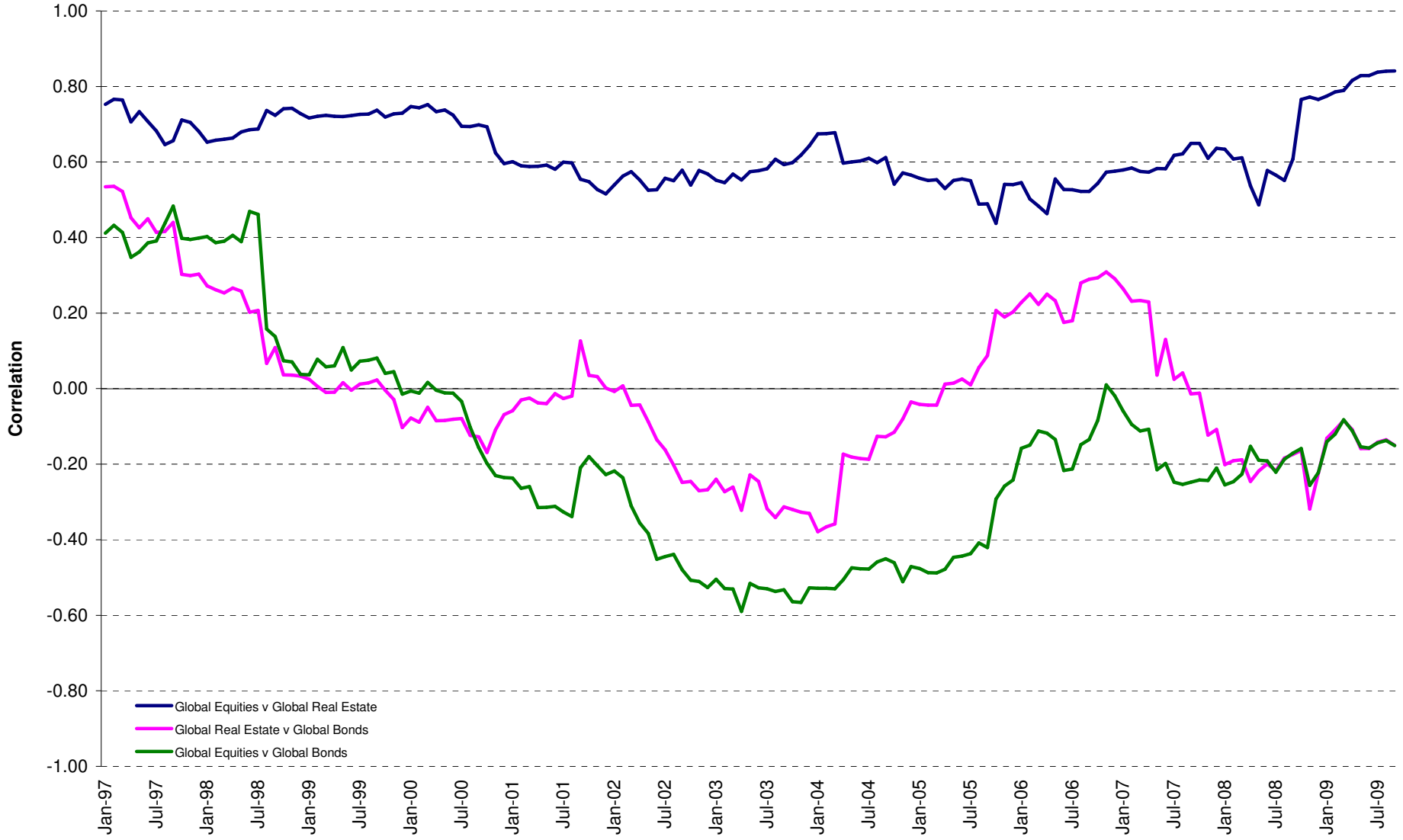
Graph 34: Developed Real Estate, Equities & Bonds 36 Months Asset Class Correlations (Local) 1997 to Date



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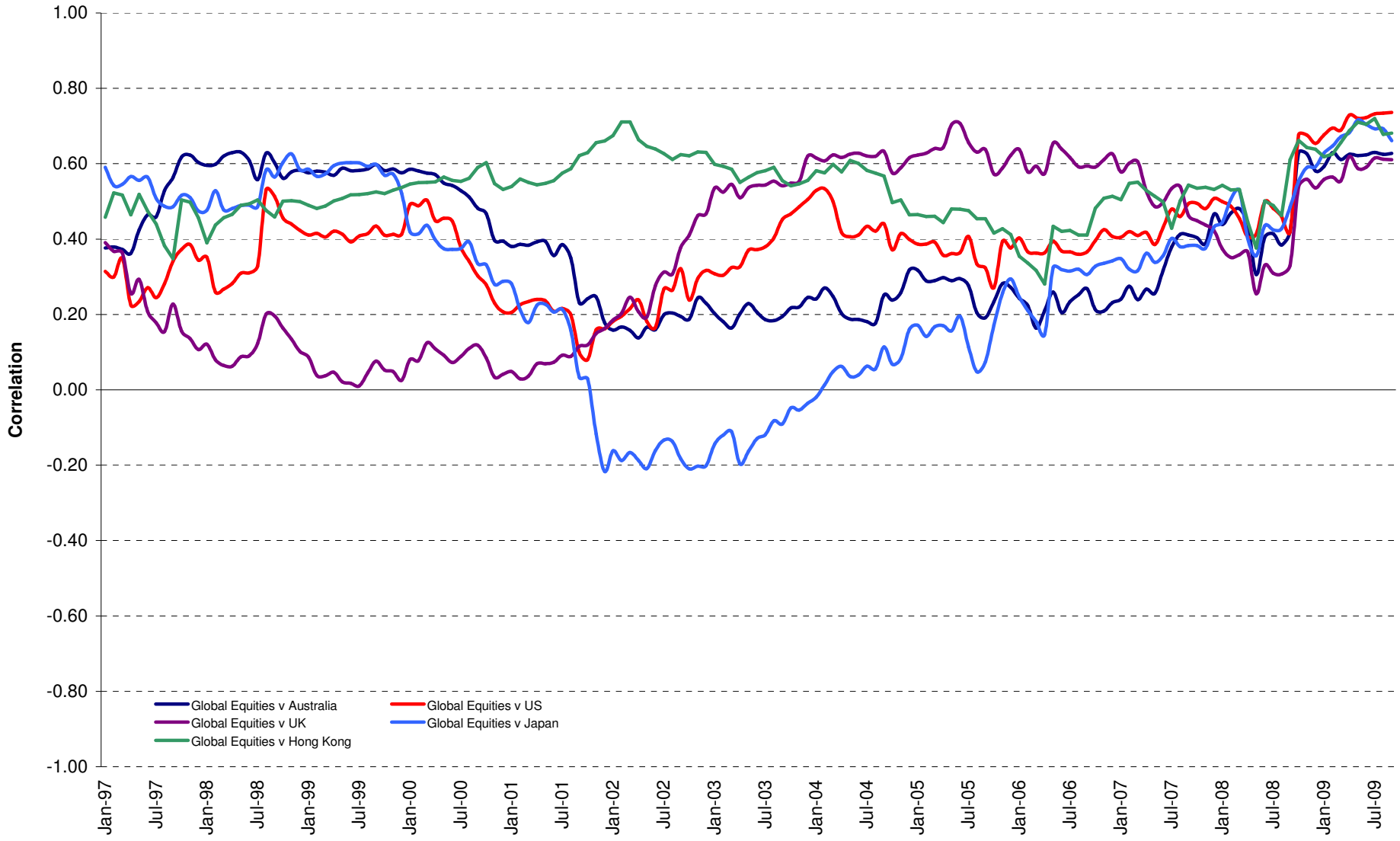
Graph 35: Top 5 Countries v Global Equities 36 Months Correlations (Local) 1997 to Date



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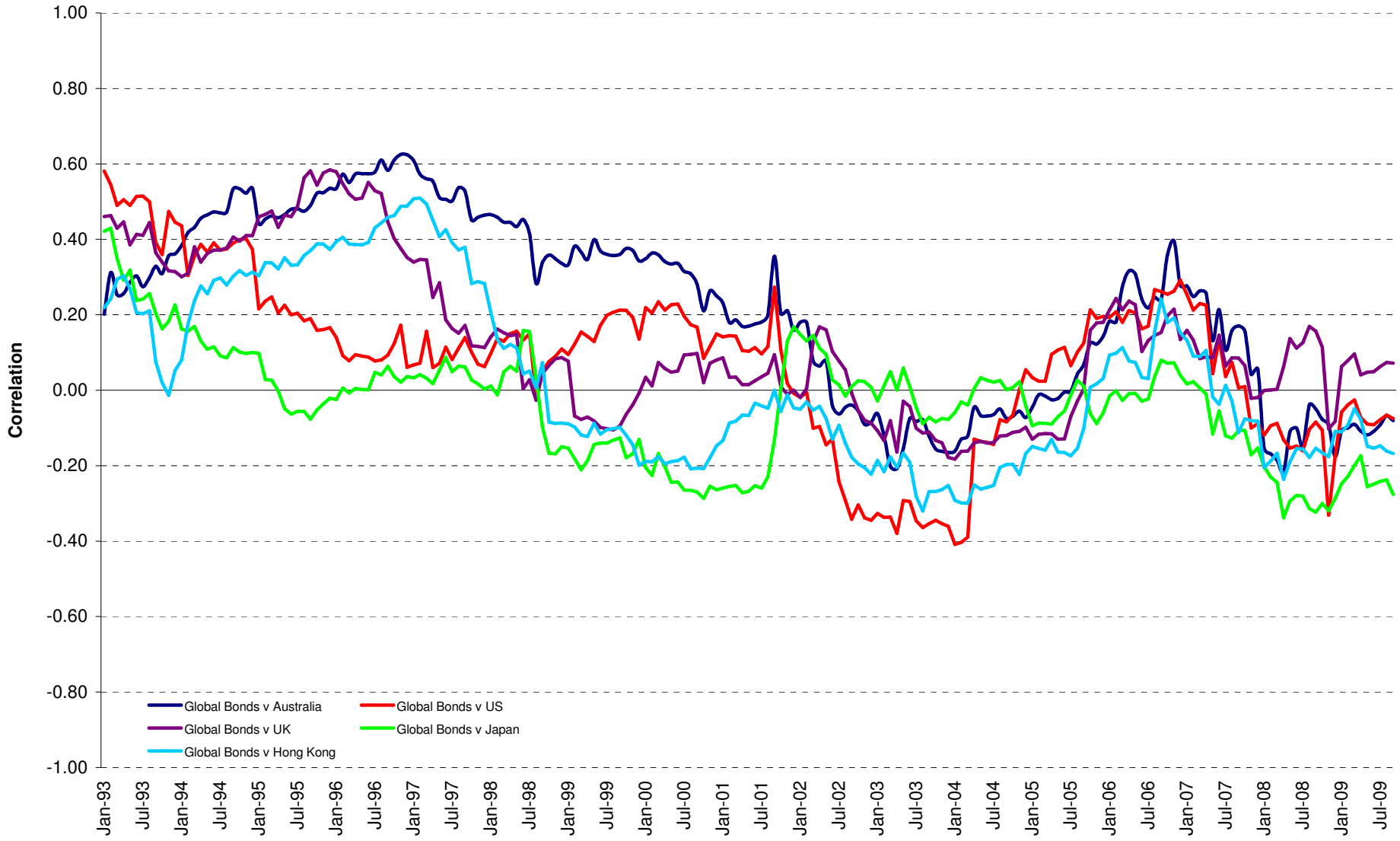
Graph 36: Top 5 Countries v Global Bonds 36 Months Correlations (Local) 1993 to Date



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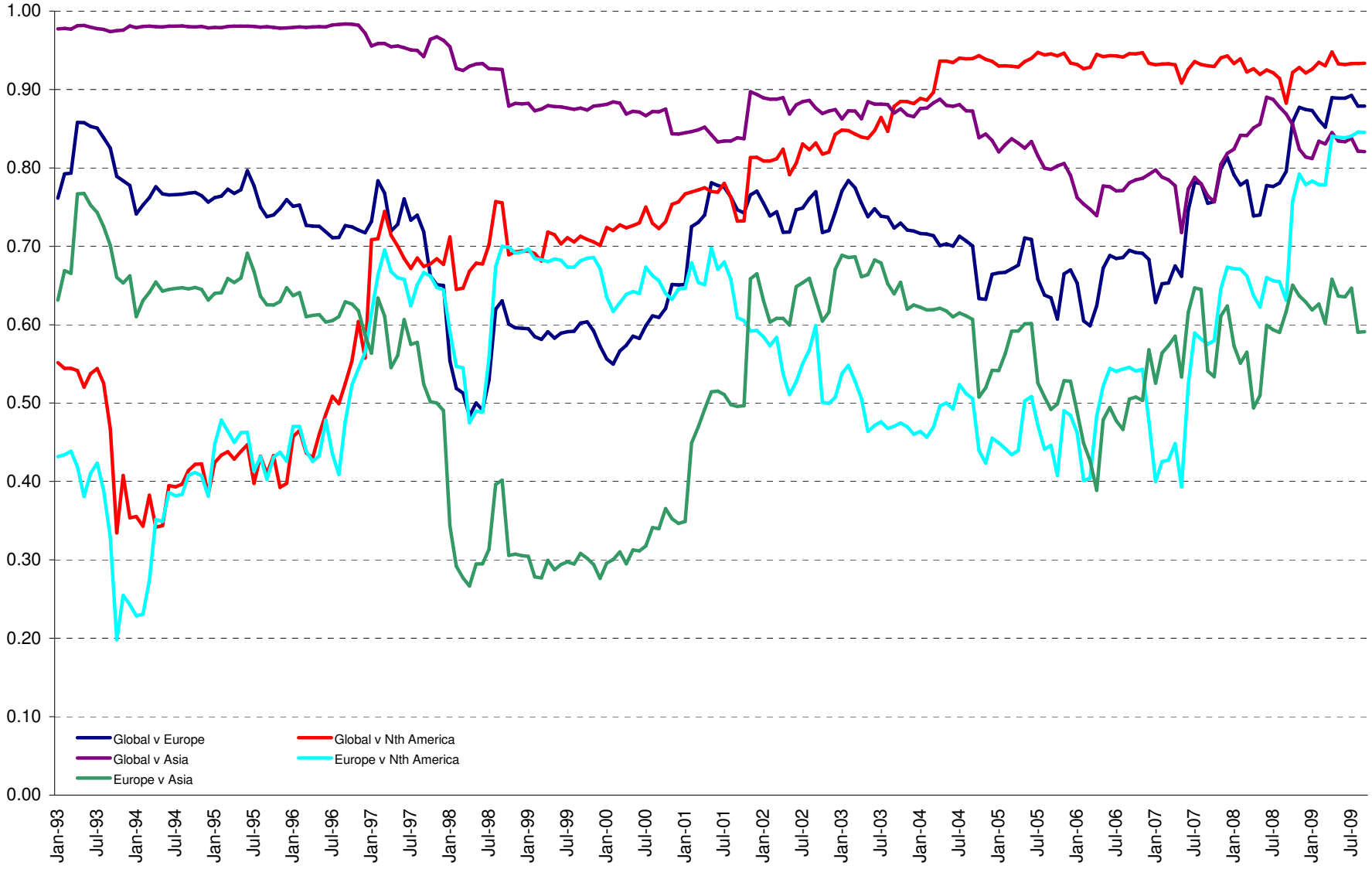
Graph 37: Global Developed & Developed Regional 36 Months Correlations (EUR) 1993 to Date



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36 Months Correlations (in EUR)

	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	0.88	0.93	0.82	0.88	0.77	0.72	0.62	-0.24
Europe Real Estate	0.88	1.00	0.85	0.59	0.72	0.71	0.65	0.53	-0.15
Nth America Real Estate	0.93	0.85	1.00	0.58	0.72	0.67	0.68	0.49	-0.15
Asia Real Estate	0.82	0.59	0.58	1.00	0.89	0.69	0.58	0.65	-0.33
Global Equities	0.88	0.72	0.72	0.89	1.00	0.80	0.75	0.67	-0.42
Europe Equities	0.77	0.71	0.67	0.69	0.80	1.00	0.86	0.90	-0.27
North America Equities	0.72	0.65	0.68	0.58	0.75	0.86	1.00	0.78	-0.24
Asia Equities	0.62	0.53	0.49	0.65	0.67	0.90	0.78	1.00	-0.24
Global Bonds	-0.24	-0.15	-0.15	-0.33	-0.42	-0.27	-0.24	-0.24	1.00

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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	0.87	0.88	0.87	0.88	0.80	-0.03
Europe Real Estate	0.91	1.00	0.87	0.70	0.79	0.80	0.79	0.70	0.01
Nth America Real Estate	0.94	0.87	1.00	0.66	0.76	0.76	0.80	0.65	0.01
Asia Real Estate	0.87	0.70	0.66	1.00	0.85	0.84	0.81	0.84	-0.08
Global Equities	0.88	0.79	0.76	0.85	1.00	0.99	0.97	0.95	-0.05
Europe Equities	0.87	0.80	0.76	0.84	0.99	1.00	0.94	0.94	-0.04
North America Equities	0.88	0.79	0.80	0.81	0.97	0.94	1.00	0.87	-0.04
Asia Equities	0.80	0.70	0.65	0.84	0.95	0.94	0.87	1.00	-0.05
Global Bonds	-0.03	0.01	0.01	-0.08	-0.05	-0.04	-0.04	-0.05	1.00

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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	0.42	0.38	0.53	0.62	0.78	0.62	0.53	0.37	0.62	0.68	0.45	0.46	0.63	0.42	0.59	0.50	0.58	0.74	-0.06
Singapore	0.42	1.00	0.80	0.72	0.52	0.64	0.36	0.51	0.39	0.54	0.53	0.37	0.53	0.54	0.54	0.29	0.23	0.50	0.63	-0.31
Hong Kong	0.38	0.80	1.00	0.65	0.41	0.49	0.21	0.35	0.23	0.48	0.38	0.39	0.37	0.36	0.47	0.17	0.19	0.27	0.69	-0.20
Japan	0.53	0.72	0.65	1.00	0.60	0.66	0.44	0.47	0.33	0.51	0.60	0.26	0.44	0.55	0.48	0.31	0.31	0.46	0.71	-0.28
US	0.62	0.52	0.41	0.60	1.00	0.76	0.81	0.72	0.66	0.62	0.79	0.49	0.46	0.77	0.77	0.47	0.55	0.73	0.66	-0.05
Canada	0.78	0.64	0.49	0.66	0.76	1.00	0.65	0.64	0.50	0.76	0.75	0.45	0.60	0.74	0.59	0.54	0.53	0.68	0.73	-0.16
UK	0.62	0.36	0.21	0.44	0.81	0.65	1.00	0.73	0.70	0.60	0.80	0.56	0.43	0.76	0.62	0.61	0.60	0.77	0.56	0.09
Switzerland	0.53	0.51	0.35	0.47	0.72	0.64	0.73	1.00	0.50	0.62	0.67	0.28	0.46	0.67	0.64	0.48	0.58	0.59	0.52	0.00
Sweden	0.37	0.39	0.23	0.33	0.66	0.50	0.70	0.50	1.00	0.44	0.73	0.47	0.66	0.71	0.79	0.37	0.65	0.79	0.36	0.19
Austria	0.62	0.54	0.48	0.51	0.62	0.76	0.60	0.62	0.44	1.00	0.72	0.61	0.50	0.70	0.54	0.46	0.57	0.75	0.75	-0.32
Netherlands	0.68	0.53	0.38	0.60	0.79	0.75	0.80	0.67	0.73	0.72	1.00	0.55	0.66	0.92	0.70	0.56	0.74	0.84	0.72	-0.20
Norway	0.45	0.37	0.39	0.26	0.49	0.45	0.56	0.28	0.47	0.61	0.55	1.00	0.37	0.51	0.32	0.59	0.40	0.63	0.61	-0.27
Italy	0.46	0.53	0.37	0.44	0.46	0.60	0.43	0.46	0.66	0.50	0.66	0.37	1.00	0.65	0.54	0.39	0.71	0.71	0.44	-0.19
France	0.63	0.54	0.36	0.55	0.77	0.74	0.76	0.67	0.71	0.70	0.92	0.51	0.65	1.00	0.67	0.52	0.77	0.81	0.66	-0.15
Germany	0.42	0.54	0.47	0.48	0.77	0.59	0.62	0.64	0.79	0.54	0.70	0.32	0.54	0.67	1.00	0.20	0.46	0.69	0.48	0.11
Greece	0.59	0.29	0.17	0.31	0.47	0.54	0.61	0.48	0.37	0.46	0.56	0.59	0.39	0.52	0.20	1.00	0.48	0.56	0.53	-0.22
Belgium	0.50	0.23	0.19	0.31	0.55	0.53	0.60	0.58	0.65	0.57	0.74	0.40	0.71	0.77	0.46	0.48	1.00	0.67	0.49	0.00
Finland	0.58	0.50	0.27	0.46	0.73	0.68	0.77	0.59	0.79	0.75	0.84	0.63	0.71	0.81	0.69	0.56	0.67	1.00	0.54	-0.16
Global Equities	0.74	0.63	0.69	0.71	0.66	0.73	0.56	0.52	0.36	0.75	0.72	0.61	0.44	0.66	0.48	0.53	0.49	0.54	1.00	-0.42
Global Bonds	-0.06	-0.31	-0.20	-0.28	-0.05	-0.16	0.09	0.00	0.19	-0.32	-0.20	-0.27	-0.19	-0.15	0.11	-0.22	0.00	-0.16	-0.42	1.00

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36 Months Correlations (in Local Currency)

	Australia - RE	Australia - ASX	Australia Bds
Australia - RE	1.00	0.78	-0.10
Australia - ASX	0.78	1.00	-0.35
Australia Bonds	-0.10	-0.35	1.00

	Singapore - RE	Singapore - STI	Singapore Bonds
Singapore - RE	1.00	0.86	-0.01
Singapore - STI	0.86	1.00	-0.02
Singapore Bonds	-0.01	-0.02	1.00

	Japan - RE	Japan - Nikkei	Japan Bonds
Japan - RE	1.00	0.79	-0.09
Japan - Nikkei	0.79	1.00	-0.16
Japan Bonds	-0.09	-0.16	1.00

	US - RE	US - S&P 500	US Bonds
United States - RE	1.00	0.82	-0.04
United States - S&P 500	0.82	1.00	-0.04
United States Bonds	-0.04	-0.04	1.00

	HK - RE	HK - Hang Seng	HK Bonds
Hong Kong - RE	1.00	0.89	-0.07
Hong Kong - Hang Seng	0.89	1.00	-0.15
Hong Kong Bonds	-0.07	-0.15	1.00

	Canada - RE	Canada - TSX	Canada Bonds
Canada - RE	1.00	0.75	-0.13
Canada - TSX	0.75	1.00	-0.17
Canada Bonds	-0.13	-0.17	1.00

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36 Months Correlations (in Local Currency)

	UK - RE	UK - FTSE 100	UK Bonds
UK - RE	1.00	0.59	0.17
UK - FTSE 100	0.59	1.00	0.08
UK Bonds	0.17	0.08	1.00

	Sweden - RE	Sweden - OMX	Sweden Bonds
Sweden - RE	1.00	0.62	0.13
Sweden - OMX	0.62	1.00	-0.11
Sweden Bonds	0.13	-0.11	1.00

	Netherlands - RE	Netherlands - AEX	Netherlands Bonds
Netherlands - RE	1.00	0.68	-0.18
Netherlands - AEX	0.68	1.00	-0.27
Netherlands Bonds	-0.18	-0.27	1.00

	France - RE	France - CAC 40	France Bonds
France - RE	1.00	0.69	-0.15
France - CAC 40	0.69	1.00	-0.21
France Bonds	-0.15	-0.21	1.00

	Italy - RE	Italy - MIB30	Italy Bonds
Italy - RE	1.00	#DIV/0!	-0.02
Italy - MIB30	#DIV/0!	#DIV/0!	#DIV/0!
Italy Bonds	-0.02	#DIV/0!	1.00

	Greece - RE	Greece - ASE 20	Greece Bonds
Greece - RE	1.00	0.47	0.25
Greece - ASE 20	0.47	1.00	0.27
Greece Bonds	0.25	0.27	1.00

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36 Months Correlations (in Local Currency)

	Switzerland - RE	Switzerland - SMI	Switzerland Bonds
Switzerland - RE	1.00	0.54	-NA-
Switzerland - SMI	0.54	1.00	-NA-
Switzerland Bonds	-NA-	-NA-	-NA-

	Belgium - RE	Belgium - BEL 20	Belgium Bonds
Belgium - RE	1.00	0.63	0.04
Belgium - BEL 20	0.63	1.00	-0.12
Belgium Bonds	0.04	-0.12	1.00

	Germany - RE	Germany - DAX	Germany Bonds
Germany - RE	1.00	0.58	-0.07
Germany - DAX	0.58	1.00	-0.36
Germany Bonds	-0.07	-0.36	1.00

	Finland - RE	Finland - HEX 25	Finland Bonds
Finland - RE	1.00	0.71	-0.24
Finland - HEX 25	0.71	1.00	-0.28
Finland Bonds	-0.24	-0.28	1.00

	Austria - RE	Austria - WBI	Austria Bonds
Austria - RE	1.00	0.90	-0.13
Austria - WBI	0.90	1.00	-0.17
Austria Bonds	-0.13	-0.17	1.00

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36 Months Correlations (in Local Currency)

	New Zealand - RE		New Zealand Bonds
New Zealand - RE	1.00		0.03
New Zealand Bonds	0.03		1.00

	Norway - RE	Norway - OBX	Norway Bonds
Norway - RE	1.00	0.45	-NA-
Norway - OBX	0.45	1.00	-NA-
Norway Bonds	-NA-	-NA-	-NA-

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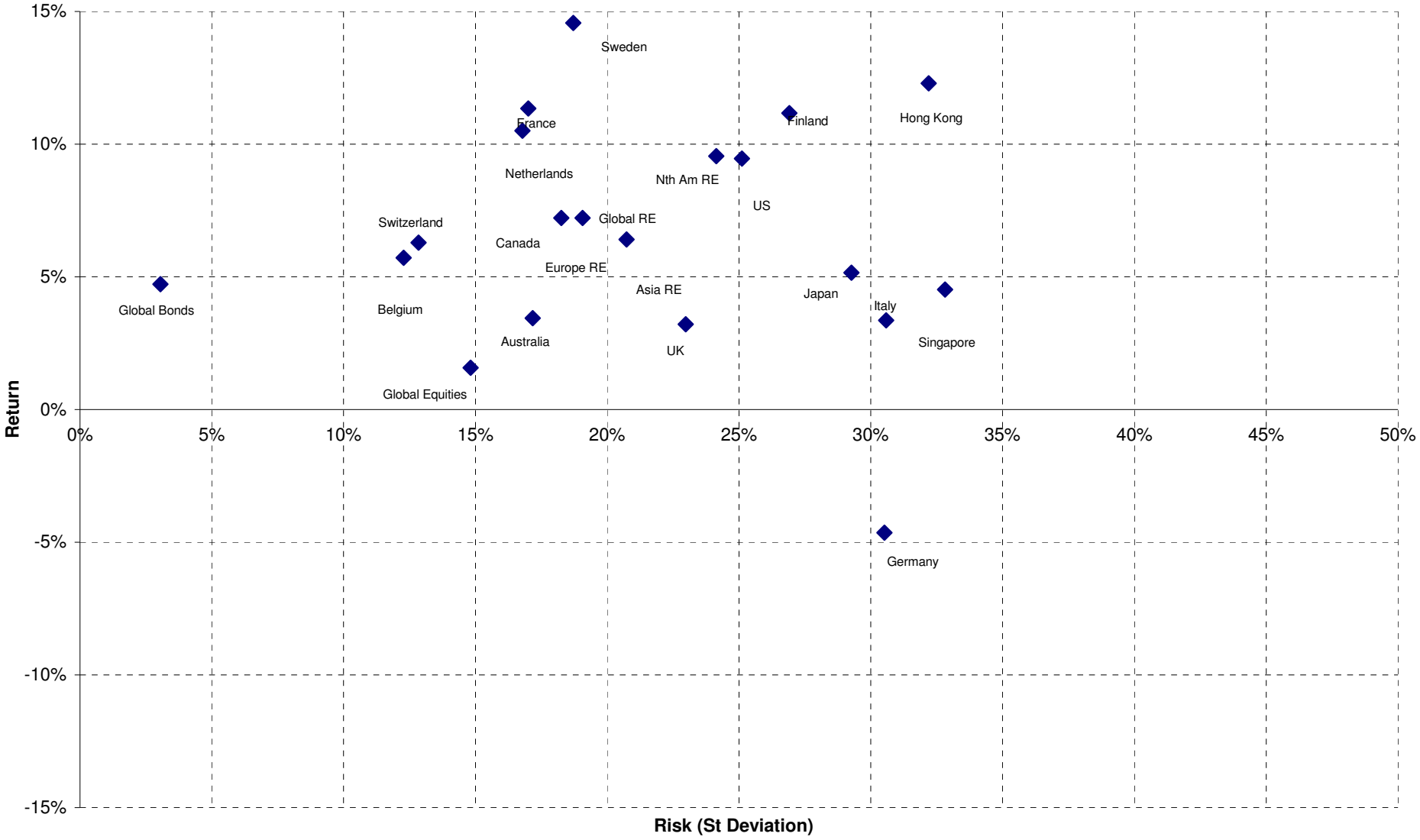
Graph 38: Rolling 10 Years Risk/Return Profiles Local Currencies - Countries



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Section 11

Details on Methodology

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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 claculated using the following approach:

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

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 214.

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:

$$\text{For developed countries}: RE_i = GDP_i \times 0.45$$

$$\text{For developing countries}: RE_i = GDP_i \times 0.45 \left(\frac{GDH_i}{20{,}000}\right)^{\frac{1}{3}}$$

Where:
REi = Country high-quality commercial real estate value
GDPi = Country Gross Domestic Product
GDHi = Country Gross Domestic Product per capita

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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 12-month 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.

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Section 12

Data Vendor Codes

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Data Vendor Codes - Indices

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	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						**ENA3 (HKD)**												
ASIA DIVERSIFIED INDEX	EGADE	EGADU	EGADG	EGADJ	EGADA		TEGADE	TEGADU	TEGADG	TEGADJ	TEGADA							
ASIA DIVIDEND+ INDEX	**ENAD**																	
ASIA EMERGING INDEX	**FENEA**																	
ASIA EX AUSTRALIA DIVERSIFIED INDEX	EAADE	EAADU	EAADG	EAADJ	EAADA		TEAADE	TEAADU	TEAADG	TEAADJ	TEAADA							
ASIA EX AUSTRALIA HEALTHCARE INDEX	EAAHE	EAAHU	EAAHG	EAAHJ	EAAHA		TEAAHE	TEAAHU	TEAAHG	TEAAHJ	TEAAHA							
ASIA EX AUSTRALIA INDEX	EPAAE	EPAAU	EPAAG	EPAAJ			TEPAAE	TEPAAU	TEPAAG	TEPAAJ			TRPAAE	TRPAAU	TRPAAG	TRPAAJ		
ASIA EX AUSTRALIA INDUSTRIAL INDEX	EAAIE	EAAIU	EAAIG	EAAIJ	EAAIA		TEAAIE	TEAAIU	TEAAIG	TEAAIJ	TEAAIA							
ASIA EX AUSTRALIA INDUSTRIAL/OFFICE MIXED INDEX	EAAME	EAAMU	EAAMG	EAAMJ	EAAMA		TEAAME	TEAAMU	TEAAMG	TEAAMJ	TEAAMA							
ASIA EX AUSTRALIA LODGING/RESORTS INDEX	EAALE	EAALU	EAALG	EAALJ	EAALA		TEAALE	TEAALU	TEAALG	TEAALJ	TEAALA							
ASIA EX AUSTRALIA NON-RENTAL INDEX	EAANE	EAANU	EAANG	EAANJ	EAANA		TEAANE	TEAANU	TEAANG	TEAANJ	TEAANA							
ASIA EX AUSTRALIA OFFICE INDEX	EAAOE	EAAOU	EAAOG	EAAOJ	EAAOA		TEAAOE	TEAAOU	TEAAOG	TEAAOJ	TEAAOA							
ASIA EX AUSTRALIA RENTAL INDEX	EAARE	EAARU	EAARG	EAARJ	EAARA		TEAARE	TEAARU	TEAARG	TEAARJ	TEAARA							
ASIA EX AUSTRALIA RETAIL INDEX	EAATE	EAATU	EAATG	EAATJ	EAATA		TEAATE	TEAATU	TEAATG	TEAATJ	TEAATA							
ASIA EX AUSTRALIA SELF STORAGE INDEX	EAASE	EAASU	EAASG	EAASJ	EAASA		TEAASE	TEAASU	TEAASG	TEAASJ	TEAASA							
ASIA EX AUTRALIA RESIDENTIAL INDEX	EAAEE	EAAEU	EAAEG	EAAEJ	EAAEA		TEAAEE	TEAAEU	TEAAEG	TEAAEJ	TEAAEA							
ASIA EX AUTRALIA SPECIALTY INDEX	EAAPE	EAAPU	EAAPG	EAAPJ	EAAPA		TEAAPE	TEAAPU	TEAAPG	TEAAPJ	TEAAPA							
ASIA INDEX	**EGAS**	**UGAS**	PGAS	YGAS			REGA	RUGA	RPGA	RYAS			TRGASE	TRGASU	TRGASG	TRGASJ		
ASIA INDUSTRIAL INDEX	EGAIE	EGAIU	EGAIG	EGAIJ	EGAIA		TEGAIE	TEGAIU	TEGAIG	TEGAIJ	TEGAIA							
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	EGAFE	EGAFU	EGAFG	EGAFJ	EGAFA		TEGAFE	TEGAFU	TEGAFG	TEGAFJ	TEGAFA							
ASIA PAC EX JPN EX AUS LIQUID INDEX	GSLQAPE	GSLQAPU	GSLQAPG	GSLQAPJ	GSLQAPA	GSLQAPH (HKD), GSLQAPS (SGD)	TGSLQAPE	TGSLQAPU	TGSLQAPG	TGSLQAPJ	TGSLQAPA	TGSLQAPH (HKD), TGSLQAPS (SGD)						
ASIA REITS INDEX	ERASE	ERASU	ERASG	ERASJ	ERASA		TERASE	TERASU	TERASG	TERASJ	TERASA							
ASIA RESIDENTIAL INDEX	EGAEE	EGAEU	EGAEG	EGAEJ	EGAEA		TEGAEE	TEGAEU	TEGAEG	TEGAEJ	TEGAEA							
ASIA RETAIL INDEX	EGATE	EGATU	EGATG	EGATJ	EGATA		TEGATE	TEGATU	TEGATG	TEGATJ	TEGATA							
AUSTRALIA HEDGED IN US$ INDEX		ELHAU						TELHAU				FTAHUST						
AUSTRALIA INDEX	ENAU	UNAU	PLAU	YLAU	**ELAU**		REAU	RUAU	RPAU	RYAU	RDAU		TRLAUE	TRLAUU	TRLAUG	TRLAUJ	TRLAUL	
AUSTRALIA LIQUID INDEX	LIQELAUE	LIQELAUU	LIQELAUG	LIQELAUJ	LIQELAUA		TLIQELAUE	TLIQELAUU	TLIQELAUG	TLIQELAUJ	TLIQELAUA							
AUSTRIA INDEX	EPAS	UPAS	PPAS	YPAS			REPAS	RUPAS	RPAS	RYAUS			TRPASE	TRPASU	TRPASG	TRPASJ		
BELGIUM INDEX	EPBL	UPBL	PPBL	YPBL			RPBL	RUPBL	RPPB	RYBL			TRPBLE	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	FTGIUSD				FTGILOC	FTGIEUTR	FTGIUSTR				FTGILCTR						
CZECH REPUBLIC INDEX													TRPCZE	TRPCZU	TRPCZG	TRPCZJ		TRPCZL (NZD)
DENMARK INDEX	EPDK	UPDK	PLDK	YLDK		ELDK (DKK)	RPDK	RUPDK	RPLD	RYDK		RLDK (DKK)	TRLDKE	TRLDKU	TRLDKG	TRLDKJ		TRLDKL (DKK)
EMERGING MARKET INDEX	**FENEI**																	
EUROPE CAPPED INDEX	**EORA**	EORAU	EORAG	EORAG			TEORAE	TEORAU	TEORAG	TEORAJ			R0RA	R0RA	R0RA	R0RA		
EUROPE DIVERSIFIED INDEX	EPRDE	EPRDU	EPRDG	EPRDJ	EPRDA		TEPRDE	TEPRDU	TEPRDG	TEPRDJ	TEPRDA							
EUROPE EURO ZONE CAPPED INDEX	**EOEU**	EOEUU	EOEUG	EOEUJ			TEOEUE	TEOEUU	TEOEUG	TEOEUJ			R0EU	R0EU	R0EU	R0EU		
EUROPE EURO ZONE DIVERSIFIED INDEX	EPEDE	EPEDU	EPEDG	EPEDJ	EPEDA		TEPEDE	TEPEDU	TEPEDG	TEPEDJ	TEPEDA							
EUROPE EURO ZONE INDEX	**EPEU**	UPEU	GPEU	YPEU			RPEU	RUPEU	RGPEU	RYEU			NEPEU	NUPEU	NPPEU	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	EPEFA		TEPEFE	TEPEFU	TEPEFG	TEPEFJ	TEPEFA							
EUROPE EURO ZONE RESIDENTIAL INDEX	EPERE	EPERU	EPERG	EPERJ	EPERA		TEPERE	TEPERU	TEPERG	TEPERJ	TEPERA							
EUROPE EURO ZONE RETAIL INDEX	EPETE	EPETU	EPETG	EPETJ	EPETA		TEPETE	TEPETU	TEPETG	TEPETJ	TEPETA							
EUROPE EX UK CAPPED INDEX	**EOUK**	EOUKU	EOUKG	EOUKJ			TEOUKE	TEOUKU	TEOUKG	TEOUKJ			R0UK	R0UK	R0UK	R0UK		
EUROPE EX UK DIVIDEND+ INDEX	**ENDP**																	
EUROPE EX UK INDEX	**EXUK**	**UXUK**	GXUK	YXUK			RXUK	RUXUK	RGXUK	RYXU			REXUK	NUXUK	NPXUK	NYXUK		
EUROPE EX UK LIQUID INDEX	GSLQEUE	GSLQEUU	GSLQEUG	GSLQEUJ	GSLQEUA	GSLQEUH (HKD), GSLQEUS (SGD)	TGSLQEUE	TGSLQEUU	TGSLQEUG	TGSLQEUJ	TGSLQEUA	TGSLQEUH (HKD), TGSLQEUS (SGD)						
EUROPE HEALTHCARE INDEX	EPRHE	EPRHU	EPRHG	EPRHJ	EPRHA		TEPRHE	TEPRHU	TEPRHG	TEPRHJ	TEPRHA							
EUROPE INDEX	**EPRA**	**UPRA**	GPRA	YPRA			RPRA	RUPRA	RGPRA	RYRA			NEPRA	NUPRA	NPPRA	NYPRA		
EUROPE INDUSTRIAL INDEX	EPRIE	EPRIU	EPRIG	EPRIJ	EPRIA		TEPRIE	TEPRIU	TEPRIG	TEPRIJ	TEPRIA							
EUROPE LIQUID 40 CAPPED INDEX INDEX		SOELU	SOELG	SEOLJ			TSOELE	TSOELU	TSOELG	TSOELJ			R0EL	R0EL	R0EL	R0EL		
EUROPE LIQUID 40 EX UK CAPPED INDEX		SOXUU	SOXUG	SOXUJ			TSOXUE	TSOXUU	TSOXUG	TSOXUJ			R0XU	R0XU	R0XU	R0XU		
EUROPE LIQUID 40 EX UK INDEX	SSXU	USXU	PSXU	YSXU			RSXU	RUSX	RPXU	RYSX			NSXU	NUSXU	NPSXU	NYSXU		
EUROPE LIQUID 40 INDEX	SSEL	USEL	PSEL	YSEL			RSSL	RUSE	RPEL	RYSE			NSSL	NUSSL	NPSSL	NYSSL		
EUROPE LODGINGS/RESORTS INDEX	EPRLE	EPRLU	EPRLG	EPRLJ	EPRLA		TEPRLE	TEPRLU	TEPRLG	TEPRLJ	TEPRLA							
EUROPE NON-REITS INDEX	**ENEE**	ENEEU	ENEEG	ENEEJ	ENEEA		TENEEE	TENEEU	TENEEG	TENEEJ	TENEEA							
EUROPE OFFICE INDEX	EPRFE	EPRFU	EPRFG	EPRFJ	EPRFA		TEPRFE	TEPRFU	TEPRFG	TEPRFJ	TEPRFA							
EUROPE REITS INDEX	**EREE**	EREEU	EREEG	EREEJ	EREEA		TEREEE	TEREEU	TEREEG	TEREEJ	TEREEA							
EUROPE RESIDENTIAL INDEX	EPREE	EPREU	EPREG	EPREJ	EPREA		TEPREE	TEPREU	TEPREG	TEPREJ	TEPREA							
EUROPE RETAIL INDEX	EPRTE	EPRTU	EPRTG	EPRTJ	EPRTA		TEPRTE	TEPRTU	TEPRTG	TEPRTJ	TEPRTA							
EUROPE SELF STORAGE INDEX	EPRSE	EPRSU	EPRSG	EPRSJ	EPRSA		TEPRSE	TEPRSU	TEPRSG	TEPRSJ	TEPRSA							
EUROPE SPECIALTY INDEX	EPRPE	EPRPU	EPRPG	EPRPJ	EPRPA		TEPRPE	TEPRPU	TEPRPG	TEPRPJ	TEPRPA							
EUROPE UK RESTRICTED INDEX	**EPHG**	UPHG	PPHG	YPHG			RPHG	RUPH	RPPH	RYPH			TRPHGE	TRPHGU	TRPHGG	TRPHGJ		
EUROPE EMERGING INDEX	**FENEU**																	
EMEA EMERGING INDEX	**FENEM**																	
FINLAND INDEX	EPFI	UPFI	PPFI	YPFI			RPFI	RUPFI	RPPFI	RYFI			TRPFIE	TRPFIU	TRPFIG	TRPFIJ		
FRANCE INDEX	EPFR	UPFR	PPFR	YPFR			RPFR	RUPFR	RPPFR	RYFR			TRPFRE	TRPFRU	TRPFRG	TRPFRJ		

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Data Vendor Codes - Indices

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	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	ENGVU	ENGVG	ENGVJ	ENGVA		TENGVE	TENGVU	TENGVG	TENGVJ	TENGVA							
GLOBAL DIVIDEND+ INDEX	**ENGD**																	
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	EGXE	UGXE	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	EGXJE	EGXJU	EGXJG	EGXJJ			TEGXJE	TEGXJU	TEGXJG	TEGXJJ			TRGXJE	TRGXJU	TRGXJG	TRGXJJ		
GLOBAL EX NORTH AMERICA	EGXN	UGXN	PGXN	YGXN			REXN	RUXN	RPXN	RYXN			TRGXNE	TRGXNU	TRGXNG	TRGXNJ		
GLOBAL EX US INDEX	**EUGXU**	EGXU	PGXU	YGXU			REUGXU	REGXU	RPGXU	RYGXU			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	ENGEJ	ENGEA		TENGEE	TENGEU	TENGEG	TENGEJ	TENGEA							
GLOBAL HEDGED IN AUD INDEX					EGHAA						TEGHAA							
GLOBAL INDEX	**ENGL**	**UNGL**	PNGL	YNGL			RNGL	RUGL	RPGL	RYGL			TRNGLE	TRNGLU	TRNGLG	TRNGLJ		
GLOBAL INDUSTRIAL INDEX	ENGIE	ENGIU	ENGIG	ENGIJ	ENGIA		TENGIE	TENGIU	TENGIG	TENGIJ	TENGIA							
GLOBAL INDUSTRIAL/OFFICE INDEX	ENGME	ENGMU	ENGMG	ENGMJ	ENGMA		TENGME	TENGMU	TENGMG	TENGMJ	TENGMA							
GLOBAL LIQUID INDEX	GSLQGLE	GSLQGLU	GSLQGLG	GSLQGLJ	GSLQGLA	GSLQGLH (HKD), GSLQGLS (SGD)	TGSLQGLE	TGSLQGLU	TGSLQGLG	TGSLQGLJ	TGSLQGLA	TGSLQGLH (HKD), TGSLQGLS (SGD)						
GLOBAL LODGINGS/RESORTS INDEX	ENGOE	ENGOU	ENGOG	ENGOJ	ENGOA		TENGOE	TENGOU	TENGOG	TENGOJ	TENGOA							
GLOBAL NON-REITS INDEX	ENRGE	ENRGU	ENRGG	ENRGJ			TENRGE	TENRGU	TENRGG	TENRGJ								
GLOBAL OFFICE INDEX	ENGFE	ENGFU	ENGFG	ENGFJ	ENGFA		TENGFE	TENGFU	TENGFG	TENGFJ	TENGFA							
GLOBAL REITS INDEX	ERGLU																	
GLOBAL REITS INDEX	ERGLE	ERGLU	ERGLG	ERGLJ			TERGLE	TERGLU	TERGLG	TERGLJ								
GLOBAL RESIDENTIAL INDEX	ENGAE	ENGAU	ENGAG	ENGAJ	ENGAA		TENGAE	TENGAU	TENGAG	TENGAJ	TENGAA							
GLOBAL RETAIL INDEX	ENGTE	ENGTU	ENGTG	ENGTJ	ENGTA		TENGTE	TENGTU	TENGTG	TENGTJ	TENGTA							
GLOBAL SELF STORAGE INDEX	ENGSE	ENGSU	ENGSG	ENGSJ	ENGSA		TENGSE	TENGSU	TENGSG	TENGSJ	TENGSA							
GLOBAL SPECIALTY INDEX	ENGPE	ENGPU	ENGPG	ENGPJ	ENGPA		TENGPE	TENGPU	TENGPG	TENGPJ	TENGPA							
GREECE INDEX	EPGC	UPGC	PPGC	YPGC			RPGC	RUGC	RPPGC	RYGC			TRPGCE	TRPGCU	TRPGCG	TRPGCJ		
HONG KONG INDEX	ENHK	USHK	PLHK	YLHK		**ELHK (HKD)**	REHK	RUHK	RPHK	RYHK		RHHK (HKD)	TRLHKE	TRLHKU	TRLHKG	TRLHKJ		TRLHKL (HKD)
HUNGARY INDEX													TRPHUE	TRPHUU	TRPHUG	TRPHUJ		TRPHUL (HUG)
IRELAND INDEX	EPIR	UPIR					RPIR	RUPIR					TRPIRE	TRPIRU	TRPIRG	TRPIRJ		
ITALY INDEX	EPIT	UPIT	PPIT	YPIT			RPIT	RUPIT	RPPI	RYIT			TRPITE	TRPITU	TRPITG	TRPITJ		
JAPAN INDEX	ENJP	UNJP	PLJP	**ELJP**			REJP	RUJP	RPLJ	RYJP			TRPJPE	TRPJPU	TRPJPG	TRPJPJ		
JAPAN LIQUID INDEX	LIQELJE	LIQELJU	LIQELJG	LIQELJJ	LIQELJA	LIQELJH (HKD), LIQELJS (SGD)	TLIQELJE	TLIQELJU	TLIQELJG	TLIQELJJ	TLIQELJA	TLIQELJH (HKD), TLIQELJS (SGD)						
NETHERLANDS INDEX	EPNL	UPNL	PPNL	YPNL			RPNL	RUPNL	RPPN	RYNL			TRPNLE	TRPNLU	TRPNLG	TRPNLJ		
NEW ZEALAND INDEX	ENNZ	UNNZ	PLNZ	YLNZ		ELNZ (NZD)	REGNZ	RUNZ	RPNZ	RYNZ		RLPNZ (NZD)	TRLNZE	TRLNZU	TRLNZG	TRLNZJ		TRLNZL (NZD)
NORTH AMERICA DIVERSIFIED INDEX	EGNDE	EGNDU	EGNDG	EGNDJ	EGNDA		TEGNDE	TEGNDU	TEGNDG	TEGNDJ	TEGNDA							
NORTH AMERICA HEALTHCARE INDEX	EGNHE	EGNHU	EGNHG	EGNHJ	EGNHA		TEGNHE	TEGNHU	TEGNHG	TEGNHJ	TEGNHA							
NORTH AMERICA INDEX	**EGNA**	**UGNA**	PGNA	YGNA			REGN	RUGN	RPGN	RYNA			TRGNAE	TRGNAU	TRGNAG	TRGNAJ		
NORTH AMERICA INDUSTRIAL INDEX	EGNIE	EGNIU	EGNIG	EGNIJ	EGNIA		TEGNIE	TEGNIU	TEGNIG	TEGNIJ	TEGNIA							
NORTH AMERICA LIQUID INDEX	GSLQNAE	GSLQNAU	GSLQNAG	GSLQNAJ	GSLQNAA	GSLQNAH (HKD), GSLQNAS (SGD)	TGSLQNAE	TGSLQNAU	TGSLQNAG	TGSLQNAJ	TGSLQNAA	TGSLQNAH (HKD), TGSLQNAS (SGD)						
NORTH AMERICA LODGINGS RESORTS INDEX	EGNLE	EGNLU	EGNLG	EGNLJ	EGNLA		TEGNLE	TEGNLU	TEGNLG	TEGNLJ	TEGNLA							
NORTH AMERICA NIDUSTRAL/OFFICE MIXED INDEX	EGNME	EGNMU	EGNMG	EGNMJ	EGNMA		TEGNME	TEGNMU	TEGNMG	TEGNMJ	TEGNMA							
NORTH AMERICA OFFICE INDEX	EGNFE	EGNFU	EGNFG	EGNFJ	EGNFA		TEGNFE	TEGNFU	TEGNFG	TEGNFJ	TEGNFA							
NORTH AMERICA RESIDENTIAL INDEX	EGNEE	EGNEU	EGNEG	EGNEJ	EGNEA		TEGNEE	TEGNEU	TEGNEG	TEGNEJ	TEGNEA							
NORTH AMERICA RETAIL INDEX	EGNTE	EGNTU	EGNTG	EGNTJ	EGNTA		TEGNTE	TEGNTU	TEGNTG	TEGNTJ	TEGNTA							
NORTH AMERICA SELF STORAGE INDEX	EGNSE	EGNSU	EGNSG	EGNSJ	EGNSA		TEGNSE	TEGNSU	TEGNSG	TEGNSJ	TEGNSA							
NORTH AMERICA SPECIALTY INDEX	EGNPE	EGNPU	EGNPG	EGNPJ	EGNPA		TEGNPE	TEGNPU	TEGNPG	TEGNPJ	TEGNPA							
NORWAY INDEX	EPNK	UPNK				ELNK (NOK)	RPNK	RUPNK				RLNK (NOK)	TRLNKE	TRLNKU	TRLNKG	TRLNKJ		TRLNKL (NOK)
MIDDLE EAST/AFRICA EMERGIN INDEX	**FENME**																	
POLAND INDEX													TRPPOE	TRPPOU	TRPPOG	TRPPOJ		TRPPOL (PLN)
PORTUGAL INDEX	EPPT	UPPT					RPPT	RUPPT					TRPPTE	TRPPTU	TRPPTG	TRPPTJ		
PURE ASIA EX AUSTRALIA INDEX							TFEPAEAE											
PURE ASIA INDEX	EGPA	UGPA	PGPA	YGPA			RGPA	RUPA	RPPA	RYPA			TRGPAE	TRGPAU	TRGPAG	TRGPAJ		
PURE AUSTRALIA INDEX	EPAU	UPAU	PPAU	YPAU	LPAU		REPAU	RAUU	RPPAU	RYPAU	RLPA		TRPAUE	TRPAUU	TRPAUG	TRPAUJ	TRPAUL	
SINGAPORE INDEX	ENSI	UNSI	PLSI	YLSI		ELSI (SGD)	RESI	RUSI	RPSI	RYSI		RDSI (SGD)	TRLSIE	TRLSIU	TRLSIG	TRLSIJ		TRLSIL (SGD)
SOUTH KOREA INDEX													TRPKRE	TRPKRU	TRPKRG	TRPKRJ		TRPKRL (KRW)
SPAIN INDEX	EPSP	UPSP	PPSP	YPSP			RPSP	RUPSP	RPPS	RYSP			TRPSPE	TRPSPU	TRPSPG	TRPSPJ		
SWEDEN INDEX	EPSD	UPSD	PLSD	YLSD		ELSD (SEK)	RPSD	RUPSD	RPLSD	RYSD		RLSD (SEK)	TRLSDE	TRLSDU	TRLSDG	TRLSDJ		TRLSDL (SEK)
SWITZERLAND INDEX	EPSW	UPSW	PPSW	YLSW		ELSW (CHF)	RPSW	RUPSW	RPLSW	RYSW		RLSW (CHF)	TRLSWE	TRLSWU	TRLSWG	TRLSWJ		TRLSWL (CHF)

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Data Vendor Codes - Indices

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	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	ELUHJ	ELUHA		TELUHE	TELUHU	TELUHG	TELUHJ	TELUHA							
UK INDEX	EPUK	UPUK	**ELUK**	YLUK			RPUK	RUPUK	RLUK	RYUK			NEPUK	NUPUK	NPPUK	NYPUK		
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)	TLIQELUE	TLIQELUU	TLIQELUG	TLIQELUJ	TLIQELUA	TLIQELUH (HKD), TLIQELUS (SGD)						
UK LODGINGS/RESORTS INDEX	ELULE	ELULU	ELULUG	ELULUJ	ELULA		TELULE	TELULU	TELULUG	TELULUJ	TELULA							
UK NON-REITS INDEX	ENUKNRE	ENUKNRU	ENUKNRG	ENUKNRJ			TENUKNRE	TENUKNRU	TENUKNRG	TENUKNRJ								
UK OFFICE INDEX	ELUFE	ELUFU	ELUFG	ELUFJ	ELUFA		TELUFE	TELUFU	TELUFG	TELUFJ	TELUFA							
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		TELUTE	TELUTU	TELUTG	TELUTJ	TELUTA							
UK SELF STORAGE INDEX	ELUSE	ELUSU	ELUSG	ELUSJ	ELUSA		TELUSE	TELUSU	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	UNUHE	UNUHU	UNUHG	UNUHJ	UNUHA		TUNUHE	TUNUHU	TUNUHG	TUNUHJ	TUNUHA							
US INDEX	ENUS	**UNUS**	PNUS	YNUS			REUS	RUUS	RPNU	RYUS			TRNUSE	TRNUSU	TRNUSG	TRNUSJ		
US INDUSTRIAL INDEX	UNUIE	UNUIU	UNUIG	UNUIJ	UNUIA		TUNUIE	TUNUIU	TUNUIG	TUNUIJ	TUNUIA							
US INDUSTRIAL/OFFICE MIXED INDEX	UNUME	UNUMU	UNUMG	UNUMJ	UNUMA		TUNUME	TUNUMU	TUNUMG	TUNUMJ	TUNUMA							
US LODGINGS/RESORTS INDEX	UNULE	UNULU	UNULG	UNULJ	UNULA		TUNULE	TUNULU	TUNULG	TUNULJ	TUNULA							
US OFFICE INDEX	UNUFA	UNUFU	UNUFG	UNUFJ	UNUFA		TUNUFA	TUNUFU	TUNUFG	TUNUFJ	TUNUFA							
US RESIDENTIAL INDEX	UNUEE	UNUEU	UNUEG	UNUEJ	UNUEA		TUNUEE	TUNUEU	TUNUEG	TUNUEJ	TUNUEA							
US RETAIL INDEX	UNUTE	UNUTU	UNUTG	UNUTJ	UNUTA		TUNUTE	TUNUTU	TUNUTG	TUNUTJ	TUNUTA							
US SELF STORAGE INDEX	UNUOE	UNUOU	UNUOG	UNUOJ	UNUOA		TUNUOE	TUNUOU	TUNUOG	TUNUOJ	TUNUOA							
US SPECIALTY INDEX	UNUPE	UNUPU	UNUPG	UNUPJ	UNUPA		TUNUPE	TUNUPU	TUNUPG	TUNUPJ	TUNUPA							

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	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**						.FTENA3											
ASIA DIVIDEND+ INDEX	**.FTENAD**						.FTENAD											
ASIA EMERGING INDEX	**.FTENEA**																	
ASIA EX AUSTRALIA INDEX													.TFTRPAAE	.TFTRPAAU	.TFTRPAAS	.TFTRPAAY		.TFTRPAAL
ASIA INDEX	**.FTEGAS**	**.FTUGAS**					.FTEGASE	.FTEGASU	.FTEGASY	.FTEGASS		.FTEGASL	.TFTRGASE	.TFTRGASU	.TFTRGASS	.TFTRGASY		.TFTRGASL
ASIA NON-REITS INDEX							.FTENASE	.FTENASU	.FTENASS	.FTENASY		.FTENASL	.TFTENASE	.TFTENASU	.TFTENASS	.TFTENASY		.TFTENASL
ASIA REITS INDEX							.FTERASE	.FTERASU	.FTERASS	.FTERASY		.FTERASL	.TFTERASE	.TFTERASU	.TFTERASS	.TFTERASY		.TFTERASL
AUSTRALIA INDEX					**.FTELAU**		.FTELAUE	.FTELAUU	.FTELAUY	.FTELAUS		.FTELAUL	.TFTELAUE	.TFTELAUU	.TFTELAUS	.TFTELAUY		.TFTELAUL
AUSTRIA INDEX							.FTEPASE	.FTEPASU	.FTEPASY	.FTEPASS		.FTEPASL	.TFTRPASE	.TFTRPASU	.TFTRPASS	.TFTRPASY		.TFTRPASL
BELGIUM INDEX							.FTEPBLE	.FTEPBLU	.FTEPBLY	.FTEPBLS		.FTEPBLL	.TFTRPBLE	.TFTRPBLU	.TFTRPBLS	.TFTRPBLY		.TFTRPBLL
CANADA INDEX							.FTELCAE	.FTELCAU	.FTELCAY	.FTELCAS		.FTELCAL	.TFTELCAE	.TFTELCAU	.TFTELCAS	.TFTELCAY		.TFTELCAL
CZECH INDEX																		.TFTRPCZL
DENMARK INDEX							.FTELDKE	.FTELDKU	.FTELDKY	.FTELDKS		.FTELDKL	.TFTELDKE	.TFTELDKU	.TFTELDKS	.TFTELDKY		.TFTELDKL
EMERGING MARKET INDEX	**.FTENEI**																	
EUROPE CAPPED INDEX	**.FTEORA**						.FTEORA											
EUROPE EURO ZONE CAPPED INDEX	**.FTEOEU**						.FTEOEU											
EUROPE EURO ZONE INDEX	**.FTEPEU**						.FTEPEUE	.FTEPEUU	.FTEPEUY	.FTEPEUS		.FTEPEUL	.TFTRPEUE	.TFTRPEUU	.TFTRPEUS	.TFTRPEUY		.TFTRPEUL
EUROPE EX UK CAPPED INDEX	**.FTEOUK**						.FTEOUK											
EUROPE EX UK DIVIDEND+ INDEX	**.FTENDP**												.TFTENDPE	.TFTENDPU	.TFTENDPS	.TFTENDPY		.TFTENDPL
EUROPE EX UK INDEX	**.FTEXUK**						.FTEXUKE	.FTEXUKU	.FTEXUKY	.FTEXUKS		.FTEXUKL	.TFTRXUKE	.TFTRXUKU	.TFTRXUKS	.TFTRXUKY		.TFTRXUKL
EUROPE INDEX	**.FTEPRA**	**.FTUPRA**					.FTEPRAE	.FTEPRAU	.FTEPRAY	.FTEPRAS		.FTEPRAL	.TFTRPRAE	.TFTRPRAU	.TFTRPRAS	.TFTRPRAY		.TFTRPRAL
EUROPE LIQUID 40 EX UK INDEX							.FTSSXUE	.FTSSXUU	.FTSSXUY	.FTSSXUS		.FTSSXUL	.TFTSSXUE	.TFTSSXUU	.TFTSSXUS	.TFTSSXUY		.TFTSSXUL
EUROPE LIQUID 40 INDEX							.FTSSELE	.FTSSELU	.FTSSELY	.FTSSELS		.FTSSELL	.TFTSSELE	.TFTSSELU	.TFTSSELS	.TFTSSELY		.TFTSSELL
EUROPE NON-REITS INDEX	**.FTENEE**						.FTENEE											
EUROPE REITS INDEX	**.FTEREE**						.FTEREE											
EUROPE UK RESTRICTED INDEX	**.FTEPHG**						.FTEPHGE	.FTEPHGU	.FTEPHGY	.FTEPHGS		.FTEPHGL	.TFTRPHGE	.TFTRPHGU	.TFTRPHGS	.TFTRPHGY		.TFTRPHGL
EUROPE EMERGING INDEX	**.FTENEU**																	
EMEA EMERGING INDEX	**.FTENEM**																	
FINLAND INDEX							.FTEPFIE	.FTEPFIU	.FTEPFIY	.FTEPFIS		.FTEPFIL	.TFTRPFIE	.TFTRPFIU	.TFTRPFIS	.TFTRPFIY		.TFTRPFIL
FRANCE INDEX							.FTEPFRE	.FTEPFRU	.FTEPFRY	.FTEPFRS		.FTEPFRL	.TFTRPFRE	.TFTRPFRU	.TFTRPFRS	.TFTRPFRY		.TFTRPFRL
GERMANY INDEX							.FTEPGRE	.FTEPGRU	.FTEPGRY	.FTEPGRS		.FTEPGRL	.TFTRPGRE	.TFTRPGRU	.TFTRPGRS	.TFTRPGRY		.TFTRPGRL
GLOBAL DIVIDEND+ INDEX	**.FTENGD**						.FTENGED											
GLOBAL EX ASIA INDEX							.FTEGXAE	.FTEGXAU	.FTEGXAY	.FTEGXAS		.FTEGXAL	.TFTRGXAE	.TFTRGXAU	.TFTRGXAS	.TFTRGXAY		.TFTRGXAL
GLOBAL EX ASIA NON-REITS INDEX							.FTENXAE	.FTENXAU	.FTENXAS	.FTENXAY		.FTENXAL	.TFTENXAE	.TFTENXAU	.TFTENXAS	.TFTENXAY		.TFTENXAL
GLOBAL EX ASIA REITS INDEX							.FTERXAE	.FTERXAU	.FTERXAS	.FTERXAY		.FTERXAL	.TFTERXAE	.TFTERXAU	.TFTERXAS	.TFTERXAY		.TFTERXAL
GLOBAL EX AUSTRALIA HEDGED IN AUD INDEX											.FTEGAAA			.TFTEGAAL				
GLOBAL EX AUSTRALIA HEDGED IN USD INDEX														.TFTEGAHU				.TFTEGAHL
GLOBAL EX AUSTRALIA INDEX											.TFTRAXAA							
GLOBAL EX EUROPE INDEX							.FTEGXEE	.FTEGXEU	.FTEGXEY	.FTEGXES		.FTEGXEL	.TFTRGXEE	.TFTRGXEU	.TFTRGXES	.TFTRGXEY		.TFTRGXEL
GLOBAL EX EUROPE NON-REITS INDEX							.FTENXEE	.FTENXEU	.FTENXES	.FTENXEY		.FTENXEL	.TFTENXEE	.TFTENXEU	.TFTENXES	.TFTENXEY		.TFTENXEL
GLOBAL EX EUROPE REITS INDEX							.FTERXEE	.FTERXEU	.FTERXES	.FTERXEY		.FTERXEL	.TFTERXEE	.TFTERXEU	.TFTERXES	.TFTERXEY		.TFTERXEL
GLOBAL EX JAPAN INDEX													.TFTRGXJE	.TFTRGXJU	.TFTRGXJS	.TFTRGXJY		.TFTRGXJL
GLOBAL EX NORTH AMERICA INDEX							.FTEGXNE	.FTEGXNU	.FTEGXNY	.FTEGXNS		.FTEGXNL	.TFTRGXNE	.TFTRGXNU	.TFTRGXNS	.TFTRGXNY		.TFTRGXNL
GLOBAL EX NORTH AMERICA REITS INDEX													.TFTERXUE	.TFTERXUU	.TFTERXUS	.TFTERXUY		.TFTERXUL
GLOBAL EX US INDEX	**.FTEGXO**												.TFTEGXUE	.TFTEGXUU	.TFTEGXUS	.TFTEGXUY		.TFTEGXUL
GLOBAL EX US NON-REITS INDEX							.FTENXUE	.FTENXUU	.FTENXUS	.FTENXUY		.FTENXUL	.TFTENXUE	.TFTENXUU	.TFTENXUS	.TFTENXUY		.TFTENXUL
GLOBAL EX US REITS INDEX							.FTERXUE	.FTERXUU	.FTERXUS	.FTERXUY		.FTERXUL						
GLOBAL HEDGED IN AUD INDEX											.FTSEGHAA							
GLOBAL HEDGED IN USD INDEX								.TFTELHAU				.TFTELHAL						
GLOBAL INDEX	**.FTENGL**	**.FTUNGL**					.FTENGLE	.FTENGLU	.FTENGLY	.FTENGLS		.FTENGLL	.TFTRNGLE	.TFTRNGLU	.TFTRNGLS	.TFTRNGLY		.TFTRNGLL
GLOBAL NON-REITS INDEX							.FTENRGE	.FTENRGU	.FTENRGS	.FTENRGY		.FTENRGL						
GLOBAL REITS INDEX							.FTERGLE	.FTERGLU	.FTERGLS	.FTERGLY		.FTERGLL	.TFTERGLE	.TFTERGLU	.TFTERGLS	.TFTERGLY		.TFTERGLL
GREECE INDEX							.FTEPGCE	.FTEPGCU	.FTEPGCY	.FTEPGCS		.FTEPGCL	.TFTRPGCE	.TFTRPGCU	.TFTRPGCS	.TFTRPGCY		.TFTRPGCL
HONG KONG INDEX						**.FTELHK**	.FTELHKE	.FTELHKU	.FTELHKY	.FTELHKS		.FTELHKL	.TFTELHKE	.TFTELHKU	.TFTELHKS	.TFTELHKY		.TFTELHKL
HUNGARY INDEX																		.TFTRPHUL
IRELAND INDEX							.FTEPIRE	.FTEPIRU	.FTEPIRY	.FTEPIRS		.FTEPIRL	.TFTRPIRE	.TFTRPIRU	.TFTRPIRS	.TFTRPIRY		.TFTRPIRL
ITALY INDEX							.FTEPITE	.FTEPITU	.FTEPITY	.FTEPITS		.FTEPITL	.TFTRPITE	.TFTRPITU	.TFTRPITS	.TFTRPITY		.TFTRPITL
JAPAN INDEX						**.FTELJP**	.FTELJPE	.FTELJPU	.FTELJPY	.FTELJPS		.FTELJPL	.TFTELJPE	.TFTELJPU	.TFTELJPS	.TFTELJPY		.TFTELJPL
NETHERLANDS INDEX							.FTEPNLE	.FTEPNLU	.FTEPNLY	.FTEPNLS		.FTEPNLL	.TFTRPNLE	.TFTRPNLU	.TFTRPNLS	.TFTRPNLY		.TFTRPNLL
NEW ZEALAND INDEX							.FTELNZE	.FTELNZU	.FTELNZY	.FTELNZS		.FTELNZL	.TFTELNZE	.TFTELNZU	.TFTELNZS	.TFTELNZY		.TFTELNZL
NORTH AMERICA INDEX	**.FTEGNA**	**.FTUGNA**					.FTEGNAE	.FTEGNAU	.FTEGNAY	.FTEGNAS		.FTEGNAL	.TFTRGNAE	.TFTRGNAU	.TFTRGNAS	.TFTRGNAY		.TFTRGNAL
NORWAY INDEX							.FTELNKE	.FTELNKU	.FTELNKY	.FTELNKS		.FTELNKL	.TFTELNKE	.TFTELNKU	.TFTELNKS	.TFTELNKY		.TFTELNKL
MIDDLE EAST/AFRICA EMERGIN INDEX	**.FTENME**																	
POLAND INDEX													.TFTRPPOE	.TFTRPPOU	.TFTRPPOS	.TFTRPPOY		.TFTRPPOL
PORTUGAL INDEX							.FTEPPTE	.FTEPPTU	.FTEPPTY	.FTEPPTS		.FTEPPTL	.TFTRPPTE	.TFTRPPTU	.TFTRPPTS	.TFTRPPTY		.TFTRPPTL
PURE ASIA INDEX							.FTEGPAE	.FTEGPAU	.FTEGPAY	.FTEGPAS		.FTEGPAL	.TFTRGPAE	.TFTRGPAU	.TFTRGPAS	.TFTRGPAY		.TFTRGPAL
PURE AUSTRALIA INDEX							.FTLPAUE	.FTLPAUU	.FTLPAUY	.FTLPAUS		.FTLPAUL	.TFTLPAUE	.TFTLPAUU	.TFTLPAUS	.TFTLPAUY		.TFTLPAUL
SINGAPORE INDEX							.FTELSIE	.FTELSIU	.FTELSIY	.FTELSIS		.FTELSIL	.TFTELSIE	.TFTELSIU	.TFTELSIS	.TFTELSIY		.TFTELSIL
SOUTH KOREA INDEX																		.TFTRPKRL

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SPAIN INDEX							.FTEPSPE	.FTEPSPU	.FTEPSPY	.FTEPSPS		.FTEPSPL	.TFTRPSPE	.TFTRPSPU	.TFTRPSPS	.TFTRPSPY		.TFTRPSPL
SWEDEN INDEX							.FTELSDE	.FTELSDU	.FTELSDY	.FTELSDS		.FTELSDL	.TFTELSDE	.TFTELSDU	.TFTELSDS	.TFTELSDY		.TFTELSDL
SWITZERLAND INDEX							.FTELSWE	.FTELSWU	.FTELSWY	.FTELSWS		.FTELSWL	.TFTELSWE	.TFTELSWU	.TFTELSWS	.TFTELSWY		.TFTELSWL
UK INDEX			**.FTELUK**				.FTELUKE	.FTELUKU	.FTELUKY	.FTELUKS		.FTELUKL	.TFTRPUKE	.TFTRPUKU	.TFTRPUKS	.TFTRPUKY		.TFTRPUKL
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	.TFTUNUSE	.TFTUNUSU	.TFTUNUSS	.TFTUNUSY		.TFTUNUSL

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Data Vendor Codes - Indices

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	EPRAAUE PI	EPRAAUU PI				EPRAAUA PI	EPRAAUE RI	EPRAAUU RI				EPRAAUA RI						
AUSTRIA INDEX	EPRAAUS PI	EPRAAU$ PI					EPRAAUS RI	EPRAAU$ RI										
BELGIUM INDEX	EPRABGE PI	EPRABGU PI					EPRABGE RI	EPRABGU RI										
CANADA INDEX	EPRACAE PI	EPRACAU PI				EPRACAC PI	EPRACAE RI	EPRACAU RI				EPRACAC RI						
DENMARK INDEX	EPRADKE PI	EPRADKU PI				EPRADKD PI	EPRADKE RI	EPRADKU RI				EPRADKD RI						
EUROPE EURO ZONE INDEX	EPRAEZE PI	EPRAEZU PI	EPRAEZG PI				EPRAEZE RI	EPRAEZU RI	EPRAEZG RI									
EUROPE EX UK INDEX	EPRAXUE PI	EPRAXUU PI	EPRAXUG PI				EPRAXUE RI	EPRAXUU RI	EPRAXUG RI									
EUROPE INDEX	EPRAIXE PI	EPRAIXU PI	EPRAIXG PI				EPRAIXE RI	EPRAIXU RI	EPRAIXG RI									
FINLAND INDEX	EPRAFNE PI	EPRAFNU PI					EPRAFNE RI	EPRAFNU RI										
FRANCE INDEX	EPRAFRE PI	EPRAFRU PI					EPRAFRE RI	EPRAFRU RI										
GERMANY INDEX	EPRAGRE PI	EPRAGRU PI					EPRAGRE RI	EPRAGRU RI										
GLOBAL EX ASIA INDEX	EPRGXAE PI	EPRGXAU PI	EPRGXAG PI				EPRGXAE RI	EPRGXAU RI	EPRGXAG RI									
GLOBAL EX EUROPE INDEX	EPRGXEE PI	EPRGXEU PI	EPRGXEG PI				EPRGXEE RI	EPRGXEU RI	EPRGXEG RI									
GLOBAL EX NORTH AMERICA INDEX	EPRXNAE PI	EPRXNAU PI	EPGXNAG PI				EPRXNAE RI	EPRXNAU RI	EPGXNAG 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	EPRANLE PI	EPRANLU PI					EPRANLE RI	EPRANLU RI										
NORTH AMERICA INDEX	EPRANAE PI	EPRANAU PI	EPRANAG PI				EPRANAE RI	EPRANAU RI	EPRANAG RI									
NORWAY INDEX	EPRANWE PI	EPRANWU PI				EPRANWN PI	EPRANWE RI	EPRANWU RI				EPRANWN RI						
PORTUGAL INDEX	EPRAPRE PI	EPRAPRU PI					EPRAPRE 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	EPRAUKE PI	EPRAUKU PI	EPRAUKG PI				EPRAUKE RI	EPRAUKU RI	EPRAUKG RI									
US INDEX	EPRAUSE PI	EPRAUSU PI					EPRAUSE RI	EPRAUSU RI										

THOMSON ONE

ASIA 33 INDEX	ENA3-LN																	
ASIA DIVIDEND+ INDEX	ENAD-LN																	
ASIA INDEX	EGAS-LN	UGAS-LN																
AUSTRALIA INDEX						ELAU-LN												
EUROPE CAPPED INDEX	EORA-LN																	
EUROPE EURO ZONE CAPPED INDEX	EOEU-LN																	
EUROPE EURO ZONE INDEX	EPEU-LN																	
EUROPE EX UK CAPPED INDEX	EOUK-LN																	
EUROPE EX UK DIVIDEND+ INDEX	ENDP-LN																	
EUROPE EX UK INDEX	EXUK-LN																	
EUROPE INDEX	EPRA-LN	UPRA-LN																
EUROPE NON-REITS INDEX	ENEE-LN																	
EUROPE REITS INDEX	EREE-LN																	
EUROPE UK RESTRICTED INDEX	EPHG-LN																	
GLOBAL DIVIDEND+ INDEX	ENGD-LN																	
GLOBAL EX US INDEX	EGXU-LN																	
GLOBAL INDEX	ENGL-LN	UNGL-LN																
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																

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Data Vendor Codes - Indices

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	=ENA3.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	=EOEU.FT																	
EUROPE EURO ZONE INDEX	=EPAU.FT																	
EUROPE EX UK CAPPED INDEX	=EOUK.FT																	
EUROPE EX UK DIVIDEND+ INDEX	=ENDP.FT																	
EUROPE EX UK INDEX	=EXUK.FT																	
EUROPE INDEX	=EPRA.FT	=UPRA.FT																
EUROPE NON-REITS INDEX	=ENEE.FT																	
EUROPE REITS INDEX	=EREE.FT																	
EUROPE UK RESTRICTED INDEX	=EPHG.FT																	
GLOBAL DIVIDEND+ INDEX	=ENGD.FT																	
GLOBAL EX US INDEX	=EGXU.FT																	
GLOBAL INDEX	=ENGL.FT	=UNGL.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		=UNUS.FT																

ASIA 33 INDEX	3220369																	
ASIA DIVIDEND+ INDEX	2677759																	
ASIA INDEX	1313678	1313682																
AUSTRALIA INDEX						1314427												
EUROPE CAPPED INDEX	3191123																	
EUROPE EURO ZONE CAPPED INDEX	3191105																	
EUROPE EURO ZONE INDEX	1125979																	
EUROPE EX UK CAPPED INDEX	3191135																	
EUROPE EX UK DIVIDEND+ INDEX	2289296																	
EUROPE EX UK INDEX	1148944																	
EUROPE INDEX	1125954	1148773																
EUROPE NON-REITS INDEX	3135083																	
EUROPE REITS INDEX	3135068																	
EUROPE UK RESTRICTED INDEX	1181456																	
GLOBAL DIVIDEND+ INDEX	2677743																	
GLOBAL EX US INDEX	2337044																	
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																

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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
Jelmoli	CH	CH0000668472	JELN 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	BTPP.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	ICA 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
Babis Vovos	GR	GRS421003005	VOVOS GA	VOVr.AT	VOVOS-ATH
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
Patrizia Immobilien	DE	DE000PAT1AG3	P1Z GR	P1ZGn.F	P1Z-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	WEHB-BRU
Norwegian Property	NW	NO0010317811	NPRO NO	NPRO.OL	NPRO-OSL
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
Fabege	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
ISIS Property Trust Ld	UK	GB0033674564	IPT LN	IPT.L	IPT-LON
ISIS Property Trust 2 Ld	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
Liberty International *	UK	GB0006834344	LII LN	LII.L	LII-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
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

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Constituent	Country	ISIN	Bloomberg	REUTERS	SNL
Unite Group	UK	GB0006928617	UTG LN	UTG.L	UTG-LON
Workspace Group *	UK	GB0005296354	WKP LN	WKP.L	WKP-LON
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
Macquarie CountryWide *	AU	AU000000MCW8	MCW AU	MCW.AX	MCW-ASX
Macquarie Office Trust *	AU	AU000000MOF8	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
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
Great Eagle Holdings	HK	BMG4069C1486	41 HK	0041.HK	0041-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
Kowloon Dev	HK	HK0034000254	34 HK	0034.HK	0034-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
Shui On Land	HK	KYG811511131	272 HK	0272.HK	0272-HKG
Sino Land	HK	HK0083000502	83 HK	0083.HK	0083-HKG
Sun Hung Kai Props	HK	HK0016000132	16 HK	0016.HK	0016-HKG
Aeon Mall Co ltd	JP	JP3131430005	8905 JP	8905.T	8905-TKS
Heiwa Real Estate	JP	JP3834800009	8803 JP	8803.T	8803-TKS
Daibiru Corp	JP	JP3497200000	8806 JP	8806.OS	8806-TKS

Constituent	Country	ISIN	Bloomberg	REUTERS	SNL
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 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
Toc Co	JP	JP3538400007	8841 JP	8841.T	8841-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	-NA-
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	A17U-SES
Ascendas REIT *	SG	SG1M77906915	AREIT SP	AEMN.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
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
Singapore Land	SG	SG1S69002321	SL SP	SLND.SI	S30-SES
Suntec REIT *	SG	SG1Q52922370	SUN SP	SUNT.SI	T82U-SES
Wing Tai Holdings	SG	SG1K66001688	WINGT SP	WTHS.SI	W05-SES
Allied Properties REIT *	CA	CA0194561027	AP-U CN	AP_u.TO	AP.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	CA13650J1049	REF-U CN	REF_u.TO	REF.UN-TSX
Chartwell Seniors Housing REIT *	CA	CA16140U1003	CSH-U CN	CSH_u.TO	CSH.UN-TSX

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Data Vendor Codes - Index Constituents

Constituent	Country	ISIN	Bloomberg	REUTERS	SNL
Cominar REIT *	CA	CA1999101001	CUF-U CN	CUF_u.TO	CUF.UN-TSX
Dundee REIT *	CA	CA2652702077	D-U CN	D_u.TO	D.UN-TSX
Extendicare Real Estate Investment Tru	CA	CA3022511032	EXE-U CN	EXE_u.TO	EXE.UN-TSX
H & R Real Estate *	CA	CA4044282032	HR-U CN	HR_u.TO	HR.UN-TSX
Innvest REIT *	CA	CA45771T1084	INN-U CN	INN_u.TO	INN.UN-TSX
Morguard REIT *	CA	CA6179141065	MRT-U CN	MRT_u.TO	MRT.UN-TSX
Northern Property REIT *	CA	CA6656241024	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
Acadia Realty Trust *	US	US0042391096	AKR US	AKR.N	AKR-US
Hilltop Holdings	US	US4327481010	ARC US	HTH.N	HTH-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 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
BRE Properties *	US	US05564E1064	BRE US	BRE.N	BRE-US
Camden Property Trust *	US	US1331311027	CPT US	CPT.N	CPT-US
CBL & Associates Props *	US	US1248301004	CBL US	CBL.N	CBL-US
Cedar Shopping Centers *	US	US1506022094	CDR US	CDR.N	CDR-US
Colonial Properties *	US	US1958721060	CLP US	CLP.N	CLP-US
Corporate Office Props *	US	US22002T1088	OFC US	OFC.N	OFC-US
Corrections Corp of America	US	US22025Y4070	CXW US	CXW.N	-NA-
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	-NA-

Constituent	Country	ISIN	Bloomberg	REUTERS	SNL
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	FCEA-US
Getty Realty *	US	US3742971092	GTY US	GTY.N	GTY-US
Government Properties *	US	US38376A1034	GOV US	GOV.N	GOV-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
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
HRPT Properties Trust *	US	US40426W1018	HRP US	HRP.N	HRP-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	LRY US	LRY.N	LRY-US
LTC Properties *	US	US5021751020	LTC US	LTC.N	LTC-US
Mack-Cali Realty *	US	US5544891048	CLI US	CLI.N	CLI-US
Mid-America Apartment *	US	US59522J1034	MAA US	MAA.N	MAA-US
National Healthcare Corp. *	US	US6359061008	NHC US	NHC.A	-NA-
National Retail Properties *	US	US6374171063	NNN US	NNN.N	NNN-US

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Data Vendor Codes - Index Constituents

Constituent	Country	ISIN	Bloomberg	REUTERS	SNL
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	OEH US	OEH.N	OEH-US
Parkway Properties *	US	US70159Q1040	PKY US	PKY.N	PKY-US
Pennsylvania Real Estate *	US	US7091021078	PEI US	PEI.N	PEI-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
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
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

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