EPRA | RESEARCH

European Public Real Estate Association

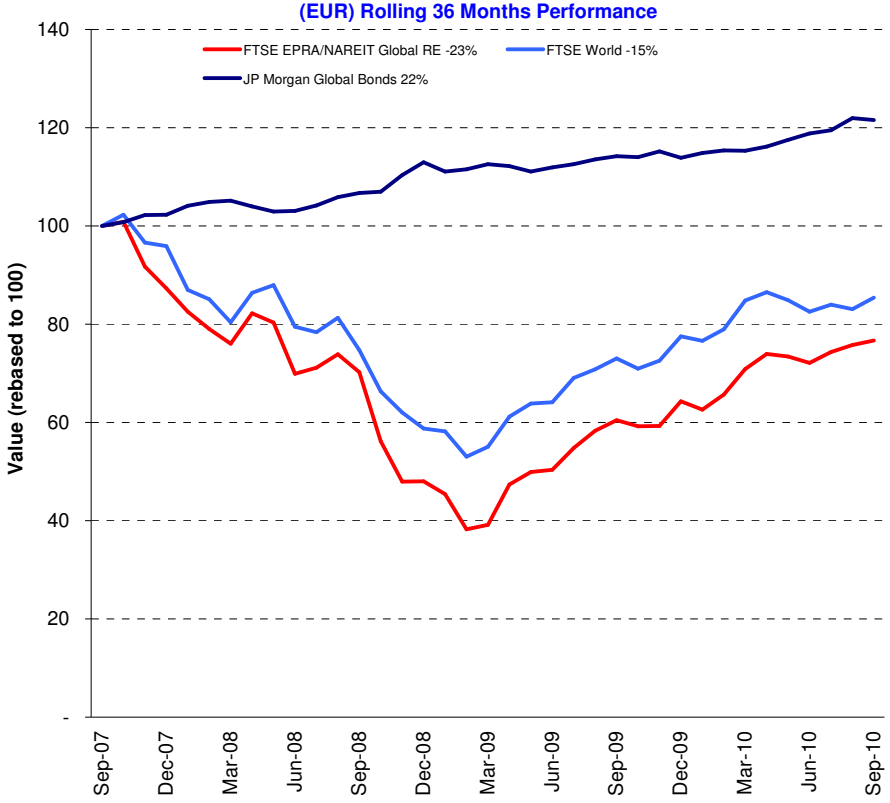
Monthly Statistical Bulletin

September 2010

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 added 1.1% during the month of September. Global equities advanced 2.8% while the Global Bonds market slipped 30bps. Real estate markets in Europe outperformed the other regions by adding 6.9%. North America dipped 2.1%, while Asia is ahead 2.6% compared to last month.

The global real estate return year-to-date stands at 19.2% compared to 10.2% and 6.7%, for global equities and global bonds respectively. For the ten-year rolling period real estate investments returned 64.6%. Equities lost 17.2 % while bonds markets were good for a 71% return in total. Annual average return based on the ten-year period from real estate investments is 5.1%. Global equities lost 1.9% on average, while the bond investments returns equal 5.5%.

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

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

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

All calculated returns in the bulletin are geometric means.

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

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

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Section 1

Size of the total real estate market

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Size of the total real estate market - Europe

Countries	2009 GDP ($ Bn)	2009 GDP per capita ($)	2009 Real Estate ($ Bn)	Sep-10 Total Listed ($ Bn)	Sep-10 Number of Companies	Sep-10 Index Mrkt Cap ($ Bn)	Sep-10 Total RE v Listed RE (%)	Sep-10 Stock Market ($ Bn)	Sep-10 Stk Mkt v Listed RE (%)
Germany	3,388.00	41,104.02	1,524.60	25.00	41	4	1.64%	1,381.67	1.81%
United Kingdom	2,476.29	41,085.97	1,392.91	58.00	124	39	4.16%	3,164.53	1.83%
France	2,661.97	42,568.43	1,197.89	70.00	62	36	5.84%	1,734.11	4.04%
Italy	2,145.28	36,951.22	965.37	6.00	8	1	0.62%	597.82	1.00%
Spain	1,476.19	36,647.24	664.28	25.00	15	-	3.76%	662.13	3.78%
Russia	1,354.27	9,276.44	437.94	5.00	-	-	1.14%	559.64	0.89%
Netherlands	801.11	49,093.85	360.50	13.00	12	13	3.61%	311.87	4.17%
Switzerland	471.86	63,328.79	212.34	8.00	11	7	3.77%	1,105.05	0.72%
Belgium	470.28	45,446.75	211.63	6.00	19	4	2.84%	275.69	2.18%
Sweden	436.10	48,530.60	196.24	12.00	15	8	6.11%	552.38	2.17%
Turkey	649.86	9,074.45	208.61	-	12	-	0.00%	312.57	0.00%
Austria	384.43	47,025.04	172.99	11.00	13	2	6.36%	118.89	9.25%
Poland	449.62	11,654.26	156.89	6.00	8	-	3.82%	180.47	3.32%
Norway	399.62	87,349.36	179.83	3.00	6	1	1.67%	243.03	1.23%
Denmark	315.61	58,305.89	142.02	2.00	5	-	1.41%	220.58	0.91%
Greece	327.94	30,798.34	147.57	2.20	6	0	1.49%	72.67	3.03%
Ireland	245.57	61,855.31	110.50	2.10	1	-	1.90%	55.47	3.79%
Finland	246.95	47,352.92	111.13	3.00	5	2	2.70%	199.26	1.51%
Portugal	228.29	21,692.17	97.98	-	-	-	0.00%	88.89	0.00%
Czech Republic	189.86	18,501.63	77.28	-	-	-	0.00%	45.57	0.00%
Hungary	137.04	13,660.09	50.42	0.26	2	-	0.52%	29.81	0.87%
Romania *	170.59	7,630.43	51.69	0.50	-	-	0.97%	15.98	3.13%
Ukraine *	138.84	2,862.28	30.34	-	-	-	0.00%	28.41	0.00%
Slovakia *	88.35	16,345.99	34.51	-	-	-	0.00%	5.07	0.00%
Slovenia *	49.10	24,416.21	21.92	-	-	-	0.00%	9.80	0.00%
Luxembourg	51.31	110,828.08	23.09	-	1	-	0.00%	21.27	0.00%
Bulgaria *	44.89	5,970.39	12.53	-	-	-	0.00%	4.92	0.00%
Total Europe	**19,799.22**	**37,988.31**	**8,793.02**	**258.06**	**366**	**120**	**2.93%**	**11,997.56**	**2.15%**

* Country is not included in the selection universe

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

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

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

Countries	2009 GDP ($ Bn)	2009 GDP per capita ($)	2009 Real Estate ($ Bn)	Sep-10 Total Listed ($ Bn)	Sep-10 Number of Companies	Sep-10 Index Mrkt Cap ($ Bn)	Sep-10 Total RE v Listed RE (%)	Sep-10 Stock Market ($ Bn)	Sep-10 Stk Mkt v Listed RE (%)
Japan	4,812.62	37,751.95	2,165.68	164.00	113	70	7.57%	3,650.85	4.49%
Hong Kong/China	4,415.21	3,381.48	1,019.96	171.00	200	119	16.77%	5,650.62	3.03%
South Korea	961.26	20,087.35	402.15	1.00	12	-	0.25%	964.51	0.10%
India	1,193.05	1,109.33	190.09	8.00	16	-	4.21%	1,583.71	0.51%
Australia	911.13	45,568.04	410.01	72.00	65	65	17.56%	1,337.84	5.38%
Taiwan	340.46	15,049.94	129.37	4.00	31	-	3.09%	774.98	0.52%
Indonesia	492.17	2,177.72	98.19	0.14	30	-	0.14%	322.86	0.04%
Thailand	257.42	4,039.10	63.09	4.00	140	-	6.34%	256.45	1.56%
Malaysia	196.16	8,334.71	61.21	0.70	88	-	1.14%	361.08	0.19%
Singapore	174.78	40,143.52	157.31	38.00	50	38	24.16%	533.27	7.13%
New Zealand	126.86	31,651.17	61.76	3.15	8	1	5.10%	32.73	9.62%
Pakistan	157.37	977.66	24.04	-	-	-	0.00%	45.00	0.00%
Philippines	154.83	1,747.03	28.70	4.00	52	-	13.94%	126.53	3.16%
Vietnam *	83.64	1,011.86	12.92	-	-	-	0.00%	-	0.00%
Total Asia-Pacific	**14,276.96**	**19,543.66**	**4,824.46**	**469.99**	**805**	**294**	**9.74%**	**15,640.44**	**3.00%**
Egypt	112.00	1,373.73	19.16	11.00	2	-	57.40%	115.12	9.56%
Israel	149.00	21,132.35	63.40	4.14	-	-	6.53%	167.56	2.47%
Morocco	84.62	2,676.99	18.08	3.00	-	-	16.59%	86.87	3.45%
South Africa	261.00	5,257.55	69.85	8.62	7	-	12.35%	406.13	2.12%
Total Africa/Middle East	**606.62**	**30,440.62**	**170.49**	**26.77**	**9**	**-**	**15.70%**	**775.68**	**3.45%**
Mexico	975.85	9,297.34	315.80	0.10	3	-	0.03%	425.82	0.02%
Brazil	1,476.90	7,919.49	453.07	0.70	26	-	0.15%	1,407.10	0.05%
Argentina	295.93	7,638.40	89.69	0.60	2	-	0.67%	45.25	1.33%
Venezuela *	158.31	6,356.56	45.13	-	-	-	0.00%	4.57	0.00%
Colombia	223.26	5,258.84	59.75	-	-	-	0.00%	199.91	0.00%
Chile	163.76	10,340.89	54.91	0.30	17	-	0.55%	316.33	0.09%
Peru	120.16	4,343.27	30.17	-	6	-	0.00%	90.53	0.00%
Total Latin America	**3,414.16**	**8,032.77**	**1,048.53**	**1.70**	**54**	**-**	**0.16%**	**2,489.51**	**0.07%**

* Country is not included in the selection universe

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

Countries	2009 GDP ($ Bn)	2009 GDP per capita ($)	2009 Real Estate ($ Bn)	Sep-10 Total Listed ($ Bn)	Sep-10 Number of Companies	Sep-10 Index Mrkt Cap ($ Bn)	Sep-10 Total RE v Listed RE (%)	Sep-10 Stock Market ($ Bn)	Sep-10 Stk Mkt v Listed RE (%)
United States	13,990.48	47,780.73	6,295.72	371.00	195	289	5.89%	13,872.56	2.67%
Canada	1,398.63	43,523.59	629.38	51.00	45	33	8.10%	1,782.31	2.86%
Total Nth America	**15,389.11**	**47,393.82**	**6,925.10**	**422.00**	**240**	**322**	**6.09%**	**15,654.87**	**2.70%**
World	**53,486.06**	**-**	**21,761.61**	**1,178.52**	**1,474**	**736**	**5.42%**	**46,558.07**	**2.53%**

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Section 2

FTSE EPRA/NAREIT Global Developed Real Estate Index Series

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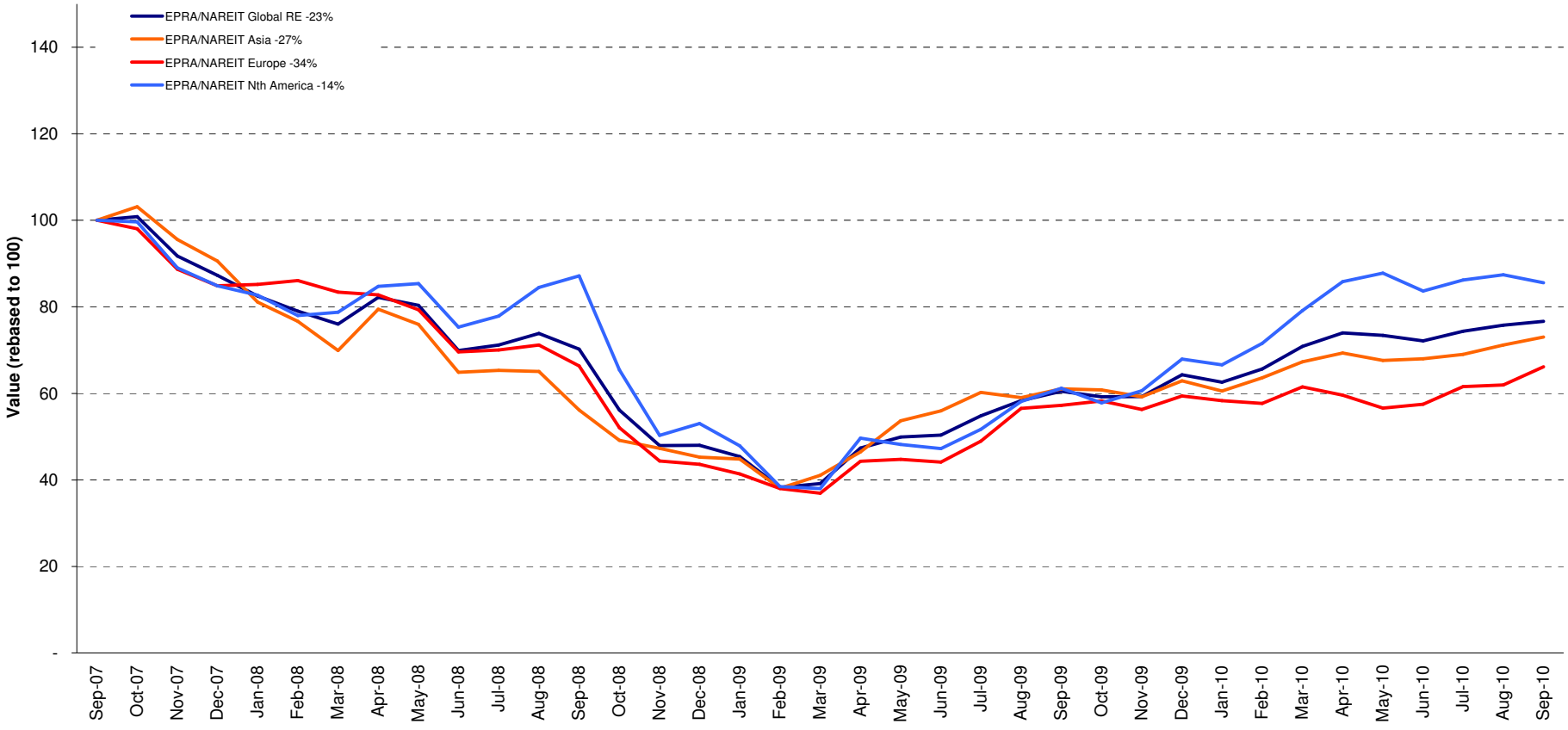
Graph 2: EPRA/NAREIT Global Developed v Asia Developed, Europe Developed & North America Developed- Total Return (EUR) Rolling 36 Months Performance



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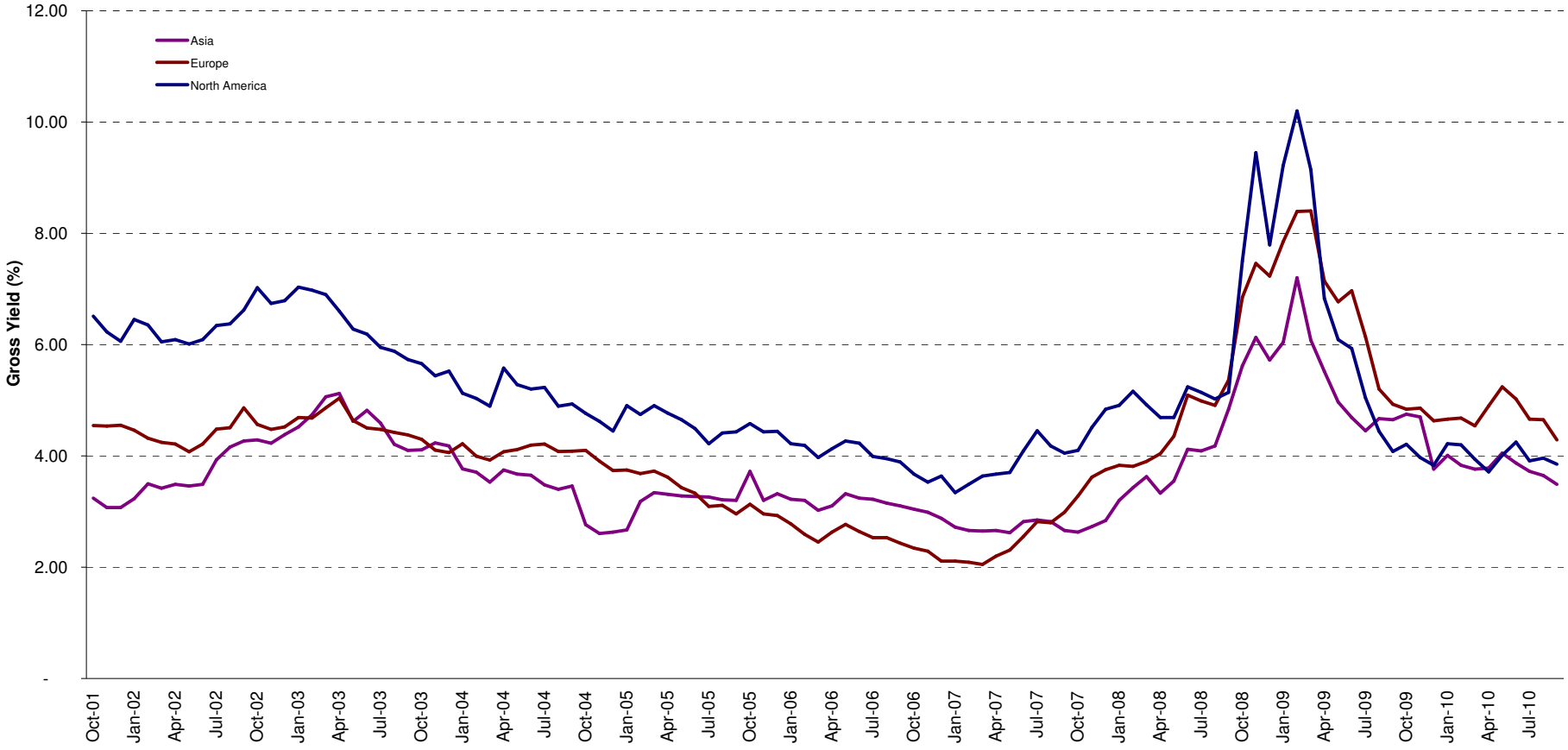
Graph 3: Dividend Yields



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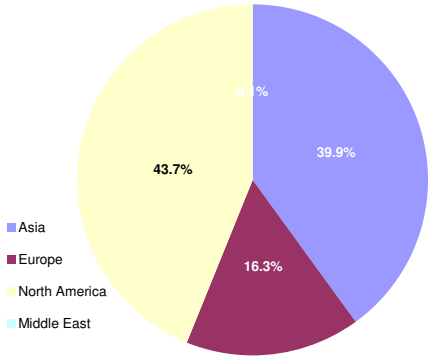
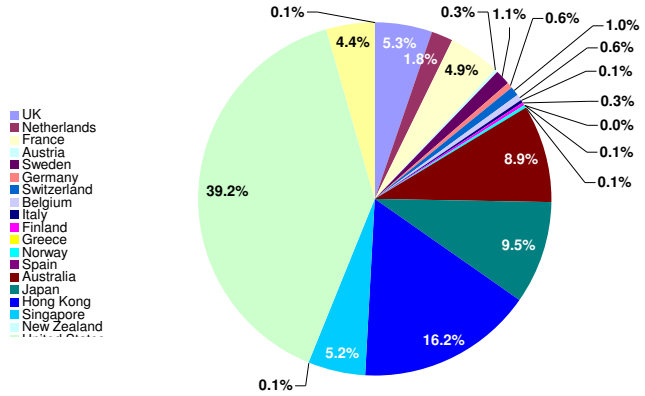
FTSE EPRA/NAREIT Global Developed Index Series

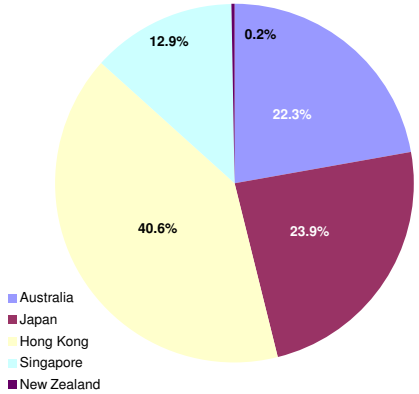
Graph 4: Global Developed - Regional Breakdown by Market Cap



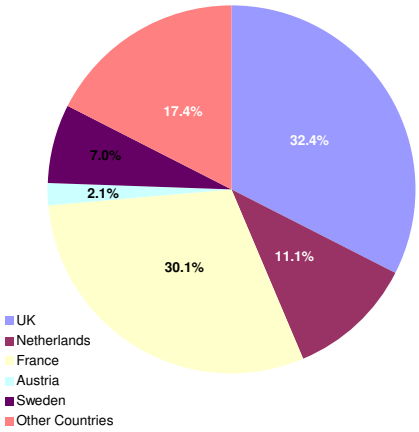
Graph 5: Global Developed - Breakdown by Country



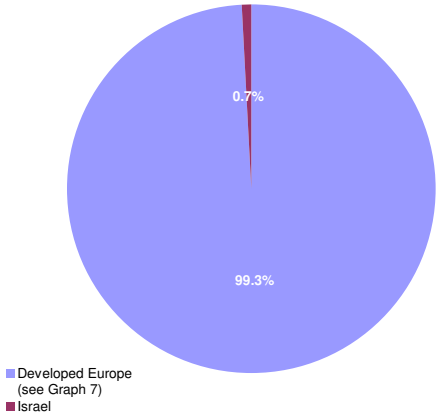
Graph 6: Asia Developed - Country Breakdown by Market Cap



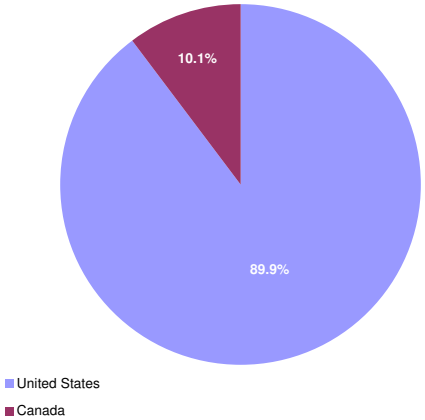
Graph 7: Europe Developed - Country Breakdown by Market Cap



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



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



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FTSE EPRA/NAREIT Global Developed Index Series - Index Performance

Gross Total Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
Global	EUR	2,088.74	539,800.54	100.00	3.76	9.20	5.11	0.07	-8.48	26.79	6.27	1.15	19.21	18.30	26.79
Asia	EUR	1,688.06	215,331.45	39.89	3.49	8.62	4.16	3.03	-9.94	19.68	7.45	2.60	16.08	19.49	26.39
Europe	EUR	2,046.50	88,142.16	16.33	4.25	5.98	5.64	-4.05	-12.86	15.63	15.05	6.88	11.45	18.58	26.55
North America	EUR	2,549.33	235,676.81	43.66	3.85	14.22	6.13	-0.25	-5.06	39.86	2.33	-2.10	26.02	23.50	35.76
Global ex Asia	EUR	2,344.82	324,469.09	60.11	3.95	8.99	5.86	-1.48	-7.50	32.06	5.50	0.20	21.50	20.85	31.82
Global ex Europe	EUR	2,059.89	451,658.38	83.67	3.67	10.54	5.12	1.04	-7.52	29.33	4.71	0.10	20.92	19.24	27.91
Global ex North America	EUR	1,920.81	304,123.73	56.34	3.70	7.95	5.36	0.61	-10.78	18.43	9.52	3.81	14.66	17.44	23.83
Global ex United States	EUR	1,983.70	328,022.85	60.77	3.83	8.10	5.64	0.87	-10.08	20.32	9.44	3.72	15.93	17.31	23.90
Global ex Japan	EUR	1,208.07	488,351.57	90.47	3.86	-NA-	-NA-	0.05	-7.91	28.66	6.45	1.40	19.62	-NA-	28.19
Global Dividend+	EUR	1,783.12	450,197.41	83.40	4.31	-NA-	-NA-	-NA-	-5.87	30.75	6.47	1.05	22.07	-NA-	27.57
Global	USD	2,737.32	736,939.13	100.00	3.76	9.24	9.69	2.59	-9.72	18.41	18.44	8.65	13.43	20.92	32.27
Asia	USD	2,279.76	293,971.86	39.89	3.49	8.82	8.74	5.63	-11.16	11.77	19.75	10.21	10.44	22.22	32.52
Europe	USD	2,774.14	120,332.24	16.33	4.25	6.20	10.35	-1.64	-14.05	7.98	28.22	14.80	6.02	22.34	33.21
North America	USD	3,322.03	321,747.48	43.66	3.85	14.22	10.40	2.26	-6.34	30.62	14.05	5.16	19.91	24.88	39.29
Global ex Asia	USD	3,074.28	442,967.26	60.11	3.95	9.03	10.19	1.00	-8.76	23.33	17.59	7.64	15.61	22.92	36.24
Global ex Europe	USD	2,708.97	616,606.89	83.67	3.67	10.60	9.46	3.59	-8.77	20.79	16.70	7.52	15.06	21.47	33.03
Global ex North America	USD	2,534.89	415,191.64	56.34	3.70	8.02	9.74	3.14	-11.99	10.61	22.06	11.51	9.09	20.76	30.59
Global ex United States	USD	2,701.92	447,818.88	60.77	3.83	8.33	10.41	3.50	-11.30	12.37	21.97	11.41	10.31	20.59	30.51
Global ex Japan	USD	1,262.30	666,700.66	90.47	3.86	-NA-	-NA-	2.57	-9.16	20.16	18.64	8.92	13.82	-NA-	33.62
Global ex Australia	USD	1,091.12	671,489.23	91.12	0.00	-NA-	-NA-	-NA-	-14.29	9.30	3.25	-0.04	5.76	-NA-	30.15
Global ex Australia Hedged	USD	1,337.83	671,489.23	91.12	0.00	-NA-	-NA-	2.66	-8.34	19.33	15.43	7.33	12.88	-NA-	30.44
Global Dividend+	USD	2,010.76	614,612.36	83.40	4.31	-NA-	11.23	3.75	-7.15	22.12	18.67	8.54	16.16	-NA-	32.85

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

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Global	GBP	2,799.52	467,661.57	100.00	3.76	10.26	8.99	4.99	-1.65	20.18	12.45	5.97	16.24	19.46	28.74
Asia	GBP	2,331.57	186,554.55	39.89	3.49	9.79	8.05	8.10	-3.22	13.45	13.70	7.49	13.18	20.02	27.50
Europe	GBP	2,837.18	76,362.84	16.33	4.25	7.34	9.65	0.66	-6.36	9.59	21.74	11.97	8.65	20.14	29.05
North America	GBP	3,397.52	204,180.95	43.66	3.85	15.21	9.70	4.65	2.03	32.58	8.29	2.56	22.88	24.64	37.93
Global ex Asia	GBP	3,144.14	281,107.03	60.11	3.95	10.11	9.48	3.36	-0.60	25.18	11.64	4.98	18.47	22.15	34.11
Global ex Europe	GBP	2,770.53	391,298.73	83.67	3.67	11.58	8.76	6.01	-0.61	22.59	10.80	4.87	17.91	20.22	29.71
Global ex North America	GBP	2,592.49	263,480.62	56.34	3.70	9.05	9.04	5.55	-4.13	12.26	15.89	8.76	11.79	18.33	25.43
Global ex United States	GBP	2,763.32	284,185.86	60.77	3.83	9.27	9.70	5.92	-3.37	14.05	15.80	8.66	13.04	18.18	25.35
Global ex Japan	GBP	1,290.98	423,088.24	90.47	3.86	-NA-	-NA-	4.97	-1.04	21.96	12.64	6.23	16.64	-NA-	30.29
Global Dividend+	GBP	2,287.19	390,033.00	83.40	4.31	-NA-	10.53	6.18	1.15	23.94	12.67	5.86	19.04	-NA-	29.77
Global	JPY	2,234.14	61,563,894.76	100.00	3.76	6.50	6.90	-3.48	-18.85	10.48	11.82	8.09	1.78	22.71	34.98
Asia	JPY	1,860.70	24,558,409.59	39.89	3.49	6.09	5.98	-0.62	-20.14	4.29	13.05	9.65	-0.89	23.74	35.47
Europe	JPY	2,264.20	10,052,555.42	16.33	4.25	3.53	7.54	-7.46	-22.74	0.75	21.05	14.22	-4.86	23.73	35.27
North America	JPY	2,711.37	26,878,784.84	43.66	3.85	11.36	7.59	-3.79	-15.81	21.88	7.67	4.62	7.60	26.50	41.25
Global ex Asia	JPY	2,509.16	37,005,485.16	60.11	3.95	6.29	7.39	-4.98	-17.98	15.07	11.01	7.08	3.74	24.52	38.28
Global ex Europe	JPY	2,211.00	51,511,339.34	83.67	3.67	7.82	6.68	-2.54	-17.99	12.70	10.17	6.97	3.25	23.31	35.84
Global ex North America	JPY	2,068.92	34,685,109.91	56.34	3.70	5.31	6.95	-2.96	-20.89	3.20	15.24	10.94	-2.11	22.37	33.45
Global ex United States	JPY	2,205.25	37,410,789.28	60.77	3.83	5.61	7.58	-2.67	-20.27	4.85	15.15	10.84	-1.01	22.33	33.44
Global ex Japan	JPY	1,030.26	55,696,173.19	90.47	3.86	-NA-	-NA-	-3.51	-18.35	12.11	12.00	8.36	2.14	-NA-	36.25
Global Dividend+	JPY	1,515.92	51,344,716.52	83.40	4.31	-NA-	-NA-	-NA-	-16.53	13.94	12.03	7.98	4.23	-NA-	35.37

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FTSE EPRA/NAREIT Global Developed Index Series - Index Performance

Gross Total Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
Global	AUD	1,849.94	761,103.36	141.00	3.76	-NA-	-NA-	-NA-	-NA-	7.93	3.32	-0.13	5.36	-NA-	-NA-
Asia	AUD	1,540.71	303,611.20	56.25	3.49	-NA-	-NA-	-NA-	-NA-	1.88	4.47	1.31	2.59	-NA-	-NA-
Europe	AUD	1,874.82	124,277.94	23.02	4.25	-NA-	-NA-	-NA-	-NA-	-1.58	11.86	5.53	-1.52	-NA-	-NA-
North America	AUD	2,245.10	332,297.58	61.56	3.85	-NA-	-NA-	-NA-	-NA-	19.06	-0.50	-3.33	11.38	-NA-	-NA-
Global ex Asia	AUD	2,077.66	457,492.16	84.75	3.95	-NA-	-NA-	-NA-	-NA-	12.42	2.58	-1.06	7.38	-NA-	-NA-
Global ex Europe	AUD	1,830.78	636,825.43	117.97	3.67	-NA-	-NA-	-NA-	-NA-	10.10	1.81	-1.16	6.87	-NA-	-NA-
Global ex North America	AUD	1,713.13	428,805.78	79.44	3.70	-NA-	-NA-	-NA-	-NA-	0.82	6.48	2.51	1.33	-NA-	-NA-
Global ex United States	AUD	1,826.02	462,502.86	85.68	3.83	-NA-	-NA-	-NA-	-NA-	2.43	6.40	2.41	2.46	-NA-	-NA-
Global ex Japan	AUD	853.09	688,561.78	127.56	3.86	-NA-	-NA-	-NA-	-NA-	9.52	3.50	0.12	5.72	-NA-	-NA-
Global Dividend+	AUD	1,582.96	634,765.50	117.59	4.31	-NA-	-NA-	-NA-	-NA-	11.31	3.52	-0.23	7.89	-NA-	-NA-
Global ex Australia Hedged	AUD	1,324.95	693,507.36	91.12	0.00	-NA-	-NA-	2.17	-9.71	21.57	15.46	7.13	13.95	-NA-	31.62
Global Hedged	AUD	1,243.78	761,103.36	8.88	0.00	-NA-	-NA-	1.08	-11.35	18.95	14.44	6.41	12.84	-NA-	30.43

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FTSE EPRA/NAREIT Global Developed Index Series - Index Performance

Net Total Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
Global	EUR	2,017.90	539,800.54	100.00	3.14	-NA-	-NA-	-0.55	-9.19	25.98	6.13	1.09	18.61	-NA-	26.76
Asia	EUR	1,685.90	215,331.45	39.89	3.44	-NA-	-NA-	3.01	-9.99	19.62	7.43	2.59	16.03	-NA-	26.38
Europe	EUR	1,250.10	88,142.16	16.33	3.55	-NA-	-NA-	-4.66	-13.55	14.79	15.03	6.88	10.66	-NA-	26.45
North America	EUR	2,392.06	235,676.81	43.66	2.72	-NA-	-NA-	-1.42	-6.47	38.21	2.04	-2.22	24.92	-NA-	35.74
Global ex Asia	EUR	2,219.41	324,469.09	60.11	2.94	-NA-	-NA-	-2.47	-8.68	30.69	5.28	0.12	20.51	-NA-	31.77
Global ex Europe	EUR	1,990.28	451,658.38	83.67	3.06	-NA-	-NA-	0.41	-8.23	28.51	4.55	0.03	20.35	-NA-	27.91
Global ex North America	EUR	1,896.75	304,123.73	56.34	3.46	-NA-	-NA-	0.39	-11.03	18.15	9.51	3.81	14.40	-NA-	23.79
Global ex US	EUR	1,950.23	328,022.85	60.77	3.51	-NA-	-NA-	0.66	-10.41	19.93	9.39	3.70	15.60	-NA-	23.86
Global ex Japan	EUR	941.90	488,351.57	90.47	0.00	-NA-	-NA-	-4.28	-12.28	23.59	5.61	1.10	15.97	-NA-	28.08
Global	USD	2,644.52	736,939.13	100.00	3.14	-NA-	-NA-	1.95	-10.42	17.66	18.28	8.59	12.85	-NA-	32.24
Asia	USD	2,276.85	293,971.86	39.89	3.44	-NA-	-NA-	5.60	-11.21	11.72	19.74	10.20	10.40	-NA-	32.51
Europe	USD	1,355.66	120,332.24	16.33	3.55	-NA-	-NA-	-2.26	-14.72	7.19	28.20	14.80	5.28	-NA-	33.15
North America	USD	3,117.09	321,747.48	43.66	2.72	-NA-	-NA-	1.06	-7.73	29.08	13.73	5.04	18.87	-NA-	39.24
Global ex Asia	USD	2,909.91	442,967.26	60.11	2.94	-NA-	-NA-	-0.01	-9.92	22.05	17.34	7.54	14.66	-NA-	36.17
Global ex Europe	USD	2,617.42	616,606.89	83.67	3.06	-NA-	-NA-	2.94	-9.47	20.03	16.52	7.45	14.51	-NA-	33.00
Global ex North America	USD	2,503.20	415,191.64	56.34	3.46	-NA-	-NA-	2.92	-12.23	10.34	22.05	11.50	8.85	-NA-	30.57
Global ex US	USD	2,656.34	447,818.88	60.77	3.51	-NA-	-NA-	3.19	-11.62	12.01	21.92	11.39	10.00	-NA-	30.49
Global ex Japan	USD	1,214.90	666,700.66	90.47	3.19	-NA-	-NA-	1.85	-9.94	19.33	18.47	8.85	13.20	-NA-	33.58

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FTSE EPRA/NAREIT Global Developed Index Series - Index Performance

Net Total Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
Global	GBP	2,704.61	467,661.57	100.00	3.14	-NA-	-NA-	4.33	-2.41	19.42	12.30	5.91	15.65	-NA-	28.70
Asia	GBP	2,328.59	186,554.55	39.89	3.44	-NA-	-NA-	8.07	-3.27	13.01	13.68	7.48	13.14	-NA-	27.54
Europe	GBP	1,386.46	76,362.84	16.33	3.55	-NA-	-NA-	0.03	-7.10	8.79	21.72	11.97	7.89	-NA-	29.02
North America	GBP	3,187.92	204,180.95	43.66	2.72	-NA-	-NA-	3.42	0.52	31.01	7.98	2.44	21.81	-NA-	37.87
Global ex Asia	GBP	2,976.03	281,107.03	60.11	2.94	-NA-	-NA-	2.32	-1.86	23.88	11.40	4.89	17.51	-NA-	34.04
Global ex Europe	GBP	2,676.90	391,298.73	83.67	3.06	-NA-	-NA-	5.35	-1.38	21.82	10.63	4.80	17.35	-NA-	29.68
Global ex North America	GBP	2,560.08	263,480.62	56.34	3.46	-NA-	-NA-	5.32	-4.38	11.99	15.87	8.75	11.55	-NA-	25.41
Global ex US	GBP	2,716.70	284,185.86	60.77	3.51	-NA-	-NA-	5.61	-3.72	13.69	15.76	8.64	12.72	-NA-	25.33
Global ex Japan	GBP	1,242.51	423,088.24	90.47	3.19	-NA-	-NA-	4.24	-1.89	21.11	12.48	6.17	16.00	-NA-	30.24
Global	JPY	2,158.40	61,563,894.76	100.00	3.14	-NA-	-NA-	-4.09	-19.47	9.78	11.67	8.03	1.27	-NA-	34.94
Asia	JPY	1,858.32	24,558,409.59	39.89	3.44	-NA-	-NA-	-0.65	-20.18	3.90	13.04	9.64	-0.93	-NA-	35.47
Europe	JPY	1,106.46	10,052,555.42	16.33	3.55	-NA-	-NA-	-8.05	-23.34	0.01	21.03	14.22	-5.53	-NA-	35.20
North America	JPY	2,544.10	26,878,784.84	43.66	2.72	-NA-	-NA-	-4.93	-17.06	20.44	7.37	4.50	6.67	-NA-	41.20
Global ex Asia	JPY	2,375.01	37,005,485.16	60.11	2.94	-NA-	-NA-	-5.93	-19.02	13.88	10.77	6.99	2.90	-NA-	38.20
Global ex Europe	JPY	2,136.29	51,511,339.34	83.67	3.06	-NA-	-NA-	-3.15	-18.63	11.99	10.00	6.90	2.76	-NA-	35.82
Global ex North America	JPY	2,043.06	34,685,109.91	56.34	3.46	-NA-	-NA-	-3.18	-21.10	2.96	15.22	10.93	-2.32	-NA-	33.42
Global ex US	JPY	2,168.05	37,410,789.28	60.77	3.51	-NA-	-NA-	-2.91	-20.55	4.51	15.10	10.82	-1.29	-NA-	33.42
Global ex Japan	JPY	991.58	55,696,173.19	90.47	3.19	-NA-	-NA-	-4.18	-19.05	11.34	11.84	8.30	1.58	-NA-	36.21

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FTSE EPRA/NAREIT Global Developed Index Series - Index Performance

Net Total Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
Global	AUD	1,787.22	761,103.36	141.00	3.14	-NA-	-NA-	-NA-	-NA-	7.24	3.18	-0.18	4.82	-NA-	-NA-
Asia	AUD	1,538.74	303,611.20	56.25	3.44	-NA-	-NA-	-NA-	-NA-	2.51	4.45	1.30	2.55	-NA-	-NA-
Europe	AUD	916.18	124,277.94	23.02	3.55	-NA-	-NA-	-NA-	-NA-	-2.30	11.84	5.53	-2.21	-NA-	-NA-
North America	AUD	2,106.59	332,297.58	61.56	2.72	-NA-	-NA-	-NA-	-NA-	17.66	-0.79	-3.45	10.41	-NA-	-NA-
Global ex Asia	AUD	1,966.58	457,492.16	84.75	2.94	-NA-	-NA-	-NA-	-NA-	11.25	2.36	-1.14	6.51	-NA-	-NA-
Global ex Europe	AUD	1,768.91	636,825.43	117.97	3.06	-NA-	-NA-	-NA-	-NA-	9.40	1.65	-1.23	6.36	-NA-	-NA-
Global ex North America	AUD	1,691.71	428,805.78	79.44	3.46	-NA-	-NA-	-NA-	-NA-	0.58	6.47	2.50	1.10	-NA-	-NA-
Global ex US	AUD	1,795.21	462,502.86	85.68	3.51	-NA-	-NA-	-NA-	-NA-	2.10	6.36	2.39	2.17	-NA-	-NA-
Global ex Japan	AUD	665.16	688,561.78	127.56	0.00	-NA-	-NA-	-NA-	-NA-	5.22	2.68	-0.17	2.50	-NA-	-NA-

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FTSE EPRA/NAREIT Global Developed Index Series - Index Performance

Price Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
Global	EUR	1,292.42	539,800.54	100.00	0.00	4.51	0.59	-3.95	-12.54	21.97	5.43	0.82	15.69	18.26	26.68
Asia	EUR	1,151.56	215,331.45	39.89	0.00	5.06	0.47	-0.58	-13.35	15.50	6.65	2.29	13.05	19.45	26.43
Europe	EUR	1,344.66	88,142.16	16.33	0.00	1.83	1.63	-7.81	-17.02	10.62	14.56	6.72	7.01	18.46	26.11
North America	EUR	1,451.10	235,676.81	43.66	0.00	7.33	0.81	-4.80	-9.77	34.30	1.35	-2.49	22.31	23.43	35.69
Global ex Asia	EUR	1,386.04	324,469.09	60.11	0.00	3.40	0.90	-5.77	-12.03	26.77	4.64	-0.13	17.64	20.72	31.56
Global ex Europe	EUR	1,265.96	451,658.38	83.67	0.00	5.73	0.48	-3.06	-11.56	24.50	3.81	-0.26	17.56	19.22	27.92
Global ex North America	EUR	1,290.39	304,123.73	56.34	0.00	4.20	1.53	-3.01	-14.41	14.05	8.81	3.55	11.25	17.39	23.70
Global ex United States	EUR	1,318.49	328,022.85	60.77	0.00	4.29	1.70	-2.91	-13.89	15.69	8.66	3.43	12.37	17.26	23.77
Global ex Japan	EUR	941.90	488,351.57	90.47	0.00	-NA-	-NA-	-4.28	-12.28	23.59	5.61	1.10	15.97	-NA-	28.08
Global Dividend+	EUR	1,455.88	450,197.41	83.40	0.00	-NA-	-NA-	-NA-	-10.66	25.06	5.53	0.74	17.99	-NA-	27.46
Global	USD	1,700.53	736,939.13	100.00	0.00	4.57	4.97	-1.53	-13.72	13.92	17.51	8.30	10.08	20.82	32.13
Asia	USD	1,553.83	293,971.86	39.89	0.00	5.25	4.88	1.93	-14.53	7.88	18.86	9.88	7.57	22.16	32.50
Europe	USD	1,823.02	120,332.24	16.33	0.00	2.04	6.16	-5.49	-18.14	3.31	27.68	14.64	1.82	22.27	32.94
North America	USD	1,890.62	321,747.48	43.66	0.00	7.34	4.87	-2.41	-10.99	25.44	12.96	4.74	16.38	24.75	39.13
Global ex Asia	USD	1,816.49	442,967.26	60.11	0.00	3.43	5.03	-3.40	-13.22	18.40	16.62	7.28	11.94	22.75	35.96
Global ex Europe	USD	1,664.38	616,606.89	83.67	0.00	5.78	4.62	-0.62	-12.75	16.28	15.70	7.14	11.86	21.39	32.95
Global ex North America	USD	1,702.91	415,191.64	56.34	0.00	4.27	5.75	-0.57	-15.57	6.52	21.27	11.22	5.85	20.70	30.49
Global ex United States	USD	1,795.86	447,818.88	60.77	0.00	4.51	6.28	-0.38	-15.05	8.05	21.11	11.10	6.93	20.54	30.40
Global ex Japan	USD	984.22	666,700.66	90.47	0.00	-NA-	-NA-	-1.87	-13.47	15.43	17.70	8.60	10.35	-NA-	33.48
Global ex Australia	USD	1,085.69	671,489.23	91.12	0.00	-NA-	-NA-	-NA-	-11.89	15.63	17.50	8.37	10.70	-NA-	32.16
Global ex Australia Hedged	USD	1,079.03	671,489.23	91.12	0.00	-NA-	-NA-	-1.18	-12.15	15.07	14.57	6.97	9.75	-NA-	30.27
Global Dividend+	USD	1,641.74	614,612.36	83.40	0.00	-NA-	5.58	-1.10	-11.87	16.80	17.62	8.21	12.27	-NA-	32.70

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FTSE EPRA/NAREIT Global Developed Index Series - Index Performance

Price Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
Global	GBP	1,739.17	467,661.57	100.00	0.00	5.55	4.30	0.77	-6.01	15.62	11.56	5.63	12.81	19.34	28.56
Asia	GBP	1,589.14	186,554.55	39.89	0.00	6.19	4.21	4.31	-6.88	9.49	12.85	7.16	10.24	19.91	27.43
Europe	GBP	1,864.45	76,362.84	16.33	0.00	3.14	5.48	-3.27	-10.83	4.86	21.22	11.81	4.34	20.13	28.87
North America	GBP	1,933.58	204,180.95	43.66	0.00	8.26	4.20	-0.12	-3.04	27.31	7.25	2.15	19.27	24.49	37.72
Global ex Asia	GBP	1,857.77	281,107.03	60.11	0.00	4.47	4.36	-1.14	-5.46	20.17	10.73	4.63	14.71	21.99	33.83
Global ex Europe	GBP	1,702.20	391,298.73	83.67	0.00	6.72	3.96	1.71	-4.95	18.02	9.85	4.50	14.63	20.12	29.58
Global ex North America	GBP	1,741.60	263,480.62	56.34	0.00	5.26	5.08	1.76	-8.02	8.11	15.14	8.48	8.48	18.25	25.30
Global ex United States	GBP	1,836.67	284,185.86	60.77	0.00	5.42	5.60	1.95	-7.46	9.67	14.98	8.36	9.58	18.10	25.22
Global ex Japan	GBP	1,006.59	423,088.24	90.47	0.00	-NA-	-NA-	0.43	-5.73	17.16	11.75	5.92	13.09	-NA-	30.11
Global Dividend+	GBP	1,867.45	390,033.00	83.40	0.00	-NA-	4.90	1.22	-3.99	18.55	11.67	5.54	15.06	-NA-	29.58
Global	JPY	1,387.94	61,563,894.76	100.00	0.00	1.95	2.30	-7.36	-22.44	6.29	10.93	7.75	-1.22	22.61	34.80
Asia	JPY	1,268.21	24,558,409.59	39.89	0.00	2.61	2.21	-4.11	-23.17	0.65	12.21	9.31	-3.47	23.70	35.43
Europe	JPY	1,487.91	10,052,555.42	16.33	0.00	-0.52	3.46	-11.08	-26.42	-3.61	20.54	14.05	-8.63	23.67	34.95
North America	JPY	1,543.08	26,878,784.84	43.66	0.00	4.64	2.20	-8.18	-19.99	17.04	6.64	4.20	4.44	26.34	41.08
Global ex Asia	JPY	1,482.58	37,005,485.16	60.11	0.00	0.84	2.36	-9.12	-22.00	10.47	10.10	6.73	0.45	24.35	37.97
Global ex Europe	JPY	1,358.43	51,511,339.34	83.67	0.00	3.13	1.96	-6.50	-21.58	8.49	9.23	6.59	0.38	23.22	35.74
Global ex North America	JPY	1,389.88	34,685,109.91	56.34	0.00	1.66	3.07	-6.46	-24.11	-0.61	14.49	10.65	-5.01	22.32	33.30
Global ex United States	JPY	1,465.75	37,410,789.28	60.77	0.00	1.89	3.56	-6.32	-23.64	0.82	14.33	10.54	-4.05	22.29	33.30
Global ex Japan	JPY	803.30	55,696,173.19	90.47	0.00	-NA-	-NA-	-7.68	-22.21	7.70	11.12	8.04	-0.97	-NA-	36.08
Global Dividend+	JPY	1,237.72	51,344,716.52	83.40	0.00	-NA-	-NA-	-NA-	-20.78	8.98	11.04	7.66	0.75	-NA-	35.20

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

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FTSE EPRA/NAREIT Global Developed Index Series - Index Performance

Price Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
Global	AUD	1,149.25	761,103.36	141.00	0.00	-NA-	-NA-	-NA-	-NA-	3.83	2.51	-0.45	2.25	-NA-	-NA-
Asia	AUD	1,050.11	303,611.20	56.25	0.00	-NA-	-NA-	-NA-	-NA-	-1.67	3.69	1.00	-0.08	-NA-	-NA-
Europe	AUD	1,232.04	124,277.94	23.02	0.00	-NA-	-NA-	-NA-	-NA-	-5.83	11.38	5.38	-5.42	-NA-	-NA-
North America	AUD	1,277.72	332,297.58	61.56	0.00	-NA-	-NA-	-NA-	-NA-	14.33	-1.46	-3.72	8.10	-NA-	-NA-
Global ex Asia	AUD	1,227.62	457,492.16	84.75	0.00	-NA-	-NA-	-NA-	-NA-	7.92	1.74	-1.39	3.97	-NA-	-NA-
Global ex Europe	AUD	1,124.82	636,825.43	117.97	0.00	-NA-	-NA-	-NA-	-NA-	5.99	0.93	-1.51	3.90	-NA-	-NA-
Global ex North America	AUD	1,150.86	428,805.78	79.44	0.00	-NA-	-NA-	-NA-	-NA-	-2.91	5.79	2.24	-1.68	-NA-	-NA-
Global ex United States	AUD	1,213.68	462,502.86	85.68	0.00	-NA-	-NA-	-NA-	-NA-	-1.51	5.65	2.13	-0.68	-NA-	-NA-
Global ex Japan	AUD	665.16	688,561.78	127.56	0.00	-NA-	-NA-	-NA-	-NA-	5.22	2.68	-0.17	2.50	-NA-	-NA-
Global Dividend+	AUD	1,292.46	634,765.50	117.59	0.00	-NA-	-NA-	-NA-	-NA-	6.46	2.61	-0.53	4.29	-NA-	-NA-
Global ex Australia Hedged	AUD	1,068.96	693,507.36	91.12	0.00	-NA-	-NA-	-1.64	-13.46	17.24	14.65	6.79	10.79	-NA-	31.51
Global Hedged	AUD	987.61	761,103.36	100.00	0.00	-NA-	-NA-	-2.97	-15.27	14.46	13.56	6.09	9.52	-NA-	30.34

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

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

Index Description	Curr	Close Value Sep-10	12 Mths Estimated Div Yld (%) Sep-10	Rtn (%) - 20 Yrs	Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
Gross Total Return													
Global	Local	2328.05	3.76	8.63	7.52	0.55	-10.89	16.59	14.13	6.45	11.54	19.25	29.41
Global ex Asia	Local	2855.43	3.95	9.40	9.00	0.25	-7.95	24.38	14.63	5.81	16.53	21.75	34.26
Global ex Europe	Local	2341.12	3.67	9.70	7.63	1.47	-10.93	17.59	13.52	6.02	12.03	20.32	30.96
Global ex North America	Local	1877.65	3.70	6.82	5.86	0.10	-13.51	7.96	14.50	7.81	5.95	17.74	25.66
Global ex UK	Local	2697.53	-NA-	11.32	8.80	1.32	-10.32	17.59	14.22	6.50	12.45	19.49	29.73
Asia	Local	1654.59	3.49	7.04	4.89	1.90	-15.02	6.34	13.36	7.43	4.67	19.99	28.96
Europe	Local	2307.61	4.25	6.58	7.28	-2.57	-10.36	12.09	17.40	8.74	9.26	18.63	26.53
Europe ex UK	Local	2947.73	4.36	7.24	10.28	0.75	-5.20	18.40	19.91	10.28	16.25	17.64	25.42
Nordic	Local	3259.28	-NA-	3.75	9.57	-1.19	-0.78	38.08	29.12	18.56	28.93	25.50	36.49
North America	Local	3237.16	3.85	14.11	10.09	1.96	-6.39	29.97	13.64	4.76	19.57	24.54	38.64
Price Return													
Global	Local	1450.38	0.00	4.02	2.91	-3.49	-14.84	12.17	13.23	6.11	8.25	19.16	29.26
Global ex Europe	Local	1439.68	0.00	4.94	2.88	-2.64	-14.82	13.20	12.55	5.64	8.92	20.24	30.90
Global ex Asia	Local	1694.76	0.00	3.83	3.92	-4.12	-12.45	19.40	13.69	5.46	12.82	21.60	33.99
Global ex North America	Local	1265.92	0.00	3.14	2.03	-3.51	-17.03	3.98	13.75	7.53	2.81	17.69	25.54
Global ex UK	Local	1658.85	0.00	6.56	4.01	-2.81	-14.31	13.13	13.33	6.16	9.15	19.38	29.58
Asia	Local	1129.57	0.00	3.54	1.18	-1.67	-18.23	2.64	12.52	7.10	1.96	19.94	28.95
Europe	Local	1511.17	0.00	2.41	3.18	-6.39	-14.66	7.23	16.90	8.59	4.92	18.54	26.19
Europe ex UK	Local	1818.00	0.00	2.99	5.54	-3.54	-10.08	12.84	19.76	10.28	11.06	17.54	25.11
Nordic	Local	2043.60	0.00	1.11	5.03	-5.47	-5.57	32.68	29.12	18.56	23.89	25.50	36.40
North America	Local	1842.35	0.00	7.23	4.57	-2.68	-11.04	24.80	12.55	4.34	16.06	24.41	38.47

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

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

Gross Total Return Index Description	Curr	Close Value 30-Sep	12 Mths Estimated Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36M Vlty (%)
Global Real Estate **	Local	2328.05	3.76	18.01	7.52	0.55	-10.89	16.59	14.13	6.45	11.54	19.25	29.41
Global FTSE	Local	221.02	2.67	-NA-	0.92	1.92	-6.89	8.07	10.25	7.48	3.31	15.96	20.83
Global JP Morgan Bonds	Local	440.69	-NA-	14.04	4.91	4.27	6.18	6.38	2.46	-0.30	6.62	3.14	3.47

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

Top 20 Constituents

Company	Country	Free Float Mkt Cap (EUR m) 30-Sep	Free Float Global (%) Weight 30-Sep
Sun Hung Kai Props	HK	24,316.52	4.50
Westfield Group *	AU	20,066.55	3.72
Simon Property Group *	US	19,698.44	3.65
Unibail-Rodamco *	FR	14,851.08	2.75
Mitsubishi Estate	JP	12,416.73	2.30
Vornado Realty Trust *	US	11,396.86	2.11
Mitsui Fudosan	JP	10,881.66	2.02
Equity Residential Props *	US	9,822.15	1.82
Public Storage *	US	9,072.10	1.68
Boston Properties *	US	8,434.58	1.56
HCP *	US	8,170.74	1.51
Hongkong Land Hldgs	HK	7,673.74	1.42
Hang Lung Properties	HK	7,406.32	1.37
Sumitomo Realty & Dev	JP	7,200.82	1.33
Capitaland	SG	7,169.62	1.33
Host Hotels & Resorts *	US	6,927.95	1.28
Stockland Trust Group *	AU	6,490.10	1.20
Avalonbay Communities *	US	6,483.25	1.20
Wharf Holdings	HK	6,478.67	1.20
China Overseas Land	HK	6,324.78	1.17

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	124	235,676.81	43.71%
EPRA/NAREIT Asia	72	215,331.45	39.94%
EPRA/NAREIT Europe	82	88,142.16	16.35%
EPRA/NAREIT Global	**279**	**539,150.43**	**100.00%**
Global Ex Europe	197	451,658.38	83.77%
Global Ex Asia	207	324,469.09	60.18%
Global Ex Nth America	155	304,123.73	56.41%

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

Top 20 Performance

Stock	Country	Price Return Sep-10	Div Return Sep-10	Total Return Sep-10
Fabege	SE	30.92	0.00	30.92
Orient Express Hotel	US	29.05	0.00	29.05
New World Development	HK	25.32	0.00	25.32
Sun Hung Kai Props	HK	22.94	0.00	22.94
Klovern AB	SE	21.80	0.00	21.80
Wharf Holdings	HK	19.24	0.86	20.10
Alstria Office *	DE	19.60	0.00	19.60
First Industrial Realty *	US	19.29	0.00	19.29
Strategic Hotels & Resorts	US	18.77	0.00	18.77
Kungsleden	SE	18.53	0.00	18.53
Castellum	SE	18.43	0.00	18.43
Sino Land	HK	18.26	0.00	18.26
Sponda	FI	17.88	0.00	17.88
Klepierre *	FR	17.41	0.00	17.41
Citycon OYJ	FI	17.23	0.00	17.23
DIC Asset	DE	17.10	0.00	17.10
Unite Group	UK	17.02	0.00	17.02
Vastned Retail *	NL	16.98	0.00	16.98
Technopolis	FI	16.86	0.00	16.86
Henderson Land Dev	HK	16.07	0.63	16.70

Bottom 20 Performance

Stock	Country	Price Return Sep-10	Div Return Sep-10	Total Return Sep-10
Zueblin Immobilien Holding	CH	-1.38	0.00	-1.38
GPT Group *	AU	-1.67	0.00	-1.67
Japan Prime Realty Inv. *	JP	-1.87	0.00	-1.87
UK Commercial Property Trust	UK	-1.92	0.00	-1.92
Westfield Group *	AU	-2.00	0.00	-2.00
CFS Retail Property Trust *	AU	-2.07	0.00	-2.07
Agile Property Holdings	HK	-3.19	0.67	-2.52
Stockland Trust Group *	AU	-2.54	0.00	-2.54
Lamda Development	GR	-2.56	0.00	-2.56
Cmnwealth Prop Office *	AU	-2.65	0.00	-2.65
Standard Life Inv Prop	UK	-2.70	0.00	-2.70
St Modwen Properties	UK	-3.03	0.00	-3.03
Charter Hall Retail REIT *	AU	-3.53	0.00	-3.53
Tokyu REIT *	JP	-3.94	0.00	-3.94
Hopson Development	HK	-4.52	0.00	-4.52
ProLogis European Properties *	NL	-5.04	0.00	-5.04
ISIS Property Trust 2 Ld	UK	-8.24	2.12	-6.12
Winthrop Realty Trust *	US	-9.78	1.19	-8.59
Development Securities	UK	-9.26	0.00	-9.26
Babis Vovos	GR	-26.83	0.00	-26.83

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Foreign Exchange Performance

Foreign Exchange Rates (v EUR)

FX Description	Close Value 30-Sep	Total Return (%) - 20 Yrs	Total Return (%) - 10 Yrs	Total Return (%) - 5 Yrs	Total Return (%) - 3 Years	Total Return (%) - 1 Year	Total Return (%) QTD	Total Return (%) Sep-10	Total Return (%) YTD	10 Yrs Volatility (%)	36M Volatility (%)
1 EUR = USD	1.37	0.19	4.45	2.52	-1.35	-6.60	11.45	7.42	-4.85	10.88	14.52
1 EUR = CAD	1.40	-0.41	0.52	0.02	-0.30	-10.73	7.59	3.34	-6.89	10.65	13.97
1 EUR = GBP	0.87	1.06	3.78	4.91	7.47	-5.21	5.82	4.76	-2.49	9.07	13.84
1 EUR = SEK	9.19	0.96	0.77	-0.28	-0.04	-10.11	-3.60	-1.91	-10.30	6.22	9.13
1 EUR = CHF	1.33	-1.23	-1.33	-3.02	-7.06	-12.07	0.97	3.49	-10.07	5.41	8.47
1 EUR = DKK	7.45	-0.27	-0.01	-0.03	-0.01	0.10	0.04	0.11	0.15	0.24	0.23
1 EUR = AUD	1.41	-0.60	-1.44	-2.24	-4.27	-14.87	-2.77	-1.26	-11.62	9.63	10.84
1 EUR = HKD	10.60	0.19	4.40	2.53	-1.38	-6.44	11.11	7.20	-4.73	10.81	14.40
1 EUR = JPY	114.05	-2.32	1.81	-3.55	-11.33	-12.86	5.22	6.87	-14.61	12.48	17.24
1 EUR = SGD	1.80	-1.27	1.57	-2.49	-5.25	-12.81	5.01	4.30	-10.85	7.98	9.48
1 EUR = NZD	1.86	#DIV/0!	-1.53	1.31	-0.46	-8.14	4.20	2.30	-5.87	10.25	11.40

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

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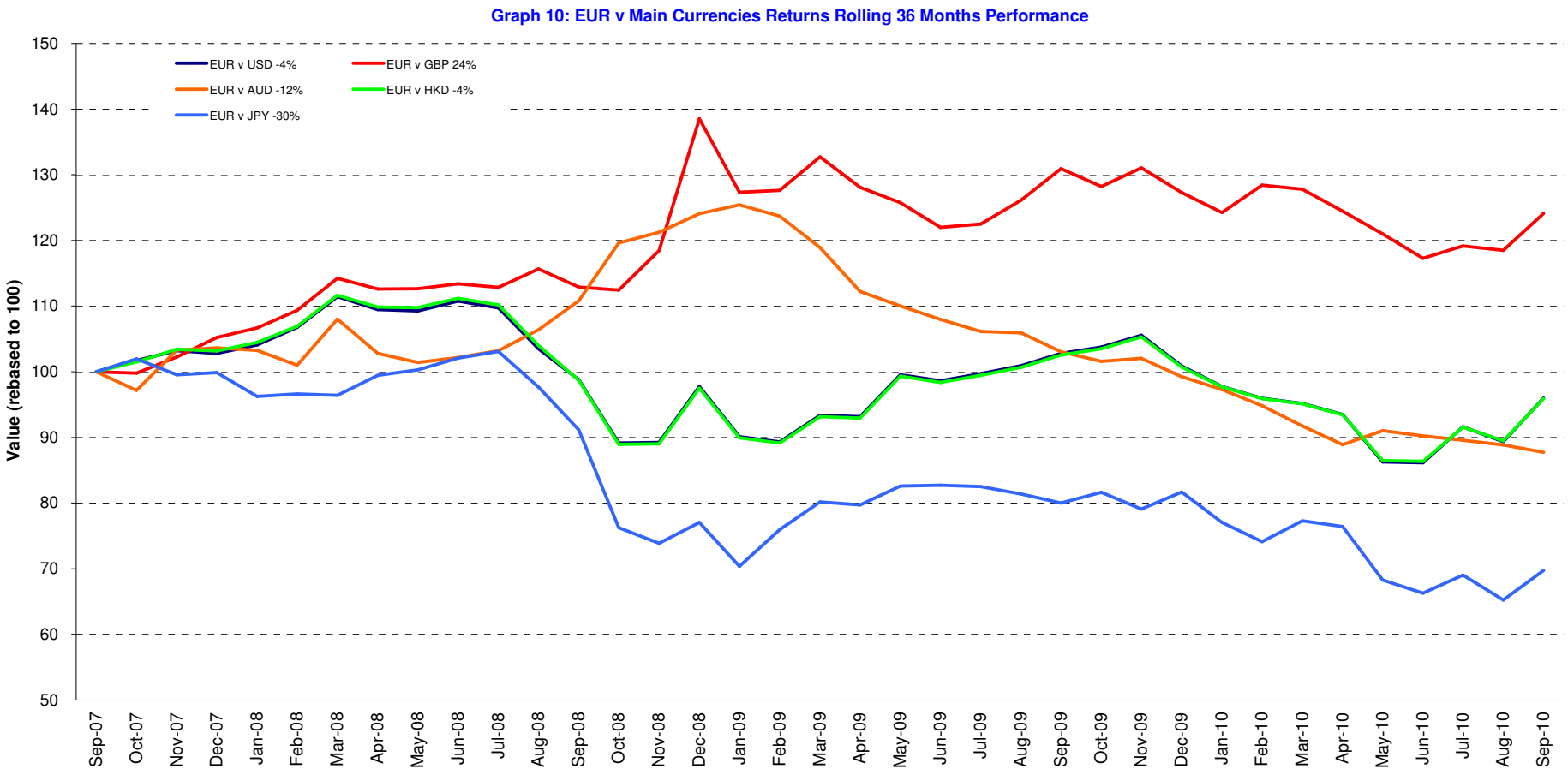
Foreign Exchange Performance



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Section 3

FTSE EPRA/NAREIT Asia Developed Index Series

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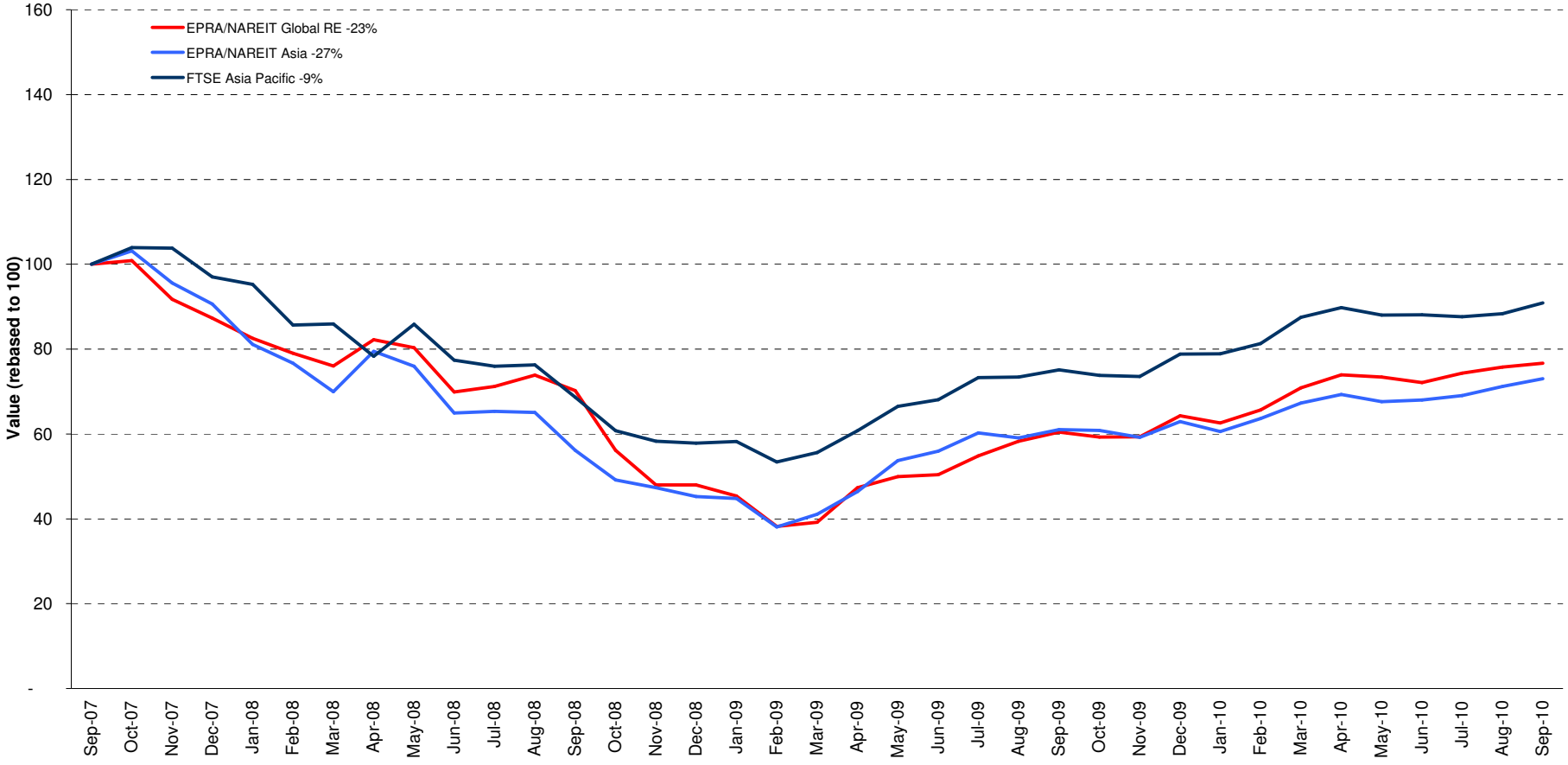
FTSE EPRA/NAREIT Asia Developed Index Series

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



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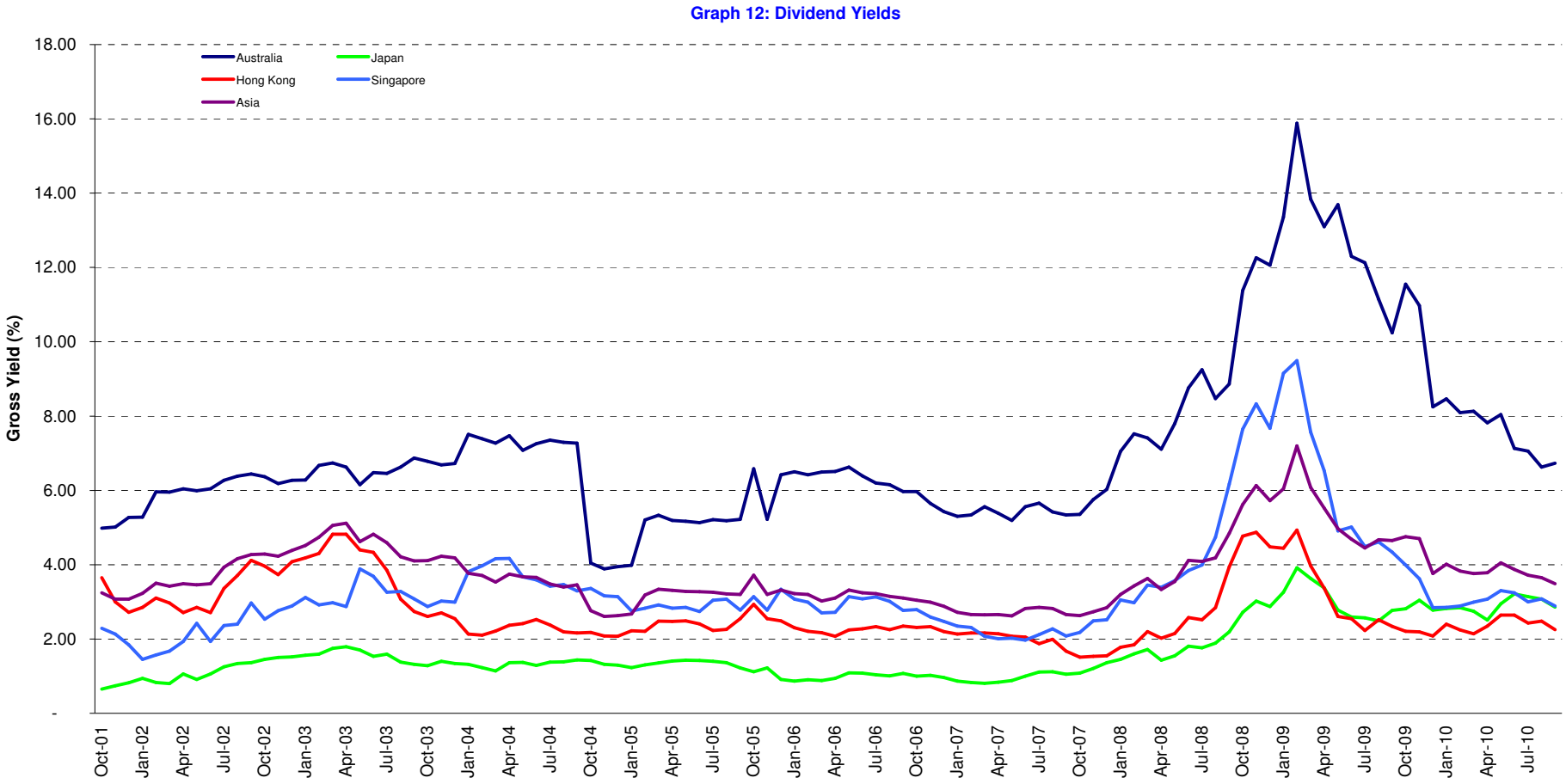

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FTSE EPRA/NAREIT Asia Developed Index Series - Corporate Actions & Changes

Ex Date	Description
1 September 2010	Charter Hall Office REIT (Australia): Consolidation: 10 into 1. New number of shares: 487,235,422
1 September 2010	Charter Hall Retail REIT (Australia): Consolidation: 5 into 1. New number of sgares: 301,043,252
20 September 2010	CDL Hospitality Trusts (Singapore): New number of shares: 956,730,951
20 September 2010	Heiwa Real Estate (Japan): Deleted on market size rule
20 September 2010	Hopson Development (Hong Kong): New number of shares: 1,752,367,809
20 September 2010	Kowloon Development (Hong Kong): Deleted on market size rule
27 September 2010	Mapletree Logistics Trust (Singapore): Cap Repayment of SGD0.0173
27 September 2010	Mapletree Logistics Trust (Singapore): Rights Issue 2 for 25 @ SGD0.815. New number of shares: 2,218,660,525
29 September 2010	Kiwi Income Trust (New Zealand): New number of shares: 972,581,998

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

Ex Date	Company	Investment Focus	Sector	Curr	Gross Dividend	Dividend Yield %	Pay Date	Type
2 September 2010	Champion REIT *	Rental	Office	HKD	0.108	4.47	4-Oct	Annual
7 September 2010	Soho China Ltd.	Non-Rental	Diversified	HKD	0.120	0.00	30-Sep	Dividend
8 September 2010	Henderson Land Dev	Non-Rental	Diversified	HKD	0.300	1.99	15-Oct	Semi-Annual
8 September 2010	Kerry Properties	Non-Rental	Diversified	HKD	0.350	0.71	17-Sep	Annual
9 September 2010	Shenzhen Investment	Non-Rental	Diversified	HKD	0.070	8.60	24-Sep	Semi-Annual
13 September 2010	Shimao Property Holdings	Non-Rental	Residential	HKD	0.150	1.24	28-Sep	Annual
16 September 2010	China Resources Land	Non-Rental	Residential	HKD	0.095	0.68	28-Sep	Semi-Annual
16 September 2010	Agile Property Holdings	Non-Rental	Diversified	HKD	0.061	4.82	4-Oct	Semi-Annual
16 September 2010	Wharf Holdings	Non-Rental	Diversified	HKD	0.360	0.00	30-Sep	Dividend
16 September 2010	China Overseas Land	Non-Rental	Residential	HKD	0.100	0.79	5-Oct	Semi-Annual
24 September 2010	ING Industrial Fund *	Rental	Industrial	AUD	0.008	0.00	29-Oct	Dividend
24 September 2010	ING Office Fund *	Rental	Office	AUD	0.010	18.00	29-Oct	Quarterly
24 September 2010	Mirvac Group *	Non-Rental	Diversified	AUD	0.020	18.23	29-Oct	Quarterly

** Based on previous period figures

*** Estimated

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

Ex Date	Company	Investment Focus	Sector	Curr	Gross Dividend	Dividend Yield %	Pay Date	Type
8 October 2010	China Resources Land	Non-Rental	Residential	HKD	0.034 ***	0.68	November	Semi-Annual
9 October 2010	Shenzhen Investment	Non-Rental	Diversified	HKD	0.03 ***	8.60	November	Semi-Annual
10 October 2010	Hopson Development	Non-Rental	Residential	HKD	0.0951 ***	4.79	November	Semi-Annual
14 October 2010	Hang Lung Properties	Non-Rental	Diversified	HKD	0.540	1.74	1-Nov	Semi-Annual
14 October 2010	Shui On Land	Non-Rental	Diversified	HKD	0.07 ***	4.47	November	Semi-Annual
21 October 2010	Sino Land	Non-Rental	Diversified	HKD	0.300	2.49	29-Nov	Semi-Annual
27 October 2010	Premier Investment Co. *	Rental	Diversified	JPY	11900.000	11.45	November	Semi-Annual
27 October 2010	Nomura Real Estate Office Fund *	Rental	Office	JPY	14500.000	7.22	November	Semi-Annual
27 October 2010	Kenedix Realty Investment *	Rental	Diversified	JPY	10400.000	9.94	November	Semi-Annual
27 October 2010	Top REIT *	Rental	Diversified	JPY	14000.000	5.29	November	Semi-Annual
30 October 2010	Mapletree Logistics Trust *	Rental	Industrial	SGD	0.0184 ***	6.51	November	Dividend
31 October 2010	GPT Group *	Rental	Diversified	AUD	0.042 ***	7.79	November	Quarterly

** Based on previous period figures

*** Estimated

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Westfield Group *	Rental	Retail	12.26	20,067	3.72	9.31	7.67	-NA-	-NA-	1.19	-11.35	-6.12	3.28	-2.00	0.00	-2.00	4.07	-NA-	21.77	33,422	122
Stockland Trust Group *	Non-Rental	Diversified	3.84	6,490	1.20	3.01	7.24	8.79	6.99	-1.79	-18.34	-0.59	3.23	-2.54	0.00	-2.54	-0.05	21.58	33.92	9,151	103
GPT Group *	Rental	Diversified	2.94	3,869	0.72	1.80	5.99	-3.19	-9.23	-27.51	-49.13	-12.18	6.09	-1.67	0.00	-1.67	-0.89	32.09	53.44	5,990	113
Mirvac Group *	Non-Rental	Diversified	1.33	3,222	0.60	1.50	6.02	-NA-	1.78	-9.91	-31.43	-16.07	2.66	-0.75	1.49	0.75	-11.46	33.81	56.45	7,205	164
Dexus Property Group *	Rental	Diversified	0.86	2,934	0.54	1.36	5.96	-NA-	-NA-	-0.73	-18.25	7.22	11.04	3.01	0.00	3.01	3.47	-NA-	35.15	5,377	134
Goodman Group *	Rental	Industrial	0.65	2,914	0.54	1.35	2.33	-NA-	-NA-	-18.72	-46.97	2.11	1.57	1.57	0.00	1.57	4.57	-NA-	75.33	4,189	105
CFS Retail Property Trust *	Rental	Retail	1.90	2,531	0.47	1.17	6.60	-NA-	10.14	6.18	-1.70	0.50	0.26	-2.07	0.00	-2.07	3.05	14.47	16.75	5,024	145
Cmnwealth Prop Office *	Rental	Office	0.92	1,303	0.24	0.60	7.45	-NA-	6.31	1.30	-11.46	2.68	-1.08	-2.65	0.00	48.00	-2.16	17.15	25.21	2,026	114
ING Office Fund *	Rental	Office	0.60	1,161	0.22	0.54	6.50	-NA-	3.48	-4.44	-22.58	14.11	5.13	0.00	1.63	1.63	-1.68	36.66	64.59	1,448	91
ING Industrial Fund *	Rental	Industrial	0.49	901	0.17	0.42	4.93	-NA-	2.27	-15.30	-37.18	-9.33	32.81	7.69	1.76	9.46	7.10	53.93	97.16	1,543	125
Charter Hall Office reiT *	Rental	Office	2.44	843	0.16	0.39	7.58	-NA-	-11.16	-26.53	-45.23	-18.33	-2.40	-0.41	0.00	-0.41	-21.29	35.10	61.52	-NA-	-NA-
Charter Hall Retail REIT *	Rental	Retail	2.87	622	0.12	0.29	9.23	-NA-	-5.50	-19.64	-32.57	-9.38	4.36	-3.53	0.00	-3.53	-1.88	51.67	92.49	-NA-	-NA-
Bunnings Warehouse Prop *	Rental	Retail	1.85	559	0.10	0.26	5.95	-NA-	13.37	6.69	4.39	12.65	-2.12	0.00	0.00	0.00	2.41	17.27	26.06	371	49
FKP Property Group	Non-Rental	Diversified	0.85	525	0.10	0.24	1.76	-NA-	16.54	-11.27	-36.59	13.82	25.00	11.11	0.00	11.11	8.86	72.50	121.37	652	91
Australia Total				**47,941**	**8.88**	**22.25**	**6.73**														
Kiwi Income Property Trust *	Rental	Diversified	1.01	529	0.10	0.25	7.43	-NA-	7.97	5.70	-4.00	3.61	12.22	5.21	0.00	5.21	1.28	12.92	14.74	273	38
New Zealand Total				**529**	**0.10**	**0.25**	**7.43**														

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

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FTSE EPRA/NAREIT Asia Developed Index Series - Stock Performance

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Sun Hung Kai Props	Non-Rental	Diversified	134.00	24,317	4.50	11.29	1.90	14.29	7.68	12.66	2.59	19.57	24.77	22.94	0.00	22.94	15.95	34.07	43.36	23,737	72
Hongkong Land Hldgs	Rental	Office	6.21	7,674	1.42	3.56	2.58	11.37	14.65	16.88	13.74	46.44	25.90	15.64	0.00	15.64	28.69	29.58	37.22	3,156	30
Hang Lung Properties	Non-Rental	Diversified	37.90	7,406	1.37	3.44	1.79	14.74	18.84	26.92	4.46	35.13	25.70	9.06	0.00	9.06	24.41	30.94	41.79	8,269	82
Wharf Holdings	Non-Rental	Diversified	49.90	6,479	1.20	3.01	2.00	-NA-	-NA-	-NA-	-NA-	21.26	30.80	19.24	0.00	19.24	11.51	-NA-	-NA-	1,499	17
China Overseas Land	Non-Rental	Residential	16.42	6,325	1.17	2.94	1.40	-NA-	36.14	49.06	-1.57	-0.66	12.53	-1.08	0.60	-0.48	1.52	45.82	41.52	13,607	158
Henderson Land Dev	Non-Rental	Diversified	55.25	5,596	1.04	2.60	1.81	12.61	5.14	9.62	-1.65	10.88	20.76	16.07	0.63	16.70	-3.68	35.95	42.04	7,942	104
Link REIT *	Rental	Retail	23.00	4,812	0.89	2.23	4.23	-NA-	-NA-	-NA-	14.33	40.53	18.56	1.32	0.00	1.32	18.52	-NA-	26.61	4,534	69
New World Development	Non-Rental	Diversified	15.64	4,317	0.80	2.00	1.98	6.42	5.97	11.16	-8.21	-4.38	22.38	25.32	0.00	25.32	-1.38	51.94	59.73	5,155	87
Sino Land	Non-Rental	Diversified	16.06	3,701	0.69	1.72	2.49	12.04	16.67	13.56	-3.72	18.59	14.39	18.26	0.00	18.26	7.02	46.73	64.03	3,994	79
China Resources Land	Non-Rental	Residential	15.78	3,000	0.56	1.39	1.76	-NA-	26.25	48.50	0.26	-5.11	7.26	6.05	0.64	6.69	-8.97	50.75	50.54	6,895	168
Kerry Properties	Non-Rental	Diversified	42.20	2,844	0.53	1.32	1.78	-NA-	15.75	18.44	-9.71	3.62	24.96	7.65	0.89	8.55	8.73	43.68	54.43	3,270	84
Hysan Development	Rental	Diversified	27.80	2,067	0.38	0.96	2.45	10.23	12.44	9.65	11.38	46.80	25.86	12.78	0.00	12.78	29.16	34.65	38.56	1,095	39
Shimao Property	Non-Rental	Residential	12.90	1,723	0.32	0.80	2.95	-NA-	-NA-	-NA-	-16.70	1.83	6.44	2.22	1.19	3.41	-9.78	-NA-	77.86	6,446	274
Agile Property Holdings	Non-Rental	Diversified	8.80	1,153	0.21	0.54	2.08	-NA-	-NA-	-NA-	-16.26	-1.50	9.53	-3.19	0.67	-2.52	-21.20	-NA-	86.35	3,806	242
Soho China	Non-Rental	Diversified	5.51	1,079	0.20	0.50	6.74	-NA-	-NA-	-NA-	-NA-	32.77	20.83	10.64	0.00	10.64	31.19	-NA-	-NA-	1,939	132
Champion REIT *	Rental	Office	4.00	930	0.17	0.43	5.96	-NA-	-NA-	-NA-	2.00	31.24	13.16	4.71	2.82	7.53	28.45	-NA-	57.53	696	55
Shui On Land	Non-Rental	Diversified	3.80	924	0.17	0.43	4.74	-NA-	-NA-	-NA-	-21.13	-10.34	13.86	11.11	1.75	12.87	-13.48	-NA-	73.65	1,802	143
Country Garden Holdings	Non-Rental	Diversified	2.53	797	0.15	0.37	2.06	-NA-	-NA-	-NA-	-NA-	-9.64	21.05	8.58	0.00	8.58	-12.46	-NA-	-NA-	885	81
Shenzhen Investment	Non-Rental	Diversified	2.79	697	0.13	0.32	5.02	-NA-	14.91	26.46	-21.95	-2.33	26.55	3.33	2.59	5.93	-11.21	61.36	78.37	1,019	107
KWG Property Holdings	Non-Rental	Diversified	5.95	650	0.12	0.30	0.97	-NA-	-NA-	-NA-	-NA-	18.76	22.43	9.58	0.00	9.58	-0.67	-NA-	-NA-	1,543	174
Hopson Development	Non-Rental	Residential	8.67	573	0.11	0.27	1.06	-NA-	30.99	1.57	-28.72	-35.00	-10.53	-4.52	0.00	-4.52	-22.59	70.20	103.52	633	81
New World China Land	Non-Rental	Diversified	2.88	465	0.09	0.22	2.08	-NA-	4.23	4.22	-22.07	-10.33	18.52	12.50	0.00	12.50	-2.37	62.99	72.96	245	39
Hong Kong Total				**87,529**	**16.21**	**40.62**	**2.25**														

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Capitaland	Non-Rental	Diversified	4.06	7,170	1.33	3.33	2.59	5.55	9.27	11.54	-14.30	10.62	12.78	3.84	0.00	3.84	-2.02	36.32	42.67	13,127	134
City Developments	Non-Rental	Diversified	12.76	4,846	0.90	2.25	0.63	-NA-	-NA-	-NA-	-NA-	23.64	14.95	16.64	0.00	16.64	10.38	-NA-	-NA-	4,128	62
Capitamall Trust *	Rental	Retail	2.15	2,834	0.52	1.32	4.31	-NA-	-NA-	6.92	-9.06	18.66	18.09	10.82	0.00	10.82	21.96	-NA-	31.88	2,054	53
Ascendas REIT *	Rental	Industrial	2.19	2,280	0.42	1.06	4.98	-NA-	-NA-	5.30	-1.81	19.12	22.18	5.80	0.00	5.80	2.87	-NA-	32.73	2,927	94
CapitaMalls Asia	Non-Rental	Retail	2.16	1,869	0.35	0.87	0.46	-NA-	-NA-	-NA-	-NA-	-NA-	2.37	2.86	0.00	2.86	-14.96	-NA-	-NA-	2,011	79
CapitaCommercial Trust *	Rental	Office	1.48	1,743	0.32	0.81	5.16	-NA-	-NA-	10.25	-8.32	49.64	24.51	5.71	0.00	5.71	33.02	-NA-	47.23	2,796	118
Keppel Land	Non-Rental	Diversified	4.05	1,635	0.30	0.76	1.98	7.43	11.44	14.00	-10.06	50.73	3.85	4.38	0.00	4.38	18.00	51.22	74.23	2,751	123
Suntec REIT *	Rental	Diversified	1.51	1,550	0.29	0.72	5.48	-NA-	-NA-	11.86	-1.89	53.21	16.31	6.34	0.00	6.34	15.82	-NA-	46.78	1,441	68
Mapletree Logistics Trust *	Rental	Industrial	0.87	806	0.15	0.37	6.09	-NA-	-NA-	11.02	6.50	25.07	8.56	6.08	0.00	6.08	18.53	-NA-	44.49	464	42
CDL Hospitality Trusts	Rental	Lodging/Resorts	2.13	851	0.16	0.40	4.02	-NA-	-NA-	-NA-	-NA-	52.05	21.71	6.50	0.00	6.50	25.11	-NA-	-NA-	-NA-	-NA-
Singapore Land	Non-Rental	Diversified	7.05	645	0.12	0.30	2.84	2.88	9.86	7.57	-9.94	33.76	10.50	3.98	0.00	3.98	10.35	32.11	47.39	111	13
Yanlord Land Group	Non-Rental	Diversified	1.75	564	0.10	0.26	0.96	-NA-	-NA-	-NA-	-NA-	-23.25	1.16	-0.57	0.00	-0.57	-19.35	-NA-	-NA-	6,511	846
Wing Tai Holdings	Non-Rental	Diversified	1.73	573	0.11	0.27	2.31	5.91	4.72	7.97	-18.21	4.76	9.49	6.79	0.00	6.79	-5.46	47.24	61.18	671	86
Allgreen Properties	Non-Rental	Diversified	1.18	517	0.10	0.24	3.39	-NA-	5.58	8.93	-12.87	7.96	14.56	15.69	0.00	15.69	-0.81	-NA-	-NA-	705	100
Singapore Total				**27,883**	**5.17**	**12.94**	**2.89**														

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Mitsubishi Estate	Non-Rental	Diversified	1358	12,417	2.30	5.76	0.88	1.61	2.65	-1.87	-24.89	-2.97	9.38	7.52	0.48	8.00	-7.31	34.25	38.86	25,399	150
Mitsui Fudosan	Non-Rental	Diversified	1408	10,882	2.02	5.05	1.56	1.24	1.19	-2.75	-22.92	-5.86	13.43	3.30	0.81	4.11	-8.22	33.97	41.15	21,338	144
Sumitomo Realty & Dev	Non-Rental	Diversified	1725	7,201	1.33	3.34	1.16	3.98	12.53	1.34	-24.01	6.21	13.62	7.61	0.62	8.23	0.35	45.54	54.27	15,742	160
Nippon Building Fund *	Rental	Office	731000	3,474	0.64	1.61	5.03	-NA-	-NA-	-1.00	-20.18	-4.39	3.84	2.67	0.00	2.67	5.85	-NA-	25.57	2,512	53
Japan Real Estate *	Rental	Office	759000	3,256	0.60	1.51	5.04	-NA-	-NA-	0.24	-14.65	7.99	6.95	1.74	2.19	3.94	15.89	-NA-	23.85	2,221	50
Aeon Mall Co Ltd	Rental	Retail	2029	1,611	0.30	0.75	0.99	-NA-	-NA-	-0.56	-15.92	9.63	14.81	5.35	0.00	5.35	14.21	-NA-	42.76	2,203	100
Japan Retail Fund *	Rental	Retail	117500	1,593	0.30	0.74	6.17	-NA-	-NA-	3.54	-7.94	10.54	11.67	4.35	0.00	4.35	29.10	-NA-	36.90	1,441	66
Nomura Real Estate Office Fund	Rental	Office	463500	1,231	0.23	0.57	7.59	-NA-	-NA-	-7.60	-22.29	-16.82	4.63	11.15	0.00	11.15	-4.84	-NA-	27.01	1,087	65
Tokyu Land	Non-Rental	Diversified	346	1,209	0.22	0.56	2.17	-1.54	12.76	-12.41	-31.88	-1.67	11.31	4.22	1.05	5.27	3.22	47.84	51.24	3,302	200
Japan Prime Realty Inv. *	Rental	Office	183800	1,139	0.21	0.53	7.46	-NA-	-NA-	-5.24	-22.72	-9.65	-2.08	-1.87	0.00	-1.87	-1.14	-NA-	40.08	760	49
United Urban Investment *	Rental	Diversified	575000	1,008	0.19	0.47	6.04	-NA-	-NA-	0.35	-5.04	15.72	8.29	5.70	0.00	5.70	20.78	-NA-	36.77	634	46
Tokyo Tatemono	Non-Rental	Office	320	911	0.17	0.42	2.81	-2.52	6.48	-16.27	-37.54	-25.06	15.52	8.84	0.00	8.84	-8.47	49.71	69.13	6,963	560
ORIX JREIT *	Rental	Office	407000	893	0.17	0.41	7.91	-NA-	-NA-	-5.24	-13.96	-6.54	13.96	2.65	0.00	2.65	-5.93	-NA-	38.91	641	53
NTT Urban Development	Non-Rental	Office	70200	810	0.15	0.38	1.71	-NA-	-NA-	-7.44	-32.53	-13.35	-0.42	7.18	0.92	8.09	15.91	-NA-	39.94	1,395	126
Nomura Real Estate Holdings	Non-Rental	Diversified	1185	791	0.15	0.37	2.11	-NA-	-NA-	-NA-	-NA-	-18.78	5.61	6.56	0.00	6.56	-13.57	-NA-	-NA-	2,184	202
Kenedix Realty Investment *	Rental	Diversified	316000	647	0.12	0.30	7.18	-NA-	-NA-	-6.75	-21.16	-0.45	27.37	7.48	0.00	7.48	28.46	-NA-	61.89	699	79
Top REIT *	Rental	Diversified	468000	636	0.12	0.30	5.53	-NA-	-NA-	-NA-	-NA-	8.33	19.69	3.88	0.00	3.88	13.32	-NA-	-NA-	346	40
Mori Trust Sogo REIT *	Rental	Office	705000	495	0.09	0.23	6.47	-NA-	-NA-	-2.82	-16.30	2.57	9.46	1.44	2.82	4.26	-0.72	-NA-	24.53	848	126
Tokyu REIT *	Rental	Diversified	439000	488	0.09	0.23	21.63	-NA-	-NA-	-2.90	-19.21	18.17	-2.51	-3.94	0.00	-3.94	6.31	-NA-	31.66	449	67
Premier Investment Co. *	Rental	Diversified	383000	441	0.08	0.20	8.13	-NA-	-NA-	-5.45	-16.27	10.10	12.98	5.22	0.00	5.22	30.32	-NA-	54.57	322	53
Daibiru Corp	Non-Rental	Office	618	317	0.06	0.15	1.78	-0.45	-1.84	-6.36	-23.61	-19.46	-7.36	-0.32	0.89	0.56	-5.56	36.26	38.79	176	41
Japan Total				**51,449**	**9.53**	**23.88**	**2.86**														

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

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FTSE EPRA/NAREIT Asia Developed Index Series - Index Performance

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Asia	EUR	1,688.06	215,331.45	100.00	3.49	8.62	4.16	3.03	-9.94	19.68	7.45	2.60	16.08	19.49	26.39
Pure Asia	EUR	1,777.37	177,269.09	82.32	3.07	8.90	4.70	3.95	-9.32	20.71	7.05	2.44	15.61	19.98	27.23
Asia ex Australia	EUR	1,735.37	167,390.06	77.74	2.56	-NA-	-NA-	6.83	-5.73	21.95	7.58	3.28	16.42	-NA-	27.42
Asia Dividend+	EUR	2,178.22	156,573.46	72.71	4.29	-NA-	-NA-	-NA-	-6.61	23.71	7.71	2.91	19.79	-NA-	26.65
Australia	EUR	1,384.36	47,941.40	22.26	6.73	8.82	2.51	-7.09	-22.35	13.20	6.99	0.31	14.84	20.89	32.18
Pure Australia	EUR	1,044.30	23,822.04	11.06	6.02	7.30	-0.34	-12.25	-30.33	14.63	6.55	0.54	12.92	24.34	39.03
Japan	EUR	1,632.63	51,448.98	23.89	2.86	3.11	0.91	0.27	-13.44	12.08	4.66	-1.09	15.67	28.63	27.24
Hong Kong	EUR	1,968.34	87,528.61	40.65	2.25	11.96	6.34	11.77	0.64	25.14	9.19	6.23	16.00	28.73	34.93
Singapore	EUR	1,565.70	27,883.22	12.95	2.89	6.39	5.41	10.71	-6.18	37.05	8.25	2.82	19.61	28.66	32.17
New Zealand	EUR	1,339.70	529.25	0.25	7.43	-NA-	-NA-	2.96	-3.88	12.24	7.70	2.84	7.50	-NA-	20.40
Asia	USD	2,279.76	293,971.86	100.00	3.49	8.82	8.74	5.63	-11.16	11.77	19.75	10.21	10.44	22.22	32.52
Pure Asia	USD	2,400.39	242,008.88	82.32	3.07	9.10	9.30	6.57	-10.54	12.75	19.32	10.04	10.01	22.75	33.43
Asia ex Australia	USD	1,813.34	228,521.97	77.74	2.56	-NA-	-NA-	9.51	-7.00	13.89	19.91	10.94	10.77	-NA-	33.33
Asia Dividend+	USD	2,456.29	213,755.08	72.71	4.29	-NA-	9.23	7.34	-7.88	15.54	20.05	10.54	13.98	-NA-	32.78
Australia	USD	1,885.59	65,449.90	22.26	6.73	9.07	7.08	-4.76	-23.40	5.73	19.25	7.75	9.27	23.72	36.84
Pure Australia	USD	1,422.41	32,522.00	11.06	6.02	7.54	4.11	-10.05	-31.28	7.06	18.75	7.99	7.45	27.35	43.86
Japan	USD	2,223.75	70,238.47	23.89	2.86	3.35	5.41	2.79	-14.61	4.68	16.65	6.24	10.06	29.20	30.92
Hong Kong	USD	2,681.01	119,494.61	40.65	2.25	12.21	11.08	14.58	-0.72	16.88	21.70	14.11	10.38	30.90	40.43
Singapore	USD	2,132.59	38,066.35	12.95	2.89	6.63	10.11	13.50	-7.45	28.00	20.65	10.45	13.81	31.57	40.78
New Zealand	USD	1,345.57	722.53	0.25	7.43	-NA-	-NA-	6.23	-5.18	4.83	20.04	10.46	2.29	-NA-	27.30
Asia	GBP	2,331.57	186,554.55	100.00	3.49	9.79	8.05	8.10	-3.22	13.45	13.70	7.49	13.18	20.02	27.50
Pure Asia	GBP	2,454.94	153,578.84	82.32	3.07	10.05	8.61	9.07	-2.55	14.43	13.28	7.33	12.74	20.61	28.53
Asia ex Australia	GBP	1,854.54	145,020.04	77.74	2.56	-NA-	-NA-	12.08	1.31	15.60	13.84	8.20	13.52	-NA-	28.38
Asia Dividend+	GBP	2,793.98	135,648.97	72.71	4.29	-NA-	8.53	9.86	0.36	17.27	13.98	7.81	16.81	-NA-	28.25
Australia	GBP	1,928.44	41,534.51	22.26	6.73	10.01	6.40	-2.53	-16.56	7.31	13.22	5.09	11.98	21.82	33.76
Pure Australia	GBP	1,454.73	20,638.46	11.06	6.02	8.48	3.44	-7.94	-25.13	8.66	12.75	5.33	10.11	25.92	41.95
Japan	GBP	2,274.28	44,573.33	23.89	2.86	4.24	4.74	5.19	-6.98	6.25	10.75	3.62	12.79	28.44	27.30
Hong Kong	GBP	2,741.94	75,831.28	40.65	2.25	13.19	10.38	17.26	8.16	18.63	15.54	11.30	13.11	29.15	36.02
Singapore	GBP	2,181.05	24,156.91	12.95	2.89	7.56	9.41	16.15	0.83	29.92	14.55	7.72	16.63	29.49	34.39
New Zealand	GBP	1,639.28	458.52	0.25	7.43	-NA-	-NA-	8.02	3.30	6.40	13.97	7.74	4.83	-NA-	23.65

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Asia	JPY	1,860.70	24,558,409.59	100.00	3.49	6.09	5.98	-0.62	-20.14	4.29	13.05	9.65	-0.89	23.74	35.47
Pure Asia	JPY	1,959.15	20,217,422.20	82.32	3.07	6.36	6.52	0.26	-19.59	5.20	12.64	9.48	-1.28	24.19	36.19
Asia ex Australia	JPY	1,480.01	19,090,725.14	77.74	2.56	-NA-	-NA-	3.03	-16.41	6.27	13.20	10.37	-0.60	-NA-	36.16
Asia Dividend+	JPY	1,851.80	17,857,099.04	72.71	4.29	-NA-	-NA-	-NA-	-17.19	7.80	13.34	9.97	2.28	-NA-	35.39
Australia	JPY	1,538.98	5,467,684.45	22.26	6.73	6.33	4.36	-10.39	-31.15	-1.35	12.58	7.20	-1.95	25.37	39.23
Pure Australia	JPY	1,160.94	2,716,888.26	11.06	6.02	4.84	1.46	-15.37	-38.22	-0.11	12.11	7.44	-3.58	28.39	44.98
Japan	JPY	1,825.35	5,867,721.57	23.89	2.86	1.63	2.80	-3.29	-23.24	-2.33	10.12	5.70	-1.24	28.83	33.30
Hong Kong	JPY	2,188.19	9,982,579.95	40.65	2.25	9.40	8.26	7.80	-10.75	9.05	14.89	13.53	-0.95	32.31	43.25
Singapore	JPY	1,740.58	3,180,063.06	12.95	2.89	3.96	7.31	6.78	-16.81	19.43	13.90	9.88	2.13	33.37	42.43
New Zealand	JPY	1,096.99	60,360.56	0.25	7.43	-NA-	-NA-	-0.70	-14.77	-2.19	13.32	9.90	-8.21	-NA-	31.25
Australia	AUD	1,291.70	67,596.00	22.26	6.73	8.70	1.14	-9.18	-25.68	-3.65	4.03	-0.95	1.48	17.32	26.52
Australia Hedged	USD	618.40	65,449.90	8.88	0.00	-NA-	-NA-	-10.46	-26.82	-7.28	2.77	-1.43	-1.24	-NA-	25.55
Pure Australia	AUD	973.82	33,588.40	11.06	6.02	7.17	-1.68	-14.24	-33.33	-2.43	3.59	-0.73	-0.20	21.38	34.30
Hong Kong	HKD	2,695.04	927,660.58	40.65	2.25	12.27	11.17	14.60	-0.74	17.08	21.32	13.89	10.51	30.88	40.40
Singapore	SGD	1,691.35	50,070.58	12.95	2.89	5.47	8.05	7.96	-11.11	19.49	13.67	7.24	6.63	29.78	35.96
New Zealand	NZD	1,321.49	982.31	0.25	7.43	-NA-	-NA-	4.32	-4.33	3.04	12.22	5.21	1.20	-NA-	14.57
Asia 33	EUR	1,092.93	152,059.80	70.62	3.62	-NA-	-NA-	3.47	-8.62	21.33	7.50	2.68	17.23	-NA-	-NA-
Asia 33	USD	1,486.46	207,287.92	70.51	3.62	-NA-	-NA-	6.05	-9.81	13.05	19.96	10.39	10.88	-NA-	-NA-
Asia 33	GBP	1,508.36	130,517.52	69.96	3.62	-NA-	-NA-	8.36	-2.14	14.50	13.42	7.27	12.68	-NA-	-NA-
Asia 33	JPY	1,208.86	17,254,646.83	70.26	3.62	-NA-	-NA-	-0.30	-19.13	5.20	12.68	8.95	0.04	-NA-	-NA-
Asia 33	HKD	1,478.85	1,608,657.94	70.26	3.62	-NA-	-NA-	6.05	-9.80	13.20	19.60	10.12	10.96	-NA-	-NA-
Asia 33	AUD	1,004.22	214,007.77	99.39	3.62	-NA-	-NA-	-NA-	-NA-	2.87	5.61	1.44	2.97	-NA-	-NA-

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Asia	AUD	1,540.71	303,611.20	141.00	3.49	-NA-	-NA-	-NA-	-NA-	1.88	4.47	1.31	2.59	-NA-	-NA-
Pure Asia	AUD	1,622.24	249,944.36	116.07	3.07	-NA-	-NA-	-NA-	-NA-	2.77	4.09	1.16	2.18	-NA-	-NA-
Asia ex Australia	AUD	1,225.49	236,015.20	109.61	2.56	-NA-	-NA-	-NA-	-NA-	3.81	4.60	1.98	2.89	-NA-	-NA-
Asia Dividend+	AUD	1,933.71	220,764.10	102.52	4.29	-NA-	-NA-	-NA-	-NA-	5.31	4.73	1.61	5.87	-NA-	-NA-
Australia	AUD	1,291.70	67,596.00	31.39	6.73	-NA-	-NA-	-NA-	-NA-	-3.65	4.03	-0.95	1.48	-NA-	-NA-
Pure Australia	AUD	973.82	33,588.40	15.60	6.02	-NA-	-NA-	-NA-	-NA-	-2.43	3.59	-0.73	-0.20	-NA-	-NA-
Japan	AUD	1,502.86	72,541.59	33.69	2.86	-NA-	-NA-	-NA-	-NA-	-4.58	1.76	-2.34	2.23	-NA-	-NA-
Hong Kong	AUD	1,811.89	123,412.84	57.31	2.25	-NA-	-NA-	-NA-	-NA-	6.53	6.16	4.90	2.52	-NA-	-NA-
Singapore	AUD	1,441.25	39,314.55	18.26	2.89	-NA-	-NA-	-NA-	-NA-	16.67	5.25	1.53	5.71	-NA-	-NA-
New Zealand	AUD	1,089.36	746.23	0.35	7.43	-NA-	-NA-	-NA-	-NA-	-4.45	4.72	1.54	-4.98	-NA-	-NA-

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Asia	EUR	1,685.90	215,331.45	100.00	3.44	-NA-	-NA-	3.01	-9.99	19.62	7.43	2.59	16.03	-NA-	26.38
Pure Asia	EUR	1,774.52	177,269.09	82.32	3.01	-NA-	-NA-	3.92	-9.38	20.63	7.03	2.43	15.55	-NA-	27.23
Asia ex Australia	EUR	1,732.55	167,390.06	77.74	2.50	-NA-	-NA-	6.79	-5.79	21.87	7.56	3.27	16.36	-NA-	27.42
Australia	EUR	1,384.36	47,941.40	22.26	6.73	-NA-	-NA-	-7.09	-22.35	-19.84	6.99	0.31	14.84	-NA-	50.34
Pure Australia	EUR	1,044.30	23,822.04	11.06	6.02	-NA-	-NA-	-12.25	-30.33	14.63	6.55	0.54	12.92	-NA-	39.03
Hong Kong	EUR	1,968.34	87,528.61	40.65	2.25	-NA-	-NA-	11.77	0.64	-11.39	9.19	6.23	16.00	-NA-	47.27
Japan	EUR	1,620.73	51,448.98	23.89	2.66	-NA-	-NA-	0.14	-13.59	-20.78	4.60	-1.13	15.49	-NA-	36.71
New Zealand	EUR	1,004.93	529.25	0.25	7.76	-NA-	-NA-	-2.82	-12.86	-20.23	7.70	2.84	7.71	-NA-	26.32
Singapore	EUR	1,593.55	27,883.22	12.95	2.89	-NA-	-NA-	10.98	-6.18	-2.95	8.25	2.82	19.61	-NA-	45.92
Asia	USD	2,276.85	293,971.86	100.00	3.44	-NA-	-NA-	5.60	-11.21	11.72	19.74	10.20	10.40	-NA-	32.51
Pure Asia	USD	2,396.54	242,008.88	82.32	3.01	-NA-	-NA-	6.54	-10.60	12.67	19.29	10.03	9.95	-NA-	33.42
Asia ex Australia	USD	1,810.39	228,521.97	77.74	2.50	-NA-	-NA-	9.48	-7.07	13.82	19.89	10.93	10.72	-NA-	33.32
Australia	USD	1,885.59	65,449.90	22.26	6.73	-NA-	-NA-	-4.76	-23.40	5.73	19.25	7.75	9.27	-NA-	36.84
Pure Australia	USD	1,422.41	32,522.00	11.06	6.02	-NA-	-NA-	-10.05	-31.28	7.06	18.75	7.99	7.45	-NA-	43.86
Hong Kong	USD	2,681.01	119,494.61	40.65	2.25	-NA-	-NA-	14.58	-0.72	16.88	21.70	14.11	10.38	-NA-	40.43
Japan	USD	2,207.54	70,238.47	23.89	2.66	-NA-	-NA-	2.65	-14.76	4.49	16.58	6.20	9.89	-NA-	30.91
New Zealand	USD	1,368.78	722.53	0.25	7.76	-NA-	-NA-	5.88	-4.85	5.21	20.04	10.46	2.49	-NA-	27.32
Singapore	USD	2,170.52	38,066.35	12.95	2.89	-NA-	-NA-	13.77	-7.45	28.00	20.65	10.45	13.81	-NA-	40.78
Asia	GBP	2,328.59	186,554.55	100.00	3.44	-NA-	-NA-	8.07	-3.27	13.01	13.68	7.48	13.14	-NA-	27.54
Pure Asia	GBP	2,451.00	153,578.84	82.32	3.01	-NA-	-NA-	9.03	-2.61	14.36	13.26	7.31	12.67	-NA-	28.52
Asia ex Australia	GBP	1,851.53	145,020.04	77.74	2.50	-NA-	-NA-	12.04	1.24	15.53	13.82	8.19	13.46	-NA-	28.38
Australia	GBP	1,928.44	41,534.51	22.26	6.73	-NA-	-NA-	-2.53	-16.56	7.25	13.22	5.09	11.98	-NA-	33.78
Pure Australia	GBP	1,454.73	20,638.46	11.06	6.02	-NA-	-NA-	-7.94	-25.13	8.66	12.75	5.33	10.11	-NA-	41.95
Hong Kong	GBP	2,741.94	75,831.28	40.65	2.25	-NA-	-NA-	17.26	8.16	18.56	15.54	11.30	13.11	-NA-	36.02
Japan	GBP	2,257.70	44,573.33	23.89	2.66	-NA-	-NA-	5.06	-7.14	5.99	10.69	3.58	12.62	-NA-	27.29
New Zealand	GBP	1,399.89	458.52	0.25	7.76	-NA-	-NA-	4.63	-2.22	6.72	13.97	7.74	5.03	-NA-	23.58
Singapore	GBP	2,219.84	24,156.91	12.95	2.89	-NA-	-NA-	16.43	0.83	29.84	14.55	7.72	16.63	-NA-	34.40

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Asia	JPY	1,858.32	24,558,409.59	100.00	3.44	-NA-	-NA-	-0.65	-20.18	3.90	13.04	9.64	-0.93	-NA-	35.47
Pure Asia	JPY	1,956.00	20,217,422.20	82.32	3.01	-NA-	-NA-	0.23	-19.64	5.13	12.62	9.46	-1.34	-NA-	36.18
Asia ex Australia	JPY	1,477.60	19,090,725.14	77.74	2.50	-NA-	-NA-	3.00	-16.46	6.20	13.18	10.36	-0.64	-NA-	36.16
Australia	JPY	1,538.98	5,467,684.45	22.26	6.73	-NA-	-NA-	-10.39	-31.15	-8.00	12.58	7.20	-1.95	-NA-	40.71
Pure Australia	JPY	1,160.94	2,716,888.26	11.06	6.02	-NA-	-NA-	-15.37	-38.22	-0.11	12.11	7.44	-3.58	-NA-	44.98
Hong Kong	JPY	2,188.19	9,982,579.95	40.65	2.25	-NA-	-NA-	7.80	-10.75	1.70	14.89	13.53	-0.95	-NA-	43.49
Japan	JPY	1,812.04	5,867,721.57	23.89	2.66	-NA-	-NA-	-3.42	-23.37	-2.51	10.06	5.66	-1.39	-NA-	33.29
New Zealand	JPY	1,117.17	60,360.56	0.25	7.76	-NA-	-NA-	-0.36	-14.44	-8.45	13.32	9.90	-8.03	-NA-	31.87
Singapore	JPY	1,771.53	3,180,063.06	12.95	2.89	-NA-	-NA-	7.04	-16.81	11.38	13.90	9.88	2.13	-NA-	42.84
Australia	AUD	1,291.70	67,596.00	22.26	6.73	-NA-	-NA-	-9.18	-25.68	-3.65	4.03	-0.95	1.48	-NA-	26.52
Pure Australia	AUD	973.82	33,588.40	11.06	6.02	-NA-	-NA-	-14.24	-33.33	-2.43	3.59	-0.73	-0.20	-NA-	34.30
Hong Kong	HKD	2,695.04	927,660.58	40.65	2.25	-NA-	-NA-	14.60	-0.74	17.08	21.32	13.89	10.51	-NA-	40.40
New Zealand	NZD	1,344.30	982.31	0.25	7.76	-NA-	-NA-	4.65	-3.99	3.41	12.22	5.21	1.39	-NA-	14.62
Singapore	SGD	1,721.42	50,070.58	12.95	2.89	-NA-	-NA-	8.21	-11.11	19.49	13.67	7.24	6.63	-NA-	35.96

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

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FTSE EPRA/NAREIT Asia Developed Index Series - Index Performance

Net Total Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
Asia	AUD	1,538.74	303,611.20	141.00	3.44	-NA-	-NA-	-NA-	-NA-	2.51	4.45	1.30	2.55	-NA-	-NA-
Pure Asia	AUD	1,619.63	249,944.36	116.07	3.01	-NA-	-NA-	-NA-	-NA-	2.70	4.06	1.14	2.12	-NA-	-NA-
Asia ex Australia	AUD	1,223.50	236,015.20	109.61	2.50	-NA-	-NA-	-NA-	-NA-	3.75	4.58	1.97	2.84	-NA-	-NA-
Australia	AUD	1,291.70	67,596.00	31.39	6.73	-NA-	-NA-	-NA-	-NA-	-3.65	4.03	-0.95	1.48	-NA-	-NA-
Pure Australia	AUD	973.82	33,588.40	15.60	6.02	-NA-	-NA-	-NA-	-NA-	-2.43	3.59	-0.73	-0.20	-NA-	-NA-
Hong Kong	AUD	1,811.89	123,412.84	57.31	2.25	-NA-	-NA-	-NA-	-NA-	-12.91	6.16	4.90	2.52	-NA-	-NA-
Japan	AUD	1,491.90	72,541.59	33.69	2.66	-NA-	-NA-	-NA-	-NA-	-22.14	1.70	-2.38	2.07	-NA-	-NA-
New Zealand	AUD	925.05	746.23	0.35	7.76	-NA-	-NA-	-NA-	-NA-	-21.60	4.72	1.54	-4.81	-NA-	-NA-
Singapore	AUD	1,466.88	39,314.55	18.26	2.89	-NA-	-NA-	-NA-	-NA-	-4.62	5.25	1.53	5.71	-NA-	-NA-

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

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FTSE EPRA/NAREIT Asia Developed Index Series - Index Performance

Price Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
Asia	EUR	1,151.56	215,331.45	100.00	0.00	5.06	0.47	-0.58	-13.35	15.50	6.65	2.29	13.05	19.45	26.43
Pure Asia	EUR	1,247.23	177,269.09	82.32	0.00	5.48	1.27	0.78	-12.36	16.91	6.47	2.13	13.11	19.90	27.18
Asia ex Australia	EUR	1,519.04	167,390.06	77.74	0.00	-NA-	-NA-	4.30	-8.36	18.59	6.97	2.93	14.10	-NA-	27.31
Asia Dividend+	EUR	1,777.48	156,573.46	72.71	0.00	-NA-	-NA-	-NA-	-11.29	18.05	6.73	2.71	15.88	-NA-	26.73
Australia	EUR	683.31	47,941.40	22.26	0.00	1.44	-3.97	-13.16	-27.82	6.42	5.53	0.14	9.52	20.84	32.03
Pure Australia	EUR	516.96	23,822.04	11.06	0.00	0.03	-6.61	-17.93	-35.24	8.08	6.09	0.33	9.21	24.42	39.22
Japan	EUR	1,398.48	51,448.98	23.89	0.00	2.00	-0.57	-1.59	-15.52	9.12	3.83	-1.66	13.19	28.57	27.21
Hong Kong	EUR	1,460.60	87,528.61	40.65	0.00	8.63	3.39	8.69	-2.28	21.77	8.71	5.89	14.01	28.67	34.84
Singapore	EUR	1,112.98	27,883.22	12.95	0.00	3.70	1.99	6.75	-10.16	32.68	7.64	2.82	16.46	28.25	31.70
New Zealand	EUR	920.36	529.25	0.25	0.00	-NA-	-NA-	-3.87	-10.94	3.73	7.70	2.84	3.17	-NA-	20.08
Asia	USD	1,553.83	293,971.86	100.00	0.00	5.25	4.88	1.93	-14.53	7.88	18.86	9.88	7.57	22.16	32.50
Pure Asia	USD	1,682.93	242,008.88	82.32	0.00	5.67	5.72	3.31	-13.55	9.19	18.66	9.70	7.63	22.64	33.30
Asia ex Australia	USD	1,587.29	228,521.97	77.74	0.00	-NA-	-NA-	6.92	-9.60	10.76	19.23	10.56	8.57	-NA-	33.18
Asia Dividend+	USD	2,004.39	213,755.08	72.71	0.00	-NA-	4.30	2.29	-12.49	10.25	18.95	10.33	10.27	-NA-	32.81
Australia	USD	930.71	65,449.90	22.26	0.00	1.67	0.31	-10.98	-28.80	-0.61	17.61	7.56	4.21	23.67	36.72
Pure Australia	USD	704.13	32,522.00	11.06	0.00	0.26	-2.45	-15.86	-36.12	0.95	18.24	7.77	3.92	27.33	43.86
Japan	USD	1,904.82	70,238.47	23.89	0.00	2.23	3.86	0.89	-16.67	1.91	15.72	5.63	7.70	29.13	30.80
Hong Kong	USD	1,989.44	119,494.61	40.65	0.00	8.88	8.00	11.42	-3.60	13.73	21.17	13.74	8.48	30.81	40.30
Singapore	USD	1,515.96	38,066.35	12.95	0.00	3.94	6.53	9.44	-11.37	23.92	19.96	10.45	10.81	31.14	40.41
New Zealand	USD	924.40	722.53	0.25	0.00	-NA-	-NA-	-1.45	-12.15	-3.12	20.04	10.46	-1.83	-NA-	27.39
Asia	GBP	1,589.14	186,554.55	100.00	0.00	6.19	4.21	4.31	-6.88	9.49	12.85	7.16	10.24	19.91	27.43
Pure Asia	GBP	1,721.18	153,578.84	82.32	0.00	6.59	5.04	5.73	-5.82	10.83	12.66	6.99	10.30	20.47	28.39
Asia ex Australia	GBP	1,623.35	145,020.04	77.74	0.00	-NA-	-NA-	9.42	-1.52	12.41	13.20	7.83	11.26	-NA-	28.24
Asia Dividend+	GBP	2,279.96	135,648.97	72.71	0.00	-NA-	3.64	4.69	-4.67	11.90	12.94	7.61	13.00	-NA-	28.17
Australia	GBP	951.86	41,534.51	22.26	0.00	2.55	-0.32	-8.90	-22.43	0.88	11.66	4.91	6.80	21.62	33.35
Pure Australia	GBP	720.13	20,638.46	11.06	0.00	1.13	-3.07	-13.89	-30.41	2.46	12.26	5.11	6.50	25.84	41.90
Japan	GBP	1,948.11	44,573.33	23.89	0.00	3.12	3.20	3.25	-9.21	3.44	9.87	3.02	10.37	28.35	27.18
Hong Kong	GBP	2,034.65	75,831.28	40.65	0.00	9.82	7.32	14.03	5.02	15.43	15.04	10.93	11.17	29.04	35.85
Singapore	GBP	1,550.40	24,156.91	12.95	0.00	4.84	5.86	12.00	-3.45	25.77	13.90	7.72	13.56	29.16	34.26
New Zealand	GBP	1,126.17	458.52	0.25	0.00	-NA-	-NA-	0.85	-4.29	-1.67	13.97	7.74	0.60	-NA-	23.78

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

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FTSE EPRA/NAREIT Asia Developed Index Series - Index Performance

Price Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
Asia	JPY	1,268.21	24,558,409.59	100.00	0.00	2.61	2.21	-4.11	-23.17	0.65	12.21	9.31	-3.47	23.70	35.43
Pure Asia	JPY	1,373.58	20,217,422.20	82.32	0.00	3.02	3.03	-2.80	-22.29	1.88	12.02	9.14	-3.41	24.10	36.06
Asia ex Australia	JPY	1,295.51	19,090,725.14	77.74	0.00	-NA-	-NA-	0.59	-18.74	3.34	12.56	9.99	-2.57	-NA-	36.03
Asia Dividend+	JPY	1,511.12	17,857,099.04	72.71	0.00	-NA-	-NA-	-NA-	-21.34	2.87	12.30	9.77	-1.05	-NA-	35.39
Australia	JPY	759.63	5,467,684.45	22.26	0.00	-0.88	-2.23	-16.25	-35.99	-7.26	11.03	7.01	-6.48	25.26	39.01
Pure Australia	JPY	574.70	2,716,888.26	11.06	0.00	-2.25	-4.92	-20.84	-42.58	-5.81	11.62	7.22	-6.75	28.30	44.91
Japan	JPY	1,566.48	5,867,721.57	23.89	0.00	0.54	1.31	-5.08	-25.09	-4.91	9.25	5.09	-3.35	28.74	33.15
Hong Kong	JPY	1,623.74	9,982,579.95	40.65	0.00	6.15	5.26	4.83	-13.34	6.11	14.39	13.16	-2.65	32.26	43.15
Singapore	JPY	1,237.29	3,180,063.06	12.95	0.00	1.33	3.83	2.96	-20.33	15.62	13.25	9.88	-0.56	32.99	42.13
New Zealand	JPY	753.63	60,360.56	0.25	0.00	-NA-	-NA-	-7.29	-21.03	-9.60	13.32	9.90	-11.91	-NA-	30.87
Australia	AUD	637.45	67,596.00	22.26	0.00	1.32	-5.26	-15.11	-30.90	-9.41	2.60	-1.12	-3.20	17.19	26.29
Australia Hedged	USD	424.65	65,449.90	22.26	0.00	-NA-	-NA-	-16.34	-32.01	-12.85	1.36	-1.61	-5.83	-NA-	25.39
Pure Australia	AUD	482.20	33,588.40	11.06	0.00	-0.08	-7.86	-19.76	-38.01	-7.99	3.14	-0.93	-3.48	21.43	34.49
Hong Kong	HKD	2,000.40	927,660.58	40.65	0.00	8.93	8.09	11.44	-3.62	13.92	20.79	13.52	8.61	30.79	40.27
Singapore	SGD	1,204.50	50,070.58	12.95	0.00	2.82	4.56	4.09	-14.87	15.68	13.03	7.24	3.82	29.40	35.56
New Zealand	NZD	907.75	982.31	0.25	0.00	-NA-	-NA-	-2.61	-11.36	-4.72	12.22	5.21	-2.88	-NA-	14.43
Asia 33	EUR	892.65	152,059.80	70.62	0.00	-NA-	-NA-	-0.18	-12.12	17.06	6.69	2.42	14.18	-NA-	-NA-
Asia 33	USD	1,214.07	207,287.92	70.51	0.00	-NA-	-NA-	2.30	-13.26	9.07	19.06	10.11	7.99	-NA-	-NA-
Asia 33	GBP	1,231.96	130,517.52	69.96	0.00	-NA-	-NA-	4.53	-5.89	10.47	12.56	6.99	9.75	-NA-	-NA-
Asia 33	JPY	987.34	17,254,646.83	70.26	0.00	-NA-	-NA-	-3.83	-22.23	1.50	11.83	8.67	-2.56	-NA-	-NA-
Asia 33	HKD	1,207.85	1,608,657.94	70.26	0.00	-NA-	-NA-	2.30	-13.26	9.22	18.69	9.83	8.08	-NA-	-NA-
Asia 33	AUD	820.20	214,007.77	34.40	0.00	-NA-	-NA-	-NA-	-NA-	-0.75	4.81	1.17	0.29	-NA-	-NA-

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FTSE EPRA/NAREIT Asia Developed Index Series - Index Performance

Price Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
Asia	AUD	1,050.11	303,611.20	141.00	0.00	-NA-	-NA-	-NA-	-NA-	-1.67	3.69	1.00	-0.08	-NA-	-NA-
Pure Asia	AUD	1,137.36	249,944.36	116.07	0.00	-NA-	-NA-	-NA-	-NA-	-0.47	3.51	0.84	-0.03	-NA-	-NA-
Asia ex Australia	AUD	1,072.72	236,015.20	109.61	0.00	-NA-	-NA-	-NA-	-NA-	0.95	4.01	1.63	0.85	-NA-	-NA-
Asia Dividend+	AUD	1,577.95	220,764.10	102.52	0.00	-NA-	-NA-	-NA-	-NA-	0.49	3.77	1.42	2.42	-NA-	-NA-
Australia	AUD	637.45	67,596.00	31.39	0.00	-NA-	-NA-	-NA-	-NA-	-9.41	2.60	-1.12	-3.20	-NA-	-NA-
Pure Australia	AUD	482.20	33,588.40	15.60	0.00	-NA-	-NA-	-NA-	-NA-	-7.99	3.14	-0.93	-3.48	-NA-	-NA-
Japan	AUD	1,287.32	72,541.59	33.69	0.00	-NA-	-NA-	-NA-	-NA-	-7.11	0.95	-2.90	0.04	-NA-	-NA-
Hong Kong	AUD	1,344.50	123,412.84	57.31	0.00	-NA-	-NA-	-NA-	-NA-	3.66	5.70	4.55	0.76	-NA-	-NA-
Singapore	AUD	1,024.52	39,314.55	18.26	0.00	-NA-	-NA-	-NA-	-NA-	12.95	4.65	1.53	2.93	-NA-	-NA-
New Zealand	AUD	748.38	746.23	0.35	0.00	-NA-	-NA-	-NA-	-NA-	-11.69	4.72	1.54	-8.82	-NA-	-NA-

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

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

Gross Total Return Index Description	Curr	Close Value 30-Sep	12 Mths Estimated Div Yld (%) 30-Sep	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) 30-Sep	Total Rtn (%) YTD	10 Yrs Vlty (%)	36M Vlty (%)
Asia Real Estate **	Local	1,654.59	3.49	14.57	4.89	1.90	-15.02	6.34	13.36	7.43	4.67	19.99	28.96
Asia FTSE	Local	250.91	2.58	#DIV/0!	2.60	2.18	-8.88	6.24	8.32	7.30	2.53	16.87	23.14
Japan Real Estate **	JPY	1,825.35	2.86	3.28	2.80	-3.29	-23.24	-2.33	10.12	5.70	-1.24	28.83	33.30
Japan FTSE	JPY	72.09	1.78	#DIV/0!	-4.02	-8.06	-18.33	-4.34	0.40	6.11	-5.67	18.23	23.40
Japan JP Morgan Bonds	JPY	248.74	-NA-	9.92	2.11	2.27	3.19	3.89	1.31	0.08	3.39	2.07	2.04
Australia Real Estate **	AUD	1,291.70	6.73	18.15	1.14	-9.18	-25.68	-3.65	4.03	-0.95	1.48	17.32	26.52
Australia FTSE	AUD	1,008.92	3.98	#DIV/0!	8.52	4.61	-6.68	1.28	9.56	5.95	-1.37	13.78	18.86
Australia JP Morgan Bonds	AUD	735.27	-NA-	18.30	6.31	6.10	7.85	6.35	1.35	-1.02	6.26	4.00	5.02
Hong Kong Real Estate **	HKD	2,695.04	2.25	26.03	11.17	14.60	-0.74	17.08	21.32	13.89	10.51	30.88	40.40
Hong Kong FTSE	HKD	1,804.63	3.33	#DIV/0!	9.55	14.68	0.05	25.36	20.12	12.36	15.98	23.35	32.22
Hong Kong JP Morgan Bonds	HKD	164.60	-NA-	-NA-	-NA-	5.06	5.59	2.99	1.67	-0.15	3.03	-NA-	4.27
Singapore Real Estate **	SGD	1,691.35	2.89	11.24	8.05	7.96	-11.11	19.49	13.67	7.24	6.63	29.78	35.96
Singapore FTSE	SGD	558.23	3.72	#DIV/0!	7.63	10.65	-2.87	20.69	10.07	5.73	9.48	22.19	31.02
Singapore JP Morgan Bonds	SGD	158.76	-NA-	-NA-	-NA-	4.33	4.75	5.56	1.79	0.04	5.62	-NA-	4.21
New Zealand Real Estate **	NZD	1,321.49	7.43	-NA-	-NA-	4.32	-4.33	3.04	12.22	5.21	1.20	-NA-	14.57
New Zealand FTSE	NZD	174.05	5.68	-NA-	4.31	-2.68	-9.97	-0.05	8.05	6.17	-0.67	14.81	16.41
New Zealand JP Morgan Bonds	NZD	309.82	-NA-	17.77	7.20	7.29	8.90	9.06	2.80	0.82	8.36	3.55	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 219.

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

Top 20 Constituents:

Company	Investment Focus	Sector	Country	Free Float Mkt Cap (EUR m) 30-Sep	Free Float Asia (%) Weight 30-Sep
Sun Hung Kai Props	Non-Rental	Diversified	HK	24,317	11.29
Westfield Group *	Rental	Retail	AU	20,067	9.31
Mitsubishi Estate	Non-Rental	Diversified	JP	12,417	5.76
Mitsui Fudosan	Non-Rental	Diversified	JP	10,882	5.05
Hongkong Land Hldgs	Rental	Office	HK	7,674	3.56
Hang Lung Properties	Non-Rental	Diversified	HK	7,406	3.44
Sumitomo Realty & Dev	Non-Rental	Diversified	JP	7,201	3.34
Capitaland	Non-Rental	Diversified	SG	7,170	3.33
Stockland Trust Group *	Non-Rental	Diversified	AU	6,490	3.01
Wharf Holdings	Non-Rental	Diversified	HK	6,479	3.01
China Overseas Land	Non-Rental	Residential	HK	6,325	2.94
Henderson Land Dev	Non-Rental	Diversified	HK	5,596	2.60
City Developments	Non-Rental	Diversified	SG	4,846	2.25
Link REIT *	Rental	Retail	HK	4,812	2.23
New World Development	Non-Rental	Diversified	HK	4,317	2.00
GPT Group *	Rental	Diversified	AU	3,869	1.80
Sino Land	Non-Rental	Diversified	HK	3,701	1.72
Nippon Building Fund *	Rental	Office	JP	3,474	1.61
Japan Real Estate *	Rental	Office	JP	3,256	1.51
Mirvac Group *	Non-Rental	Diversified	AU	3,222	1.50

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	14	47,941	22.26%
EPRA/NAREIT Japan	21	51,449	23.89%
EPRA/NAREIT Hong Kong	22	87,529	40.65%
EPRA/NAREIT Singapore	14	27,883	12.95%
EPRA/NAREIT New Zealand	1	529	0.25%
EPRA/NAREIT Asia	**72**	**215,331**	**100.00%**

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

EPRA/NAREIT Asia Index - Top 20 Performance:

Stock	Investment Focus	Sector	Country	Price Return Sep-10	Dividend Return Sep-10	Total Return Sep-10
New World Development	Non-Rental	Diversified	HK	25.32	0.00	25.32
Sun Hung Kai Props	Non-Rental	Diversified	HK	22.94	0.00	22.94
Wharf Holdings	Non-Rental	Diversified	HK	19.24	0.00	19.24
Sino Land	Non-Rental	Diversified	HK	18.26	0.00	18.26
Henderson Land Dev	Non-Rental	Diversified	HK	16.07	0.63	16.70
City Developments	Non-Rental	Diversified	SG	16.64	0.00	16.64
Allgreen Properties	Non-Rental	Diversified	SG	15.69	0.00	15.69
Hongkong Land Hldgs	Rental	Office	HK	15.64	0.00	15.64
Shui On Land	Non-Rental	Diversified	HK	11.11	1.75	12.87
Hysan Development	Rental	Diversified	HK	12.78	0.00	12.78
New World China Land	Non-Rental	Diversified	HK	12.50	0.00	12.50
Nomura Real Estate Office Fund	Rental	Office	JP	11.15	0.00	11.15
FKP Property Group	Non-Rental	Diversified	AU	11.11	0.00	11.11
Capitamall Trust *	Rental	Retail	SG	10.82	0.00	10.82
Soho China	Non-Rental	Diversified	HK	10.64	0.00	10.64
KWG Property Holdings	Non-Rental	Diversified	HK	9.58	0.00	9.58
Hang Lung Properties	Non-Rental	Diversified	HK	9.06	0.00	9.06
Tokyo Tatemono	Non-Rental	Office	JP	8.84	0.00	8.84
Country Garden Holdings	Non-Rental	Diversified	HK	8.58	0.00	8.58
Kerry Properties	Non-Rental	Diversified	HK	7.65	0.89	8.55

EPRA/NAREIT Asia Index - Bottom 20 Performance:

Stock	Investment Focus	Sector	Country	Price Return Sep-10	Dividend Return Sep-10	Total Return Sep-10
ORIX JREIT *	Rental	Office	JP	2.65	0.00	2.65
ING Office Fund *	Rental	Office	AU	0.00	1.63	1.63
Goodman Group *	Rental	Industrial	AU	1.57	0.00	1.57
Link REIT *	Rental	Retail	HK	1.32	0.00	1.32
Mirvac Group *	Non-Rental	Diversified	AU	-0.75	1.49	0.75
Daibiru Corp	Non-Rental	Office	JP	-0.32	0.89	0.56
Bunnings Warehouse Prop *	Rental	Retail	AU	0.00	0.00	0.00
Charter Hall Office reiT *	Rental	Office	AU	-0.41	0.00	-0.41
China Overseas Land	Non-Rental	Residential	HK	-1.08	0.60	-0.48
Yanlord Land Group	Non-Rental	Diversified	SG	-0.57	0.00	-0.57
GPT Group *	Rental	Diversified	AU	-1.67	0.00	-1.67
Japan Prime Realty Inv. *	Rental	Office	JP	-1.87	0.00	-1.87
Westfield Group *	Rental	Retail	AU	-2.00	0.00	-2.00
CFS Retail Property Trust *	Rental	Retail	AU	-2.07	0.00	-2.07
Agile Property Holdings	Non-Rental	Diversified	HK	-3.19	0.67	-2.52
Stockland Trust Group *	Non-Rental	Diversified	AU	-2.54	0.00	-2.54
Cmnwealth Prop Office *	Rental	Office	AU	-2.65	0.00	-2.65
Charter Hall Retail REIT *	Rental	Retail	AU	-3.53	0.00	-3.53
Tokyu REIT *	Rental	Diversified	JP	-3.94	0.00	-3.94
Hopson Development	Non-Rental	Residential	HK	-4.52	0.00	-4.52

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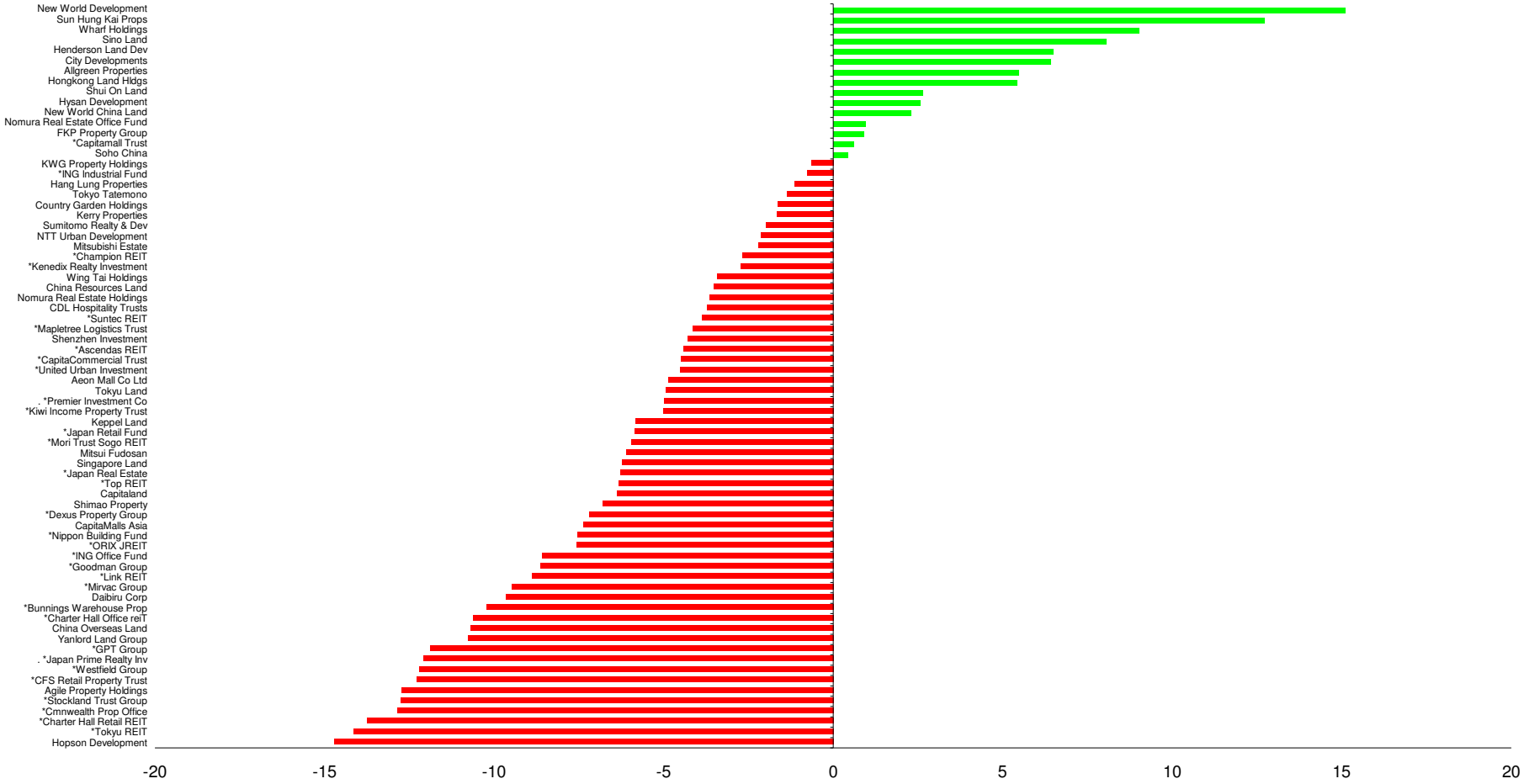
Graph 13: Total Return Performance relative to Regional Developed Index - Asia



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Section 4

FTSE EPRA/NAREIT Europe Developed Index Series

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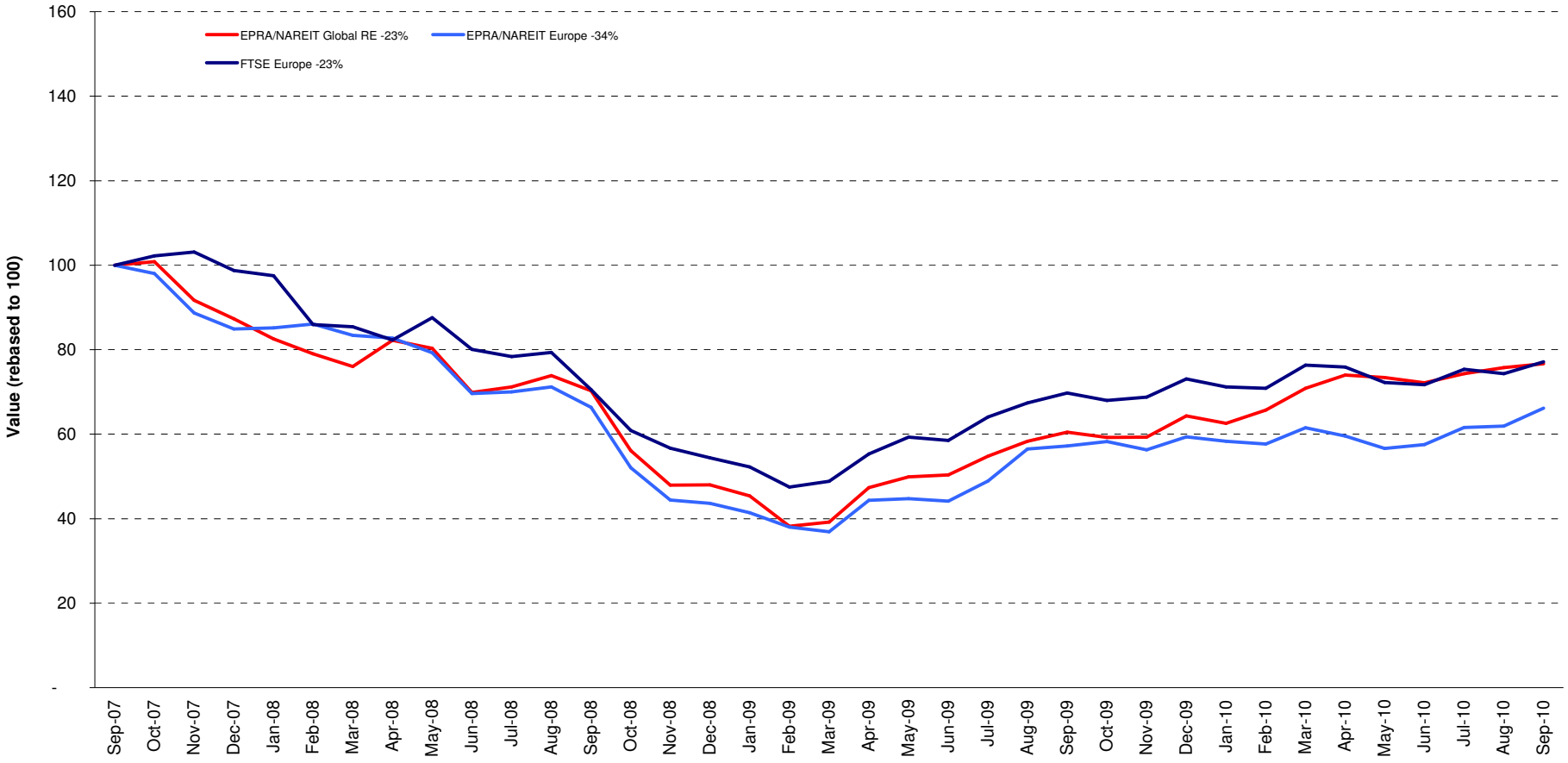
FTSE EPRA/NAREIT Europe Developed Index Series

Graph 14: EPRA/NAREIT Europe Developed v EPRA/NAREIT Global Developed & FTSE Europe - Total Return (EUR) Rolling 36 Months Performance



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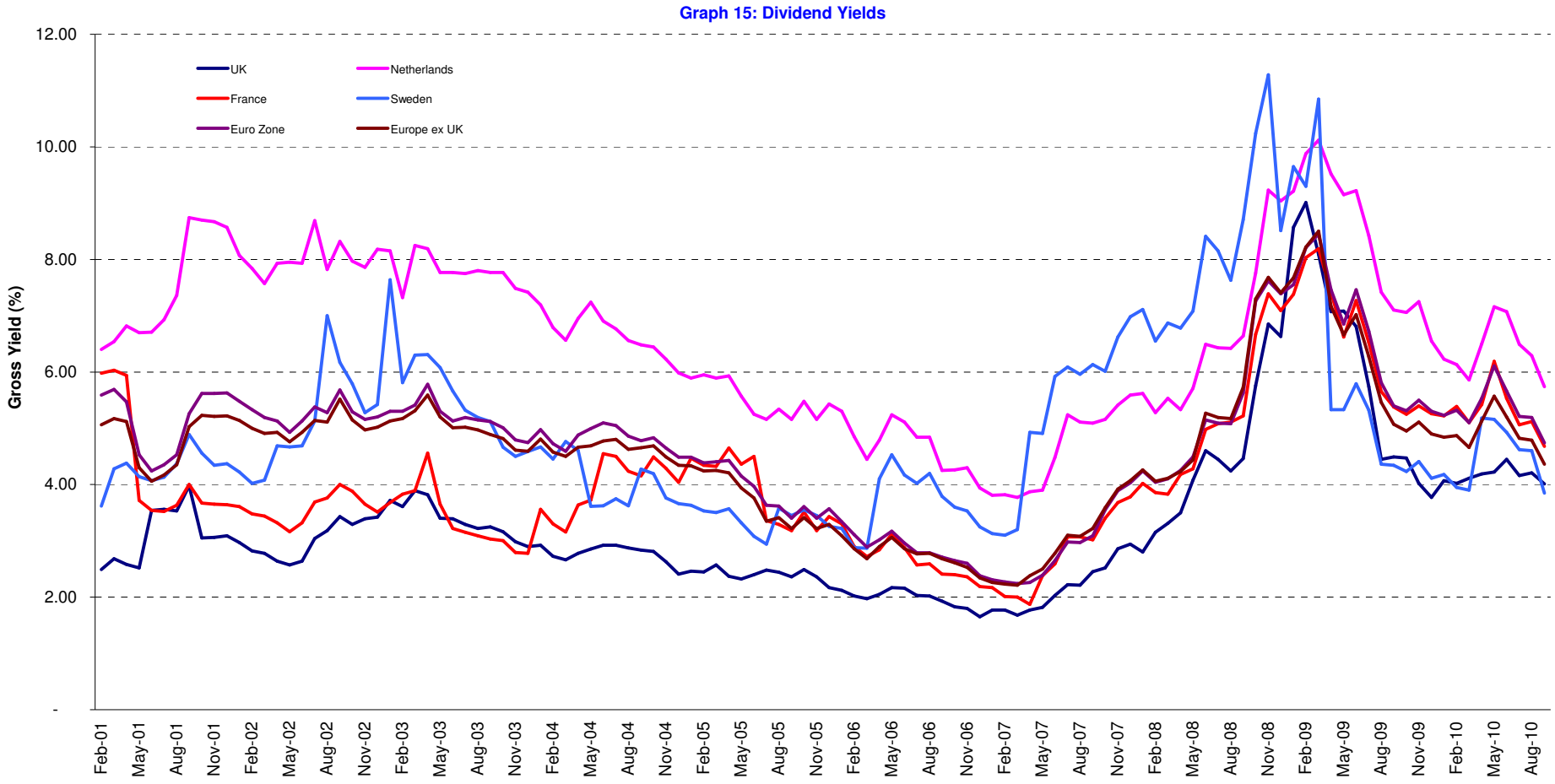

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FTSE EPRA/NAREIT Europe Developed Index Series - Corporate Actions & Changes

Ex Date	Description
23 September 2010	Icade (France): Special dividend of EUR 4.00

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

Ex -Date	Company	Investment Focus	Sector	Curr	Gross Dividend	Dividend Yield %	Pay Date	Type
8 September 2010	IRP Property Investments	Rental	Diversified	GBP	0.018	9.23	24-Sep	Quarterly
8 September 2010	Segro *	Rental	Industrial	GBP	0.052	0.00	8-Oct	Dividend
15 September 2010	F&C Commercial Prop	Rental	Diversified	GBP	0.005	5.96	30-Sep	Quarterly
15 September 2010	Land Securities *	Rental	Diversified	GBP	0.070	10.15	25-Oct	Quarterly
22 September 2010	Primary Health Prop.*	Rental	Health Care	GBP	0.097	6.10	29-Oct	Semi-Annual
29 September 2010	Derwent London *	Rental	Office	GBP	0.088	1.54	1-Nov	Semi-Annual

** Based on previous period figures

*** Estimated

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

Ex -Date	Company	Investment Focus	Sector	Curr	Gross Dividend	Dividend Yield %	Pay Date	Type
1 October 2010	Derwent London *	Rental	Office	GBP	0.0815 ***	1.54	November	Semi-Annual
4 October 2010	Mercialys *	Rental	Retail	EUR	0.500	2.97	7-Oct	Semi-Annual
6 October 2010	British Land *	Rental	Diversified	GBP	0.072	7.66	12-Nov	Quarterly
6 October 2010	Capital & Counties Properties	Rental	Retail	GBP	0.006	0.00	27-Oct	Dividend
10 October 2010	Unibail-Rodamco *	Rental	Diversified	EUR	1.75 ***	4.33	November	Quarterly
13 October 2010	Daejan Holdings	Rental	Diversified	GBP	0.544	2.05	12-Nov	Annual
15 October 2010	Leasinvest Real Estate *	Rental	Office	EUR	3.85 ***	6.04	November	Annual
15 October 2010	Primary Health Prop.*	Rental	Health Care	GBP	0.09166667 ***	6.10	November	Semi-Annual
27 October 2010	ProLogis European Properties *	Rental	Industrial	EUR	0.18316 ***	13.32	November	Dividend

** Based on previous period figures

*** Estimated

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FTSE EPRA/NAREIT Europe Developed Index Series - Stock Performance

Index Constituents	Investment Focus	Sector	Local Price 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 (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Price Rtn (%) Sep-10	Dividend Rtn (%) Sep-10	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36M Vlty (%)	Turnover 3 month Annualised EUR (m)	Annual Velocity (%)
CA Immobilien Anlage	Rental	Diversified	10.45	912	0.17	1.03	0.00	-NA-	-3.99	-13.17	-17.47	18.21	22.05	12.37	0.00	12.37	32.28	36.35	65.25	284	31
Conwert Immobilien	Non-Rental	Residential	10.57	902	0.17	1.02	2.37	-NA-	-NA-	-5.39	-5.85	15.18	23.02	15.68	0.00	15.68	26.64	-NA-	56.20	409	45
Austria Total				**1,814**	**0.34**	**2.05**	**1.30**														
Cofinimmo *	Rental	Diversified	97.37	1,298	0.24	1.47	6.68	-NA-	6.21	0.45	-1.26	8.74	5.36	3.20	0.00	3.20	5.33	13.27	19.29	668	51
Befimmo *	Rental	Office	62.00	1,041	0.19	1.18	7.12	-NA-	6.97	0.76	1.93	1.69	10.50	5.08	0.00	5.08	0.32	17.60	25.31	332	32
Warehouses De Pauw *	Rental	Industrial	37.66	354	0.07	0.40	7.81	-NA-	11.39	4.97	-1.30	27.25	16.63	7.60	0.00	7.60	15.33	17.37	22.57	107	30
Intervest Offices *	Rental	Office	22.99	160	0.03	0.18	9.35	-NA-	7.37	4.63	0.33	12.38	7.38	2.41	0.00	2.41	14.79	17.24	27.68	22	13
Wereldhave Belgium *	Rental	Diversified	64.10	137	0.03	0.15	6.12	-NA-	5.34	0.59	8.60	36.45	6.66	4.24	0.00	4.24	10.60	17.90	19.47	38	28
Leasinvest Real Estate *	Rental	Office	63.75	102	0.02	0.12	6.27	-NA-	7.99	4.34	2.23	17.68	8.77	2.82	0.00	2.82	14.89	15.88	21.67	16	16
Belgium Total				**3,092**	**0.57**	**3.49**	**7.05**														
Sponda	Rental	Diversified	3.56	740	0.14	0.84	3.37	-NA-	13.43	0.63	-11.76	35.79	43.55	17.88	0.00	17.88	34.80	35.59	56.10	476	64
Citycon OYJ	Rental	Retail	3.13	522	0.10	0.59	1.28	-NA-	16.85	4.62	-6.06	13.26	29.34	17.23	0.00	17.23	11.72	29.67	38.72	324	62
Technopolis	Rental	Office	4.09	235	0.04	0.26	3.67	-NA-	12.95	1.49	-8.27	18.11	29.02	16.86	0.00	16.86	36.77	29.04	41.38	89	38
Finland Total				**1,496**	**0.28**	**1.69**	**2.69**														
Unibail-Rodamco *	Rental	Diversified	162.65	14,851	2.75	16.78	4.92	10.49	16.41	9.60	0.49	20.22	20.71	9.31	0.00	9.31	11.03	20.73	23.91	14,722	99
Fonciere Des Regions *	Rental	Diversified	78.17	2,849	0.53	3.22	4.22	-NA-	21.02	3.69	-1.92	7.81	14.97	6.21	0.00	6.21	20.21	27.46	40.27	1,669	59
Klepierre *	Rental	Retail	28.29	2,683	0.50	3.03	4.42	12.48	15.30	6.98	-6.45	8.98	24.27	17.41	0.00	17.41	4.05	30.01	44.17	2,349	88
Gecina *	Rental	Diversified	87.00	1,624	0.30	1.84	5.06	8.26	8.99	2.17	-5.32	12.15	16.95	10.57	0.00	10.57	20.04	36.60	60.97	1,338	82
Icade	Rental	Diversified	77.06	1,579	0.29	1.78	4.22	-NA-	-NA-	-NA-	-6.12	15.50	17.01	8.43	0.00	8.43	26.66	-NA-	30.86	1,114	71
Mercialys *	Rental	Retail	28.60	1,315	0.24	1.49	3.50	-NA-	-NA-	-NA-	4.86	7.40	22.75	10.92	0.00	10.92	18.78	-NA-	24.64	603	46
Silic *	Rental	Office	94.71	1,232	0.23	1.39	4.91	-NA-	12.54	5.96	-2.97	12.73	16.93	8.99	0.00	8.99	16.89	21.04	27.23	480	39
Societe de la Tour Eiffel *	Rental	Diversified	58.17	316	0.06	0.36	3.44	-NA-	4.86	1.74	-14.90	46.40	21.65	12.41	0.00	12.41	19.22	44.83	65.90	165	52
Affine *	Non-Rental	Diversified	17.37	62	0.01	0.07	6.91	2.26	7.93	-2.92	-22.26	4.33	1.76	2.66	0.00	2.66	12.43	27.84	44.55	40	64
France Total				**26,511**	**4.91**	**29.95**	**4.68**														

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

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FTSE EPRA/NAREIT Europe Developed Index Series - Stock Performance

Index Constituents	Investment Focus	Sector	Local Price 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 (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Price Rtn (%) Sep-10	Dividend Rtn (%) Sep-10	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36M Vlty (%)	Turnover 3 month Annualised EUR (m)	Annual Velocity (%)
Deutsche Euroshop	Rental	Retail	26.00	1,147	0.21	1.30	4.04	-NA-	-NA-	7.55	4.01	12.92	16.94	11.30	0.00	11.30	14.26	-NA-	22.05	529	46
Deutsche Wohnen	Rental	Residential	8.73	714	0.13	0.81	0.00	-NA-	14.97	-3.35	-20.96	29.48	36.42	13.68	0.00	13.68	30.25	70.32	105.63	1	0
Gagfah	Rental	Residential	5.84	526	0.10	0.59	11.99	-NA-	-NA-	-NA-	-16.70	-13.61	-0.05	3.40	0.00	3.40	-0.47	-NA-	78.61	1,353	257
Alstria Office *	Rental	Office	10.19	285	0.05	0.32	4.91	-NA-	-NA-	-NA-	-3.37	35.66	30.64	19.60	0.00	19.60	42.53	-NA-	50.10	115	40
DIC Asset	Rental	Diversified	7.32	215	0.04	0.24	4.10	-NA-	-NA-	-1.39	-28.02	-14.87	22.30	17.10	0.00	17.10	-6.52	-NA-	75.37	115	53
TAG Immobilien	Non-Rental	Diversified	15.50	186	0.03	0.21	0.00	-NA-	-NA-	3.83	0.04	29.50	13.89	5.30	0.00	5.30	15.09	-NA-	18.19	114	61
Colonia Real Estate	Rental	Residential	4.20	120	0.02	0.14	0.00	-NA-	10.76	-10.60	-45.27	-1.87	2.69	3.19	0.00	3.19	-3.45	80.34	64.13	74	62
Patrizia Immobilien	Rental	Residential	3.24	84	0.02	0.10	0.00	-NA-	-NA-	-NA-	-32.93	-9.75	9.68	3.65	0.00	3.65	5.88	-NA-	74.98	36	42
Germany Total				**3,277**	**0.61**	**3.70**	**4.03**														
Eurobank Properties *	Rental	Diversified	6.00	110	0.02	0.12	9.22	-NA-	-NA-	-NA-	-12.98	-20.66	8.30	1.35	0.00	1.35	-22.85	-NA-	31.70	35	32
Babis Vovos	Rental	Diversified	2.40	61	0.01	0.07	0.00	-NA-	-NA-	-27.25	-53.66	-51.22	26.98	-26.83	0.00	-26.83	-45.33	-NA-	102.83	140	229
Lamda Development	Non-Rental	Diversified	3.80	50	0.01	0.06	0.00	-NA-	-7.10	-5.04	-37.28	-46.93	2.70	-2.56	0.00	-2.56	-49.87	41.72	44.99	20	40
Greece Total				**221**	**0.04**	**0.25**	**4.59**														
Beni Stabili	Rental	Office	0.69	660	0.12	0.75	2.18	-NA-	6.21	-1.97	-5.32	19.52	10.24	9.28	0.00	9.28	22.43	29.29	39.63	451	68
IGD *	Rental	Retail	1.20	149	0.03	0.17	4.16	-NA-	-NA-	-6.85	-21.23	-6.91	9.36	5.53	0.00	5.53	-19.63	-NA-	38.74	75	51
Italy Total				**809**	**0.15**	**0.91**	**2.54**														
Corio *	Rental	Retail	50.15	4,564	0.85	5.16	5.28	5.29	11.10	6.32	0.41	12.03	25.55	10.76	0.00	10.76	10.72	20.99	28.15	2,807	62
Wereldhave *	Rental	Diversified	71.20	1,515	0.28	1.71	6.53	3.78	8.61	1.36	0.28	12.70	16.72	9.44	0.00	9.44	13.72	19.20	23.16	1,757	116
Eurocommercial Props *	Rental	Retail	34.00	1,370	0.25	1.55	5.24	-NA-	9.91	6.10	0.17	32.22	29.52	11.95	0.00	11.95	18.06	18.43	23.95	829	61
Vastned Retail *	Rental	Retail	49.93	923	0.17	1.04	7.77	4.23	7.95	4.71	2.97	22.31	23.52	16.98	0.00	16.98	17.39	23.44	36.21	668	72
ProLogis European Properties	Rental	Industrial	4.43	626	0.12	0.71	0.00	-NA-	-NA-	-NA-	-23.94	3.97	5.99	-5.04	0.00	-5.04	2.67	-NA-	91.30	220	35
Nieuwe Steen Inv *	Rental	Diversified	14.68	578	0.11	0.65	8.99	-NA-	7.61	1.37	-1.35	25.49	11.52	2.30	0.00	2.30	10.28	18.02	25.84	174	30
Vastned Offices/Ind *	Rental	Office	12.10	229	0.04	0.26	12.07	3.69	2.17	-1.63	-8.60	12.07	24.79	6.61	0.00	6.61	15.21	31.40	51.14	107	47
Netherlands Total				**9,805**	**1.82**	**11.08**	**5.74**														

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

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FTSE EPRA/NAREIT Europe Developed Index Series - Stock Performance

Index Constituents	Investment Focus	Sector	Local Price 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 (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Price Rtn (%) Sep-10	Dividend Rtn (%) Sep-10	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36M Vlty (%)	Turnover 3 month Annualised EUR (m)	Annual Velocity (%)
Norwegian Property ASA	Rental	Office	10.15	633	0.12	0.72	0.00	-NA-	-NA-	-NA-	-42.05	4.10	18.02	10.69	0.00	10.69	-24.81	-NA-	80.82	542	86
Norway Total				**633**	**0.12**	**0.72**	**0.00**														
Castellum	Rental	Diversified	89.65	1,678	0.31	1.90	3.90	-NA-	16.46	7.94	7.36	38.00	26.09	18.43	0.00	18.43	28.48	26.42	32.76	1,241	74
Fabege	Rental	Office	67.75	1,212	0.22	1.37	2.95	-NA-	15.04	6.20	-0.44	70.12	45.89	30.92	0.00	30.92	54.31	32.46	49.69	1,252	103
Hufvudstaden A	Rental	Office	72.65	1,204	0.22	1.36	2.89	-NA-	13.44	11.91	4.10	33.48	21.79	12.99	0.00	12.99	37.79	22.97	25.13	753	63
Kungsleden	Rental	Diversified	57.25	851	0.16	0.96	6.55	-NA-	23.43	7.29	-0.65	31.75	20.53	18.53	0.00	18.53	23.98	38.50	57.70	717	84
Wihlborgs Fastigheter	Rental	Diversified	185.50	776	0.14	0.88	3.64	-NA-	-NA-	18.72	19.71	48.74	24.92	16.30	0.00	16.30	45.09	-NA-	30.90	486	63
Klovern AB	Rental	Diversified	32.40	440	0.08	0.50	3.86	-NA-	-NA-	9.95	12.63	50.90	33.88	21.80	0.00	21.80	46.94	-NA-	37.28	183	42
Sweden Total				**6,161**	**1.14**	**6.96**	**3.85**														
PSP Swiss Property	Rental	Office	72.65	2,521	0.47	2.85	3.72	-NA-	9.73	6.21	9.10	25.58	12.37	5.75	0.00	5.75	28.80	15.82	21.56	1,262	50
Swiss Prime Site	Rental	Office	69.75	2,132	0.40	2.41	0.00	-NA-	6.60	8.84	9.28	34.59	12.68	5.44	0.00	5.44	27.05	15.03	20.49	1,737	81
Allreal	Non-Rental	Office	133.00	681	0.13	0.77	3.63	-NA-	8.08	6.37	2.87	7.55	12.24	4.56	0.00	4.56	11.05	12.26	13.44	245	36
Zueblin Immobilien Holding	Rental	Office	3.58	120	0.02	0.14	0.00	-NA-	-4.43	-13.01	-25.95	-27.38	-1.10	-1.38	0.00	-1.38	-11.60	17.68	24.84	21	17
Switzerland Total				**5,334**	**0.99**	**6.03**	**2.17**														
Inmobiliaria Colonial S.A.	Rental	Diversified	0.10	322	0.06	0.36	0.00	-NA-	-NA-	-30.96	-70.43	-47.51	-24.00	0.00	0.00	0.00	-38.71	-NA-	53.10	246	76
Spain Total				**322**	**0.06**	**0.36**	**0.00**														
Azrieli Group	Rental	Diversified	93.42	650	0.12	0.73	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	4.38	8.56	0.00	8.56	-NA-	-NA-	-NA-	104,196	16,027
Israel Total				**650**	**0.12**	**0.73**	**0.00**														

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FTSE EPRA/NAREIT Europe Developed Index Series - 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 (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Price Rtn (%) Sep-10	Dividend Rtn (%) Sep-10	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36M Vlty (%)	Turnover 3 month Annualised EUR (m)	Annual Velocity (%)
Land Securities *	Rental	Diversified	6.41	5,647	1.05	6.38	4.37	6.47	4.85	-7.40	-19.90	6.96	15.94	4.74	1.14	5.89	-3.43	25.13	34.93	4,550	81
British Land *	Rental	Diversified	4.65	4,689	0.87	5.30	5.59	7.50	6.10	-5.35	-16.59	3.93	8.41	1.88	0.00	1.88	1.39	24.32	29.67	4,742	101
Hammerson *	Rental	Retail	3.94	3,220	0.60	3.64	3.97	1.96	8.16	-4.11	-16.63	4.17	17.03	9.65	0.00	9.65	-3.13	27.94	37.89	2,892	90
Capital Shopping Centres Group *	Rental	Retail	3.68	2,667	0.49	3.01	4.49	-NA-	6.30	-5.19	-16.19	2.14	18.00	10.95	0.00	10.95	-4.80	25.84	37.65	1,888	71
SEGRO *	Rental	Industrial	2.73	2,314	0.43	2.61	5.16	2.11	-3.18	-17.40	-29.66	-21.74	9.62	0.96	1.93	2.89	-16.53	31.48	47.40	2,384	103
Derwent London *	Rental	Office	15.04	1,746	0.32	1.97	1.84	-NA-	9.25	4.39	-1.79	25.54	21.02	6.67	0.62	7.29	16.03	26.42	35.01	742	43
Great Portland Estates *	Rental	Office	3.41	1,232	0.23	1.39	2.34	-NA-	8.57	6.57	-5.74	31.96	17.33	7.90	0.00	7.90	20.62	22.34	31.59	615	50
Shaftesbury *	Rental	Diversified	4.33	1,126	0.21	1.27	2.25	-NA-	10.36	10.95	6.51	23.89	20.25	3.81	0.00	3.81	12.46	29.42	35.58	462	41
Capital & Counties Properties	Rental	Retail	1.31	942	0.17	1.06	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	20.92	11.28	0.00	11.28	-NA-	-NA-	-NA-	594	63
Big Yellow Group *	Rental	Self Storage	3.26	492	0.09	0.56	1.23	-NA-	11.02	7.18	-11.93	-11.77	10.27	12.05	0.00	12.05	-6.54	34.98	43.30	282	57
Unite Group	Rental	Specialty	2.20	404	0.07	0.46	0.00	-NA-	-1.63	-5.99	-14.88	-16.43	26.44	17.02	0.00	17.02	-26.54	56.80	93.08	186	46
Grainger Plc	Non-Rental	Residential	1.10	394	0.07	0.45	2.49	-NA-	10.60	-9.13	-16.45	-32.43	-6.79	0.37	0.00	0.37	-13.78	47.60	78.16	194	49
Helical Bar	Non-Rental	Diversified	2.98	368	0.07	0.42	1.60	-NA-	10.98	0.24	-11.85	-19.25	7.48	4.42	0.00	4.42	-12.01	25.61	29.21	232	63
Development Securities	Non-Rental	Retail	2.30	325	0.06	0.37	2.11	-NA-	1.31	-12.21	-22.66	-30.40	-7.20	-9.26	0.00	-9.26	-31.07	31.54	42.23	92	28
UK Commercial Property Trust	Rental	Diversified	0.77	317	0.06	0.36	6.86	-NA-	-NA-	-NA-	2.68	16.29	-1.94	-1.92	0.00	-1.92	1.94	-NA-	23.18	180	57
St Modwen Properties	Rental	Diversified	1.70	294	0.05	0.33	0.59	-NA-	8.45	-14.35	-27.14	-23.06	-8.61	-3.03	0.00	-3.03	-11.95	43.44	68.46	75	26
F&C Commercial Prop	Rental	Diversified	0.92	290	0.05	0.33	6.50	-NA-	-NA-	1.32	-3.94	15.33	2.63	2.84	0.56	3.40	7.00	-NA-	21.95	-NA-	-NA-
Workspace Group *	Rental	Office	0.22	285	0.05	0.32	3.49	-NA-	-2.72	-28.14	-50.20	1.39	0.00	11.69	0.00	11.69	-4.06	40.14	62.24	234	82
Quintain Estates	Non-Rental	Diversified	0.43	258	0.05	0.29	0.00	-NA-	4.25	-21.54	-45.37	-56.52	1.17	15.33	0.00	15.33	-27.92	125.31	225.78	90	35
Primary Health Prop. *	Rental	Health Care	3.01	217	0.04	0.25	5.82	-NA-	14.33	2.33	0.87	15.17	6.24	-4.15	3.10	-1.05	10.71	26.51	33.10	131	60
Safestore Holdings	Rental	Self Storage	1.24	200	0.04	0.23	3.80	-NA-	-NA-	-NA-	-11.21	-14.59	9.73	1.43	0.00	1.43	-21.84	-NA-	57.31	145	72
ING UK Real Estate Income Trust	Rental	Diversified	0.46	181	0.03	0.20	13.63	-NA-	-NA-	-NA-	-16.66	16.47	-2.11	1.68	0.00	1.68	-9.77	-NA-	55.58	96	53
Minerva	Non-Rental	Diversified	0.94	175	0.03	0.20	0.00	-NA-	-8.29	-18.22	-25.38	154.05	-13.76	4.16	0.00	4.16	24.92	72.07	123.70	114	65
Invista Foundation Prop	Rental	Diversified	0.42	173	0.03	0.19	16.07	-NA-	-NA-	-8.92	-21.16	1.65	13.59	9.09	0.00	9.09	9.62	-NA-	59.57	46	26
Daejan Holdings	Rental	Diversified	26.00	147	0.03	0.17	2.85	-NA-	11.58	-2.02	-8.91	-1.65	10.64	2.97	0.00	2.97	-7.76	25.44	32.54	21	14
CLS Holdings	Rental	Office	5.25	145	0.03	0.16	0.00	-NA-	10.32	2.05	0.97	-1.04	14.52	1.84	0.00	1.84	5.16	30.54	44.09	29	20
Standard Life Inv Prop	Rental	Diversified	0.63	83	0.02	0.09	10.52	-NA-	-NA-	-4.98	-11.19	23.81	0.55	-2.70	0.00	-2.70	3.06	-NA-	46.02	16	19
Mucklow <A&J> *	Rental	Diversified	2.81	78	0.01	0.09	6.40	-NA-	9.11	-3.56	2.19	0.40	5.55	4.56	0.00	4.56	-8.32	28.19	40.24	18	23
IRP Property Investors	Rental	Diversified	0.78	75	0.01	0.08	8.82	-NA-	-NA-	-2.79	-7.48	15.92	-5.28	-8.24	2.12	-6.12	-1.88	-NA-	37.69	15	20
ISIS Property Trust Ld	Rental	Diversified	0.96	63	0.01	0.07	7.34	-NA-	-NA-	1.24	-3.42	25.30	3.16	1.86	0.00	1.86	-0.49	-NA-	30.90	10	16
United Kingdom Total				**28,547**	**5.29**	**32.25**	**4.01**														

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Issuer	Issue Size (m)	Coupon	Maturity	Maturity Type	Currency	Last price 30-Sep	Modified Duration
Cofinimmo	100,000.00	5.000%	11/25/2014	Bullet	EUR	105.33	3.72
Cofinimmo	10,000.00	Float	2/4/2015	Bullet	EUR	93.57	-NA-
Cofinimmo	5,000.00	Float	7/2/2015	Bullet	EUR	92.34	- 0.14
Intervest Offices	75,000.00	5.100%	6/29/2015	Normal	EUR	100.08	-NA-
Leasinvest Real Estate	3,000.00	Float	3/5/2012	Bullet	EUR	-NA-	-NA-
Leasinvest Real Estate	1,500.00	2.474%	3/5/2012	Bullet	EUR	-NA-	-NA-
Citycon	110,000.00	4.500%	8/2/2013	Convertible	EUR	75.98	-NA-
Citycon	40,000.00	5.100%	12/17/2014	Bullet	EUR	-NA-	-NA-
Sponda	150,000.00	Float	5/9/2011	Bullet	EUR	99.55	0.18
Sponda	100,000.00	4.375%	5/27/2015	Bullet	EUR	100.76	4.25
Sponda	130,000.00	8.750%	Perpetual	Perpetual/Call	EUR	-NA-	-NA-
Gecina	500,000.00	4.875%	1/25/2012	Bullet	EUR	102.00	1.32
Gecina	320,000.00	2.125%	1/1/2016	Convertible	EUR	108.78	-NA-
Affine	20,000.00	Variable	10/15/2023	Convertible	EUR	-NA-	-NA-
Affine	10,000.00	Variable	6/28/2025	Convertible	EUR	-NA-	-NA-
Affine	75,000.00	Float	Perpetual	Perpetual/Call	EUR	-NA-	-NA-
Klepierre	600,000.00	4.625%	7/15/2011	Bullet	EUR	102.64	0.85
Klepierre	700,000.00	4.250%	3/16/2016	Bullet	EUR	104.47	4.91
Klepierre	700,000.00	4.000%	4/13/2017	Bullet	EUR	102.81	5.80
Klepierre	200,000.00	4.625%	4/14/2020	Bullet	EUR	105.03	7.82

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Unibail-Rodamco	500,000.00	4.000%	10/29/2011	Bullet	EUR	102.59	1.10
Unibail-Rodamco	105,000.00	Float	7/9/2013	Bullet	EUR	-NA-	-NA-
Unibail-Rodamco	575,000.00	3.500%	1/1/2015	Convertible	EUR	189.03	-NA-
Unibail-Rodamco	635,000.00	3.375%	3/11/2015	Bullet	EUR	103.60	4.17
Unibail-Rodamco	500,000.00	4.625%	9/23/2016	Bullet	EUR	109.56	5.20
Unibail-Rodamco	150,000.00	4.800%	11/6/2017	Bullet	EUR	111.38	6.03
Unibail-Rodamco	70,000.00	Variable	7/6/2019	Bullet	EUR	-NA-	-NA-
Unibail-Rodamco	50,000.00	5.000%	8/17/2019	Bullet	EUR	-NA-	-NA-
Unibail-Rodamco	50,000.00	5.000%	8/17/2019	Bullet	EUR	-NA-	-NA-
Unibail-Rodamco	50,000.00	Variable	5/25/2020	Bullet	EUR	-NA-	-NA-
Unibail-Rodamco	50,000.00	Variable	6/18/2020	Bullet	EUR	-NA-	-NA-
Unibail-Rodamco	1,840,904.99	Variable	6/25/2057	Convertible	EUR	-NA-	-NA-
Colonia Real Estate	54,964.00	1.875%	12/7/2011	Convertible	EUR	96.81	-NA-
Colonia Real Estate	11,440.73	5.875%	5/11/2015	Convertible	EUR	-NA-	-NA-
TAG Immo	12,500.00	4.500%	12/31/2012	Convertible	EUR	-NA-	-NA-
TAG Immo	30,000.00	6.375%	5/13/2015	Convertible/Put	EUR	-NA-	-NA-
Beni Stabili	476,514.05	2.500%	10/27/2011	Convertible	EUR	98.66	-NA-
Beni Stabili	225,000.00	3.875%	4/23/2015	Convertible	EUR	97.81	-NA-
IGD	230,000.00	3.500%	12/28/2013	Convertible	EUR	89.67	-NA-
Corio	250,000.00	5.448%	8/10/2020	Normal	EUR	105.20	7.85
Wereldhave	200,000.00	2.500%	3/23/2011	Convertible	EUR	99.67	-NA-
Wereldhave	230,000.00	4.375%	9/16/2014	Convertible	EUR	108.25	-NA-
Norwegian Property	823,000.00	Float	3/22/2012	Bullet	NOK	-NA-	-NA-
Norwegian Property	235,000.00	Float	3/22/2012	Bullet	NOK	-NA-	-NA-
Norwegian Property	386,000.00	5.500%	3/22/2012	Bullet	NOK	-NA-	-NA-
CA Immo	150,000.00	6.125%	10/16/2014	Bullet	EUR	105.54	3.51
CA Immo	135,000.00	4.125%	11/9/2014	Convertible	EUR	98.37	-NA-
CA Immo	200,000.00	5.125%	9/22/2016	Bullet	EUR	101.15	5.02

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Conwert Immo	196,400.00	1.500%	11/12/2014	Convertible/Put	EUR	95.69	-NA-
Conwert Immo	135,000.00	5.250%	2/1/2016	Convertible/Put	EUR	100.75	-NA-
Inmobiliaria Colonial	1,310,796.50	5.241%	3/14/2014	Convertible	EUR	-NA-	-NA-
Castellum	200,000.00	1.150%	6/21/2011	Normal	SEK	-NA-	-NA-
Kungsleden	325,000.00	5.640%	4/30/2015	Normal	NOK	-NA-	-NA-
PSP Swiss Property	40,000.00	3.125%	4/5/2012	Bullet	CHF	103.32	1.55
PSP Swiss Property	250,000.00	2.250%	7/27/2012	Bullet	CHF	102.65	1.87
PSP Swiss Property	150,000.00	2.875%	4/10/2013	Bullet	CHF	103.99	2.50
PSP Swiss Property	250,000.00	1.875%	4/1/2014	Bullet	CHF	102.05	3.44
PSP Swiss Property	250,000.00	2.625%	2/16/2016	Bullet	CHF	104.15	5.05
Allreal Holding	200,000.00	2.125%	10/9/2014	Convertible	CHF	102.05	-NA-
Swiss Prime Site	300,000.00	1.875%	1/20/2015	Convertible	CHF	105.14	-NA-
British Land	100,000.00	6.750%	3/31/2011	Callable	GBP	-NA-	-NA-
British Land	100,000.00	6.750%	3/31/2011	Callable	GBP	102.36	-NA-
British Land	2,690.00	10.250%	3/26/2012	Bullet	GBP	111.55	1.46
British Land	200,000.00	6.750%	3/31/2020	Bullet	GBP	109.34	-NA-
British Land	200,000.00	6.750%	3/31/2020	Callable	GBP	108.57	-NA-
British Land	310,000.00	5.357%	3/31/2028	Bullet	GBP	99.87	11.40
British Land	310,000.00	5.357%	3/31/2028	Bullet	GBP	99.95	11.41
British Land	110,000.00	5.005%	9/24/2035	Sinkable	GBP	-NA-	-NA-
British Land	110,000.00	5.005%	9/24/2035	Sinkable	GBP	92.63	11.29
British Land	330,000.00	5.264%	9/24/2035	Bullet	GBP	93.17	13.37
British Land	330,000.00	5.264%	9/24/2035	Bullet	GBP	94.85	13.49
Great Portland Estates	142,900.00	5.625%	1/31/2029	Normal	GBP	-NA-	-NA-

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Land Securities	300,000.00	4.625%	2/3/2013	Callable	GBP	100.96	0.41
Land Securities	12,177.00	5.292%	11/28/2015	Callable	GBP	104.22	-NA-
Land Securities	389,519.00	5.292%	11/28/2015	Callable	GBP	107.53	2.93
Land Securities	400,000.00	4.875%	11/7/2019	Callable	GBP	108.40	5.96
Land Securities	255,275.00	5.425%	3/31/2022	Callable	GBP	108.49	7.30
Land Securities	11,345.00	5.425%	3/31/2022	Callable	GBP	98.65	-NA-
Land Securities	300,000.00	4.875%	9/29/2025	Callable	GBP	102.94	9.32
Land Securities	206,098.00	5.391%	2/27/2026	Callable	GBP	106.69	9.50
Land Securities	9,104.00	5.391%	2/27/2026	Callable	GBP	-NA-	-NA-
Land Securities	1,397.00	5.391%	3/31/2027	Callable	GBP	-NA-	-NA-
Land Securities	6,039.00	5.391%	3/31/2027	Callable	GBP	90.21	-NA-
Land Securities	606,482.00	5.391%	3/31/2027	Callable	GBP	107.17	9.81
Land Securities	316,914.00	5.376%	9/30/2029	Callable	GBP	105.35	10.78
Land Securities	1,046.00	5.376%	9/30/2029	Callable	GBP	92.52	-NA-
Land Securities	2,529.00	5.396%	7/31/2032	Callable	GBP	-NA-	-NA-
Land Securities	323,410.00	5.396%	7/31/2032	Callable	GBP	106.72	12.02
Land Securities	500,000.00	5.125%	2/7/2036	Callable	GBP	101.33	13.15
Segro (Slough Estates)	150,000.00	6.250%	9/30/2015	Bullet	GBP	110.16	4.28
Segro (Slough Estates)	200,000.00	5.500%	6/20/2018	Bullet	GBP	105.74	6.52
Segro (Slough Estates)	250,000.00	5.625%	12/7/2020	Bullet	GBP	104.13	7.86
Segro	300,000.00	6.750%	11/23/2021	Bullet	GBP	114.74	8.17
Segro (Slough Estates)	150,000.00	7.000%	3/14/2022	Bullet	GBP	114.27	8.12
Segro (Slough Estates)	225,000.00	6.750%	2/23/2024	Bullet	GBP	112.06	9.31
Segro (Slough Estates)	200,000.00	5.750%	6/20/2035	Bullet	GBP	98.38	13.48
Hammerson	700,000.00	4.875%	6/19/2015	Callable	GBP	104.31	4.29
Hammerson	300,000.00	5.250%	12/15/2016	Bullet	GBP	105.68	5.33
Hammerson	250,000.00	6.875%	3/31/2020	Bullet	GBP	114.28	7.32
Hammerson	300,000.00	6.000%	2/23/2026	Callable	GBP	105.12	10.36
Hammerson	200,000.00	7.250%	4/21/2028	Callable	GBP	117.07	10.81
Liberty International	240,000.00	3.950%	9/30/2010	Convertible/Put	GBP	98.72	-NA-
Derwent London (London Merchant Securities)	175,000.00	6.500%	3/16/2026	Normal	GBP	113.14	10.12

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

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FTSE EPRA/NAREIT Developed Europe Index Series - Bond Performance

Issuer	Issue Size (m)	Coupon	Maturity	Maturity Type	Currency	Last price 30-Sep	Modified Duration
Shaftesbury	119,643.00	8.500%	3/31/2024	Normal	GBP	-NA-	-NA-
Mucklow A&J Group	60,000.00	11.500%	7/1/2014	Normal	GBP	-NA-	-NA-
Grainger	112,000.00	3.625%	5/17/2014	Convertible	GBP	48.59	-NA-
Development Securities	20,000.00	11.000%	1/6/2016	Normal	GBP	-NA-	-NA-

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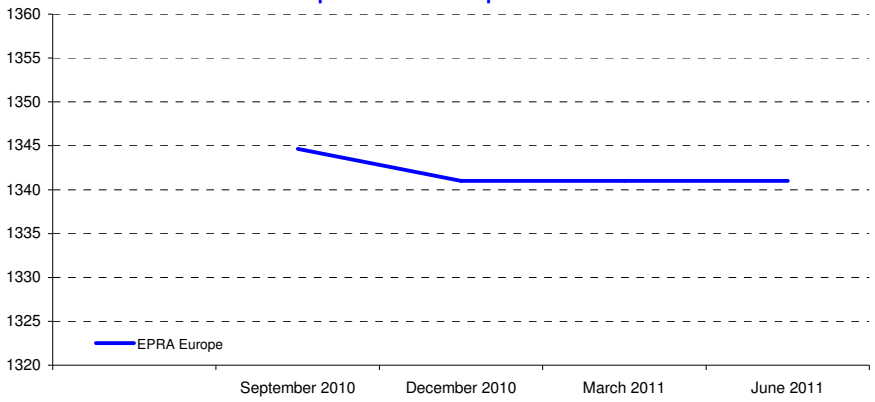
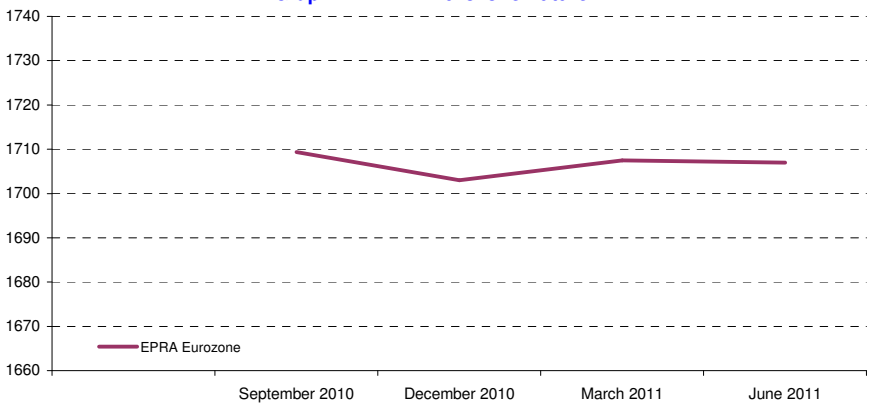
FTSE EPRA/NAREIT Europe Developed Index Series - Futures

Graph 16: EPRA Europe Future



Graph 17: EPRA Eurozone Future

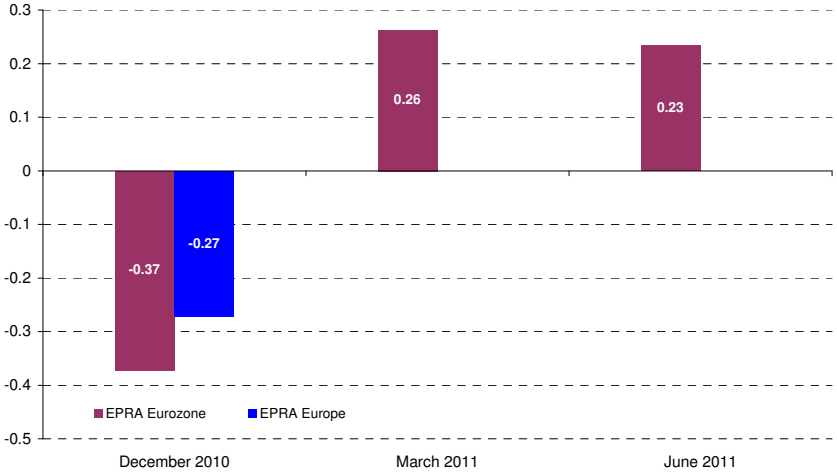


Bloomberg Code Future Contract	Settlement Date	Underlying Index	Open Interest	Close Value Sep-10
RIEZ0	December 2010	EPRA Europe	6,203	1,341.00
RIEH1	March 2011	EPRA Europe	-	1,341.00
RIEM1	June 2011	EPRA Europe	-	1,341.00
REIZ0	December 2010	EPRA Eurozone	1,204	1,703.00
REIH1	March 2011	EPRA Eurozone	-	1,707.50
REIM1	June 2011	EPRA Eurozone	-	1,707.00

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 18: Futures Spread



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FTSE EPRA/NAREIT Europe Developed Index Series - Index Performance

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Europe	EUR	2,046.50	88,142.16	100.00	4.25	5.98	5.64	-4.05	-12.86	15.63	15.05	6.88	11.45	18.58	26.55
Euro Zone	EUR	2,816.08	47,346.63	53.72	4.74	8.27	9.85	0.12	-6.97	14.56	19.27	9.64	13.02	18.16	26.12
Europe ex UK	EUR	3,103.03	59,594.82	67.61	4.36	7.29	10.46	1.38	-5.23	20.33	19.72	10.01	17.93	17.77	25.61
Europe Liquid 40	EUR	1,995.96	77,956.25	88.44	4.32	5.85	5.57	-4.11	-12.91	17.05	16.15	7.21	11.91	19.03	27.08
Europe Liquid 40 ex UK	EUR	3,451.59	53,082.88	60.22	4.50	4.72	12.16	2.57	-4.12	21.70	20.29	10.15	18.45	18.10	25.62
Europe ex UK Dividend+	EUR	2,678.94	55,842.76	63.36	4.64	-NA-	12.36	4.42	-1.80	22.08	20.32	10.31	19.55	17.27	24.82
Europe (UK Restricted)	EUR	2,063.80	76,684.45	87.00	4.29	-NA-	-NA-	-2.36	-10.50	17.05	16.47	7.83	13.46	-NA-	26.00
Euro Zone Capped	EUR	2,628.73	34,825.26	39.51	4.67	-NA-	-NA-	-NA-	-8.93	12.62	18.52	9.72	13.43	-NA-	28.17
Europe Capped	EUR	1,998.44	81,403.15	92.35	4.19	-NA-	-NA-	-NA-	-13.54	15.23	14.64	6.69	11.47	-NA-	27.14
Europe ex UK Capped	EUR	2,985.80	49,580.91	56.25	4.25	-NA-	-NA-	-NA-	-6.36	20.09	19.53	10.16	19.34	-NA-	26.83
Europe Liquid 40 Capped	EUR	1,921.10	70,086.92	79.52	4.25	-NA-	-NA-	-NA-	-13.91	16.80	15.71	6.99	12.19	-NA-	27.98
Europe Liquid 40 ex UK Capped	EUR	3,260.65	40,498.67	45.95	4.44	-NA-	-NA-	-NA-	-5.72	21.89	20.09	10.53	20.36	-NA-	27.70
UK	EUR	1,090.74	28,547.35	32.39	4.01	4.15	-1.06	-13.15	-25.33	6.95	6.38	0.87	0.07	23.09	33.44
Netherlands	EUR	3,274.14	9,805.39	11.12	5.74	7.30	12.01	4.34	-1.13	15.46	22.12	9.46	11.75	17.52	23.79
France	EUR	4,609.43	26,510.83	30.08	4.68	12.44	15.61	7.87	-0.39	16.90	19.82	9.83	14.36	19.34	25.83
Austria	EUR	557.22	1,813.67	2.06	1.18	-NA-	-NA-	-18.76	-29.13	16.90	22.53	13.99	29.64	-NA-	61.33
Sweden	EUR	5,461.20	6,160.81	6.99	3.85	3.09	15.19	9.86	7.00	62.25	32.99	21.85	54.26	27.06	37.42
Germany	EUR	684.59	3,277.32	3.72	4.03	1.44	-4.06	-9.26	-18.87	8.26	17.95	11.00	14.93	30.84	40.25
Switzerland	EUR	2,696.25	5,454.38	6.19	2.17	8.48	9.90	9.35	15.32	40.96	11.07	1.76	39.57	12.68	18.34
Belgium	EUR	2,087.68	3,091.99	3.51	7.05	5.17	8.54	2.08	0.87	9.50	8.54	4.27	5.76	12.77	18.77
Italy	EUR	1,600.50	808.78	0.92	2.54	2.83	-0.86	-15.42	-26.42	10.29	10.05	8.56	4.68	29.17	41.17
Finland	EUR	3,822.73	1,496.08	1.70	2.69	10.17	13.83	1.07	-8.89	24.85	35.94	17.49	26.61	28.17	40.86
Greece	EUR	427.58	220.79	0.25	4.59	-NA-	-NA-	-15.49	-38.61	-38.44	11.47	-9.15	-37.71	-NA-	42.69
Norway	EUR	159.79	633.00	0.72	0.00	-8.00	-16.51	-NA-	-44.40	10.44	17.59	10.74	-22.06	-NA-	86.08
Spain	EUR	263.92	321.78	0.37	-NA-	-2.91	-13.61	-46.10	-61.17	-NA-	-NA-	0.00	-NA-	-NA-	-NA-
Developed EMEA	EUR	1,270.80	88,792.28	100.00	4.22	-NA-	-NA-	-NA-	-NA-	-NA-	14.92	6.87	-NA-	-NA-	-NA-
Israel	EUR	851.61	650.11	0.73	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	0.01	5.88	-NA-	-NA-	-NA-

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Europe	USD	2,774.14	120,332.24	100.00	4.25	6.20	10.35	-1.64	-14.05	7.98	28.22	14.80	6.02	22.34	33.21
Euro Zone	USD	3,789.37	64,637.92	53.72	4.74	8.45	14.67	2.63	-8.25	6.95	32.93	17.77	7.50	22.85	34.47
Europe ex UK	USD	4,204.45	81,359.22	67.61	4.36	7.51	15.36	3.92	-6.53	12.34	33.43	18.17	12.18	22.48	34.07
Europe Liquid 40	USD	2,164.71	106,426.36	88.44	4.32	-NA-	10.31	-1.70	-14.09	9.31	29.46	15.16	6.47	22.89	33.53
Europe Liquid 40 ex UK	USD	3,742.94	72,469.08	60.22	4.50	-NA-	17.19	5.15	-5.43	13.63	34.07	18.32	12.68	22.79	33.84
Europe ex UK Dividend+	USD	3,019.38	76,236.89	63.36	4.64	-NA-	17.40	7.04	-3.15	13.99	34.10	18.49	13.73	22.34	33.49
Europe (UK Restricted)	USD	1,090.73	104,690.10	87.00	4.29	-NA-	-NA-	0.09	-11.72	9.30	29.81	15.83	7.94	-NA-	33.25
Euro Zone Capped	USD	3,538.32	47,543.66	39.51	4.67	-NA-	-NA-	-NA-	-10.17	5.17	32.10	17.86	7.91	-NA-	36.12
Europe Capped	USD	2,709.38	111,132.10	92.35	4.19	-NA-	-NA-	-NA-	-14.72	7.62	27.77	14.61	6.05	-NA-	33.58
Europe ex UK Capped	USD	4,046.58	67,688.18	56.25	4.25	-NA-	-NA-	-NA-	-7.63	12.15	33.22	18.32	13.54	-NA-	35.04
Europe Liquid 40 Capped	USD	2,083.68	95,683.11	79.52	4.25	-NA-	-NA-	-NA-	-15.08	9.08	28.96	14.93	6.74	-NA-	34.27
Europe Liquid 40 ex UK Capped	USD	3,536.47	55,289.04	45.95	4.44	-NA-	-NA-	-NA-	-7.00	13.82	33.85	18.73	14.51	-NA-	35.78
UK	USD	1,485.66	38,973.02	32.39	4.01	4.38	3.35	-10.96	-26.34	-0.11	18.56	8.36	-4.78	25.24	36.81
Netherlands	USD	4,333.33	13,386.37	11.12	5.74	7.39	16.71	6.96	-2.47	7.83	36.10	17.57	6.32	21.78	32.24
France	USD	6,248.99	36,192.76	30.08	4.68	12.67	20.82	10.56	-1.76	9.13	33.55	17.98	8.77	24.12	34.29
Austria	USD	867.69	2,476.04	2.06	1.18	-NA-	-NA-	-16.71	-30.09	9.18	36.57	22.44	23.35	-NA-	65.32
Sweden	USD	7,438.52	8,410.77	6.99	3.85	3.33	20.33	12.63	5.55	51.53	48.22	30.88	46.78	30.86	45.49
Germany	USD	928.99	4,474.21	3.72	4.03	1.65	0.22	-6.97	-19.96	1.12	31.46	19.23	9.37	35.79	50.89
Switzerland	USD	3,672.47	7,446.36	6.19	2.17	8.72	14.80	12.11	13.76	31.66	23.79	9.31	32.81	17.87	26.68
Belgium	USD	2,825.18	4,221.21	3.51	7.05	5.38	13.34	4.60	-0.56	2.23	20.97	12.01	0.61	17.57	24.86
Italy	USD	2,170.83	1,104.16	0.92	2.54	3.04	3.55	-13.30	-27.43	2.97	22.66	16.61	-0.43	32.06	46.68
Finland	USD	5,185.18	2,042.45	1.70	2.69	10.88	18.90	3.62	-10.13	16.59	51.51	26.20	20.46	32.09	48.28
Greece	USD	475.44	301.42	0.25	4.59	-NA-	-NA-	-13.34	-39.41	-42.51	24.23	-2.42	-40.74	-NA-	46.01
Norway	USD	217.65	864.17	0.72	0.00	-7.79	-12.76	-NA-	-45.15	3.15	31.06	18.95	-25.83	-NA-	87.24
Spain	USD	358.29	439.29	0.37	-NA-	-2.70	-9.76	-44.74	-61.69	-NA-	-NA-	7.42	-NA-	-NA-	-NA-
Developed EMEA	USD	1,367.72	121,219.78	100.00	4.22	-NA-	-NA-	-NA-	-NA-	-NA-	28.08	14.79	-NA-	-NA-	-NA-
Israel	USD	1,159.95	887.54	0.73	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	11.47	13.73	-NA-	-NA-	-NA-

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Europe	GBP	2,837.18	76,362.84	100.00	4.25	7.34	9.65	0.66	-6.36	9.59	21.74	11.97	8.65	20.14	29.05
Euro Zone	GBP	3,875.47	41,019.22	53.72	4.74	9.62	13.94	5.03	-0.05	8.55	26.21	14.86	10.16	21.03	30.64
Europe ex UK	GBP	4,299.99	51,630.56	67.61	4.36	8.64	14.63	6.35	1.83	14.02	26.69	15.25	14.96	20.78	30.55
Europe Liquid 40	GBP	2,213.90	67,538.17	88.44	4.32	-NA-	9.60	0.60	-6.41	10.94	22.91	12.32	9.11	20.60	29.29
Europe Liquid 40 ex UK	GBP	3,827.99	45,988.88	60.22	4.50	-NA-	16.45	7.61	3.02	15.33	27.29	15.40	15.47	20.91	30.19
Europe ex UK Dividend+	GBP	3,434.48	48,379.93	63.36	4.64	-NA-	16.62	9.55	5.51	15.69	27.32	15.56	16.55	20.46	30.02
Europe (UK Restricted)	GBP	1,115.51	66,436.34	87.00	4.29	-NA-	-NA-	2.43	-3.83	10.94	23.24	12.97	10.62	-NA-	29.24
Euro Zone Capped	GBP	3,618.73	30,171.21	39.51	4.67	-NA-	-NA-	-NA-	-2.14	6.74	25.42	14.95	10.59	-NA-	32.53
Europe Capped	GBP	2,770.95	70,524.43	92.35	4.19	-NA-	-NA-	-NA-	-7.09	9.23	21.31	11.78	8.68	-NA-	29.46
Europe ex UK Capped	GBP	4,138.54	42,954.92	56.25	4.25	-NA-	-NA-	-NA-	0.63	13.83	26.48	15.40	16.35	-NA-	31.74
Europe Liquid 40 Capped	GBP	2,131.03	60,720.50	79.52	4.25	-NA-	-NA-	-NA-	-7.49	10.71	22.44	12.09	9.39	-NA-	30.14
Europe Liquid 40 ex UK Capped	GBP	3,616.83	35,086.43	45.95	4.44	-NA-	-NA-	-NA-	1.31	15.53	27.08	15.80	17.35	-NA-	32.64
UK	GBP	1,527.12	24,732.28	32.39	4.01	5.58	2.69	-8.88	-19.75	1.37	12.56	5.68	-2.43	22.72	32.40
Netherlands	GBP	4,431.79	8,494.99	11.12	5.74	8.33	15.96	9.46	6.25	9.44	29.22	14.67	8.96	20.34	28.30
France	GBP	6,390.98	22,967.92	30.08	4.68	13.65	20.05	13.15	7.02	10.76	26.79	15.07	11.46	22.16	30.29
Austria	GBP	887.40	1,571.29	2.06	1.18	-NA-	-NA-	-14.76	-23.84	10.81	29.66	19.42	26.41	-NA-	61.34
Sweden	GBP	7,607.55	5,337.47	6.99	3.85	4.23	19.56	15.26	14.99	53.80	40.73	27.65	50.42	30.92	45.24
Germany	GBP	950.10	2,839.34	3.72	4.03	2.53	-0.42	-4.79	-12.80	2.63	24.81	16.28	12.08	35.98	51.44
Switzerland	GBP	3,755.92	4,725.46	6.19	2.17	9.67	14.07	14.73	23.93	33.63	17.53	6.61	36.10	16.59	24.63
Belgium	GBP	2,889.37	2,678.78	3.51	7.05	6.29	12.62	7.05	8.33	3.76	14.85	9.24	3.10	15.98	23.07
Italy	GBP	2,220.16	700.70	0.92	2.54	3.94	2.89	-11.27	-20.94	4.51	16.45	13.73	2.04	30.71	43.34
Finland	GBP	5,303.01	1,296.14	1.70	2.69	-NA-	18.14	6.05	-2.09	18.33	43.85	23.09	23.44	30.97	45.58
Greece	GBP	486.25	191.28	0.25	4.59	-NA-	-NA-	-11.31	-34.00	-41.65	17.95	-4.82	-39.27	-NA-	41.95
Norway	GBP	222.59	548.40	0.72	0.00	-6.99	-13.31	-NA-	-40.25	4.68	24.44	16.02	-24.00	-NA-	83.55
Spain	GBP	366.43	278.78	0.37	-NA-	-1.85	-10.33	-43.45	-58.27	-NA-	-NA-	4.76	-NA-	-NA-	-NA-
Developed EMEA	GBP	1,398.80	76,926.07	100.00	4.22	-NA-	-NA-	-NA-	-NA-	-NA-	21.61	11.96	-NA-	-NA-	-NA-
Israel	GBP	1,186.30	563.23	0.73	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	5.83	10.92	-NA-	-NA-	-NA-

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Europe	JPY	2,264.20	10,052,555.42	100.00	4.25	3.53	7.54	-7.46	-22.74	0.75	21.05	14.22	-4.86	23.73	35.27
Euro Zone	JPY	3,092.80	5,399,851.86	53.72	4.74	5.73	11.76	-3.44	-17.53	-0.21	25.50	17.17	-3.54	23.76	35.69
Europe ex UK	JPY	3,431.58	6,796,749.24	67.61	4.36	4.81	12.43	-2.23	-15.98	4.82	25.97	17.56	0.67	23.41	35.32
Europe Liquid 40	JPY	1,766.79	8,890,858.25	88.44	4.32	-NA-	7.50	-7.51	-22.78	1.99	22.21	14.57	-4.46	24.53	35.60
Europe Liquid 40 ex UK	JPY	3,054.91	6,054,067.14	60.22	4.50	-NA-	14.22	-1.08	-14.99	6.02	26.57	17.71	1.11	24.00	35.13
Europe ex UK Dividend+	JPY	2,276.32	6,368,829.52	63.36	4.64	-NA-	14.42	0.71	-12.94	6.36	26.60	17.88	2.06	23.39	34.56
Europe (UK Restricted)	JPY	890.23	8,745,810.85	87.00	4.29	-NA-	-NA-	-5.83	-20.64	1.98	22.54	15.24	-3.13	-NA-	35.08
Euro Zone Capped	JPY	2,887.91	3,971,797.54	39.51	4.67	-NA-	-NA-	-NA-	-19.25	-1.87	24.71	17.25	-3.16	-NA-	37.22
Europe Capped	JPY	2,211.34	9,283,975.87	92.35	4.19	-NA-	-NA-	-NA-	-23.34	0.41	20.62	14.02	-4.83	-NA-	35.67
Europe ex UK Capped	JPY	3,302.74	5,654,670.43	56.25	4.25	-NA-	-NA-	-NA-	-16.97	4.64	25.77	17.72	1.88	-NA-	36.22
Europe Liquid 40 Capped	JPY	1,700.65	7,993,366.64	79.52	4.25	-NA-	-NA-	-NA-	-23.67	1.78	21.75	14.34	-4.21	-NA-	36.32
Europe Liquid 40 ex UK Capped	JPY	2,886.39	4,618,846.70	45.95	4.44	-NA-	-NA-	-NA-	-16.40	6.20	26.36	18.12	2.76	-NA-	36.89
UK	JPY	1,212.56	3,255,806.18	32.39	4.01	1.77	0.73	-16.23	-33.78	-6.80	11.93	7.80	-14.55	27.02	39.67
Netherlands	JPY	3,536.77	1,118,297.71	11.12	5.74	4.70	13.74	0.63	-12.33	0.61	28.49	16.97	-4.59	22.99	33.98
France	JPY	5,100.29	3,023,542.79	30.08	4.68	9.84	17.75	4.02	-11.69	1.82	26.08	17.37	-2.40	24.47	35.07
Austria	JPY	708.19	206,848.22	2.06	1.18	-NA-	-NA-	-21.64	-37.16	1.87	28.93	21.82	10.69	-NA-	66.74
Sweden	JPY	6,071.16	702,635.76	6.99	3.85	0.74	17.27	5.96	-5.12	41.39	39.93	30.21	31.72	31.34	45.81
Germany	JPY	758.22	373,775.77	3.72	4.03	-0.90	-2.33	-12.48	-28.05	-5.65	24.11	18.62	-1.86	35.64	49.43
Switzerland	JPY	2,997.39	622,068.79	6.19	2.17	6.00	11.89	5.47	2.26	22.84	16.86	8.75	19.18	18.05	27.10
Belgium	JPY	2,305.85	352,639.78	3.51	7.05	2.74	10.46	-1.59	-10.61	-4.62	14.20	11.43	-9.72	19.00	27.14
Italy	JPY	1,771.78	92,241.34	0.92	2.54	0.46	0.92	-18.43	-34.76	-3.93	15.80	16.01	-10.65	32.55	47.53
Finland	JPY	4,232.04	170,626.69	1.70	2.69	-NA-	15.88	-2.51	-19.21	8.78	43.03	25.56	8.10	32.52	48.72
Greece	JPY	388.05	25,180.94	0.25	4.59	-NA-	-NA-	-18.47	-45.54	-46.36	17.29	-2.91	-46.82	-NA-	48.76
Norway	JPY	177.64	72,192.84	0.72	0.00	-10.10	-14.97	-NA-	-50.70	-3.76	23.73	18.35	-33.45	-NA-	88.93
Spain	JPY	292.43	36,698.63	0.37	-NA-	-5.14	-12.05	-48.01	-65.57	-NA-	-NA-	6.87	-NA-	-NA-	-NA-
Developed EMEA	JPY	1,116.31	10,126,700.32	100.00	4.22	-NA-	-NA-	-NA-	-NA-	-NA-	20.92	14.21	-NA-	-NA-	-NA-
Israel	JPY	946.72	74,144.90	0.73	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	5.23	13.15	-NA-	-NA-	-NA-

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Europe	AUD	1,874.82	124,277.94	141.00	4.25	-NA-	-NA-	-NA-	-NA-	-1.58	11.86	5.53	-1.52	-NA-	-NA-
Euro Zone	AUD	2,560.93	66,757.40	75.74	4.74	-NA-	-NA-	-NA-	-NA-	-2.52	15.96	8.26	-0.15	-NA-	-NA-
Europe ex UK	AUD	2,841.45	84,026.99	95.33	4.36	-NA-	-NA-	-NA-	-NA-	2.40	16.40	8.62	4.20	-NA-	-NA-
Europe Liquid 40	AUD	1,462.96	109,916.08	124.70	4.32	-NA-	-NA-	-NA-	-NA-	-0.37	12.93	5.86	-1.11	-NA-	-NA-
Europe Liquid 40 ex UK	AUD	2,529.56	74,845.34	84.91	4.50	-NA-	-NA-	-NA-	-NA-	3.57	16.95	8.76	4.66	-NA-	-NA-
Europe ex UK Dividend+	AUD	2,377.00	78,736.69	89.33	4.64	-NA-	-NA-	-NA-	-NA-	3.90	16.98	8.92	5.64	-NA-	-NA-
Europe (UK Restricted)	AUD	737.14	108,122.89	122.67	4.29	-NA-	-NA-	-NA-	-NA-	-0.37	13.24	6.48	0.26	-NA-	-NA-
Euro Zone Capped	AUD	2,391.27	49,102.62	55.71	4.67	-NA-	-NA-	-NA-	-NA-	-4.14	15.23	8.34	0.23	-NA-	-NA-
Europe Capped	AUD	1,831.06	114,776.12	130.22	4.19	-NA-	-NA-	-NA-	-NA-	-1.91	11.46	5.35	-1.49	-NA-	-NA-
Europe ex UK Capped	AUD	2,734.77	69,907.67	79.31	4.25	-NA-	-NA-	-NA-	-NA-	2.22	16.21	8.77	5.46	-NA-	-NA-
Europe Liquid 40 Capped	AUD	1,408.19	98,820.55	112.11	4.25	-NA-	-NA-	-NA-	-NA-	-0.57	12.50	5.64	-0.85	-NA-	-NA-
Europe Liquid 40 ex UK Capped	AUD	2,390.02	57,101.97	64.78	4.44	-NA-	-NA-	-NA-	-NA-	3.75	16.76	9.14	6.36	-NA-	-NA-
UK	AUD	1,004.04	40,250.95	45.67	4.01	-NA-	-NA-	-NA-	-NA-	-8.95	3.43	-0.40	-11.55	-NA-	-NA-
Netherlands	AUD	2,928.55	13,825.31	15.69	5.74	-NA-	-NA-	-NA-	-NA-	-1.71	18.73	8.08	-1.24	-NA-	-NA-
France	AUD	4,223.20	37,379.52	42.41	4.68	-NA-	-NA-	-NA-	-NA-	-0.53	16.50	8.45	1.03	-NA-	-NA-
Austria	AUD	586.40	2,557.23	2.90	1.18	-NA-	-NA-	-NA-	-NA-	-0.49	19.13	12.55	14.58	-NA-	-NA-
Sweden	AUD	5,027.11	8,686.56	9.86	3.85	-NA-	-NA-	-NA-	-NA-	38.12	29.30	20.31	36.34	-NA-	-NA-
Germany	AUD	627.83	4,620.92	5.24	4.03	-NA-	-NA-	-NA-	-NA-	-7.83	14.68	9.60	1.58	-NA-	-NA-
Switzerland	AUD	2,481.93	7,690.52	8.73	2.17	-NA-	-NA-	-NA-	-NA-	20.00	7.99	0.48	23.36	-NA-	-NA-
Belgium	AUD	1,909.31	4,359.62	4.95	7.05	-NA-	-NA-	-NA-	-NA-	-6.82	5.53	2.96	-6.55	-NA-	-NA-
Italy	AUD	1,467.09	1,140.36	1.29	2.54	-NA-	-NA-	-NA-	-NA-	-6.14	7.00	7.19	-7.51	-NA-	-NA-
Finland	AUD	3,504.26	2,109.43	2.39	2.69	-NA-	-NA-	-NA-	-NA-	6.27	32.17	16.01	11.89	-NA-	-NA-
Greece	AUD	321.31	311.31	0.35	4.59	-NA-	-NA-	-NA-	-NA-	-47.60	8.37	-10.30	-44.95	-NA-	-NA-
Norway	AUD	147.09	892.51	1.01	0.00	-NA-	-NA-	-NA-	-NA-	-5.98	14.33	9.34	-31.11	-NA-	-NA-
Spain	AUD	242.14	453.70	0.51	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-1.26	-NA-	-NA-	-NA-
Developed EMEA	AUD	924.33	125,194.58	100.00	4.22	-NA-	-NA-	-NA-	-NA-	-NA-	11.73	5.52	-NA-	-NA-	-NA-
Israel	AUD	783.92	916.64	0.73	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-2.76	4.54	-NA-	-NA-	-NA-

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Switzerland	CHF	2,252.82	7,274.72	0.07	2.17	7.94	8.45	6.06	7.17	23.94	12.15	5.31	25.50	12.61	17.74
Sweden	SEK	5,895.20	56,609.11	0.56	3.85	4.75	16.13	9.56	6.97	45.86	28.19	19.52	38.37	26.40	36.35
Norway	NOK	205.25	5,060.76	0.05	0.00	-6.10	-14.35	-NA-	-43.73	4.10	18.03	10.69	-24.81	47.98	81.01

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Europe	EUR	1,250.10	88,142.16	100.00	3.55	-NA-	-NA-	-4.66	-13.55	14.79	15.03	6.88	10.66	-NA-	26.45
Euro Zone	EUR	1,628.42	47,346.63	53.72	3.67	-NA-	-NA-	-0.90	-8.11	13.23	19.23	9.64	11.77	-NA-	26.03
Europe ex UK	EUR	2,919.13	59,594.82	67.61	3.32	-NA-	9.27	0.32	-6.41	18.95	19.69	10.01	16.64	17.74	25.53
Europe Liquid 40	EUR	1,914.10	77,956.25	88.44	3.59	-NA-	-NA-	-4.67	-13.62	16.17	16.14	7.21	11.09	-NA-	26.96
Europe Liquid 40 ex UK	EUR	3,206.58	53,082.88	60.22	3.44	-NA-	-NA-	1.55	-5.40	20.28	20.27	10.15	17.11	-NA-	25.52
Europe (UK Restricted)	EUR	2,063.80	76,684.45	87.00	3.48	-NA-	-NA-	-2.36	-10.50	17.05	16.47	7.83	13.46	-NA-	26.00
Euro Zone Capped	EUR	2,483.42	34,606.56	39.51	3.64	-NA-	-NA-	-NA-	-NA-	12.44	19.89	9.73	13.39	-NA-	-NA-
Europe Capped	EUR	1,857.77	70,086.92	92.35	3.58	-NA-	-NA-	-NA-	-NA-	16.49	16.44	6.99	12.06	-NA-	-NA-
Europe ex UK Capped	EUR	1,931.10	81,403.15	56.25	3.53	-NA-	-NA-	-NA-	-NA-	14.66	14.86	6.69	10.86	-NA-	-NA-
Europe Liquid 40 Capped	EUR	2,814.96	49,580.91	79.52	3.25	-NA-	-NA-	-NA-	-NA-	19.18	19.91	10.16	18.38	-NA-	-NA-
Europe Liquid 40 ex UK Capped	EUR	3,070.49	40,498.67	45.95	3.4	-NA-	-NA-	-NA-	-NA-	22.01	21.38	10.53	20.77	-NA-	-NA-
Developed Europe Ex UK Dividend+ Net of Tax	EUR	2,525.14	55,842.76	63.36	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	20.29	10.31	-NA-	-NA-	-NA-
UK	EUR	721.61	28,547.35	32.39	4.01	-NA-	-NA-	-13.15	-25.33	6.94	6.38	0.87	0.07	-NA-	33.44
Netherlands	EUR	3,075.51	9,805.39	11.12	4.88	-NA-	-NA-	3.29	-2.14	14.40	22.04	9.45	10.89	-NA-	23.70
France	EUR	4,328.09	26,510.83	30.08	3.51	-NA-	-NA-	6.64	-1.77	15.35	19.81	9.83	12.84	-NA-	25.76
Austria	EUR	552.24	1,813.67	2.06	0.88	-NA-	-NA-	-18.90	-29.34	16.51	22.53	13.99	29.21	-NA-	61.32
Sweden	EUR	5,004.57	6,160.81	6.99	2.69	-NA-	-NA-	8.20	5.20	13.21	32.99	21.85	52.00	-NA-	47.25
Germany	EUR	649.01	3,277.32	3.72	2.97	-NA-	-NA-	-10.10	-19.86	6.93	17.76	11.00	13.72	-NA-	40.17
Switzerland	EUR	2,564.57	5,454.38	6.19	1.41	-NA-	-NA-	8.30	13.91	-1.00	11.07	1.76	38.43	-NA-	37.12
Belgium	EUR	1,899.80	3,091.99	3.51	5.29	-NA-	-NA-	0.40	-0.86	8.14	8.54	4.27	4.63	-NA-	18.67
Italy	EUR	1,549.15	808.78	0.92	1.86	-NA-	-NA-	-15.87	-26.80	9.40	10.05	8.56	3.84	-NA-	41.25
Finland	EUR	3,593.37	1,496.08	1.70	1.93	-NA-	-NA-	0.17	-9.68	23.76	35.94	17.49	25.51	-NA-	40.76
Greece	EUR	424.94	220.79	0.25	4.13	-NA-	-NA-	-15.59	-38.73	-38.64	11.46	-9.15	-37.87	-NA-	42.71
Norway	EUR	153.71	633.00	0.72	0.00	-NA-	-NA-	-NA-	-44.97	-21.80	17.60	10.74	-22.05	-NA-	99.05
Spain	EUR	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Developed EMEA	EUR	1,249.72	88,792.28	181.97	3.52	-NA-	-NA-	-NA-	-NA-	-NA-	14.90	6.87	-NA-	-NA-	-NA-
Israel	EUR	851.61	650.11	1.33	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	0.01	5.88	-NA-	-NA-	-NA-

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Europe	USD	1,355.66	120,332.24	100.00	3.55	-NA-	-NA-	-2.26	-14.72	7.19	28.20	14.80	5.28	-NA-	33.15
Euro Zone	USD	1,765.50	64,637.92	53.72	3.67	-NA-	-NA-	1.59	-9.37	5.72	32.89	17.77	6.32	-NA-	34.45
Europe ex UK	USD	3,958.11	81,359.22	67.61	3.32	-NA-	14.17	2.83	-7.69	11.07	33.40	18.17	10.95	22.55	34.05
Europe Liquid 40	USD	2,072.76	106,426.36	88.44	3.59	-NA-	-NA-	-2.30	-14.86	8.49	29.44	15.16	5.70	-NA-	33.50
Europe Liquid 40 ex UK	USD	3,470.12	72,469.08	60.22	3.44	-NA-	-NA-	4.06	-6.80	12.31	34.05	18.32	11.41	-NA-	33.89
Europe (UK Restricted)	USD	1,090.73	104,690.10	87.00	3.48	-NA-	-NA-	0.09	-11.72	9.30	29.81	15.83	7.94	-NA-	33.25
Euro Zone Capped	USD	3,342.66	47,245.09	39.51	3.64	-NA-	-NA-	-NA-	-NA-	5.00	33.62	17.87	7.88	-NA-	-NA-
Europe Capped	USD	2,014.87	95,683.11	92.35	3.58	-NA-	-NA-	-NA-	-NA-	8.79	29.78	14.93	6.62	-NA-	-NA-
Europe ex UK Capped	USD	2,618.11	111,132.10	56.25	3.53	-NA-	-NA-	-NA-	-NA-	7.08	28.02	14.61	5.48	-NA-	-NA-
Europe Liquid 40 Capped	USD	3,815.01	67,688.18	79.52	3.25	-NA-	-NA-	-NA-	-NA-	11.30	33.65	18.32	12.63	-NA-	-NA-
Europe Liquid 40 ex UK Capped	USD	3,329.71	55,289.04	45.95	3.40	-NA-	-NA-	-NA-	-NA-	13.94	35.28	18.73	14.90	-NA-	-NA-
Developed Europe Ex UK Dividend+ Net of Tax	USD	2,846.41	76,236.89	63.36	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	34.06	18.49	-NA-	-NA-	-NA-
UK	USD	782.81	38,973.02	32.39	4.01	-NA-	-NA-	-10.96	-26.34	-0.11	18.56	8.35	-4.78	-NA-	36.81
Netherlands	USD	4,070.58	13,386.37	11.12	4.88	-NA-	-NA-	5.89	-3.46	6.84	36.01	17.57	5.51	-NA-	32.18
France	USD	5,868.68	36,192.76	30.08	3.51	-NA-	-NA-	9.31	-3.12	7.69	33.53	17.98	7.33	-NA-	34.33
Austria	USD	859.93	2,476.04	2.06	0.88	-NA-	-NA-	-16.86	-30.29	8.82	36.57	22.44	22.95	-NA-	65.32
Sweden	USD	6,816.56	8,410.77	6.99	2.69	-NA-	-NA-	10.92	3.78	49.32	48.22	30.88	44.63	-NA-	45.46
Germany	USD	880.64	4,474.21	3.72	2.97	-NA-	-NA-	-7.83	-20.94	-0.12	31.25	19.23	8.21	-NA-	50.80
Switzerland	USD	3,493.11	7,446.36	6.19	1.41	-NA-	-NA-	11.02	12.36	30.58	23.79	9.31	31.72	-NA-	26.72
Belgium	USD	2,572.47	4,221.21	3.51	5.29	-NA-	-NA-	2.89	-2.25	0.97	20.97	12.01	-0.46	-NA-	24.80
Italy	USD	2,101.29	1,104.16	0.92	1.86	-NA-	-NA-	-13.75	-27.80	2.15	22.66	16.61	-1.21	-NA-	46.77
Finland	USD	4,873.98	2,042.45	1.70	1.93	-NA-	-NA-	2.70	-10.90	15.58	51.51	26.20	19.41	-NA-	48.16
Greece	USD	472.45	301.42	0.25	4.13	-NA-	-NA-	-13.45	-39.54	-42.70	24.23	-2.41	-40.88	-NA-	46.03
Norway	USD	209.36	864.17	0.72	0.00	-NA-	-NA-	-NA-	-45.72	3.14	31.06	18.95	-25.84	-NA-	87.26
Spain	USD	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Developed EMEA	USD	1,345.13	121,219.78	248.43	3.52	-NA-	-NA-	-NA-	-NA-	-NA-	28.06	14.79	-NA-	-NA-	-NA-
Israel	USD	1,159.95	887.54	1.82	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	11.47	13.73	-NA-	-NA-	-NA-

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

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FTSE EPRA/NAREIT Europe Developed Index Series - Index Performance

Net Total Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
Europe	GBP	1,386.46	76,362.84	100.00	3.44	-NA-	-NA-	0.03	-7.10	8.79	21.72	11.97	7.89	-NA-	29.02
Euro Zone	GBP	1,805.62	41,019.22	53.72	3.67	-NA-	-NA-	3.96	-1.26	7.30	26.17	14.86	8.95	-NA-	30.65
Europe ex UK	GBP	4,048.05	51,630.56	67.61	3.32	-NA-	13.45	5.24	0.56	12.73	26.65	15.25	13.70	20.77	30.56
Europe Liquid 40	GBP	2,119.86	67,538.17	88.44	3.59	-NA-	-NA-	-0.01	-7.25	10.11	22.90	12.32	8.32	-NA-	29.30
Europe Liquid 40 ex UK	GBP	3,548.98	45,988.88	60.22	3.44	-NA-	-NA-	6.50	1.53	13.99	27.27	15.40	14.17	-NA-	30.28
Europe (UK Restricted)	GBP	1,115.51	66,436.34	87.00	3.48	-NA-	-NA-	2.43	-3.83	10.94	23.24	12.97	10.62	-NA-	29.24
Euro Zone Capped	GBP	3,418.62	29,981.73	39.51	3.64	-NA-	-NA-	-NA-	-NA-	6.57	26.87	14.96	10.55	-NA-	-NA-
Europe Capped	GBP	2,060.66	60,720.50	92.35	3.58	-NA-	-NA-	-NA-	-NA-	10.42	23.22	12.09	9.26	-NA-	-NA-
Europe ex UK Capped	GBP	2,677.60	70,524.43	56.25	3.53	-NA-	-NA-	-NA-	-NA-	8.68	21.55	11.78	8.10	-NA-	-NA-
Europe Liquid 40 Capped	GBP	3,901.71	42,954.92	79.52	3.25	-NA-	-NA-	-NA-	-NA-	12.96	26.89	15.40	15.42	-NA-	-NA-
Europe Liquid 40 ex UK Capped	GBP	3,405.38	35,086.43	45.95	3.40	-NA-	-NA-	-NA-	-NA-	15.64	28.44	15.80	17.75	-NA-	-NA-
Developed Europe Ex UK Dividend+ Net of Tax	GBP	3,237.74	48,379.93	63.36	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	27.28	15.56	-NA-	-NA-	-NA-
UK	GBP	800.60	24,732.28	32.39	4.01	-NA-	-NA-	-8.88	-19.75	1.38	12.57	5.68	-2.42	-NA-	32.40
Netherlands	GBP	4,163.08	8,494.99	11.12	4.88	-NA-	-NA-	8.37	5.17	8.38	29.13	14.67	8.12	-NA-	28.29
France	GBP	6,002.04	22,967.92	30.08	3.51	-NA-	-NA-	11.87	5.55	9.24	26.78	15.07	10.00	-NA-	30.37
Austria	GBP	879.47	1,571.29	2.06	0.88	-NA-	-NA-	-14.92	-24.06	10.38	29.66	19.42	26.00	-NA-	61.35
Sweden	GBP	6,971.45	5,337.47	6.99	2.69	-NA-	-NA-	13.52	13.06	51.46	40.73	27.65	48.22	-NA-	45.27
Germany	GBP	900.65	2,839.34	3.72	2.97	-NA-	-NA-	-5.67	-13.87	1.31	24.61	16.28	10.90	-NA-	51.36
Switzerland	GBP	3,572.49	4,725.46	6.19	1.41	-NA-	-NA-	13.62	22.41	32.46	17.53	6.61	34.99	-NA-	24.79
Belgium	GBP	2,630.93	2,678.78	3.51	5.29	-NA-	-NA-	5.29	6.49	2.42	14.85	9.24	2.01	-NA-	22.98
Italy	GBP	2,149.04	700.70	0.92	1.86	-NA-	-NA-	-11.73	-21.34	3.62	16.45	13.73	1.23	-NA-	43.43
Finland	GBP	4,984.73	1,296.14	1.70	1.93	-NA-	-NA-	5.10	-2.94	17.24	43.85	23.09	22.37	-NA-	45.46
Greece	GBP	483.19	191.28	0.25	4.13	-NA-	-NA-	-11.42	-34.13	-41.87	17.95	-4.82	-39.42	-NA-	41.98
Norway	GBP	214.12	548.40	0.72	0.00	-NA-	-NA-	-NA-	-40.86	4.63	24.44	16.02	-24.00	-NA-	83.58
Spain	GBP	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Developed EMEA	GBP	1,375.70	76,926.07	157.65	3.52	-NA-	-NA-	-NA-	-NA-	-NA-	21.59	11.96	-NA-	-NA-	-NA-
Israel	GBP	1,186.30	563.23	1.15	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	5.83	10.92	-NA-	-NA-	-NA-

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FTSE EPRA/NAREIT Europe Developed Index Series - Index Performance

Net Total Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
Europe	JPY	1,106.46	10,052,555.42	100.00	-NA-	-NA-	-NA-	-8.05	-23.34	0.01	21.03	14.22	-5.53	-NA-	35.20
Euro Zone	JPY	1,440.97	5,399,851.86	53.72	3.67	-NA-	-NA-	-4.43	-18.53	-1.36	25.46	17.17	-4.59	-NA-	35.66
Europe ex UK	JPY	3,230.53	6,796,749.24	67.61	3.32	-NA-	11.27	-3.25	-17.03	3.63	25.94	17.56	-0.43	23.75	35.27
Europe Liquid 40	JPY	1,691.75	8,890,858.25	88.44	3.59	-NA-	-NA-	-8.08	-23.47	1.22	22.20	14.57	-5.15	-NA-	35.57
Europe Liquid 40 ex UK	JPY	2,832.24	6,054,067.14	60.22	3.44	-NA-	-NA-	-2.10	-16.23	4.79	26.55	17.71	-0.02	-NA-	35.15
Europe (UK Restricted)	JPY	890.23	8,745,810.85	87.00	3.48	-NA-	-NA-	-5.83	-20.64	1.98	22.54	15.24	-3.13	-NA-	35.08
Euro Zone Capped	JPY	2,728.21	3,946,854.80	39.51	3.64	-NA-	-NA-	-NA-	-NA-	-2.03	26.15	17.26	-3.20	-NA-	-NA-
Europe Capped	JPY	1,644.50	7,993,366.64	92.35	3.58	-NA-	-NA-	-NA-	-NA-	1.51	22.52	14.34	-4.32	-NA-	-NA-
Europe ex UK Capped	JPY	2,136.84	9,283,975.87	56.25	3.53	-NA-	-NA-	-NA-	-NA-	-0.09	20.86	14.02	-5.34	-NA-	-NA-
Europe Liquid 40 Capped	JPY	3,113.73	5,654,670.43	79.52	3.25	-NA-	-NA-	-NA-	-NA-	3.84	26.17	17.72	1.07	-NA-	-NA-
Europe Liquid 40 ex UK Capped	JPY	2,717.64	4,618,846.70	45.95	3.40	-NA-	-NA-	-NA-	-NA-	6.31	27.71	18.12	3.11	-NA-	-NA-
Developed Europe Ex UK Dividend+ Net of Tax	JPY	2,145.92	6,368,829.52	63.36	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	26.56	17.88	-NA-	-NA-	-NA-
UK	JPY	638.91	3,255,806.18	32.39	4.01	-NA-	-NA-	-16.23	-33.78	-6.80	11.93	7.80	-14.55	-NA-	39.67
Netherlands	JPY	3,322.32	1,118,297.71	11.12	4.88	-NA-	-NA-	-0.38	-13.22	-7.03	28.40	16.97	-5.32	-NA-	34.43
France	JPY	4,789.89	3,023,542.79	30.08	3.51	-NA-	-NA-	2.84	-12.91	-6.29	26.06	17.37	-3.68	-NA-	35.55
Austria	JPY	701.86	206,848.22	2.06	0.88	-NA-	-NA-	-21.78	-37.34	-5.31	28.93	21.82	10.33	-NA-	67.05
Sweden	JPY	5,563.53	702,635.76	6.99	2.69	-NA-	-NA-	4.36	-6.71	29.93	39.93	30.21	29.79	-NA-	45.81
Germany	JPY	718.76	373,775.77	3.72	2.97	-NA-	-NA-	-13.28	-28.93	-13.09	23.90	18.62	-2.89	-NA-	50.24
Switzerland	JPY	2,851.00	622,068.79	6.19	1.41	-NA-	-NA-	4.45	1.00	13.62	16.86	8.75	18.20	-NA-	27.94
Belgium	JPY	2,099.60	352,639.78	3.51	5.29	-NA-	-NA-	-3.20	-12.13	-12.14	14.20	11.43	-10.68	-NA-	26.76
Italy	JPY	1,715.03	92,241.34	0.92	1.86	-NA-	-NA-	-18.86	-35.10	-11.11	15.80	16.01	-11.35	-NA-	47.22
Finland	JPY	3,978.04	170,626.69	1.70	1.93	-NA-	-NA-	-3.38	-19.91	0.57	43.03	25.56	7.16	-NA-	49.10
Greece	JPY	385.60	25,180.94	0.25	4.13	-NA-	-NA-	-18.57	-45.65	-50.14	17.28	-2.92	-46.95	-NA-	48.93
Norway	JPY	170.87	72,192.84	0.72	0.00	-NA-	-NA-	-NA-	-51.21	-10.25	23.73	18.34	-33.45	-NA-	89.93
Spain	JPY	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Developed EMEA	JPY	1,097.87	10,126,700.32	20753.88	3.52	-NA-	-NA-	-NA-	-NA-	-NA-	20.90	14.21	-NA-	-NA-	-NA-
Israel	JPY	946.72	74,144.90	151.95	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	5.23	13.15	-NA-	-NA-	-NA-

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Net Total Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
Europe	AUD	916.18	124,277.94	141.00	3.55	-NA-	-NA-	-NA-	-NA-	-2.30	11.84	5.53	-2.21	-NA-	-NA-
Euro Zone	AUD	1,193.16	66,757.40	75.74	3.67	-NA-	-NA-	-NA-	-NA-	-3.64	15.93	8.26	-1.25	-NA-	-NA-
Europe ex UK	AUD	2,674.98	84,026.99	95.33	3.32	-NA-	-NA-	-NA-	-NA-	1.24	16.37	8.63	3.06	-NA-	-NA-
Europe Liquid 40	AUD	1,400.82	109,916.08	124.70	3.59	-NA-	-NA-	-NA-	-NA-	-1.11	12.92	5.86	-1.82	-NA-	-NA-
Europe Liquid 40 ex UK	AUD	2,345.18	74,845.34	84.91	3.44	-NA-	-NA-	-NA-	-NA-	2.37	16.94	8.76	3.49	-NA-	-NA-
Europe (UK Restricted)	AUD	737.14	108,122.89	122.67	3.48	-NA-	-NA-	-NA-	-NA-	-0.37	13.24	6.48	0.26	-NA-	-NA-
Euro Zone Capped	AUD	2,259.04	48,794.26	0.00	3.64	-NA-	-NA-	-NA-	-NA-	-4.29	16.57	8.35	0.20	-NA-	-NA-
Europe Capped	AUD	1,361.69	98,820.55	86.64	3.58	-NA-	-NA-	-NA-	-NA-	-0.84	13.21	5.64	-0.97	-NA-	-NA-
Europe ex UK Capped	AUD	1,769.37	114,776.12	77.85	3.53	-NA-	-NA-	-NA-	-NA-	-2.40	11.68	5.35	-2.02	-NA-	-NA-
Europe Liquid 40 Capped	AUD	2,578.27	69,907.67	69.39	3.25	-NA-	-NA-	-NA-	-NA-	1.45	16.59	8.77	4.61	-NA-	-NA-
Europe Liquid 40 ex UK Capped	AUD	2,250.29	57,101.97	8.79	3.40	-NA-	-NA-	-NA-	-NA-	3.86	18.01	9.14	6.73	-NA-	-NA-
Developed Europe Ex UK Dividend+ Net of Tax	AUD	2,240.83	78,736.69	63.36	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	16.95	8.92	-NA-	-NA-	-NA-
UK	AUD	529.04	40,250.95	45.67	4.01	-NA-	-NA-	-NA-	-NA-	-8.95	3.43	-0.40	-11.55	-NA-	-NA-
Netherlands	AUD	2,750.98	13,825.31	15.69	4.88	-NA-	-NA-	-NA-	-NA-	-20.39	18.65	8.08	-2.00	-NA-	-NA-
France	AUD	3,966.18	37,379.52	42.41	3.51	-NA-	-NA-	-NA-	-NA-	-19.75	16.49	8.45	-0.30	-NA-	-NA-
Austria	AUD	581.16	2,557.23	2.90	0.88	-NA-	-NA-	-NA-	-NA-	-18.91	19.13	12.55	14.20	-NA-	-NA-
Sweden	AUD	4,606.77	8,686.56	9.86	2.69	-NA-	-NA-	-NA-	-NA-	11.26	29.30	20.31	34.34	-NA-	-NA-
Germany	AUD	595.15	4,620.92	5.24	2.97	-NA-	-NA-	-NA-	-NA-	-25.58	14.49	9.60	0.51	-NA-	-NA-
Switzerland	AUD	2,360.72	7,690.52	8.73	1.41	-NA-	-NA-	-NA-	-NA-	-2.70	7.99	0.48	22.35	-NA-	-NA-
Belgium	AUD	1,738.53	4,359.62	4.95	5.29	-NA-	-NA-	-NA-	-NA-	-24.76	5.53	2.96	-7.54	-NA-	-NA-
Italy	AUD	1,420.09	1,140.36	1.29	1.86	-NA-	-NA-	-NA-	-NA-	-23.88	7.00	7.19	-8.24	-NA-	-NA-
Finland	AUD	3,293.94	2,109.43	2.39	1.93	-NA-	-NA-	-NA-	-NA-	-13.88	32.17	16.01	10.92	-NA-	-NA-
Greece	AUD	319.29	311.31	0.35	4.13	-NA-	-NA-	-NA-	-NA-	-57.30	8.37	-10.30	-45.09	-NA-	-NA-
Norway	AUD	141.49	892.51	1.01	0.00	-NA-	-NA-	-NA-	-NA-	-23.14	14.34	9.35	-31.11	-NA-	-NA-
Spain	AUD	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Developed EMEA	AUD	909.07	125,194.58	256.58	3.52	-NA-	-NA-	-NA-	-NA-	-NA-	11.72	5.52	-NA-	-NA-	-NA-
Israel	AUD	783.92	916.64	1.88	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-2.76	4.54	-NA-	-NA-	-NA-

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Switzerland	CHF	2,142.81	7,274.72	6.19	1.41	-NA-	-NA-	5.03	5.86	22.94	12.15	5.31	24.48	-NA-	17.84
Sweden	SEK	5,401.46	56,609.11	6.99	2.69	-NA-	-NA-	7.90	5.17	43.72	28.19	19.52	36.34	-NA-	36.38
Norway	NKK	197.44	5,060.76	0.72	0.00	-NA-	-NA-	-NA-	-44.31	4.10	18.02	10.69	-24.82	-NA-	81.02

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FTSE EPRA/NAREIT Europe Developed Index Series - Index Performance

Price Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
Europe	EUR	1,344.66	88,142.16	100.00	0.00	1.83	1.63	-7.81	-17.02	10.62	14.56	6.72	7.01	18.46	26.11
Euro Zone	EUR	1,709.35	47,346.63	53.72	0.00	3.20	4.97	-4.26	-11.94	8.82	19.08	9.64	7.67	18.05	25.78
Europe ex UK	EUR	1,915.40	59,594.82	67.61	0.00	3.03	5.73	-2.94	-10.11	14.67	19.57	10.01	12.66	17.68	25.29
Europe Liquid 40	EUR	1,281.53	77,956.25	88.44	0.00	1.59	1.33	-7.83	-17.05	11.89	15.69	7.05	7.34	18.95	26.60
Europe Liquid 40 ex UK	EUR	2,046.08	53,082.88	60.22	0.00	3.37	6.93	-1.81	-9.07	15.84	20.19	10.15	12.99	18.02	25.28
Europe ex UK Dividend+	EUR	2,093.33	55,842.76	63.36	0.00	-NA-	6.22	-0.53	-7.22	15.92	20.15	10.31	13.81	17.35	24.59
Europe (UK Restricted)	EUR	1,373.22	76,684.45	87.00	0.00	-NA-	-NA-	-6.30	-14.88	11.81	16.08	7.73	8.74	-NA-	25.57
Euro Zone Capped	EUR	1,597.13	34,825.26	39.51	0.00	-NA-	-NA-	-NA-	-13.79	7.19	18.26	9.72	8.43	-NA-	27.51
Europe Capped	EUR	1,314.19	81,403.15	92.35	0.00	-NA-	-NA-	-NA-	-17.65	10.34	14.11	6.53	7.16	-NA-	26.64
Europe ex UK Capped	EUR	1,845.71	49,580.91	56.25	0.00	-NA-	-NA-	-NA-	-11.16	14.67	19.35	10.16	14.29	-NA-	26.32
Europe Liquid 40 Capped	EUR	1,235.65	70,086.92	79.52	0.00	-NA-	-NA-	-NA-	-17.96	11.79	15.18	6.81	7.77	-NA-	27.40
Europe Liquid 40 ex UK Capped	EUR	1,941.89	40,498.67	45.95	0.00	-NA-	-NA-	-NA-	-10.50	16.24	19.97	10.53	15.14	-NA-	27.14
Developed Europe Ex UK Dividend+ Net of Tax	EUR	2,093.33	55,842.76	63.36	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	20.15	10.31	-NA-	-NA-	-NA-
UK	EUR	763.42	28,547.35	32.39	0.00	-0.08	-4.30	-16.14	-28.48	2.93	5.33	0.44	-3.09	23.17	33.44
Netherlands	EUR	1,615.59	9,805.39	11.12	0.00	0.99	5.06	-1.66	-7.61	8.63	21.58	9.46	6.17	17.50	23.56
France	EUR	2,951.90	26,510.83	30.08	0.00	6.81	11.03	3.06	-5.77	10.85	19.77	9.83	8.45	19.41	25.68
Austria	EUR	537.67	1,813.67	2.06	0.00	-NA-	-NA-	-19.33	-29.95	15.38	22.53	13.99	27.95	-NA-	61.32
Sweden	EUR	3,287.84	6,160.81	6.99	0.00	0.05	10.03	4.45	1.15	54.49	32.99	21.85	46.89	27.20	37.43
Germany	EUR	454.17	3,277.32	3.72	0.00	-1.53	-7.54	-12.72	-22.83	3.33	17.22	11.00	10.43	30.66	39.98
Switzerland	EUR	2,025.82	5,454.38	6.19	0.00	6.05	7.10	6.38	11.35	37.71	11.07	1.76	36.35	12.80	18.57
Belgium	EUR	1,046.37	3,091.99	3.51	0.00	-0.08	1.73	-4.45	-5.82	4.21	8.54	4.27	1.35	13.17	18.67
Italy	EUR	1,192.07	808.78	0.92	0.00	-0.80	-3.36	-17.46	-28.40	7.06	10.05	8.56	1.62	29.15	40.92
Finland	EUR	2,396.02	1,496.08	1.70	0.00	7.42	9.17	-2.09	-11.66	21.03	35.94	17.49	22.73	28.33	40.61
Greece	EUR	369.77	220.79	0.25	0.00	-NA-	-NA-	-17.12	-40.08	-40.39	11.46	-9.15	-39.21	-NA-	42.95
Norway	EUR	137.24	633.00	0.72	0.00	-8.75	-17.68	-NA-	-46.60	10.44	17.59	10.75	-22.05	-NA-	86.22
Spain	EUR	200.15	321.78	0.37	0.00	-5.11	-15.74	-46.93	-61.78	-NA-	-NA-	0.00	-NA-	-NA-	-NA-
Developed EMEA	EUR	1,149.09	88,792.28	1809.99	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	14.44	6.72	-NA-	-NA-	-NA-
Israel	EUR	851.61	650.11	13.25	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	0.01	5.88	-NA-	-NA-	-NA-

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Europe	USD	1,823.02	120,332.24	100.00	0.00	2.04	6.16	-5.49	-18.14	3.31	27.68	14.64	1.82	22.27	32.94
Euro Zone	USD	2,317.44	64,637.92	53.72	0.00	3.41	9.66	-1.85	-13.13	1.62	32.72	17.77	2.44	22.80	34.40
Europe ex UK	USD	2,596.80	81,359.22	67.61	0.00	3.24	10.43	-0.50	-11.33	7.09	33.26	18.17	7.19	22.45	33.99
Europe Liquid 40	USD	1,390.18	106,426.36	88.44	0.00	-NA-	5.88	-5.51	-18.17	4.50	28.95	14.99	2.14	22.85	33.26
Europe Liquid 40 ex UK	USD	2,219.81	72,469.08	60.22	0.00	-NA-	11.73	0.67	-10.30	8.19	33.96	18.32	7.52	22.75	33.79
Europe ex UK Dividend+	USD	2,360.57	76,236.89	63.36	0.00	-NA-	10.99	1.97	-8.48	8.27	33.91	18.49	8.30	22.40	33.50
Europe (UK Restricted)	USD	864.43	104,690.10	87.00	0.00	-NA-	-NA-	-3.94	-16.03	4.43	29.37	15.72	3.47	-NA-	33.02
Euro Zone Capped	USD	2,165.62	47,543.66	39.51	0.00	-NA-	-NA-	-NA-	-14.96	0.11	31.80	17.86	3.17	-NA-	35.69
Europe Capped	USD	1,781.86	111,132.10	92.35	0.00	-NA-	-NA-	-NA-	-18.76	3.05	27.18	14.43	1.97	-NA-	33.23
Europe ex UK Capped	USD	2,502.61	67,688.18	56.25	0.00	-NA-	-NA-	-NA-	-12.36	7.10	33.01	18.32	8.75	-NA-	34.73
Europe Liquid 40 Capped	USD	1,340.41	95,683.11	79.52	0.00	-NA-	-NA-	-NA-	-19.07	4.41	28.38	14.74	2.55	-NA-	33.89
Europe Liquid 40 ex UK Capped	USD	2,106.78	55,289.04	45.95	0.00	-NA-	-NA-	-NA-	-11.71	8.57	33.71	18.73	9.56	-NA-	35.47
Developed Europe Ex UK Dividend+ Net of Tax	USD	2,360.57	76,236.89	63.36	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	33.91	18.49	-NA-	-NA-	-NA-
UK	USD	1,039.82	38,973.02	32.39	0.00	0.15	-0.03	-14.03	-29.44	-3.87	17.39	7.89	-7.79	25.33	36.79
Netherlands	USD	2,190.35	13,386.37	11.12	0.00	1.20	9.73	0.82	-8.86	1.46	35.51	17.57	1.02	21.73	32.14
France	USD	4,002.06	36,192.76	30.08	0.00	7.03	16.03	5.66	-7.05	3.53	33.49	17.98	3.19	24.32	34.51
Austria	USD	837.29	2,476.04	2.06	0.00	-NA-	-NA-	-17.30	-30.90	7.76	36.57	22.44	21.75	-NA-	65.32
Sweden	USD	4,478.26	8,410.77	6.99	0.00	0.28	14.93	7.08	-0.22	44.29	48.22	30.88	39.77	30.96	45.51
Germany	USD	615.75	4,474.21	3.72	0.00	-1.33	-3.43	-10.52	-23.87	-3.49	30.64	19.23	5.07	35.53	50.54
Switzerland	USD	2,759.30	7,446.36	6.19	0.00	6.29	11.87	9.06	9.84	28.62	23.79	9.31	29.75	17.90	26.86
Belgium	USD	1,418.63	4,221.21	3.51	0.00	0.12	6.25	-2.05	-7.10	-2.67	20.97	12.01	-3.56	17.65	24.85
Italy	USD	1,616.16	1,104.16	0.92	0.00	-0.59	0.94	-15.38	-29.37	0.00	22.66	16.61	-3.30	31.97	46.33
Finland	USD	3,248.44	2,042.45	1.70	0.00	8.11	14.02	0.38	-12.86	13.04	51.51	26.20	16.79	32.19	47.93
Greece	USD	410.73	301.42	0.25	0.00	-NA-	-NA-	-15.04	-40.90	-44.33	24.23	-2.42	-42.15	-NA-	46.25
Norway	USD	186.93	864.17	0.72	0.00	-8.54	-13.98	-NA-	-47.32	3.15	31.07	18.96	-25.83	-NA-	87.42
Spain	USD	271.36	439.29	0.37	0.00	-4.92	-11.99	-45.60	-62.30	-NA-	-NA-	7.42	-NA-	-NA-	-NA-
Developed EMEA	USD	1,237.03	121,219.78	2471.02	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	27.54	14.63	-NA-	-NA-	-NA-
Israel	USD	1,159.95	887.54	18.09	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	11.47	13.73	-NA-	-NA-	-NA-

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Europe	GBP	1,864.45	76,362.84	100.00	0.00	3.14	5.48	-3.27	-10.83	4.86	21.22	11.81	4.34	20.13	28.87
Euro Zone	GBP	2,370.10	41,019.22	53.72	0.00	4.52	8.96	0.44	-5.37	3.14	26.01	14.86	4.97	21.09	30.73
Europe ex UK	GBP	2,655.81	51,630.56	67.61	0.00	4.33	9.72	1.83	-3.40	8.69	26.53	15.25	9.84	20.85	30.63
Europe Liquid 40	GBP	1,421.77	67,538.17	88.44	0.00	-NA-	5.21	-3.30	-10.85	6.07	22.43	12.15	4.67	20.64	29.13
Europe Liquid 40 ex UK	GBP	2,270.25	45,988.88	60.22	0.00	-NA-	11.02	3.02	-2.28	9.81	27.18	15.40	10.18	21.03	30.34
Europe ex UK Dividend+	GBP	2,685.10	48,379.93	63.36	0.00	-NA-	10.25	4.36	-0.29	9.89	27.14	15.56	10.98	20.69	30.21
Europe (UK Restricted)	GBP	884.08	66,436.34	87.00	0.00	-NA-	-NA-	-1.69	-8.53	5.99	22.83	12.86	6.04	-NA-	29.13
Euro Zone Capped	GBP	2,214.83	30,171.21	39.51	0.00	-NA-	-NA-	-NA-	-7.35	1.61	25.14	14.95	5.73	-NA-	32.31
Europe Capped	GBP	1,822.35	70,524.43	92.35	0.00	-NA-	-NA-	-NA-	-11.50	4.60	20.75	11.60	4.50	-NA-	29.21
Europe ex UK Capped	GBP	2,559.48	42,954.92	56.25	0.00	-NA-	-NA-	-NA-	-4.52	8.70	26.29	15.40	11.44	-NA-	31.65
Europe Liquid 40 Capped	GBP	1,370.86	60,720.50	79.52	0.00	-NA-	-NA-	-NA-	-11.84	5.97	21.89	11.90	5.09	-NA-	29.88
Europe Liquid 40 ex UK Capped	GBP	2,154.65	35,086.43	45.95	0.00	-NA-	-NA-	-NA-	-3.82	10.19	26.95	15.80	12.27	-NA-	32.58
Developed Europe Ex UK Dividend+ Net of Tax	GBP	2,685.10	48,379.93	63.36	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	27.14	15.56	-NA-	-NA-	-NA-
UK	GBP	1,068.87	24,732.28	32.39	0.00	1.30	-0.67	-12.02	-23.14	-2.43	11.45	5.23	-5.50	22.80	32.37
Netherlands	GBP	2,240.12	8,494.99	11.12	0.00	2.08	9.03	3.18	-0.72	2.97	28.65	14.67	3.53	20.50	28.52
France	GBP	4,093.00	22,967.92	30.08	0.00	7.96	15.30	8.13	1.26	5.08	26.74	15.07	5.75	22.44	30.69
Austria	GBP	856.31	1,571.29	2.06	0.00	-NA-	-NA-	-15.37	-24.72	9.37	29.66	19.42	24.77	-NA-	61.37
Sweden	GBP	4,580.02	5,337.47	6.99	0.00	1.15	14.20	9.58	8.70	46.45	40.72	27.65	43.23	31.10	45.45
Germany	GBP	629.74	2,839.34	3.72	0.00	-0.47	-4.04	-8.43	-17.07	-2.05	24.04	16.28	7.68	35.73	51.09
Switzerland	GBP	2,822.00	4,725.46	6.19	0.00	7.21	11.16	11.61	19.66	30.54	17.53	6.61	32.96	16.86	25.14
Belgium	GBP	1,450.87	2,678.78	3.51	0.00	0.99	5.57	0.24	1.21	-1.21	14.85	9.24	-1.17	16.23	22.97
Italy	GBP	1,652.88	700.70	0.92	0.00	0.27	0.29	-13.40	-23.06	1.49	16.45	13.73	-0.90	30.75	43.25
Finland	GBP	3,322.25	1,296.14	1.70	0.00	-NA-	13.29	2.73	-5.07	14.73	43.85	23.09	19.68	31.06	45.24
Greece	GBP	420.07	191.28	0.25	0.00	-NA-	-NA-	-13.05	-35.61	-43.50	17.95	-4.82	-40.72	-NA-	42.21
Norway	GBP	191.17	548.40	0.72	0.00	-7.75	-14.52	-NA-	-42.62	4.68	24.44	16.02	-24.00	-NA-	83.75
Spain	GBP	277.52	278.78	0.37	0.00	-4.09	-12.55	-44.33	-58.93	-NA-	-NA-	4.76	-NA-	-NA-	-NA-
Developed EMEA	GBP	1,265.14	76,926.07	1568.11	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	21.09	11.80	-NA-	-NA-	-NA-
Israel	GBP	1,186.30	563.23	11.48	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	5.83	10.92	-NA-	-NA-	-NA-

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Europe	JPY	1,487.91	10,052,555.42	100.00	0.00	-0.52	3.46	-11.08	-26.42	-3.61	20.54	14.05	-8.63	23.67	34.95
Euro Zone	JPY	1,891.45	5,399,851.86	53.72	0.00	0.82	6.87	-7.66	-21.91	-5.19	25.30	17.17	-8.08	23.77	35.59
Europe ex UK	JPY	2,119.46	6,796,749.24	67.61	0.00	0.65	7.62	-6.39	-20.30	-0.08	25.81	17.56	-3.81	23.41	35.16
Europe Liquid 40	JPY	1,134.63	8,890,858.25	88.44	0.00	-NA-	3.19	-11.10	-26.44	-2.49	21.73	14.40	-8.35	24.50	35.27
Europe Liquid 40 ex UK	JPY	1,811.76	6,054,067.14	60.22	0.00	-NA-	8.89	-5.29	-19.37	0.94	26.46	17.71	-3.52	23.98	35.00
Europe ex UK Dividend+	JPY	1,779.64	6,368,829.52	63.36	0.00	-NA-	7.31	-4.06	-17.73	1.02	26.42	17.88	-2.82	23.55	34.50
Europe (UK Restricted)	JPY	705.53	8,745,810.85	87.00	0.00	-NA-	-NA-	-9.62	-24.52	-2.56	22.13	15.12	-7.15	-NA-	34.79
Euro Zone Capped	JPY	1,767.54	3,971,797.54	39.51	0.00	-NA-	-NA-	-NA-	-23.55	-6.59	24.43	17.25	-7.42	-NA-	36.77
Europe Capped	JPY	1,454.31	9,283,975.87	92.35	0.00	-NA-	-NA-	-NA-	-26.97	-3.85	20.07	13.84	-8.50	-NA-	35.26
Europe ex UK Capped	JPY	2,042.58	5,654,670.43	56.25	0.00	-NA-	-NA-	-NA-	-21.22	-0.07	25.57	17.72	-2.41	-NA-	35.84
Europe Liquid 40 Capped	JPY	1,094.01	7,993,366.64	79.52	0.00	-NA-	-NA-	-NA-	-27.25	-2.58	21.20	14.15	-7.98	-NA-	35.87
Europe Liquid 40 ex UK Capped	JPY	1,719.51	4,618,846.70	45.95	0.00	-NA-	-NA-	-NA-	-20.64	1.30	26.23	18.12	-1.69	-NA-	36.49
Developed Europe Ex UK Dividend+ Net of Tax	JPY	1,779.64	6,368,829.52	63.36	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	26.42	17.88	-NA-	-NA-	-NA-
UK	JPY	848.68	3,255,806.18	32.39	0.00	-2.36	-2.57	-19.12	-36.58	-10.30	10.82	7.34	-17.25	27.08	39.56
Netherlands	JPY	1,787.71	1,118,297.71	11.12	0.00	-1.34	6.94	-5.15	-18.08	-5.34	27.93	16.97	-9.35	23.04	33.86
France	JPY	3,266.40	3,023,542.79	30.08	0.00	4.34	13.09	-0.60	-16.44	-3.40	26.02	17.37	-7.40	24.71	35.26
Austria	JPY	683.38	206,848.22	2.06	0.00	-NA-	-NA-	-22.20	-37.88	0.54	28.93	21.82	9.26	-NA-	66.72
Sweden	JPY	3,655.06	702,635.76	6.99	0.00	-2.23	12.01	0.74	-10.30	34.63	39.93	30.21	25.42	31.31	45.49
Germany	JPY	502.56	373,775.77	3.72	0.00	-3.80	-5.88	-15.82	-31.57	-9.95	23.33	18.62	-5.71	35.46	49.14
Switzerland	JPY	2,252.08	622,068.79	6.19	0.00	3.62	9.03	2.60	-1.26	20.01	16.86	8.75	16.43	18.14	27.18
Belgium	JPY	1,157.86	352,639.78	3.51	0.00	-2.39	3.55	-7.85	-16.49	-9.19	14.20	11.43	-13.46	19.14	27.02
Italy	JPY	1,319.07	92,241.34	0.92	0.00	-3.09	-1.63	-20.39	-36.51	-6.70	15.80	16.01	-13.23	32.51	47.22
Finland	JPY	2,651.31	170,626.69	1.70	0.00	-NA-	11.12	-5.56	-21.67	5.47	43.03	25.56	4.80	32.44	48.28
Greece	JPY	335.23	25,180.94	0.25	0.00	-NA-	-NA-	-20.06	-46.87	-48.06	17.28	-2.92	-48.09	-NA-	48.84
Norway	JPY	152.57	72,192.84	0.72	0.00	-10.84	-16.16	-NA-	-52.65	-3.76	23.74	18.35	-33.45	-NA-	88.95
Spain	JPY	221.47	36,698.63	0.37	0.00	-7.30	-14.23	-48.82	-66.11	-NA-	-NA-	6.86	-NA-	-NA-	-NA-
Developed EMEA	JPY	1,009.64	10,126,700.32	206428.64	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	20.41	14.04	-NA-	-NA-	-NA-
Israel	JPY	946.72	74,144.90	1511.41	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	5.23	13.15	-NA-	-NA-	-NA-

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Europe	AUD	1,232.04	124,277.94	141.00	0.00	-NA-	-NA-	-NA-	-NA-	-5.83	11.38	5.38	-5.42	-NA-	-NA-
Euro Zone	AUD	1,566.18	66,757.40	75.74	0.00	-NA-	-NA-	-NA-	-NA-	-7.38	15.78	8.26	-4.85	-NA-	-NA-
Europe ex UK	AUD	1,754.97	84,026.99	95.33	0.00	-NA-	-NA-	-NA-	-NA-	-2.39	16.25	8.62	-0.44	-NA-	-NA-
Europe Liquid 40	AUD	939.51	109,916.08	124.70	0.00	-NA-	-NA-	-NA-	-NA-	-4.75	12.49	5.70	-5.13	-NA-	-NA-
Europe Liquid 40 ex UK	AUD	1,500.19	74,845.34	84.91	0.00	-NA-	-NA-	-NA-	-NA-	-1.39	16.86	8.76	-0.13	-NA-	-NA-
Europe ex UK Dividend+	AUD	1,858.35	78,736.69	89.33	0.00	-NA-	-NA-	-NA-	-NA-	-1.32	16.82	8.92	0.59	-NA-	-NA-
Europe (UK Restricted)	AUD	584.20	108,122.89	122.67	0.00	-NA-	-NA-	-NA-	-NA-	-4.81	12.86	6.37	-3.89	-NA-	-NA-
Euro Zone Capped	AUD	1,463.57	49,102.62	55.71	0.00	-NA-	-NA-	-NA-	-NA-	-8.75	14.98	8.34	-4.17	-NA-	-NA-
Europe Capped	AUD	1,204.22	114,776.12	130.22	0.00	-NA-	-NA-	-NA-	-NA-	-6.07	10.95	5.19	-5.29	-NA-	-NA-
Europe ex UK Capped	AUD	1,691.32	69,907.67	79.31	0.00	-NA-	-NA-	-NA-	-NA-	-2.38	16.04	8.77	1.01	-NA-	-NA-
Europe Liquid 40 Capped	AUD	905.87	98,820.55	112.11	0.00	-NA-	-NA-	-NA-	-NA-	-4.83	11.99	5.47	-4.75	-NA-	-NA-
Europe Liquid 40 ex UK Capped	AUD	1,423.81	57,101.97	64.78	0.00	-NA-	-NA-	-NA-	-NA-	-1.04	16.64	9.14	1.76	-NA-	-NA-
Developed Europe Ex UK Dividend+ Net of Tax	AUD	1,858.35	78,736.69	63.36	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	16.82	8.92	-NA-	-NA-	-NA-
UK	AUD	702.73	40,250.95	45.67	0.00	-NA-	-NA-	-NA-	-NA-	-12.38	2.40	-0.82	-14.35	-NA-	-NA-
Netherlands	AUD	1,480.28	13,825.31	15.69	0.00	-NA-	-NA-	-NA-	-NA-	-7.52	18.21	8.08	-6.17	-NA-	-NA-
France	AUD	2,704.68	37,379.52	42.41	0.00	-NA-	-NA-	-NA-	-NA-	-5.63	16.45	8.45	-4.15	-NA-	-NA-
Austria	AUD	565.86	2,557.23	2.90	0.00	-NA-	-NA-	-NA-	-NA-	-1.78	19.13	12.56	13.09	-NA-	-NA-
Sweden	AUD	3,026.50	8,686.56	9.86	0.00	-NA-	-NA-	-NA-	-NA-	31.52	29.30	20.31	29.82	-NA-	-NA-
Germany	AUD	416.13	4,620.92	5.24	0.00	-NA-	-NA-	-NA-	-NA-	-12.04	13.96	9.60	-2.40	-NA-	-NA-
Switzerland	AUD	1,864.79	7,690.52	8.73	0.00	-NA-	-NA-	-NA-	-NA-	17.24	7.99	0.48	20.51	-NA-	-NA-
Belgium	AUD	958.74	4,359.62	4.95	0.00	-NA-	-NA-	-NA-	-NA-	-11.28	5.53	2.96	-10.43	-NA-	-NA-
Italy	AUD	1,092.23	1,140.36	1.29	0.00	-NA-	-NA-	-NA-	-NA-	-8.86	7.00	7.19	-10.18	-NA-	-NA-
Finland	AUD	2,195.36	2,109.43	2.39	0.00	-NA-	-NA-	-NA-	-NA-	3.03	32.17	16.01	8.48	-NA-	-NA-
Greece	AUD	277.58	311.31	0.35	0.00	-NA-	-NA-	-NA-	-NA-	-49.26	8.37	-10.30	-46.27	-NA-	-NA-
Norway	AUD	126.33	892.51	1.01	0.00	-NA-	-NA-	-NA-	-NA-	-5.98	14.34	9.35	-31.11	-NA-	-NA-
Spain	AUD	183.39	453.70	0.51	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-1.26	-NA-	-NA-	-NA-
Developed EMEA	AUD	836.01	125,194.58	2552.04	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	11.26	5.37	-NA-	-NA-	-NA-
Israel	AUD	783.92	916.64	18.69	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-2.76	4.54	-NA-	-NA-	-NA-

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

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FTSE EPRA/NAREIT Europe Developed Index Series - Index Performance

Price Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
Switzerland	CHF	1,693.02	7,274.72	6.19	0.00	5.52	5.68	3.17	3.49	21.10	12.15	5.31	22.62	12.84	18.14
Sweden	SEK	3,547.87	56,609.11	6.99	0.00	1.66	10.92	4.15	1.11	38.88	28.19	19.52	31.75	26.66	36.58
Norway	NOK	176.31	5,060.76	0.72	0.00	-6.86	-15.55	-NA-	-45.96	4.10	18.02	10.68	-24.82	47.93	81.17

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

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

Gross Total Return Index Description	Curr	Close Value 30-Sep	12 Mths Estimated Div Yld (%) 30-Sep	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36M Vlty (%)
Europe Real Estate **	Local	2,307.61	4.25	13.60	7.28	-2.57	-10.36	12.09	17.40	8.74	9.26	18.63	26.53
Europe FTSE	Local	214.37	3.49	-NA-	0.64	1.85	-7.17	6.32	9.50	5.60	2.56	17.43	21.21
Europe JP Morgan Bonds	Local	527.26	-NA-	16.39	5.86	4.60	7.60	7.20	3.07	-0.96	7.25	3.64	4.22
UK Real Estate **	GBP	1,527.12	4.01	11.47	2.69	-8.88	-19.75	1.37	12.56	5.68	-2.43	22.72	32.40
UK FTSE	GBP	821.89	3.79	-NA-	2.60	4.28	-0.98	11.38	14.18	6.71	5.48	15.42	19.82
UK JP Morgan Bonds	GBP	635.86	-NA-	18.40	6.01	5.94	8.76	7.65	4.28	-0.58	9.87	5.25	7.04
Netherlands Real Estate **	EUR	3,274.14	5.74	15.14	12.01	4.34	-1.13	15.46	22.12	9.46	11.75	17.52	23.79
Netherlands FTSE	EUR	729.92	-NA-	-NA-	-3.86	1.03	-10.77	9.38	5.32	6.09	1.17	22.16	27.36
Netherlands JP Morgan Bonds	EUR	439.03	-NA-	15.24	6.02	5.04	8.32	9.55	2.16	-1.30	9.08	3.69	4.71
France Real Estate **	EUR	4,609.43	4.68	26.42	15.61	7.87	-0.39	16.90	19.82	9.83	14.36	19.34	25.83
France FTSE	EUR	628.49	3.83	-NA-	-1.97	0.26	-8.80	4.36	9.47	7.26	1.27	19.14	22.16
France JP Morgan Bonds	EUR	543.69	-NA-	15.92	5.96	4.80	8.18	8.99	2.98	-1.39	8.66	3.75	4.73
Sweden Real Estate **	SEK	5,895.20	3.85	9.73	16.13	9.56	6.97	45.86	28.19	19.52	38.37	26.40	36.35
Sweden FTSE	SEK	1,873.98	3.13	-NA-	2.34	6.59	-2.16	23.57	7.78	8.91	17.51	24.94	27.36
Sweden JP Morgan Bonds	SEK	658.35	-NA-	18.21	5.81	4.58	7.44	8.00	1.09	-1.64	6.70	3.93	5.37
Switzerland Real Estate **	CHF	2,252.82	2.17	16.51	8.45	6.06	7.17	23.94	12.15	5.31	25.50	12.61	17.74
Switzerland FTSE	CHF	528.68	2.91	-NA-	0.53	0.87	-8.23	3.35	3.17	2.05	-0.26	15.21	16.78
Germany Real Estate **	EUR	684.59	4.03	0.00	-4.06	-9.26	-18.87	8.26	17.95	11.00	14.93	30.84	40.25
Germany FTSE	EUR	418.24	3.20	-5.73	-1.25	4.06	-8.05	8.91	5.06	5.75	5.30	23.52	23.94
Germany JP Morgan Bonds	EUR	408.21	-NA-	-NA-	5.90	4.87	8.11	9.23	1.94	-1.19	9.24	3.71	4.62
Austria Real Estate **	EUR	557.22	1.18	0.00	0.00	-18.76	-29.13	16.90	22.53	13.99	29.64	-NA-	61.33
Austria FTSE	EUR	451.83	2.84	2.90	6.30	-7.19	-18.69	-1.23	12.82	5.75	4.92	24.75	38.52
Austria JP Morgan Bonds	EUR	205.53	-NA-	-NA-	-NA-	4.86	8.40	9.66	2.65	-1.51	9.66	-NA-	5.03

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

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

Gross Total Return Index Description	Curr	Close Value 30-Sep	12 Mths Estimated Div Yld (%) 30-Sep	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36M Vlty (%)
Italy Real Estate **	EUR	1,600.50	2.54	5.74	-0.86	-15.42	-26.42	10.29	10.05	8.56	4.68	29.17	41.17
Italy FTSE	EUR	264.44	3.58	-NA-	-1.15	-6.03	-15.95	-9.64	7.03	3.41	-8.59	21.52	24.88
Italy JP Morgan Bonds	EUR	779.87	-NA-	18.83	5.64	3.65	6.28	4.58	2.97	-0.49	3.66	3.61	4.03
Belgium Real Estate **	EUR	2,087.68	7.05	10.61	8.54	2.08	0.87	9.50	8.54	4.27	5.76	12.77	18.77
Belgium FTSE	EUR	626.37	2.58	-NA-	-0.23	-3.06	-12.79	14.24	8.46	5.54	10.41	20.80	29.20
Belgium JP Morgan Bonds	EUR	494.92	-NA-	15.61	5.89	4.32	7.36	6.90	2.50	-1.75	6.47	3.66	4.45
Finland Real Estate **	EUR	3,822.73	2.69	21.36	13.83	1.07	-8.89	24.85	35.94	17.49	26.61	28.17	40.86
Finland FTSE	EUR	990.18	4.16	-NA-	-6.56	-0.73	-18.35	7.69	13.56	8.63	11.10	35.53	30.88
Finland JP Morgan Bonds	EUR	356.03	-NA-	-NA-	5.93	5.06	7.92	8.77	1.64	-1.07	8.05	3.21	3.69
Greece Real Estate **	EUR	427.58	4.59	-NA-	-NA-	-15.49	-38.61	-38.44	11.47	-9.15	-37.71	-NA-	42.69
Greece FTSE	EUR	193.62	1.29	-NA-	-10.35	-16.13	-34.97	-52.46	2.32	-8.35	-39.14	30.66	39.29
Greece JP Morgan Bonds	EUR	187.18	-NA-	-NA-	2.96	-1.86	-3.33	-20.46	5.18	5.49	-14.81	8.11	13.81
Norway Real Estate **	NOK	159.79	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Norway FTSE	NOK	998.20	4.26	-NA-	7.53	5.18	-6.52	16.52	16.57	8.18	1.93	24.65	32.15
Norway JP Morgan Bonds	NOK	-	-NA-	16.32	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-

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

Top 20 Constituents:

Company	Investment Focus	Sector	Country	Free Float Mkt Cap (EUR m) 30-Sep	Free Float Europe (%) Weight 30-Sep
Unibail-Rodamco *	Rental	Diversified	FR	14,851	16.78
Land Securities *	Rental	Diversified	UK	5,647	6.38
British Land *	Rental	Diversified	UK	4,689	5.30
Corio *	Rental	Retail	NL	4,564	5.16
Hammerson *	Rental	Retail	UK	3,220	3.64
Fonciere Des Regions *	Rental	Diversified	FR	2,849	3.22
Klepierre *	Rental	Retail	FR	2,683	3.03
Capital Shopping Centres Group *	Rental	Retail	UK	2,667	3.01
PSP Swiss Property	Rental	Office	CH	2,521	2.85
SEGRO *	Rental	Industrial	UK	2,314	2.61
Swiss Prime Site	Rental	Office	CH	2,132	2.41
Derwent London *	Rental	Office	UK	1,746	1.97
Castellum	Rental	Diversified	SE	1,678	1.90
Gecina *	Rental	Diversified	FR	1,624	1.84
Icade	Rental	Diversified	FR	1,579	1.78
Wereldhave *	Rental	Diversified	NL	1,515	1.71
Eurocommercial Props *	Rental	Retail	NL	1,370	1.55
Mercialys *	Rental	Retail	FR	1,315	1.49
Cofinimmo *	Rental	Diversified	BE	1,298	1.47
Great Portland Estates *	Rental	Office	UK	1,232	1.39

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	30	28,547	32.51%
EPRA/NAREIT Netherlands	7	9,805	11.17%
EPRA/NAREIT France	9	26,511	30.19%
EPRA/NAREIT Austria	2	1,814	2.07%
EPRA/NAREIT Sweden	6	6,161	7.02%
EPRA/NAREIT Germany	8	3,277	3.73%
EPRA/NAREIT Switzerland	4	5,454	6.21%
EPRA/NAREIT Belgium	6	3,092	3.52%
EPRA/NAREIT Italy	2	809	0.92%
EPRA/NAREIT Finland	3	1,496	1.70%
EPRA/NAREIT Greece	3	221	0.25%
EPRA/NAREIT Norway	1	633	0.72%
EPRA/NAREIT Europe Index	**82**	**87,820**	**100.00%**
EPRA/NAREIT Euro Zone	41	47,347	53.91%
EPRA/NAREIT Ex-UK	52	59,595	67.86%
EPRA/NAREIT Europe Liquid 40	40	77,956	88.77%
EPRA/NAREIT Europe Liquid 40 Ex UK	28	53,083	60.44%

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

Top 20 Performance:

Stock	Investment Focus	Sector	Country	Price Return 30-Sep	Dividend Return 30-Sep	Total Return 30-Sep
Fabege	Rental	Office	SE	30.92	0.00	30.92
Klovern AB	Rental	Diversified	SE	21.80	0.00	21.80
Alstria Office *	Rental	Office	DE	19.60	0.00	19.60
Kungsleden	Rental	Diversified	SE	18.53	0.00	18.53
Castellum	Rental	Diversified	SE	18.43	0.00	18.43
Sponda	Rental	Diversified	FI	17.88	0.00	17.88
Klepierre *	Rental	Retail	FR	17.41	0.00	17.41
Citycon OYJ	Rental	Retail	FI	17.23	0.00	17.23
DIC Asset	Rental	Diversified	DE	17.10	0.00	17.10
Unite Group	Rental	Specialty	UK	17.02	0.00	17.02
Vastned Retail *	Rental	Retail	NL	16.98	0.00	16.98
Technopolis	Rental	Office	FI	16.86	0.00	16.86
Wihlborgs Fastigheter	Rental	Diversified	SE	16.30	0.00	16.30
Conwert Immobilien	Non-Rental	Residential	AT	15.68	0.00	15.68
Quintain Estates	Non-Rental	Diversified	UK	15.33	0.00	15.33
Deutsche Wohnen	Rental	Residential	DE	13.68	0.00	13.68
Hufvudstaden A	Rental	Office	SE	12.99	0.00	12.99
Societe de la Tour Eiffel *	Rental	Diversified	FR	12.41	0.00	12.41
CA Immobilien Anlage	Rental	Diversified	AT	12.37	0.00	12.37
Big Yellow Group *	Rental	Self Storage	UK	12.05	0.00	12.05

Bottom 20 Performance:

Stock	Investment Focus	Sector	Country	Price Return 30-Sep	Dividend Return 30-Sep	Total Return 30-Sep
Intervest Offices *	Rental	Office	BE	2.41	0.00	2.41
Nieuwe Steen Inv *	Rental	Diversified	NL	2.30	0.00	2.30
British Land *	Rental	Diversified	UK	1.88	0.00	1.88
ISIS Property Trust Ld	Rental	Diversified	UK	1.86	0.00	1.86
CLS Holdings	Rental	Office	UK	1.84	0.00	1.84
ING UK Real Estate Income Trust	Rental	Diversified	UK	1.68	0.00	1.68
Safestore Holdings	Rental	Self Storage	UK	1.43	0.00	1.43
Eurobank Properties *	Rental	Diversified	GR	1.35	0.00	1.35
Grainger Plc	Non-Rental	Residential	UK	0.37	0.00	0.37
Inmobiliaria Colonial S.A.	Rental	Diversified	ES	0.00	0.00	0.00
Primary Health Prop. *	Rental	Health Care	UK	-4.15	3.10	-1.05
Zueblin Immobilien Holding	Rental	Office	CH	-1.38	0.00	-1.38
UK Commercial Property Trust	Rental	Diversified	UK	-1.92	0.00	-1.92
Lamda Development	Non-Rental	Diversified	GR	-2.56	0.00	-2.56
Standard Life Inv Prop	Rental	Diversified	UK	-2.70	0.00	-2.70
St Modwen Properties	Rental	Diversified	UK	-3.03	0.00	-3.03
ProLogis European Properties	Rental	Industrial	NL	-5.04	0.00	-5.04
IRP Property Investors	Rental	Diversified	UK	-8.24	2.12	-6.12
Development Securities	Non-Rental	Retail	UK	-9.26	0.00	-9.26
Babis Vovos	Rental	Diversified	GR	-26.83	0.00	-26.83

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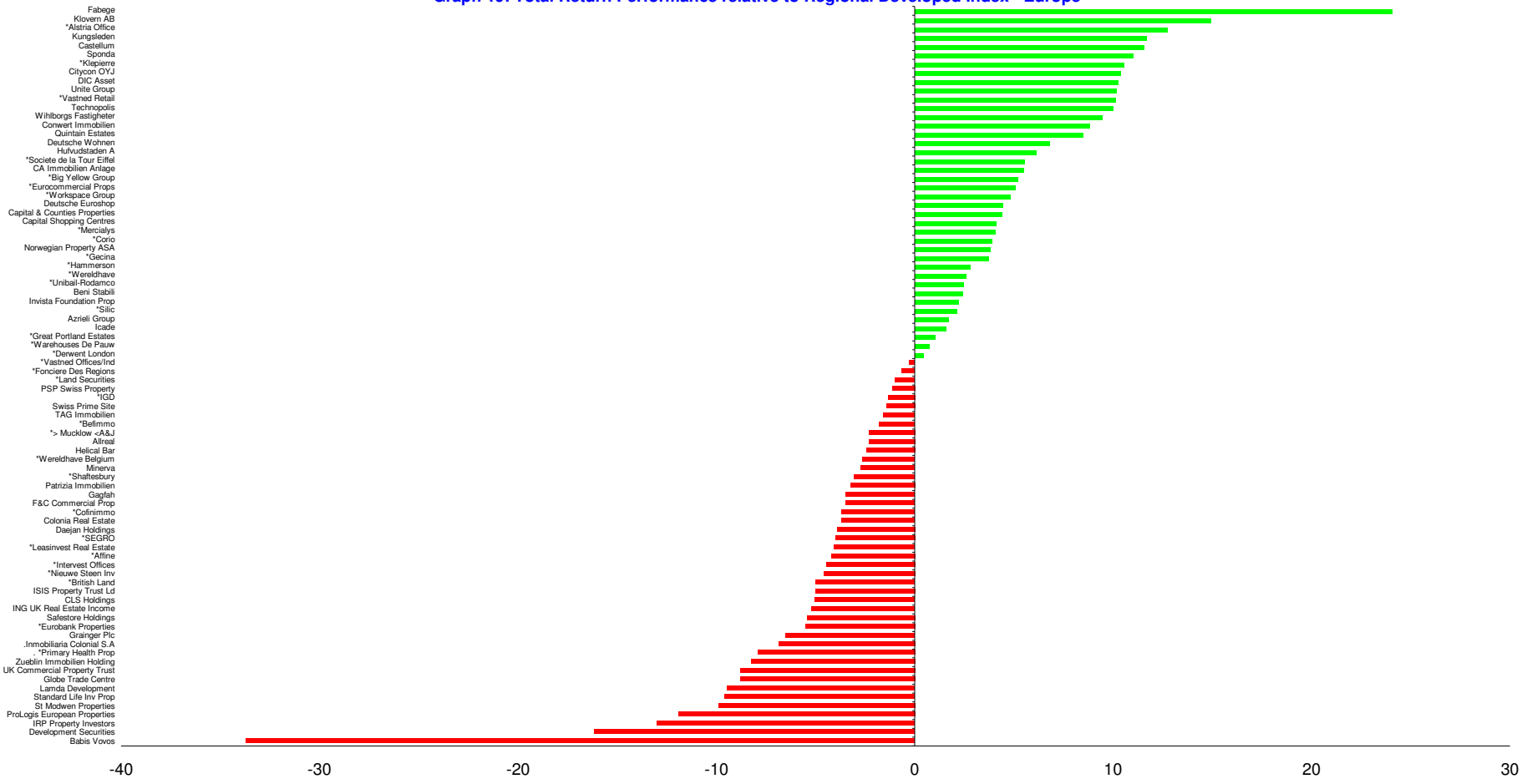
Graph 19: Total Return Performance relative to Regional Developed Index - Europe



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Section 5

FTSE EPRA/NAREIT North America Developed Index Series

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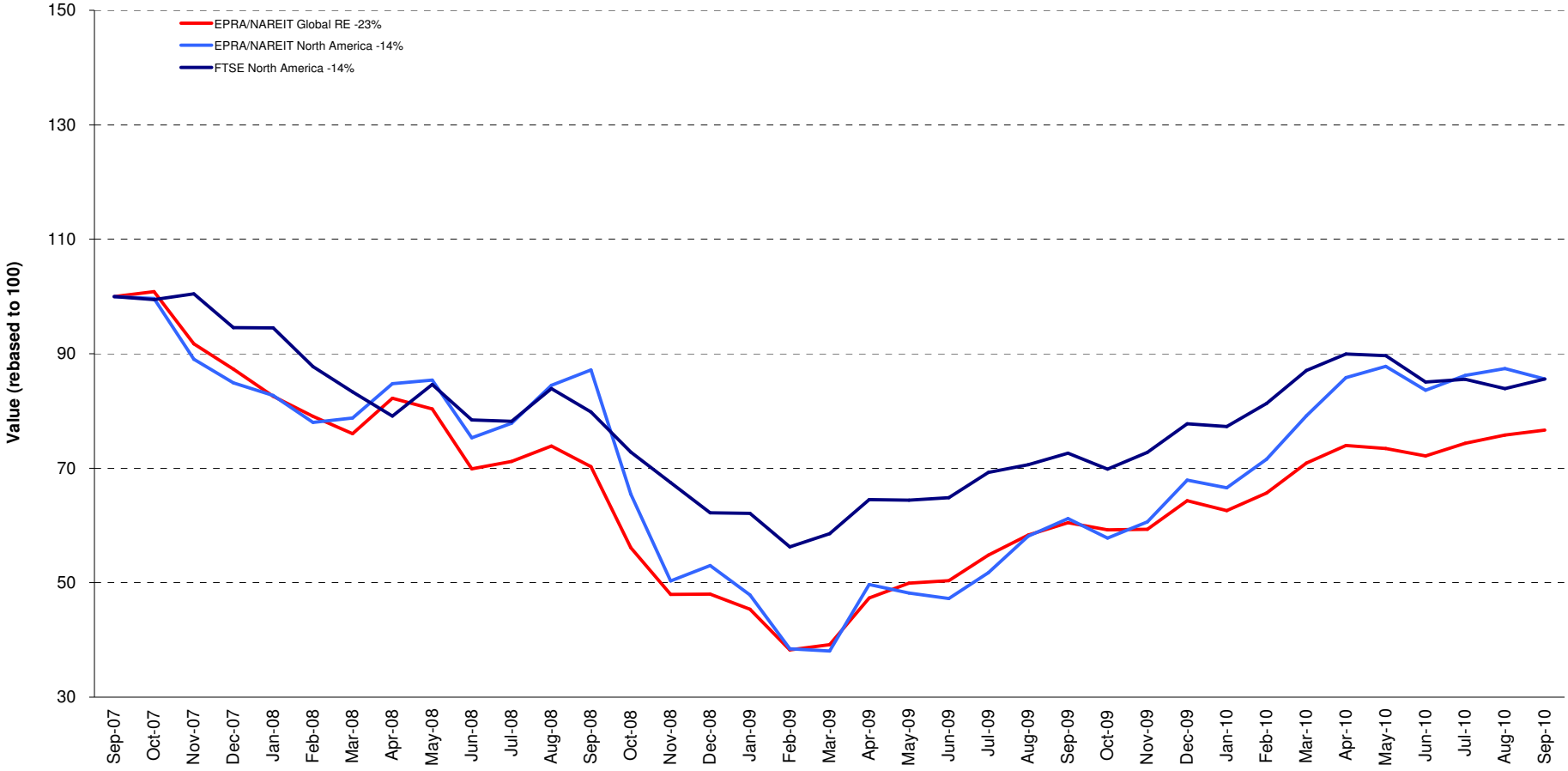
Graph 20: EPRA/NAREIT North America Developed v EPRA/NAREIT Global Developed & FTSE North America - Total Returns (EUR) Rolling 36 Months Performance



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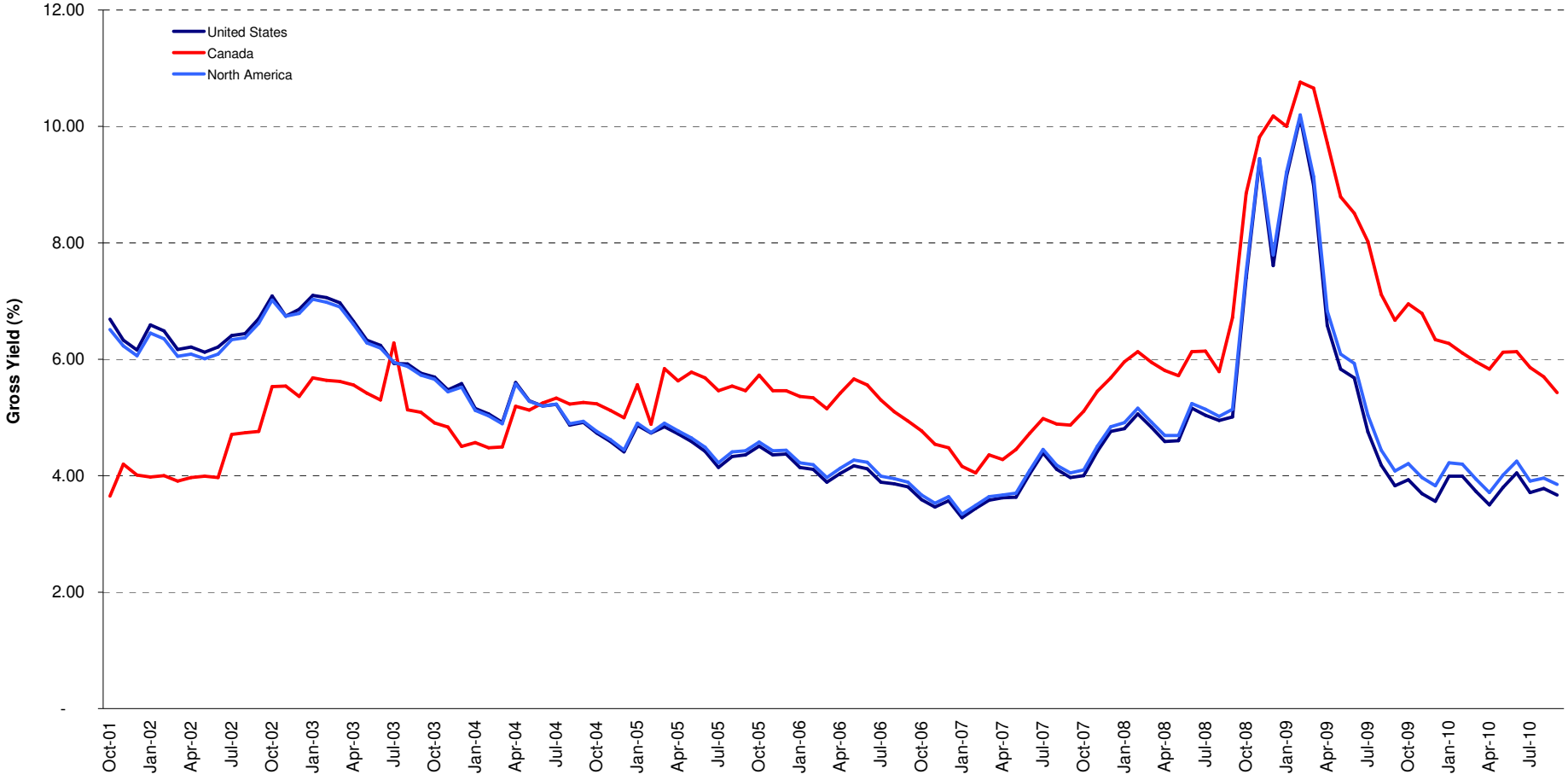
Graph 21: Dividend Yields



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

Ex Date	Description
20 September 2010	Artis Real Estate Investment (Canada): New number of shares: 65,589,436
20 September 2010	Crombie Real Estate Investment Trust (Canada): Addition. Number of shares: 34,732,455. Free float: 100%.
20 September 2010	Dundee REIT (Canada): New number of shares: 41,269,039
20 September 2010	Hilltop Holdings (USA): Deleted on EBITDA.
29 September 2010	Commonwealth REIT (USA): New number of shares: 72,096,311
29 September 2010	UDR (USA): New number of shares: 181,906,201
29 September 2010	Urstadt Biddle Properties (USA): New number of shares: 20,817,782
29 September 2010	Winthrop Realty Trust (USA): New number of shares: 26,231,888

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

Ex -Date	Company	Investment Focus	Sector	Curr	Gross Dividend	Dividend Yield %	Pay Date	Type
3 September 2010	Weingarten Realty *	Rental	Retail	USD	0.260	9.62	15-Sep	Quarterly
10 September 2010	Medical Properties Trust *	Rental	Health Care	USD	0.200	9.96	14-Oct	Quarterly
10 September 2010	Washington Real Estate *	Rental	Diversified	USD	0.433	5.42	30-Sep	Quarterly
13 September 2010	BRE Properties *	Rental	Residential	USD	0.375	5.42	30-Sep	Quarterly
13 September 2010	Digital Realty Trust *	Rental	Specialty	USD	0.530	2.04	30-Sep	Quarterly
13 September 2010	Equity One Inc *	Rental	Retail	USD	0.220	7.11	30-Sep	Quarterly
13 September 2010	Extra Space Storage *	Rental	Self Storage	USD	0.100	6.23	30-Sep	Quarterly
13 September 2010	Investors Real Estate *	Rental	Diversified	USD	0.172	8.05	1-Oct	Quarterly
13 September 2010	Piedmont Office Realty Trust Cl A	Rental	Office	USD	0.315	0.00	22-Sep	Dividend
13 September 2010	Parkway Properties *	Rental	Office	USD	0.075	15.37	29-Sep	Quarterly
13 September 2010	Public Storage *	Rental	Self Storage	USD	0.800	2.27	30-Sep	Quarterly
13 September 2010	PS Business Parks *	Rental	Office Mixed	USD	0.440	3.11	30-Sep	Quarterly
13 September 2010	Taubman Centers *	Rental	Retail	USD	0.415	3.72	30-Sep	Quarterly
14 September 2010	H & R Real Estate *	Rental	Diversified	CAD	0.070	7.29	30-Sep	Monthly
14 September 2010	Universal Health Realty *	Rental	Health Care	USD	0.605	7.85	30-Sep	Quarterly
15 September 2010	Eastgroup Properties *	Rental	Industrial	USD	0.520	5.56	30-Sep	Quarterly
15 September 2010	Ventas *	Rental	Health Care	USD	0.535	3.98	30-Sep	Quarterly
16 September 2010	Equity Residential Props *	Rental	Residential	USD	0.338	4.06	8-Oct	Quarterly
16 September 2010	Ramco-Gershenson *	Rental	Retail	USD	0.163	15.11	1-Oct	Quarterly
17 September 2010	Developers Diversified *	Rental	Retail	USD	0.020	20.12	5-Oct	Quarterly
20 September 2010	LTC Properties *	Rental	Health Care	USD	0.130	6.11	30-Sep	Monthly
21 September 2010	Federal Realty Inv *	Rental	Retail	USD	0.670	3.09	15-Oct	Quarterly
22 September 2010	Cogdell Spencer	Non-Rental	Health Care	USD	0.100	0.00	20-Oct	Dividend
22 September 2010	Equity Lifestyle Properties *	Rental	Residential	USD	0.300	1.47	8-Oct	Quarterly
24 September 2010	DuPont Fabros Technology *	Rental	Specialty	USD	0.120	2.24	8-Oct	Dividend
24 September 2010	First Capital Realty *	Rental	Retail	CAD	0.200	0.00	14-Oct	Dividend
28 September 2010	Agree Realty Corp *	Rental	Retail	USD	0.510	7.92	13-Oct	Quarterly
28 September 2010	Acadia Realty Trust *	Rental	Retail	USD	0.180	4.42	15-Oct	Quarterly
28 September 2010	Allied Properties REIT *	Rental	Office	CAD	0.110	5.77	15-Oct	Monthly
28 September 2010	Artis Real Estate Investment Trust *	Rental	Diversified	CAD	0.090	0.00	15-Oct	Dividend
28 September 2010	Boardwalk REIT *	Rental	Residential	CAD	0.150	3.83	15-Oct	Monthly
28 September 2010	BioMed Realty Trust *	Rental	Office	USD	0.170	7.48	15-Oct	Quarterly
28 September 2010	Boston Properties *	Rental	Office	USD	0.500	3.27	29-Oct	Quarterly
28 September 2010	Canadian Apartment Props *	Rental	Residential	CAD	0.090	6.35	15-Oct	Monthly

** Based on previous period figures

*** Estimated

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

Ex -Date	Company	Investment Focus	Sector	Curr	Gross Dividend	Dividend Yield %	Pay Date	Type
28 September 2010	CBL & Associates Props *	Rental	Retail	USD	0.200	15.35	15-Oct	Quarterly
28 September 2010	Camden Property Trust *	Rental	Residential	USD	0.450	5.84	18-Oct	Quarterly
28 September 2010	Chartwell Seniors Housing REIT *	Rental	Health Care	CAD	0.045	8.83	15-Oct	Monthly
28 September 2010	Cominar REIT *	Rental	Diversified	CAD	0.120	6.51	15-Oct	Monthly
28 September 2010	Calloway REIT *	Rental	Retail	CAD	0.129	6.41	15-Oct	Monthly
28 September 2010	Dundee REIT *	Rental	Diversified	CAD	0.183	0.00	15-Oct	Dividend
28 September 2010	Douglas Emmett *	Rental	Office	USD	0.100	3.21	15-Oct	Dividend
28 September 2010	Entertainment Props *	Rental	Specialty	USD	0.650	7.78	15-Oct	Quarterly
28 September 2010	Essex Property Trust *	Rental	Residential	USD	1.033	3.73	15-Oct	Quarterly
28 September 2010	Extendicare Real Estate Investment Trust *	Rental	Health Care	CAD	0.070	10.83	15-Oct	Monthly
28 September 2010	Winthrop Realty Trust *	Rental	Diversified	USD	0.163	4.21	15-Oct	Quarterly
28 September 2010	Glimcher Realty Trust *	Rental	Retail	USD	0.100	0.00	15-Oct	Dividend
28 September 2010	Getty Realty *	Rental	Retail	USD	0.480	6.97	14-Oct	Quarterly
28 September 2010	Host Hotels & Resorts *	Rental	Lodging/Resorts	USD	0.010	4.49	15-Oct	Quarterly
28 September 2010	Hersha Hospitality Trust *	Rental	Lodging/Resorts	USD	0.050	17.37	15-Oct	Dividend
28 September 2010	Innvest REIT *	Rental	Lodging/Resorts	CAD	0.042	14.78	15-Oct	Monthly
28 September 2010	Inland Real Estate Corp *	Rental	Retail	USD	0.048	11.79	18-Oct	Monthly
28 September 2010	Killam Properties *	Rental	Residential	CAD	0.047	0.00	15-Oct	Dividend
28 September 2010	Kilroy Realty *	Rental	Office	USD	0.350	7.00	15-Oct	Quarterly
28 September 2010	LaSalle Hotel Properties *	Rental	Lodging/Resorts	USD	0.110	7.70	15-Oct	Monthly
28 September 2010	CapLease Inc.	Rental	Office Mixed	USD	0.060	0.00	15-Oct	Dividend
28 September 2010	Lexington Corporate *	Rental	Diversified	USD	0.100	16.34	15-Oct	Quarterly
28 September 2010	Morguard REIT *	Rental	Diversified	CAD	0.075	6.55	15-Oct	Monthly
28 September 2010	National Healthcare Corp. *	Rental	Health Care	USD	0.280	2.51	1-Dec	Quarterly
28 September 2010	National Health Investors *	Rental	Health Care	USD	0.605	0.00	10-Nov	Dividend
28 September 2010	Northern Property REIT *	Rental	Residential	CAD	0.128	5.77	15-Oct	Monthly
28 September 2010	Corporate Office Props *	Rental	Office	USD	0.413	3.82	15-Oct	Quarterly
28 September 2010	Primaris Retail REIT *	Rental	Retail	CAD	0.102	6.25	15-Oct	Monthly
28 September 2010	Post Properties *	Rental	Residential	USD	0.200	5.55	15-Oct	Quarterly
28 September 2010	Canadian REIT *	Rental	Diversified	CAD	0.118	4.31	15-Oct	Monthly
28 September 2010	Riocan Real Estate *	Rental	Retail	CAD	0.115	5.93	7-Oct	Monthly
28 September 2010	SL Green Realty *	Rental	Office	USD	0.100	3.73	15-Oct	Dividend
29 September 2010	Alexandria Real Estate *	Rental	Office	USD	0.350	4.54	15-Oct	Quarterly
29 September 2010	Avalonbay Communities *	Rental	Residential	USD	0.893	3.44	15-Oct	Quarterly

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

Ex -Date	Company	Investment Focus	Sector	Curr	Gross Dividend	Dividend Yield %	Pay Date	Type
29 September 2010	Liberty Property Trust *	Rental	Office Mixed	USD	0.475	7.37	15-Oct	Quarterly
29 September 2010	Realty Income *	Rental	Retail	USD	0.144	4.54	15-Oct	Dividend
29 September 2010	Urstadt Biddle Class A *	Rental	Retail	USD	0.243	5.25	15-Oct	Quarterly
1 October 2010	AMB Property *	Rental	Industrial	USD	0.280	5.89	15-Oct	Dividend
1 October 2010	Avalonbay Communities *	Rental	Residential	USD	0.8925 ***	3.44	November	Quarterly
1 October 2010	Brandywine Realty Trust *	Rental	Office	USD	0.150	14.37	18-Oct	Quarterly
1 October 2010	Mack-Cali Realty *	Rental	Office	USD	0.450	7.83	8-Oct	Quarterly
1 October 2010	Kimco Realty *	Rental	Retail	USD	0.160	10.67	15-Oct	Quarterly
1 October 2010	Urstadt Biddle Class A *	Rental	Retail	USD	0.2375 ***	5.25	November	Quarterly
4 October 2010	Kite Realty Group Trust *	Non-Rental	Retail	USD	0.060	18.47	13-Oct	Quarterly
5 October 2010	DCT Industrial Trust *	Rental	Industrial	USD	0.070	11.69	14-Oct	Quarterly
5 October 2010	U-Store-It Trust *	Rental	Self Storage	USD	0.025	8.62	22-Oct	Quarterly
6 October 2010	Sovran Self Storage *	Rental	Self Storage	USD	0.64 ***	6.68	November	Quarterly
9 October 2010	Sun Communities *	Rental	Residential	USD	0.63 ***	8.21	November	Quarterly
10 October 2010	Felcor Lodging Trust *	Rental	Lodging/Resorts	USD	0.15 ***	18.48	November	Dividend
10 October 2010	Hospitality Properties *	Rental	Lodging/Resorts	USD	0.77 ***	13.79	November	Quarterly
13 October 2010	Associated Estates Realty *	Rental	Residential	USD	0.170	4.86	1-Nov	Quarterly
13 October 2010	Saul Centers *	Rental	Retail	USD	0.360	4.48	29-Oct	Quarterly
13 October 2010	H & R Real Estate *	Rental	Diversified	CAD	0.073	7.29	29-Oct	Monthly
13 October 2010	Mid-America Apartment *	Rental	Residential	USD	0.615	4.22	29-Oct	Quarterly
13 October 2010	UDR Inc. *	Rental	Residential	USD	0.185	7.81	1-Nov	Dividend
15 October 2010	Orient Express Hotel	Rental	Lodging/Resorts	USD	0.025 ***	0.90	November	Quarterly
15 October 2010	Senior Housing Prop *	Rental	Health Care	USD	0.35 ***	5.96	November	Quarterly
21 October 2010	Commonwealth REIT *	Rental	Office	USD	0.21 ***	3.28	November	Quarterly
21 October 2010	LTC Properties *	Rental	Health Care	USD	0.13 ***	6.11	November	Monthly
23 October 2010	Apartment Investment *	Rental	Residential	USD	0.6 ***	11.23	November	Quarterly
27 October 2010	Boardwalk REIT *	Rental	Residential	CAD	0.150	3.83	15-Nov	Monthly
29 October 2010	Allied Properties REIT *	Rental	Office	CAD	0.11 ***	5.77	November	Monthly
29 October 2010	Canadian Apartment Props *	Rental	Residential	CAD	0.09 ***	6.35	November	Monthly
29 October 2010	Chartwell Seniors Housing REIT *	Rental	Health Care	CAD	0.06167 ***	8.83	November	Monthly
29 October 2010	Cominar REIT *	Rental	Diversified	CAD	0.12 ***	6.51	November	Monthly
29 October 2010	Calloway REIT *	Rental	Retail	CAD	0.129 ***	6.41	November	Monthly
29 October 2010	Education Realty Trust *	Rental	Residential	USD	0.205 ***	11.47	November	Quarterly
29 October 2010	Extendicare Real Estate Investment Trust *	Rental	Health Care	CAD	0.0925 ***	10.83	November	Monthly

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

Ex -Date	Company	Investment Focus	Sector	Curr	Gross Dividend	Dividend Yield %	Pay Date	Type
29 October 2010	First Potomac Realty Trust *	Rental	Industrial	USD	0.34 ***	9.07	November	Quarterly
29 October 2010	Innvest REIT *	Rental	Lodging/Resorts	CAD	0.09375 ***	14.78	November	Monthly
29 October 2010	Inland Real Estate Corp *	Rental	Retail	USD	0.08167 ***	11.79	November	Monthly
29 October 2010	Morguard REIT *	Rental	Diversified	CAD	0.075 ***	6.55	November	Monthly
29 October 2010	National Retail Properties *	Rental	Retail	USD	0.375 ***	5.89	November	Quarterly
29 October 2010	Northern Property REIT *	Rental	Residential	CAD	0.1233 ***	5.77	November	Monthly
29 October 2010	Omega Healthcare Investors *	Rental	Health Care	USD	0.3 ***	5.30	November	Quarterly
29 October 2010	Primaris Retail REIT *	Rental	Retail	CAD	0.1016 ***	6.25	November	Monthly
29 October 2010	Canadian REIT *	Rental	Diversified	CAD	0.1133 ***	4.31	November	Monthly
29 October 2010	Riocan Real Estate *	Rental	Retail	CAD	0.115 ***	5.93	November	Monthly
29 October 2010	Tanger Factory Outlet *	Rental	Retail	USD	0.38 ***	3.18	November	Quarterly
30 October 2010	LaSalle Hotel Properties *	Rental	Lodging/Resorts	USD	0.085 ***	7.70	November	Monthly
30 October 2010	Realty Income *	Rental	Retail	USD	0.141125 ***	4.54	November	Dividend

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FTSE EPRA/NAREIT North America Developed Index Series - 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 (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Price Rtn (%) Sep-10	Dividend Rtn (%) Sep-10	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36M Vlty (%)	Turnover 3 month Annualised USD (m)	Annual Velocity (%)
Brookfield Props	Rental	Office	16.07	4,308	0.80	1.83	3.57	2.01	12.66	4.82	-10.43	36.99	8.43	5.17	0.00	5.17	28.83	30.20	41.73	5,398	92
Riocan Real Estate *	Rental	Retail	22.92	3,980	0.74	1.69	6.02	-NA-	14.71	5.66	2.85	35.00	22.19	9.77	0.55	10.32	20.68	16.70	22.50	4,069	75
H & R Real Estate *	Rental	Diversified	19.75	2,028	0.38	0.86	4.25	-NA-	10.91	4.21	-1.39	47.27	17.41	3.13	0.37	3.50	31.52	22.65	35.65	2,051	74
Boardwalk REIT *	Rental	Residential	47.00	1,628	0.30	0.69	3.83	57.83	17.05	21.12	3.81	28.02	19.79	5.40	0.34	5.74	31.97	23.36	25.25	1,123	51
Calloway REIT *	Rental	Retail	24.16	1,598	0.30	0.68	6.41	-NA-	41.18	4.38	5.13	35.31	17.34	4.54	0.56	5.10	29.78	-NA-	34.97	1,281	59
Canadian REIT *	Rental	Diversified	31.25	1,476	0.27	0.63	4.51	-NA-	14.59	11.72	5.67	26.51	13.76	0.26	0.38	0.63	19.08	17.44	19.41	1,020	51
Cominar REIT *	Rental	Diversified	21.68	955	0.18	0.40	6.64	-NA-	13.16	7.97	6.62	18.56	18.81	5.55	0.58	6.13	17.62	15.94	23.15	795	61
Primaris Retail REIT *	Rental	Retail	19.52	952	0.18	0.40	6.25	-NA-	-NA-	9.60	7.60	36.44	13.54	1.51	0.53	2.04	26.61	-NA-	28.90	1,331	102
Canadian Apartment Props *	Rental	Residential	17.00	832	0.15	0.35	6.35	-NA-	8.82	9.31	1.95	22.58	15.29	2.10	0.54	2.64	26.67	17.05	22.93	570	50
Dundee REIT *	Rental	Diversified	28.09	828	0.15	0.35	7.82	-NA-	15.22	7.26	-4.99	55.63	17.13	10.46	0.72	11.18	43.31	28.81	38.24	989	88
Chartwell Seniors Housing REIT *	Rental	Health Care	8.99	823	0.15	0.35	6.01	-NA-	-NA-	-2.46	-4.60	43.31	27.27	6.01	0.53	6.54	33.64	-NA-	37.59	783	70
First Capital Realty	Rental	Retail	15.50	709	0.13	0.30	5.16	-NA-	-NA-	4.67	1.39	34.82	15.36	5.30	1.36	6.66	19.82	-NA-	18.52	596	62
Artis Real Estate Investment	Rental	Diversified	13.83	648	0.12	0.27	7.81	-NA-	-NA-	3.80	-6.59	58.03	29.95	12.99	0.74	13.73	27.07	-NA-	43.93	1,717	194
Allied Properties REIT *	Rental	Office	22.70	632	0.12	0.27	5.81	-NA-	-NA-	10.25	6.47	45.31	17.44	8.61	0.53	9.14	22.49	-NA-	24.53	1,265	147
Extendicare REIT *	Rental	Health Care	10.25	579	0.11	0.25	8.20	8.54	22.27	1.88	-4.33	32.02	22.48	2.81	0.70	3.51	14.29	45.43	46.94	637	81
Innvest REIT *	Rental	Lodging/Resorts	7.19	457	0.08	0.19	6.96	-NA-	-NA-	-1.57	-7.45	72.82	23.77	13.59	0.66	14.24	42.20	-NA-	44.05	434	70
Northern Property REIT*	Rental	Residential	25.63	422	0.08	0.18	5.97	-NA-	-NA-	11.91	8.72	32.28	12.20	-0.27	0.50	0.22	22.14	-NA-	22.62	301	52
Morguard REIT *	Rental	Diversified	13.75	418	0.08	0.18	6.55	-NA-	7.32	10.75	6.86	27.17	5.87	1.25	0.55	1.80	10.45	21.11	33.78	-NA-	-NA-
Crombie Real Estate Investment Trust *	Rental	Retail	12.83	318	0.06	0.13	6.94	-NA-	-NA-	-NA-	0.60	24.44	13.54	10.13	0.00	10.13	18.25	-NA-	26.74	253	58
Canada Total				**23,899**	**4.43**	**10.13**	**5.43**														
Simon Property Group *	Rental	Retail	92.74	19,698	3.65	8.35	2.59	-NA-	17.96	8.20	1.11	35.67	15.59	2.53	0.00	2.53	17.12	30.21	46.30	25,311	94
Vornado Realty Trust *	Rental	Diversified	85.53	11,397	2.11	4.83	3.04	15.76	12.30	3.83	-4.21	35.56	18.14	5.51	0.00	5.51	23.76	30.34	48.04	13,005	84
Equity Residential Props *	Rental	Residential	47.57	9,822	1.82	4.17	2.84	-NA-	10.62	8.47	7.90	60.77	15.05	3.80	0.74	4.53	44.68	26.54	37.69	12,341	92
Public Storage *	Rental	Self Storage	97.04	9,072	1.68	3.85	3.30	15.78	17.27	10.16	10.00	32.23	11.30	-1.00	0.82	-0.18	21.47	23.90	31.00	11,346	92
Boston Properties *	Rental	Office	83.12	8,435	1.56	3.58	2.41	-NA-	10.96	8.60	-2.53	30.13	17.21	2.11	0.61	2.73	26.44	27.41	41.29	10,821	94
HCP *	Rental	Health Care	35.98	8,171	1.51	3.46	5.17	10.88	13.01	9.35	5.31	30.01	13.01	2.16	0.00	2.16	20.84	29.98	44.64	10,043	90
Host Hotels & Resorts *	Rental	Lodging/Resorts	14.48	6,928	1.28	2.94	0.28	13.02	4.88	-0.53	-10.93	25.81	7.49	10.28	0.08	10.36	24.16	46.87	72.87	8,475	90
Avalonbay Communities *	Rental	Residential	103.93	6,483	1.20	2.75	3.44	-NA-	11.25	7.63	-0.24	47.81	12.27	-1.23	0.85	-0.38	29.83	25.76	37.22	10,476	118
Ventas *	Rental	Health Care	51.57	5,912	1.10	2.51	4.15	16.93	29.74	13.51	11.70	39.33	10.98	2.10	1.06	3.16	21.47	35.44	48.21	8,099	100
Kimco Realty *	Rental	Retail	15.75	4,682	0.87	1.99	4.06	-NA-	7.06	-6.47	-24.15	28.45	17.63	5.63	0.00	5.63	20.55	38.10	63.16	5,259	82
Health Care REIT *	Rental	Health Care	47.34	4,322	0.80	1.83	5.83	10.71	14.93	9.94	7.39	18.67	14.03	3.05	0.00	3.05	9.91	22.58	26.84	8,118	138

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

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The Macerich Company *	Rental	Retail	42.95	4,092	0.76	1.74	4.66	-NA-	12.88	-1.98	-15.57	48.82	16.43	3.69	0.00	3.69	23.17	70.09	123.69	5,513	99
Prologis *	Non-Rental	Industrial	11.78	4,083	0.76	1.73	5.09	-NA-	0.84	-15.88	-38.66	2.60	17.77	8.57	0.00	8.57	-11.76	92.61	166.29	7,150	128
Digital Realty Trust *	Rental	Specialty	61.70	3,946	0.73	1.67	3.44	-NA-	-NA-	30.37	18.64	38.31	7.89	4.10	0.89	4.99	25.08	-NA-	31.94	16,817	312
Federal Realty Inv *	Rental	Retail	81.66	3,644	0.67	1.55	3.28	11.15	18.55	9.17	0.29	37.33	17.16	2.99	0.84	3.83	23.49	24.20	34.50	4,785	96
SL Green Realty *	Rental	Office	63.33	3,610	0.67	1.53	0.63	-NA-	11.44	1.43	-16.49	45.96	15.24	5.06	0.17	5.23	27.20	45.05	76.50	5,770	117
Nationwide Health Props *	Rental	Health Care	38.67	3,506	0.65	1.49	4.76	11.27	13.17	14.89	13.02	29.11	9.39	0.52	0.00	0.52	12.48	26.75	33.52	4,421	92
AMB Property *	Rental	Industrial	26.47	3,260	0.60	1.38	4.23	-NA-	5.67	-5.17	-19.92	20.22	12.82	11.27	0.00	11.27	6.89	32.89	55.10	4,140	93
UDR Inc. *	Rental	Residential	21.12	2,814	0.52	1.19	3.41	9.84	12.42	4.13	2.67	40.34	11.34	2.62	0.00	2.62	32.51	28.67	43.16	4,490	117
Liberty Property Trust *	Rental	Office Mixed	31.90	2,635	0.49	1.12	5.96	-NA-	6.93	-0.61	-3.35	0.98	12.22	5.04	1.56	6.60	2.62	28.07	42.57	3,755	104
Realty Income *	Rental	Retail	33.72	2,575	0.48	1.09	5.12	-NA-	15.10	11.65	11.40	37.58	12.60	3.47	0.44	3.91	34.55	20.49	28.04	2,274	65
Alexandria Real Estate *	Rental	Office	70.00	2,564	0.47	1.09	2.00	-NA-	10.64	0.05	-7.15	32.20	11.01	0.91	0.50	1.41	11.21	32.66	53.36	3,640	104
Essex Property Trust *	Rental	Residential	109.44	2,413	0.45	1.02	3.77	-NA-	10.06	7.40	1.15	42.70	13.26	3.47	0.98	4.45	34.53	23.61	31.69	3,292	100
Regency Centers *	Rental	Retail	39.47	2,358	0.44	1.00	4.69	-NA-	10.34	-2.36	-15.65	10.28	16.08	8.26	0.00	8.26	15.22	30.30	47.95	3,619	112
Camden Property Trust *	Rental	Residential	47.97	2,354	0.44	1.00	3.75	-NA-	8.96	1.49	-5.24	24.12	18.53	4.83	0.98	5.81	16.99	29.70	45.50	3,281	102
Senior Housing Prop *	Rental	Health Care	23.50	2,186	0.40	0.93	6.13	-NA-	15.27	9.83	7.92	30.40	18.65	0.00	0.00	0.00	12.35	29.32	37.64	2,584	87
Duke Realty Corp *	Rental	Office Mixed	11.59	2,134	0.40	0.91	5.87	7.93	1.81	-10.47	-23.56	0.75	3.61	3.39	0.00	3.39	-1.97	39.93	66.80	3,245	111
Developers Diversified *	Rental	Retail	11.22	2,052	0.38	0.87	0.71	-NA-	9.89	-13.47	-32.76	24.24	13.54	8.30	0.19	8.49	23.76	51.40	88.53	2,289	82
Hospitality Properties *	Rental	Lodging/Resorts	22.33	2,018	0.37	0.86	8.06	-NA-	7.78	-4.40	-12.80	9.62	5.83	14.22	0.00	14.22	-5.82	31.03	49.45	2,387	87
Corrections Corp of America	Rental	Specialty	24.68	1,997	0.37	0.85	0.00	-NA-	18.89	13.28	-1.94	8.96	29.35	10.62	0.00	10.62	0.53	91.86	37.57	1,367	50
BRE Properties *	Rental	Residential	41.50	1,937	0.36	0.82	3.61	9.59	6.88	3.24	-4.94	39.18	13.39	1.52	0.92	2.43	29.99	26.94	40.42	3,112	118
Weingarten Realty *	Rental	Retail	21.82	1,912	0.35	0.81	4.77	7.97	7.84	-4.05	-13.32	15.99	15.91	8.13	1.29	9.42	15.49	38.58	65.44	2,638	101
Mack-Cali Realty *	Rental	Office	32.71	1,897	0.35	0.80	5.50	-NA-	7.26	-0.27	-1.52	6.74	11.54	6.03	0.00	6.03	-1.48	29.91	46.29	2,787	108
Apartment Investment *	Rental	Residential	21.38	1,830	0.34	0.78	1.87	-NA-	1.92	-0.64	-11.32	46.98	10.89	4.60	0.00	4.60	35.55	38.17	61.36	3,156	126
Highwoods Properties *	Rental	Office	32.47	1,703	0.32	0.72	5.24	-NA-	7.92	6.56	0.43	7.30	18.50	3.80	0.00	3.80	-0.09	26.85	37.06	3,623	156
Corporate Office Props *	Rental	Office	37.31	1,610	0.30	0.68	4.42	-NA-	17.27	4.78	0.07	5.31	-0.10	3.35	1.14	4.49	5.02	24.12	30.77	2,706	123
Omega Healthcare Investors *	Rental	Health Care	22.45	1,559	0.29	0.66	6.41	-NA-	17.00	15.00	18.77	47.63	14.15	4.66	0.00	4.66	20.05	47.97	28.15	2,189	103
National Retail Properties *	Rental	Retail	25.11	1,532	0.28	0.65	6.05	9.80	14.06	10.03	6.64	23.94	18.87	3.08	0.00	3.08	23.63	23.41	33.97	2,470	118
BioMed Realty Trust *	Rental	Office	17.92	1,490	0.28	0.63	3.79	-NA-	-NA-	-1.60	-5.23	32.68	12.43	4.86	0.99	5.85	15.34	-NA-	61.76	2,490	122
American Campus Communities *	Rental	Residential	30.44	1,487	0.28	0.63	4.43	-NA-	-NA-	9.14	5.60	18.40	12.78	2.18	0.00	2.18	11.93	-NA-	31.33	6,457	318
Entertainment Props *	Rental	Specialty	43.18	1,471	0.27	0.62	6.02	-NA-	20.44	5.20	0.68	34.09	15.13	0.21	1.51	1.72	27.96	36.24	56.08	1,785	89
Home Props of New York *	Rental	Residential	52.90	1,453	0.27	0.62	4.39	-NA-	9.99	10.72	4.85	27.22	18.66	4.75	0.00	4.75	13.50	24.90	35.60	2,346	118
Washington Real Estate *	Rental	Diversified	31.73	1,452	0.27	0.62	5.45	9.50	9.06	5.26	3.61	16.18	16.57	3.56	1.41	4.97	19.88	24.25	33.99	1,753	88

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

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

Index Constituents	Investment Focus	Sector	Local Price 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 (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Price Rtn (%) Sep-10	Dividend Rtn (%) Sep-10	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36M Vlty (%)	Turnover 3 month Annualised USD (m)	Annual Velocity (%)
Mid-America Apartment *	Rental	Residential	58.28	1,400	0.26	0.59	4.22	-NA-	13.12	8.66	9.61	34.59	14.43	3.21	0.00	3.21	24.53	23.83	33.90	2,134	112
Tanger Factory *	Rental	Retail	47.14	1,390	0.26	0.59	3.29	-NA-	18.60	14.36	8.38	30.34	14.84	1.99	0.00	1.99	23.85	21.11	24.25	2,372	125
Commonwealth REIT *	Rental	Office	25.60	1,352	0.25	0.57	7.81	2.52	1.69	-9.96	-11.43	-13.30	3.54	6.14	0.00	6.14	0.31	32.78	52.54	-NA-	-NA-
Taubman Centers *	Rental	Retail	44.61	1,338	0.25	0.57	3.72	-NA-	17.47	10.54	-3.25	28.24	19.65	7.52	1.00	8.52	27.69	32.10	49.01	3,256	178
CBL & Associates Props *	Rental	Retail	13.06	1,319	0.24	0.56	6.13	-NA-	7.86	-11.20	-19.23	42.78	6.59	7.05	1.64	8.69	42.09	88.25	157.60	2,682	149
Forest City Enterprises	Rental	Diversified	12.83	1,275	0.24	0.54	0.00	9.50	1.94	-18.42	-37.87	-4.04	13.34	13.84	0.00	13.84	8.91	60.34	105.96	1,017	58
Kilroy Realty *	Rental	Office	33.14	1,269	0.24	0.54	4.22	-NA-	7.25	-4.96	-13.56	25.34	12.65	6.53	1.13	7.65	12.23	29.37	42.07	2,118	122
Equity Lifestyle Properties *	Rental	Residential	54.48	1,226	0.23	0.52	2.20	-NA-	9.96	5.21	3.38	29.77	13.58	5.32	0.58	5.90	9.53	21.25	28.27	1,273	76
LaSalle Hotel Properties *	Rental	Lodging/Resorts	23.39	1,196	0.22	0.51	1.88	-NA-	8.34	-3.27	-14.97	19.68	14.24	11.01	0.52	11.53	10.79	53.16	83.81	2,098	128
Douglas Emmett	Rental	Office	17.51	1,181	0.22	0.50	2.28	-NA-	-NA-	-NA-	-8.84	43.40	23.84	8.62	0.62	9.24	23.58	-NA-	48.20	6,878	427
Brandywine Realty Trust *	Rental	Office	12.25	1,179	0.22	0.50	4.90	16.52	3.12	-9.51	-15.35	14.58	13.95	11.46	0.00	11.46	9.21	54.37	94.19	1,742	108
Healthcare Realty Trust *	Rental	Health Care	23.39	1,090	0.20	0.46	5.13	-NA-	9.32	-1.34	1.09	15.76	7.83	-0.09	0.00	-0.09	12.19	27.14	35.98	1,258	85
DuPont Fabros Technology *	Rental	Specialty	25.15	1,086	0.20	0.46	1.91	-NA-	-NA-	-NA-	7.35	89.57	2.89	1.78	0.49	2.27	40.47	-NA-	-NA-	1,401	95
Diamondrock Hospitality *	Rental	Lodging/Resorts	9.49	1,073	0.20	0.45	0.34	-NA-	-NA-	1.26	-14.61	21.17	15.45	8.33	0.00	8.33	12.04	-NA-	64.21	4,765	325
Extra Space Storage *	Rental	Self Storage	16.04	1,027	0.19	0.44	2.49	-NA-	-NA-	6.13	7.07	60.09	16.12	4.91	0.65	5.56	44.07	-NA-	42.31	3,255	232
Post Properties *	Rental	Residential	27.92	994	0.18	0.42	2.87	-NA-	0.90	-1.28	-6.81	59.56	23.71	9.92	0.79	10.71	45.51	30.62	46.30	1,661	122
Piedmont Office Realty Trust Cl A	Rental	Office	18.91	969	0.18	0.41	5.00	-NA-	-NA-	-NA-	-NA-	-NA-	2.64	3.00	1.72	4.71	-NA-	-NA-	-NA-	1,423	108
National Health Inv *	Rental	Health Care	44.06	896	0.17	0.38	5.49	-NA-	23.77	12.69	16.72	43.91	15.83	5.10	1.44	6.55	22.10	30.82	30.75	602	49
Colonial Properties *	Rental	Residential	16.19	845	0.16	0.36	3.71	-NA-	6.90	-6.21	-17.03	72.56	12.46	2.08	0.00	2.08	41.86	44.96	78.65	994	86
Medical Properties Trust *	Rental	Health Care	10.14	826	0.15	0.35	7.89	-NA-	-NA-	7.87	-4.09	32.39	9.53	3.05	2.03	5.08	3.40	-NA-	49.86	2,226	197
Sovran Self Storage *	Rental	Self Storage	37.90	763	0.14	0.32	4.75	-NA-	11.67	0.39	-0.64	31.71	11.39	0.34	0.00	0.34	10.38	26.95	39.20	558	54
PS Business Parks *	Rental	Office Mixed	56.57	758	0.14	0.32	3.11	-NA-	9.97	7.08	2.85	13.66	2.21	0.53	0.78	1.32	15.66	21.98	28.17	1,443	139
DCT Industrial Trust *	Rental	Industrial	4.79	741	0.14	0.31	5.85	-NA-	-NA-	-NA-	-16.25	0.00	7.74	3.46	0.00	3.46	0.20	-NA-	43.59	2,167	214
Orient Express Hotel	Rental	Lodging/Resorts	11.15	740	0.14	0.31	0.00	-NA-	-5.21	-16.88	-39.64	-3.13	50.68	29.05	0.00	29.05	9.96	54.07	78.05	2,902	287
Eastgroup Properties *	Rental	Industrial	37.38	734	0.14	0.31	5.56	11.27	9.83	1.46	-1.62	3.24	6.52	6.04	1.48	7.52	1.72	23.85	33.44	701	70
Franklin Street Properties	Rental	Office	12.42	725	0.13	0.31	6.12	-NA-	-NA-	-5.38	-10.37	-5.19	5.17	5.88	0.00	5.88	-14.99	-NA-	36.83	893	90
Lexington Corporate *	Rental	Diversified	7.16	701	0.13	0.30	5.59	-NA-	8.63	-6.30	-15.45	46.59	20.80	7.35	1.50	8.85	22.66	38.19	66.01	659	69
Sunstone Hotel Investors *	Rental	Lodging/Resorts	9.07	652	0.12	0.28	0.00	-NA-	-NA-	-9.79	-22.51	27.75	-8.66	5.83	0.00	5.83	2.14	-NA-	89.21	2,577	289
Government Properties *	Rental	Office	26.70	594	0.11	0.25	6.14	-NA-	-NA-	-NA-	-NA-	11.20	4.62	4.01	0.00	4.01	16.19	-NA-	-NA-	2,832	350
Equity One Inc *	Rental	Retail	16.88	572	0.11	0.24	5.21	-NA-	10.61	-0.65	-9.14	14.87	9.62	5.57	1.38	6.94	9.46	24.76	33.09	762	98
U-Store-It Trust *	Rental	Self Storage	8.35	568	0.11	0.24	1.20	-NA-	-NA-	-10.19	-10.27	35.20	12.27	4.38	0.00	4.38	15.10	-NA-	74.21	1,647	212
Acadia Realty Trust *	Rental	Retail	19.00	558	0.10	0.24	3.79	-NA-	16.67	5.94	-6.20	30.86	14.03	5.91	1.00	6.91	15.83	26.64	38.08	635	83

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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 (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Price Rtn (%) Sep-10	Dividend Rtn (%) Sep-10	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36M Vlty (%)	Turnover 3 month Annualised USD (m)	Annual Velocity (%)
Cousins Properties *	Non-Rental	Diversified	7.14	530	0.10	0.22	1.67	7.85	-0.60	-13.16	-30.02	-8.38	7.59	8.68	0.00	8.68	-2.47	33.44	52.04	671	93
Hersha Hospitality Trust	Rental	Lodging/Resorts	5.18	528	0.10	0.22	3.86	-NA-	0.90	-7.96	-12.82	73.55	15.71	9.28	1.05	10.34	69.75	43.74	73.53	1,337	185
Inland Real Estate Corp *	Rental	Retail	8.31	520	0.10	0.22	6.86	-NA-	-NA-	-4.25	-11.69	1.37	6.72	7.78	0.62	8.40	7.21	-NA-	36.62	426	60
Pennsylvania Real Estate *	Rental	Retail	11.86	480	0.09	0.20	5.06	5.49	5.86	-13.60	-26.05	61.76	-1.72	13.38	0.00	13.38	43.74	56.70	99.37	614	94
Alexander's Inc. *	Rental	Retail	315.78	470	0.09	0.20	1.58	13.08	14.56	3.34	-6.19	7.57	5.07	3.69	0.00	3.69	4.55	33.79	47.51	223	35
Strategic Hotels & Resorts	Rental	Lodging/Resorts	4.24	470	0.09	0.20	0.00	-NA-	-NA-	-25.33	-40.95	63.71	-3.42	18.77	0.00	18.77	127.96	-NA-	110.23	2,138	333
Investors Real Estate *	Rental	Diversified	8.38	468	0.09	0.20	8.19	-NA-	4.55	4.32	-1.20	0.25	-3.15	2.20	2.09	4.29	-1.19	15.80	20.78	824	129
LTC Properties *	Rental	Health Care	25.52	445	0.08	0.19	6.11	-NA-	26.42	9.31	8.44	12.65	6.76	3.40	0.53	3.93	-0.22	29.68	29.74	413	68
Getty Realty *	Rental	Retail	26.83	441	0.08	0.19	7.16	7.97	14.33	4.65	6.08	17.03	21.87	8.05	1.93	9.99	20.06	32.09	40.38	356	59
Sun Communities *	Rental	Residential	30.70	435	0.08	0.18	8.21	-NA-	5.69	5.74	8.35	54.37	20.69	7.31	0.00	7.31	65.01	31.65	52.90	368	62
Saul Centers *	Rental	Retail	41.95	420	0.08	0.18	3.43	-NA-	13.84	6.98	-2.98	35.55	4.21	1.48	0.00	1.48	31.62	28.94	39.21	295	51
First Potomac Realty Trust *	Rental	Industrial	15.00	417	0.08	0.18	5.33	-NA-	-NA-	-4.14	-5.77	36.68	5.78	1.15	0.00	1.15	24.11	-NA-	40.77	242	43
Glimcher Realty Trust *	Rental	Retail	6.15	383	0.07	0.16	6.50	-NA-	3.92	-13.52	-30.20	73.02	4.52	3.54	1.68	5.22	135.19	49.43	82.25	465	89
Ashford Hospitality *	Rental	Lodging/Resorts	9.05	339	0.06	0.14	0.00	-NA-	-NA-	1.37	-0.53	161.56	23.47	12.70	0.00	12.70	95.04	-NA-	90.87	364	79
Associated Estates Realty	Rental	Residential	13.98	329	0.06	0.14	4.86	7.18	7.11	10.33	7.10	52.39	9.27	3.10	0.00	3.10	28.57	35.13	48.52	995	222
Felcor Lodging Trust *	Rental	Lodging/Resorts	4.60	327	0.06	0.14	0.00	-NA-	-7.04	-12.89	-32.61	1.55	-7.82	15.58	0.00	15.58	27.78	64.27	106.32	433	97
Universal Health Realty *	Rental	Health Care	34.41	309	0.06	0.13	7.03	10.16	12.53	7.31	5.61	13.04	8.98	8.17	1.90	10.08	13.02	20.91	22.72	258	61
Education Realty Trust *	Rental	Residential	7.15	298	0.06	0.13	2.80	-NA-	-NA-	-8.17	-12.99	27.49	20.27	4.53	0.00	4.53	54.08	-NA-	51.42	652	160
Ramco-Gershenson *	Rental	Retail	10.71	298	0.06	0.13	6.10	3.47	5.95	-9.26	-22.86	29.68	7.66	2.59	1.56	4.15	18.82	41.89	71.08	230	57
Cedar Shopping Centers *	Rental	Retail	6.08	283	0.05	0.12	4.44	-NA-	-2.81	-7.55	-16.36	0.89	2.49	10.14	0.00	10.14	-5.96	77.44	92.96	171	44
National Healthcare	Rental	Health Care	37.07	278	0.05	0.12	3.02	-NA-	26.49	1.31	-10.09	0.16	8.39	6.80	0.81	7.61	3.43	55.88	19.81	181	48
Urstadt Biddle Class A *	Rental	Retail	18.08	276	0.05	0.12	5.37	-NA-	13.81	7.55	9.34	25.58	13.59	-1.53	1.32	-0.20	19.99	23.11	29.09	236	63
Parkway Properties *	Rental	Office	14.80	238	0.04	0.10	2.03	12.46	2.28	-11.87	-23.51	-19.54	2.09	1.23	0.51	1.74	-25.43	35.81	56.52	168	52
First Industrial Realty *	Rental	Industrial	5.07	235	0.04	0.10	0.00	-NA-	-0.91	-19.15	-40.47	-3.43	5.19	19.29	0.00	19.29	-3.06	44.75	75.89	366	114
CapLease	Rental	Office Mixed	5.59	234	0.04	0.10	4.29	-NA-	-NA-	-11.59	-18.30	38.71	21.26	8.75	0.00	8.75	27.63	-NA-	64.67	266	83
Cogdell Spencer	Non-Rental	Health Care	6.32	232	0.04	0.10	6.33	-NA-	-NA-	-NA-	-29.36	35.83	-5.03	2.27	1.62	3.88	15.19	-NA-	49.75	457	145
Kite Realty Group Trust *	Non-Rental	Retail	4.44	205	0.04	0.09	5.41	-NA-	-NA-	-12.64	-31.43	10.79	6.22	6.47	0.00	6.47	12.04	-NA-	64.10	97	35
Agree Realty Corp *	Rental	Retail	25.25	180	0.03	0.08	8.08	-NA-	11.65	4.49	-0.09	18.88	10.46	6.32	2.15	8.46	14.90	33.17	51.36	396	161
Winthrop Realty Trust	Rental	Diversified	12.36	178	0.03	0.08	5.26	-3.46	1.26	-7.09	-23.64	36.27	-2.24	-9.78	1.19	-8.59	19.91	32.62	43.26	480	198
United States Total				**211,777.69**	**39.23**	**89.81**	**3.67**														

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

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

Gross Total Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
North America	EUR	2,549.33	235,676.81	100.00	3.85	14.22	6.13	-0.25	-5.06	39.86	2.33	-2.10	26.02	23.50	35.76
United States	EUR	2,341.83	211,777.69	89.86	3.67	14.35	5.23	-0.89	-5.69	38.61	1.69	-2.59	25.03	24.26	37.03
United States Dividend+	EUR	1,599.24	188,760.52	80.09	4.06	-NA-	-NA-	-NA-	-5.43	39.38	1.74	-2.90	25.62	-NA-	37.32
Canada	EUR	4,128.47	23,899.12	10.14	5.43	3.73	11.95	6.63	1.65	51.94	8.35	2.46	35.57	19.38	28.80
North America	USD	3,322.03	321,747.48	136.52	3.85	14.22	10.40	2.26	-6.34	30.62	14.05	5.16	19.91	24.88	39.29
United States	USD	3,189.73	289,120.25	122.68	3.67	14.61	9.92	1.60	-6.97	29.46	13.34	4.63	18.97	25.58	40.52
United States Dividend+	USD	1,803.40	257,697.06	109.34	4.06	-NA-	10.35	1.49	-6.71	30.18	13.39	4.30	19.54	-NA-	40.81
Canada	USD	5,623.25	32,627.24	13.84	5.43	3.77	16.95	9.32	0.27	41.91	20.76	10.05	29.00	20.93	32.39
North America	GBP	3,397.52	204,180.95	86.64	3.85	15.21	9.70	4.65	2.03	32.58	8.29	2.56	22.88	24.64	37.93
United States	GBP	3,262.21	183,475.71	77.85	3.67	15.61	9.22	3.98	1.35	31.39	7.61	2.05	21.92	25.44	39.39
United States Dividend+	GBP	2,051.33	163,534.56	69.39	4.06	-NA-	9.65	3.86	1.63	32.13	7.66	1.73	22.50	-NA-	39.70
Canada	GBP	5,751.03	20,705.24	8.79	5.43	5.32	16.20	11.87	9.24	44.04	14.66	7.34	32.20	19.28	28.04
North America	JPY	2,711.37	26,878,784.84	11404.93	3.85	11.36	7.59	-3.79	-15.81	21.88	7.67	4.62	7.60	26.50	41.25
United States	JPY	2,603.39	24,153,105.48	10248.40	3.67	11.74	7.13	-4.41	-16.37	20.79	7.00	4.10	6.76	27.11	42.30
United States Dividend+	JPY	1,359.59	21,528,012.53	9134.55	4.06	-NA-	-NA-	-NA-	-16.14	21.47	7.05	3.77	7.27	-NA-	42.52
Canada	JPY	4,589.58	2,725,679.36	1156.53	5.43	1.55	13.98	2.84	-9.86	32.41	14.01	9.49	15.76	23.25	36.19
North America	AUD	2,245.10	332,297.58	141.00	3.85	-NA-	-NA-	-NA-	-NA-	19.06	-0.50	-3.33	11.38	-NA-	-NA-
United States	AUD	2,155.69	298,600.50	126.70	3.67	-NA-	-NA-	-NA-	-NA-	18.00	-1.13	-3.82	10.50	-NA-	-NA-
United States Dividend+	AUD	1,419.72	266,146.95	112.93	4.06	-NA-	-NA-	-NA-	-NA-	18.66	-1.08	-4.12	11.03	-NA-	-NA-
Canada	AUD	3,800.31	33,697.08	14.30	5.43	-NA-	-NA-	-NA-	-NA-	29.35	5.35	1.16	19.82	-NA-	-NA-
Canada	CAD	3,988.06	33,470.65	10.14	5.43	2.86	12.56	6.64	1.33	35.65	16.59	5.87	26.23	16.16	23.20

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

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

Net Total Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
North America	EUR	2,392.06	235,676.81	100.00	2.72	-NA-	-NA-	-1.42	-6.47	38.21	2.04	-2.22	24.92	-NA-	35.74
United States	EUR	2,201.69	211,777.69	89.86	2.57	-NA-	-NA-	-2.03	-7.07	-2.97	1.41	-2.71	23.97	-NA-	49.95
Canada	EUR	3,779.61	23,899.12	10.14	4.07	-NA-	-NA-	4.96	-0.16	5.94	7.97	2.35	34.06	-NA-	44.44
North America	USD	3,117.09	321,747.48	100.00	2.72	-NA-	-NA-	1.06	-7.73	29.08	13.73	5.04	18.87	-NA-	39.24
United States	USD	2,998.85	289,120.25	89.86	2.57	-NA-	-NA-	0.44	-8.32	27.98	13.03	4.51	17.96	-NA-	40.47
Canada	USD	5,148.08	32,627.24	10.14	4.07	-NA-	-NA-	7.60	-1.51	39.73	20.33	9.93	27.56	-NA-	32.36
North America	GBP	3,187.92	204,180.95	100.00	2.72	-NA-	-NA-	3.42	0.52	31.01	7.98	2.44	21.81	-NA-	37.87
United States	GBP	3,066.99	183,475.71	89.86	2.57	-NA-	-NA-	2.79	-0.13	29.81	7.31	1.93	20.89	-NA-	39.32
Canada	GBP	5,265.06	20,705.24	10.14	4.07	-NA-	-NA-	10.12	7.29	41.74	14.25	7.22	30.72	-NA-	28.03
North America	JPY	2,544.10	26,878,784.84	100.00	2.72	-NA-	-NA-	-4.93	-17.06	20.44	7.37	4.50	6.67	-NA-	41.20
United States	JPY	2,447.60	24,153,105.48	89.86	2.57	-NA-	-NA-	-5.51	-17.59	11.36	6.71	3.97	5.86	-NA-	43.01
Canada	JPY	4,201.75	2,725,679.36	10.14	4.07	-NA-	-NA-	1.24	-11.47	21.58	13.60	9.37	14.47	-NA-	37.05
North America	AUD	2,106.59	332,297.58	141.00	2.72	-NA-	-NA-	-NA-	-NA-	17.66	-0.79	-3.45	10.41	-NA-	-NA-
United States	AUD	2,026.68	298,600.50	126.70	2.57	-NA-	-NA-	-NA-	-NA-	-4.64	-1.40	-3.93	9.57	-NA-	-NA-
Canada	AUD	3,479.18	33,697.08	14.30	4.07	-NA-	-NA-	-NA-	-NA-	4.12	4.97	1.06	18.49	-NA-	-NA-
Canada	CAD	3,651.40	33,470.65	10.14	3.32	-NA-	-NA-	4.98	-0.47	33.56	16.17	5.76	24.83	-NA-	23.19

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

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

Price Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
North America	EUR	1,451.10	235,676.81	100.00	0.00	7.33	0.81	-4.80	-9.77	34.30	1.35	-2.49	22.31	23.43	35.69
United States	EUR	1,338.16	211,777.69	89.86	0.00	7.40	0.01	-5.27	-10.20	33.40	0.77	-2.98	21.54	24.18	36.94
United States Dividend+	EUR	1,874.92	188,760.52	80.09	0.00	-NA-	-NA-	-NA-	-10.13	33.88	0.76	-3.30	21.94	-NA-	37.23
Canada	EUR	2,301.73	23,899.12	10.14	0.00	0.10	5.89	0.12	-5.39	42.82	6.82	2.02	29.63	19.33	28.73
North America	USD	1,890.62	321,747.48	100.00	0.00	7.34	4.87	-2.41	-10.99	25.44	12.96	4.74	16.38	24.75	39.13
United States	USD	1,822.67	289,120.25	89.86	0.00	7.64	4.47	-2.89	-11.41	24.59	12.31	4.22	15.65	25.44	40.34
United States Dividend+	USD	2,091.58	257,697.06	80.09	0.00	-NA-	4.41	-3.17	-11.34	25.04	12.30	3.87	16.03	-NA-	40.62
Canada	USD	3,135.11	32,627.24	10.14	0.00	0.14	10.62	2.64	-6.67	33.39	19.05	9.58	23.35	20.83	32.27
North America	GBP	1,933.58	204,180.95	100.00	0.00	8.26	4.20	-0.12	-3.04	27.31	7.25	2.15	19.27	24.49	37.72
United States	GBP	1,864.09	183,475.71	89.86	0.00	8.58	3.80	-0.62	-3.49	26.45	6.63	1.65	18.52	25.29	39.16
United States Dividend+	GBP	1,868.58	163,534.56	80.09	0.00	-NA-	3.75	-0.91	-3.42	26.91	6.62	1.31	18.91	-NA-	39.45
Canada	GBP	3,206.35	20,705.24	10.14	0.00	1.64	9.91	5.04	1.68	35.38	13.03	6.88	26.40	19.17	27.94
North America	JPY	1,543.08	26,878,784.84	100.00	0.00	4.64	2.20	-8.18	-19.99	17.04	6.64	4.20	4.44	26.34	41.08
United States	JPY	1,487.62	24,153,105.48	89.86	0.00	4.94	1.81	-8.64	-20.37	16.25	6.03	3.68	3.78	26.94	42.11
United States Dividend+	JPY	2,331.01	21,528,012.53	80.09	0.00	-NA-	-NA-	-NA-	-20.31	16.66	6.02	3.34	4.12	-NA-	42.32
Canada	JPY	2,558.81	2,725,679.36	10.14	0.00	-2.00	7.81	-3.43	-16.10	24.46	12.40	9.02	10.69	23.15	36.06
North America	AUD	1,277.72	332,297.58	377.00	2.00	-NA-	-NA-	-NA-	-NA-	14.33	-1.46	-3.72	8.10	-NA-	-NA-
United States	AUD	1,231.80	298,600.50	338.77	3.00	-NA-	-NA-	-NA-	-NA-	13.56	-2.03	-4.20	7.42	-NA-	-NA-
United States Dividend+	AUD	1,163.75	266,146.95	301.95	4.00	-NA-	-NA-	-NA-	-NA-	13.97	-2.04	-4.52	7.77	-NA-	-NA-
Canada	AUD	2,118.77	33,697.08	38.23	5.00	-NA-	-NA-	-NA-	-NA-	21.58	3.86	0.73	14.57	-NA-	-NA-
Canada	CAD	2,223.62	33,470.65	10.14	0.00	-0.74	6.47	0.14	-5.67	27.49	14.93	5.42	20.70	16.11	23.15

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

Gross Total Return Index Description	Curr	Close Value 30-Sep	12 Mths Estimated Div Yld (%) 30-Sep	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36M Vlty (%)
North America Real Estate **	Local	3,237.16	3.85	30.22	10.09	1.96	-6.39	29.97	13.64	4.76	19.57	24.54	38.64
North America FTSE	Local	204.38	2.21	#DIV/0!	-0.03	1.28	-6.40	9.78	11.45	8.88	4.23	16.26	21.16
United States Real Estate **	USD	3,189.73	3.67	31.36	9.92	1.60	-6.97	29.46	13.34	4.63	18.97	25.58	40.52
United States FTSE	USD	825.49	2.17	#DIV/0!	-0.27	1.00	-6.71	10.07	10.57	9.36	4.21	16.39	21.34
United States JP Morgan Bonds	USD	497.74	-NA-	14.76	6.39	6.33	7.66	7.58	2.88	0.03	9.00	5.32	5.89
Canada Real Estate **	CAD	3,988.06	5.43	5.80	12.56	6.64	1.33	35.65	16.59	5.87	26.23	16.16	23.20
Canada FTSE	CAD	799.84	2.62	#DIV/0!	4.28	5.31	-2.11	6.28	9.01	3.66	4.43	15.93	20.18
Canada JP Morgan Bonds	CAD	622.67	-NA-	17.53	6.59	5.55	7.28	7.03	2.84	0.32	7.72	4.09	4.84

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

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

Top 20 Constituents:

Company	Investment Focus	Sector	Country	Free Float Mkt Cap (EUR m) 30-Sep	Free Float Nth America (%) Weight 30-Sep
Simon Property Group *	Rental	Retail	US	19,698	8.35
Vornado Realty Trust *	Rental	Diversified	US	11,397	4.83
Equity Residential Props *	Rental	Residential	US	9,822	4.17
Public Storage *	Rental	Self Storage	US	9,072	3.85
Boston Properties *	Rental	Office	US	8,435	3.58
HCP *	Rental	Health Care	US	8,171	3.46
Host Hotels & Resorts *	Rental	Lodging/Resorts	US	6,928	2.94
Avalonbay Communities *	Rental	Residential	US	6,483	2.75
Ventas *	Rental	Health Care	US	5,912	2.51
Kimco Realty *	Rental	Retail	US	4,682	1.99
Health Care REIT *	Rental	Health Care	US	4,322	1.83
Brookfield Props	Rental	Office	CA	4,308	1.83
The Macerich Company *	Rental	Retail	US	4,092	1.74
Prologis *	Non-Rental	Industrial	US	4,083	1.73
Riocan Real Estate *	Rental	Retail	CA	3,980	1.69
Digital Realty Trust *	Rental	Specialty	US	3,946	1.67
Federal Realty Inv *	Rental	Retail	US	3,644	1.55
SL Green Realty *	Rental	Office	US	3,610	1.53
Nationwide Health Props *	Rental	Health Care	US	3,506	1.49
AMB Property *	Rental	Industrial	US	3,260	1.38

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	104	211,778	89.86%
EPRA/NAREIT Canada	20	23,899	10.14%
EPRA/NAREIT North America	**124**	**235,677**	**100.00%**

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

Top 20 Performance:

Stock	Investment Focus	Sector	Country	Price Return Sep-10	Dividend Return Sep-10	Total Return Sep-10
Orient Express Hotel	Rental	Lodging/Resorts	US	29.05	0.00	29.05
First Industrial Realty *	Rental	Industrial	US	19.29	0.00	19.29
Strategic Hotels & Resorts	Rental	Lodging/Resorts	US	18.77	0.00	18.77
Felcor Lodging Trust *	Rental	Lodging/Resorts	US	15.58	0.00	15.58
Innvest REIT *	Rental	Lodging/Resorts	CA	13.59	0.66	14.24
Hospitality Properties *	Rental	Lodging/Resorts	US	14.22	0.00	14.22
Forest City Enterprises	Rental	Diversified	US	13.84	0.00	13.84
Artis Real Estate Investment	Rental	Diversified	CA	12.99	0.74	13.73
Pennsylvania Real Estate *	Rental	Retail	US	13.38	0.00	13.38
Ashford Hospitality *	Rental	Lodging/Resorts	US	12.70	0.00	12.70
LaSalle Hotel Properties *	Rental	Lodging/Resorts	US	11.01	0.52	11.53
Brandywine Realty Trust *	Rental	Office	US	11.46	0.00	11.46
AMB Property *	Rental	Industrial	US	11.27	0.00	11.27
Dundee REIT *	Rental	Diversified	CA	10.46	0.72	11.18
Post Properties *	Rental	Residential	US	9.92	0.79	10.71
Corrections Corp of America	Rental	Specialty	US	10.62	0.00	10.62
Host Hotels & Resorts *	Rental	Lodging/Resorts	US	10.28	0.08	10.36
Hersha Hospitality Trust	Rental	Lodging/Resorts	US	9.28	1.05	10.34
Riocan Real Estate *	Rental	Retail	CA	9.77	0.55	10.32
Cedar Shopping Centers *	Rental	Retail	US	10.14	0.00	10.14

Bottom 20 Performance:

Stock	Investment Focus	Sector	Country	Price Return Sep-10	Dividend Return Sep-10	Total Return Sep-10
Colonial Properties *	Rental	Residential	US	2.08	0.00	2.08
Primaris Retail REIT *	Rental	Retail	CA	1.51	0.53	2.04
Tanger Factory *	Rental	Retail	US	1.99	0.00	1.99
Morguard REIT *	Rental	Diversified	CA	1.25	0.55	1.80
Parkway Properties *	Rental	Office	US	1.23	0.51	1.74
Entertainment Props *	Rental	Specialty	US	0.21	1.51	1.72
Saul Centers *	Rental	Retail	US	1.48	0.00	1.48
Alexandria Real Estate *	Rental	Office	US	0.91	0.50	1.41
PS Business Parks *	Rental	Office Mixed	US	0.53	0.78	1.32
First Potomac Realty Trust *	Rental	Industrial	US	1.15	0.00	1.15
Canadian REIT *	Rental	Diversified	CA	0.26	0.38	0.63
Nationwide Health Props *	Rental	Health Care	US	0.52	0.00	0.52
Sovran Self Storage *	Rental	Self Storage	US	0.34	0.00	0.34
Northern Property REIT*	Rental	Residential	CA	-0.27	0.50	0.22
Senior Housing Prop *	Rental	Health Care	US	0.00	0.00	0.00
Healthcare Realty Trust *	Rental	Health Care	US	-0.09	0.00	-0.09
Public Storage *	Rental	Self Storage	US	-1.00	0.82	-0.18
Urstadt Biddle Class A *	Rental	Retail	US	-1.53	1.32	-0.20
Avalonbay Communities *	Rental	Residential	US	-1.23	0.85	-0.38
Winthrop Realty Trust	Rental	Diversified	US	-9.78	1.19	-8.59

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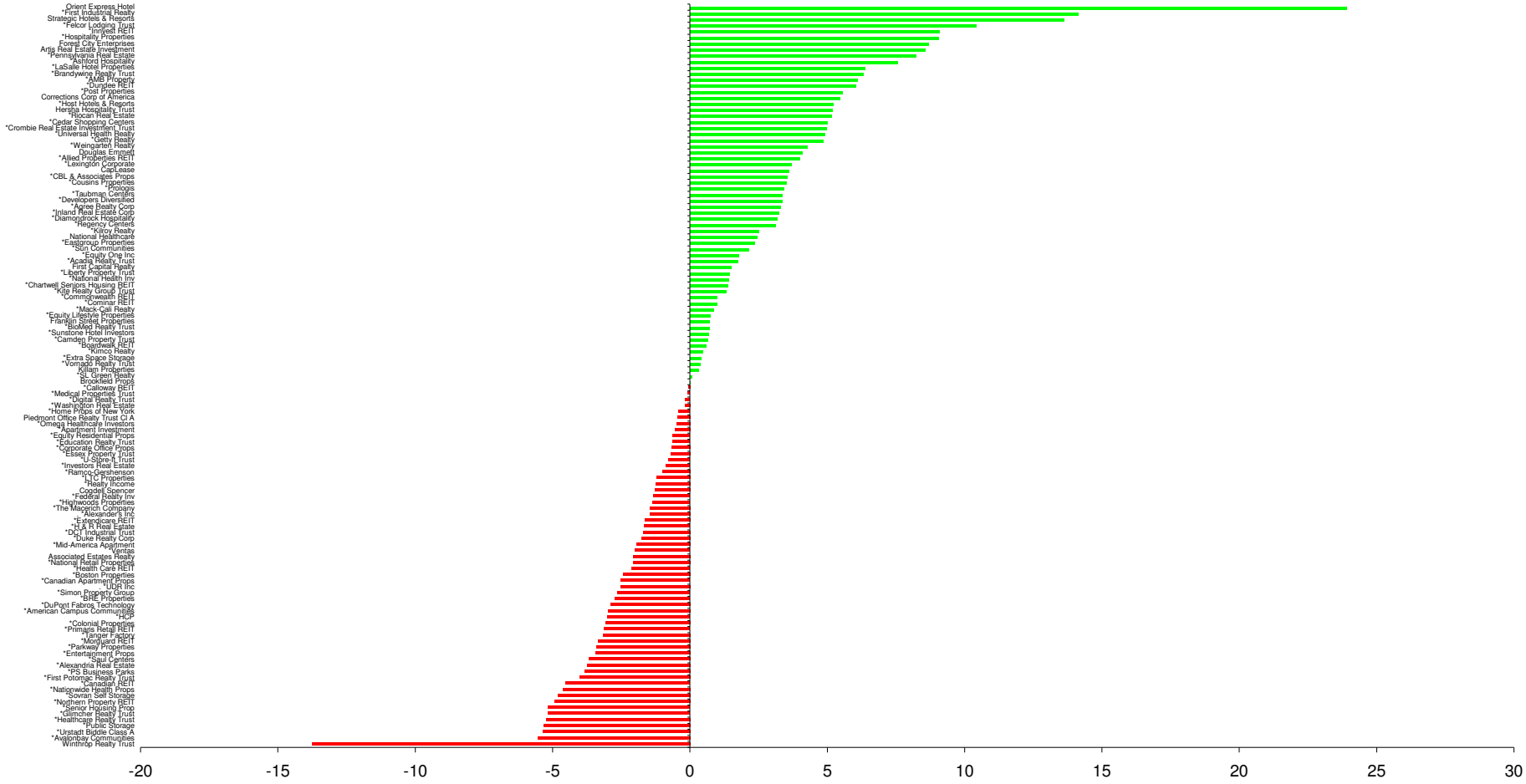
Graph 22: Total Return Performance relative to Regional Developed Index - North America



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Section 6

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

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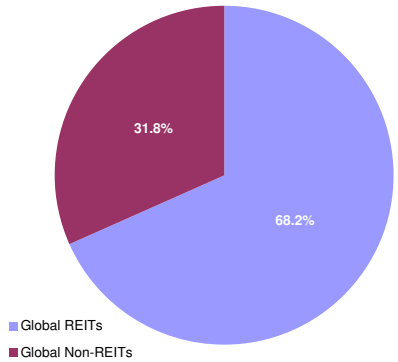
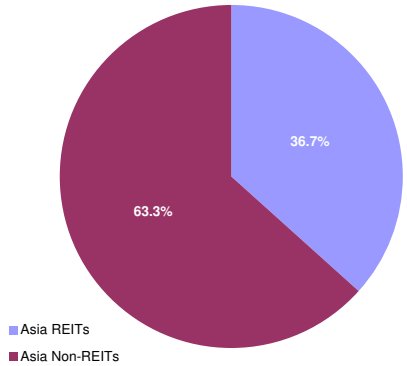
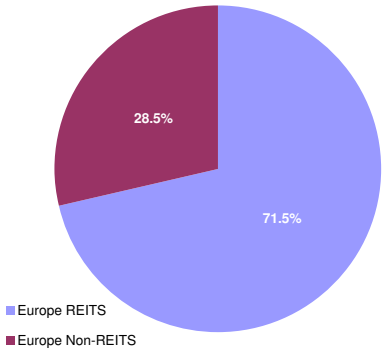
Graph 23: Global Developed Market Cap Breakdown REIT/Non-REIT



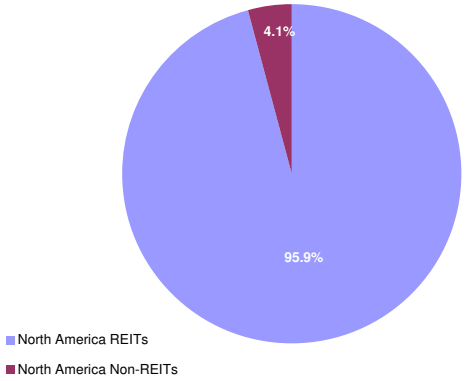
Graph 24: Asia Developed Market Cap Breakdown REIT/Non-REIT



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



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



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Global REITs	EUR	813.34	368,152.04	68.20	4.59	-NA-	-NA-	-NA-	-8.08	29.79	5.13	-0.55	21.17	-NA-	29.01
Global Non-REITs	EUR	961.68	171,648.50	31.80	1.99	-NA-	-NA-	-NA-	-9.31	20.79	8.80	4.97	15.23	-NA-	28.59
Global ex Asia REITs	EUR	804.22	289,098.54	89.10	4.12	-NA-	-NA-	-NA-	-6.18	33.19	4.74	-0.57	21.55	-NA-	32.42
Global ex Asia Non-REITs	EUR	638.17	35,370.55	10.90	2.59	-NA-	-NA-	-NA-	-16.40	22.01	12.18	6.97	20.62	-NA-	30.60
Global ex Europe REITs	EUR	848.49	305,113.48	94.03	4.54	-NA-	-NA-	-NA-	-7.41	34.01	3.29	-1.85	24.44	-NA-	30.75
Global ex Europe Non-REITs	EUR	1,042.61	146,544.90	45.16	1.85	-NA-	-NA-	-NA-	-7.87	20.85	7.78	4.40	14.42	-NA-	30.48
Global ex US REITs	EUR	700.97	160,664.37	49.52	5.69	-NA-	-NA-	-NA-	-11.10	19.71	10.16	2.44	16.40	-NA-	22.75
Global ex US Non-REITs	EUR	818.75	167,358.48	51.58	2.03	-NA-	-NA-	-NA-	-8.97	21.22	8.75	4.97	15.45	-NA-	28.90
Asia REITs	EUR	850.04	79,053.50	36.71	6.34	-NA-	-NA-	-NA-	-13.92	19.11	6.58	-0.47	19.86	-NA-	24.93
Asia Non-REITs	EUR	1,062.10	136,277.95	63.29	1.83	-NA-	-NA-	-NA-	-7.39	20.46	7.96	4.46	13.96	-NA-	31.26
Australia REITs Index	EUR	578.50	47,416.45	22.02	6.78	-NA-	-NA-	-NA-	-21.10	13.01	6.79	0.19	14.75	-NA-	-NA-
Hong Kong REITs Index	EUR	1,170.35	5,742.62	2.67	4.51	-NA-	-NA-	-NA-	16.08	49.80	5.88	-4.57	26.50	-NA-	-NA-
Hong Kong Non-REITs Index	EUR	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Japan REITs Index	EUR	797.29	15,300.62	7.11	6.55	-NA-	-NA-	-NA-	-7.83	15.36	2.12	-2.92	28.06	-NA-	-NA-
Japan Non-REITs Index	EUR	558.92	36,148.36	16.79	1.29	-NA-	-NA-	-NA-	-15.43	10.71	5.77	-0.30	10.97	-NA-	-NA-
New Zealand REITs Index	EUR	923.08	529.25	0.25	7.43	-NA-	-NA-	-NA-	-3.88	12.24	7.70	2.84	7.50	-NA-	-NA-
Singapore REITs Index	EUR	1,263.80	10,064.56	4.67	4.91	-NA-	-NA-	-NA-	1.86	49.38	13.58	2.79	31.74	-NA-	-NA-
Singapore Non-REITs Index	EUR	1,187.88	17,818.66	8.27	1.75	-NA-	-NA-	-NA-	-10.46	33.32	5.47	2.83	13.97	-NA-	-NA-

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Europe REITS	EUR	734.02	63,038.56	71.52	4.83	-NA-	-NA-	-NA-	-10.89	13.90	14.96	6.26	8.60	-NA-	25.94
Europe Non-REITS	EUR	605.50	25,103.60	28.48	2.78	-NA-	-NA-	-NA-	-17.05	20.20	15.24	8.45	20.10	-NA-	30.88
Austria Non-REITs Index	EUR	333.03	1,813.67	2.06	1.18	-NA-	-NA-	-NA-	-29.13	16.90	22.53	13.99	29.64	-NA-	-NA-
Belgium REITs Index	EUR	1,096.41	3,091.99	3.51	7.05	-NA-	-NA-	-NA-	0.87	9.50	8.54	4.27	5.76	-NA-	-NA-
Finland Non-REITs Index	EUR	943.05	1,496.08	1.70	2.69	-NA-	-NA-	-NA-	-8.89	24.85	35.94	17.49	26.61	-NA-	-NA-
France REITs Index	EUR	1,252.70	26,510.83	30.08	4.68	-NA-	-NA-	-NA-	-0.30	16.90	19.82	9.83	14.36	-NA-	-NA-
Germany REITs Index	EUR	882.39	285.32	0.32	4.91	-NA-	-NA-	-NA-	-1.82	37.19	30.64	19.60	44.14	-NA-	-NA-
Germany Non-REITs Index	EUR	452.36	2,992.00	3.39	3.95	-NA-	-NA-	-NA-	-20.14	5.99	16.87	10.24	12.65	-NA-	-NA-
Greece REITs Index	EUR	568.69	109.80	0.12	9.22	-NA-	-NA-	-NA-	-13.77	-21.74	8.30	1.35	-23.60	-NA-	-NA-
Greece Non-REITs Index	EUR	210.03	110.99	0.13	0.00	-NA-	-NA-	-NA-	-48.57	-49.38	14.78	-17.60	-47.47	-NA-	-NA-
Italy REITs Index	EUR	525.58	148.81	0.17	4.16	-NA-	-NA-	-NA-	-NA-	-6.76	9.36	5.53	-19.50	-NA-	-NA-
Italy Non-REITs Index	EUR	439.54	659.97	0.75	2.18	-NA-	-NA-	-NA-	-23.56	19.44	10.24	9.28	22.35	-NA-	-NA-
Netherlands REITs Index	EUR	1,129.42	9,179.18	10.41	6.14	-NA-	-NA-	-NA-	-0.42	17.95	23.41	10.61	14.16	-NA-	-NA-
Netherlands Non-REITs	EUR	731.13	626.21	0.71	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	5.99	-5.04	-NA-	-NA-	-NA-
Norway Non-REITs Index	EUR	160.68	633.00	0.72	0.00	-NA-	-NA-	-NA-	-44.40	10.43	17.59	10.75	-22.06	-NA-	-NA-
Sweden Non-REITs Index	EUR	1,116.14	6,160.81	6.99	3.85	-NA-	-NA-	-NA-	7.00	62.25	32.99	21.85	54.26	-NA-	-NA-
Switzerland Non-REITs Index	EUR	1,338.44	5,454.38	6.19	2.17	-NA-	-NA-	-NA-	15.32	40.97	11.07	1.76	39.57	-NA-	-NA-
Spain Non-REITs Spain	EUR	706.03	321.78	0.37	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	0.00	-NA-	-NA-	-NA-
UK REITs	EUR	239.17	23,712.63	26.90	0.00	-NA-	-NA-	-NA-	-23.76	10.06	7.92	1.18	1.59	-NA-	33.26
UK Non-REITs	EUR	183.79	4,834.72	5.49	0.00	-NA-	-NA-	-NA-	-31.04	-9.26	-0.76	-0.58	-7.13	-NA-	39.17
Israel Non-REITs	EUR	953.92	650.11	0.73	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	0.01	5.88	-NA-	-NA-	-NA-
Canada REITs Index	EUR	1,220.22	18,572.31	7.88	5.86	-NA-	-NA-	-NA-	4.90	52.44	10.32	2.56	35.16	-NA-	-NA-
Canada Non-REITs Index	EUR	676.11	5,326.81	2.26	3.91	-NA-	-NA-	-NA-	-9.38	51.25	2.13	1.99	36.72	-NA-	-NA-
United States REITs Index	EUR	694.10	207,487.67	88.04	3.74	-NA-	-NA-	-NA-	-5.28	39.56	1.52	-2.74	25.51	-NA-	-NA-
United States Non-REITs Index	EUR	558.21	4,290.02	1.82	0.20	-NA-	-NA-	-NA-	-18.97	7.23	10.66	5.23	7.60	-NA-	-NA-

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Global REITs	USD	934.57	502,603.50	68.20	4.59	-NA-	-NA-	-NA-	-9.33	21.21	17.17	6.83	15.29	-NA-	33.47
Global Non-REITs	USD	1,105.05	234,335.62	31.80	1.99	-NA-	-NA-	-NA-	-10.53	12.81	21.27	12.76	9.64	-NA-	35.22
Global ex Asia REITs	USD	924.06	394,679.17	89.10	4.12	-NA-	-NA-	-NA-	-7.45	24.39	16.74	6.81	15.66	-NA-	36.59
Global ex Asia Non-REITs	USD	733.32	48,288.10	10.90	2.59	-NA-	-NA-	-NA-	-17.53	13.95	25.03	14.91	14.77	-NA-	36.57
Global ex Europe REITs	USD	975.03	416,542.86	94.03	4.54	-NA-	-NA-	-NA-	-8.66	25.16	15.13	5.43	18.41	-NA-	34.73
Global ex Europe Non-REITs	USD	1,198.05	200,064.03	45.16	1.85	-NA-	-NA-	-NA-	-9.11	12.86	20.12	12.14	8.87	-NA-	36.63
Global ex US REITs	USD	954.77	219,340.02	49.52	5.69	-NA-	-NA-	-NA-	-12.30	11.80	22.78	10.03	10.76	-NA-	28.55
Global ex US Non-REITs	USD	1,115.19	228,478.86	51.58	2.03	-NA-	-NA-	-NA-	-10.21	13.21	21.21	12.75	9.86	-NA-	35.53
Asia REITs	USD	976.89	107,924.34	36.71	6.34	-NA-	-NA-	-NA-	-15.08	11.25	18.78	6.91	14.04	-NA-	29.66
Asia Non-REITs	USD	1,220.44	186,047.53	63.29	1.83	-NA-	-NA-	-NA-	-8.64	12.51	20.33	12.21	8.43	-NA-	37.39
Australia REITs Index	USD	787.95	64,733.24	22.02	6.78	-NA-	-NA-	-NA-	-22.17	5.55	19.02	7.62	9.18	-NA-	-NA-
Hong Kong REITs Index	USD	1,594.10	7,839.86	2.67	4.51	-NA-	-NA-	-NA-	14.51	39.91	18.00	2.51	20.37	-NA-	-NA-
Hong Kong Non-REITs Index	USD	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Japan REITs Index	USD	1,085.97	20,888.50	7.11	6.55	-NA-	-NA-	-NA-	-9.08	7.74	13.82	4.28	21.85	-NA-	-NA-
Japan Non-REITs Index	USD	761.28	49,349.97	16.79	1.29	-NA-	-NA-	-NA-	-16.58	3.40	17.88	7.09	5.59	-NA-	-NA-
New Zealand REITs Index	USD	1,257.29	722.53	0.25	7.43	-NA-	-NA-	-NA-	-5.18	4.83	20.04	10.46	2.29	-NA-	-NA-
Singapore REITs Index	USD	1,721.38	13,740.20	4.67	4.91	-NA-	-NA-	-NA-	0.48	39.52	26.59	10.42	25.35	-NA-	-NA-
Singapore Non-REITs Index	USD	1,617.98	24,326.15	8.27	1.75	-NA-	-NA-	-NA-	-11.68	24.52	17.56	10.46	8.45	-NA-	-NA-

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Europe REITS	USD	674.24	86,060.65	71.52	4.83	-NA-	-NA-	-NA-	-16.62	1.29	27.48	13.92	-1.21	-NA-	32.08
Europe Non-REITS	USD	600.31	34,271.59	28.48	2.78	-NA-	-NA-	-NA-	-21.17	8.87	28.17	16.47	11.13	-NA-	37.63
Austria Non-REITs Index	USD	382.66	2,476.04	2.06	1.18	-NA-	-NA-	-NA-	-30.09	9.18	36.57	22.44	23.35	-NA-	-NA-
Belgium REITs Index	USD	1,257.10	4,221.21	3.51	7.05	-NA-	-NA-	-NA-	-0.56	2.23	20.97	12.01	0.61	-NA-	-NA-
Finland Non-REITs Index	USD	1,083.83	2,042.45	1.70	2.69	-NA-	-NA-	-NA-	-10.13	16.59	51.51	26.20	20.46	-NA-	-NA-
France REITs Index	USD	1,438.36	36,192.76	30.08	4.68	-NA-	-NA-	-NA-	-1.67	9.13	33.55	17.98	8.77	-NA-	-NA-
Germany REITs Index	USD	1,015.15	389.52	0.32	4.91	-NA-	-NA-	-NA-	-3.11	28.15	45.60	28.47	37.18	-NA-	-NA-
Germany Non-REITs Index	USD	519.94	4,084.69	3.39	3.95	-NA-	-NA-	-NA-	-21.21	-1.00	30.26	18.42	7.19	-NA-	-NA-
Greece REITs Index	USD	655.01	149.90	0.12	9.22	-NA-	-NA-	-NA-	-14.87	-26.92	20.71	8.87	-27.32	-NA-	-NA-
Greece Non-REITs Index	USD	241.34	151.52	0.13	0.00	-NA-	-NA-	-NA-	-49.27	-52.72	27.93	-11.49	-50.01	-NA-	-NA-
Italy REITs Index	USD	603.42	203.16	0.17	4.16	-NA-	-NA-	-NA-	-NA-	-12.97	21.89	13.35	-23.45	-NA-	-NA-
Italy Non-REITs Index	USD	505.15	901.00	0.75	2.18	-NA-	-NA-	-NA-	-24.59	11.53	22.87	17.38	16.40	-NA-	-NA-
Netherlands REITs Index	USD	1,297.86	12,531.47	10.41	6.14	-NA-	-NA-	-NA-	-1.77	10.16	37.53	18.82	8.62	-NA-	-NA-
Netherlands Non-REITs	USD	840.15	854.90	0.71	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	18.13	2.00	-NA-	-NA-	-NA-
Norway Non-REITs Index	USD	218.86	864.17	0.72	0.00	-NA-	-NA-	-NA-	-45.15	3.15	31.06	18.96	-25.83	-NA-	-NA-
Sweden Non-REITs Index	USD	1,520.25	8,410.77	6.99	3.85	-NA-	-NA-	-NA-	5.55	51.53	48.22	30.88	46.78	-NA-	-NA-
Switzerland Non-REITs Index	USD	1,823.05	7,446.36	6.19	2.17	-NA-	-NA-	-NA-	13.76	31.66	23.79	9.31	32.81	-NA-	-NA-
Spain Non-REITs Spain	USD	811.28	439.29	0.37	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	7.42	-NA-	-NA-	-NA-
UK REITs	USD	325.76	32,372.63	26.90	0.00	-NA-	-NA-	-NA-	-24.80	2.80	20.28	8.68	-3.33	-NA-	36.71
UK Non-REITs	USD	250.34	6,600.39	5.49	0.00	-NA-	-NA-	-NA-	-31.98	-15.25	10.61	6.80	-11.62	-NA-	41.97
Israel Non-REITs	USD	1,030.63	887.54	0.73	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	11.47	13.73	-NA-	-NA-	-NA-
Canada REITs Index	USD	1,662.02	25,355.04	7.88	5.86	-NA-	-NA-	-NA-	3.48	42.37	22.95	10.17	28.61	-NA-	-NA-
Canada Non-REITs Index	USD	920.91	7,272.20	2.26	3.91	-NA-	-NA-	-NA-	-10.61	41.26	13.83	9.56	30.10	-NA-	-NA-
United States REITs Index	USD	945.41	283,263.48	88.04	3.74	-NA-	-NA-	-NA-	-6.56	30.35	13.15	4.47	19.43	-NA-	-NA-
United States Non-REITs Index	USD	760.32	5,856.76	1.82	0.20	-NA-	-NA-	-NA-	-20.06	0.15	23.33	13.03	2.38	-NA-	-NA-

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Global REITs	GBP	955.81	318,952.18	68.20	4.59	-NA-	-NA-	-NA-	-1.22	23.02	11.24	4.19	18.15	-NA-	31.14
Global Non-REITs	GBP	1,130.16	148,709.39	31.80	1.99	-NA-	-NA-	-NA-	-2.54	14.50	15.13	9.97	12.36	-NA-	29.87
Global ex Asia REITs	GBP	945.05	250,463.40	89.10	4.12	-NA-	-NA-	-NA-	0.82	26.25	10.83	4.17	18.52	-NA-	34.59
Global ex Asia Non-REITs	GBP	749.98	30,643.63	10.90	2.59	-NA-	-NA-	-NA-	-10.16	15.66	18.71	12.07	17.62	-NA-	33.68
Global ex Europe REITs	GBP	997.19	264,338.10	94.03	4.54	-NA-	-NA-	-NA-	-0.49	27.03	9.31	2.83	21.35	-NA-	32.90
Global ex Europe Non-REITs	GBP	1,225.28	126,960.63	45.16	1.85	-NA-	-NA-	-NA-	-0.99	14.55	14.05	9.37	11.57	-NA-	31.28
Global ex US REITs	GBP	976.46	139,193.18	49.52	5.69	-NA-	-NA-	-NA-	-4.46	13.47	16.57	7.32	13.51	-NA-	24.37
Global ex US Non-REITs	GBP	1,140.53	144,992.69	51.58	2.03	-NA-	-NA-	-NA-	-2.18	14.90	15.08	9.97	12.58	-NA-	30.16
Asia REITs	GBP	999.09	68,488.78	36.71	6.34	-NA-	-NA-	-NA-	-7.49	12.91	12.78	4.27	16.87	-NA-	26.66
Asia Non-REITs	GBP	1,248.17	118,065.76	63.29	1.83	-NA-	-NA-	-NA-	-0.47	14.19	14.24	9.44	11.12	-NA-	32.03
Australia REITs Index	GBP	805.85	41,079.71	22.02	6.78	-NA-	-NA-	-NA-	-15.21	7.12	13.01	4.96	11.89	-NA-	-NA-
Hong Kong REITs Index	GBP	1,630.32	4,975.18	2.67	4.51	-NA-	-NA-	-NA-	24.75	42.00	12.04	-0.02	23.35	-NA-	-NA-
Hong Kong Non-REITs Index	GBP	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Japan REITs Index	GBP	1,110.65	13,255.84	7.11	6.55	-NA-	-NA-	-NA-	-0.95	9.35	8.06	1.71	24.87	-NA-	-NA-
Japan Non-REITs Index	GBP	778.58	31,317.49	16.79	1.29	-NA-	-NA-	-NA-	-9.12	4.95	11.92	4.45	8.21	-NA-	-NA-
New Zealand REITs Index	GBP	1,285.86	458.52	0.25	7.43	-NA-	-NA-	-NA-	3.30	6.40	13.97	7.74	4.83	-NA-	-NA-
Singapore REITs Index	GBP	1,760.49	8,719.53	4.67	4.91	-NA-	-NA-	-NA-	9.47	41.60	20.19	7.69	28.46	-NA-	-NA-
Singapore Non-REITs Index	GBP	1,654.74	15,437.38	8.27	1.75	-NA-	-NA-	-NA-	-3.78	26.38	11.61	7.73	11.13	-NA-	-NA-

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Europe REITS	GBP	862.33	54,614.09	71.52	4.83	-NA-	-NA-	-NA-	-4.25	7.95	21.65	11.33	5.87	-NA-	27.85
Europe Non-REITS	GBP	711.56	21,748.75	28.48	2.78	-NA-	-NA-	-NA-	-10.85	13.94	21.94	13.62	17.11	-NA-	34.92
Austria Non-REITs Index	GBP	391.36	1,571.29	2.06	1.18	-NA-	-NA-	-NA-	-23.84	10.81	29.66	19.42	26.41	-NA-	-NA-
Belgium REITs Index	GBP	1,285.67	2,678.78	3.51	7.05	-NA-	-NA-	-NA-	8.33	3.76	14.85	9.24	3.10	-NA-	-NA-
Finland Non-REITs Index	GBP	1,108.46	1,296.14	1.70	2.69	-NA-	-NA-	-NA-	-2.09	18.33	43.85	23.09	23.44	-NA-	-NA-
France REITs Index	GBP	1,471.05	22,967.92	30.08	4.68	-NA-	-NA-	-NA-	7.12	10.76	26.79	15.07	11.46	-NA-	-NA-
Germany REITs Index	GBP	1,038.22	247.19	0.32	4.91	-NA-	-NA-	-NA-	5.55	30.07	38.24	25.30	40.58	-NA-	-NA-
Germany Non-REITs Index	GBP	531.75	2,592.15	3.39	3.95	-NA-	-NA-	-NA-	-14.17	0.48	23.67	15.49	9.85	-NA-	-NA-
Greece REITs Index	GBP	669.89	95.13	0.12	9.22	-NA-	-NA-	-NA-	-7.26	-25.82	14.60	6.18	-25.52	-NA-	-NA-
Greece Non-REITs Index	GBP	246.82	96.16	0.13	0.00	-NA-	-NA-	-NA-	-44.73	-52.01	21.45	-13.68	-48.78	-NA-	-NA-
Italy REITs Index	GBP	617.13	128.92	0.17	4.16	-NA-	-NA-	-NA-	-NA-	-11.67	15.73	10.56	-21.55	-NA-	-NA-
Italy Non-REITs Index	GBP	516.62	571.77	0.75	2.18	-NA-	-NA-	-NA-	-17.85	13.20	16.65	14.48	19.28	-NA-	-NA-
Netherlands REITs Index	GBP	1,327.35	7,952.47	10.41	6.14	-NA-	-NA-	-NA-	7.01	11.81	30.58	15.89	11.31	-NA-	-NA-
Netherlands Non-REITs	GBP	859.25	542.52	0.71	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	12.15	-0.52	-NA-	-NA-	-NA-
Norway Non-REITs Index	GBP	223.83	548.40	0.72	0.00	-NA-	-NA-	-NA-	-40.25	4.69	24.43	16.02	-24.00	-NA-	-NA-
Sweden Non-REITs Index	GBP	1,554.80	5,337.47	6.99	3.85	-NA-	-NA-	-NA-	14.99	53.80	40.72	27.65	50.42	-NA-	-NA-
Switzerland Non-REITs Index	GBP	1,864.47	4,725.46	6.19	2.17	-NA-	-NA-	-NA-	23.93	33.63	17.53	6.61	36.10	-NA-	-NA-
Spain Non-REITs Spain	GBP	829.72	278.78	0.37	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	4.76	-NA-	-NA-	-NA-
UK REITs	GBP	404.62	20,543.67	26.90	0.00	-NA-	-NA-	-NA-	-18.07	4.32	14.19	5.99	-0.94	-NA-	32.33
UK Non-REITs	GBP	310.99	4,188.61	5.49	0.00	-NA-	-NA-	-NA-	-25.89	-13.98	5.01	4.16	-9.44	-NA-	37.51
Israel Non-REITs	GBP	899.82	563.23	0.73	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	5.83	10.92	-NA-	-NA-	-NA-
Canada REITs Index	GBP	1,699.79	16,090.31	7.88	5.86	-NA-	-NA-	-NA-	12.73	44.50	16.74	7.45	31.80	-NA-	-NA-
Canada Non-REITs Index	GBP	941.84	4,614.94	2.26	3.91	-NA-	-NA-	-NA-	-2.62	43.38	8.07	6.85	33.32	-NA-	-NA-
United States REITs Index	GBP	966.89	179,759.01	88.04	3.74	-NA-	-NA-	-NA-	1.80	32.30	7.43	1.89	22.39	-NA-	-NA-
United States Non-REITs Index	GBP	777.60	3,716.70	1.82	0.20	-NA-	-NA-	-NA-	-12.92	1.65	17.10	10.24	4.92	-NA-	-NA-

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Global REITs	JPY	762.78	41,987,496.70	68.20	4.59	-NA-	-NA-	-NA-	-18.49	13.09	10.62	6.28	3.46	-NA-	35.75
Global Non-REITs	JPY	901.92	19,576,398.05	31.80	1.99	-NA-	-NA-	-NA-	-19.58	5.26	14.48	12.18	-1.61	-NA-	38.10
Global ex Asia REITs	JPY	754.19	32,971,497.69	89.10	4.12	-NA-	-NA-	-NA-	-16.81	16.06	10.20	6.26	3.79	-NA-	38.62
Global ex Asia Non-REITs	JPY	598.52	4,033,987.47	10.90	2.59	-NA-	-NA-	-NA-	-25.87	6.32	18.04	14.32	2.99	-NA-	38.61
Global ex Europe REITs	JPY	795.80	34,797,990.20	94.03	4.54	-NA-	-NA-	-NA-	-17.90	16.78	8.69	4.89	6.26	-NA-	36.98
Global ex Europe Non-REITs	JPY	977.83	16,713,349.13	45.16	1.85	-NA-	-NA-	-NA-	-18.30	5.31	13.41	11.57	-2.30	-NA-	39.67
Global ex US REITs	JPY	779.26	18,323,665.25	49.52	5.69	-NA-	-NA-	-NA-	-21.17	4.32	15.91	9.47	-0.61	-NA-	31.18
Global ex US Non-REITs	JPY	910.20	19,087,124.02	51.58	2.03	-NA-	-NA-	-NA-	-19.28	5.63	14.43	12.17	-1.42	-NA-	38.38
Asia REITs	JPY	797.32	9,015,999.01	36.71	6.34	-NA-	-NA-	-NA-	-23.67	3.80	12.14	6.36	2.34	-NA-	32.04
Asia Non-REITs	JPY	996.10	15,542,410.58	63.29	1.83	-NA-	-NA-	-NA-	-17.88	4.97	13.60	11.64	-2.70	-NA-	40.33
Australia REITs Index	JPY	643.11	5,407,814.61	22.02	6.78	-NA-	-NA-	-NA-	-30.04	-1.52	12.37	7.07	-2.02	-NA-	-NA-
Hong Kong REITs Index	JPY	1,301.07	654,942.20	2.67	4.51	-NA-	-NA-	-NA-	2.94	30.54	11.40	1.98	8.01	-NA-	-NA-
Hong Kong Non-REITs Index	JPY	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Japan REITs Index	JPY	761.81	1,745,025.26	7.11	6.55	-NA-	-NA-	-NA-	-18.26	0.52	7.45	3.74	9.34	-NA-	-NA-
Japan Non-REITs Index	JPY	533.95	4,122,696.31	16.79	1.29	-NA-	-NA-	-NA-	-25.01	-3.52	11.29	6.54	-5.24	-NA-	-NA-
New Zealand REITs Index	JPY	1,026.18	60,360.56	0.25	7.43	-NA-	-NA-	-NA-	-14.77	-2.19	13.32	9.90	-8.20	-NA-	-NA-
Singapore REITs Index	JPY	1,404.95	1,147,856.38	4.67	4.91	-NA-	-NA-	-NA-	-9.68	30.17	19.51	9.85	12.49	-NA-	-NA-
Singapore Non-REITs Index	JPY	1,320.56	2,032,206.68	8.27	1.75	-NA-	-NA-	-NA-	-20.60	16.18	10.98	9.89	-2.68	-NA-	-NA-

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Europe REITS	JPY	688.18	7,189,506.50	71.52	4.83	-NA-	-NA-	-NA-	-20.99	-0.77	20.96	13.56	-7.29	-NA-	34.49
Europe Non-REITS	JPY	567.85	2,863,048.92	28.48	2.78	-NA-	-NA-	-NA-	-26.44	4.74	21.26	15.89	2.55	-NA-	39.31
Austria Non-REITs Index	JPY	312.32	206,848.22	2.06	1.18	-NA-	-NA-	-NA-	-37.16	1.87	28.92	21.81	10.69	-NA-	-NA-
Belgium REITs Index	JPY	1,026.02	352,639.78	3.51	7.05	-NA-	-NA-	-NA-	-10.61	-4.61	14.20	11.43	-9.72	-NA-	-NA-
Finland Non-REITs Index	JPY	884.60	170,626.69	1.70	2.69	-NA-	-NA-	-NA-	-19.21	8.78	43.03	25.56	8.09	-NA-	-NA-
France REITs Index	JPY	1,173.96	3,023,542.79	30.08	4.68	-NA-	-NA-	-NA-	-11.61	1.82	26.08	17.37	-2.40	-NA-	-NA-
Germany REITs Index	JPY	828.55	32,540.56	0.32	4.91	-NA-	-NA-	-NA-	-12.90	19.57	37.46	27.81	23.10	-NA-	-NA-
Germany Non-REITs Index	JPY	424.36	341,235.21	3.39	3.95	-NA-	-NA-	-NA-	-29.18	-7.63	22.97	17.81	-3.81	-NA-	-NA-
Greece REITs Index	JPY	534.60	12,522.62	0.12	9.22	-NA-	-NA-	-NA-	-23.48	-31.81	13.96	8.31	-34.78	-NA-	-NA-
Greece Non-REITs Index	JPY	196.98	12,658.32	0.13	0.00	-NA-	-NA-	-NA-	-54.40	-55.89	20.77	-11.94	-55.14	-NA-	-NA-
Italy REITs Index	JPY	492.50	16,971.77	0.17	4.16	-NA-	-NA-	-NA-	-NA-	-18.80	15.07	12.77	-31.31	-NA-	-NA-
Italy Non-REITs Index	JPY	412.29	75,269.58	0.75	2.18	-NA-	-NA-	-NA-	-32.21	4.07	15.99	16.78	4.45	-NA-	-NA-
Netherlands REITs Index	JPY	1,059.29	1,046,879.25	10.41	6.14	-NA-	-NA-	-NA-	-11.70	2.78	29.84	18.21	-2.53	-NA-	-NA-
Netherlands Non-REITs	JPY	685.72	71,418.46	0.71	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	11.52	1.48	-NA-	-NA-	-NA-
Norway Non-REITs Index	JPY	178.63	72,192.84	0.72	0.00	-NA-	-NA-	-NA-	-50.70	-3.76	23.73	18.35	-33.44	-NA-	-NA-
Sweden Non-REITs Index	JPY	1,240.80	702,635.76	6.99	3.85	-NA-	-NA-	-NA-	-5.12	41.39	39.93	30.21	31.72	-NA-	-NA-
Switzerland Non-REITs Index	JPY	1,487.93	622,068.79	6.19	2.17	-NA-	-NA-	-NA-	2.26	22.84	16.86	8.75	19.18	-NA-	-NA-
Spain Non-REITs Spain	JPY	662.15	36,698.63	0.37	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	6.87	-NA-	-NA-	-NA-
UK REITs	JPY	265.88	2,704,409.74	26.90	0.00	-NA-	-NA-	-NA-	-32.40	-4.08	13.55	8.12	-13.25	-NA-	39.69
UK Non-REITs	JPY	204.32	551,396.44	5.49	0.00	-NA-	-NA-	-NA-	-38.85	-20.92	4.42	6.25	-20.70	-NA-	43.78
Israel Non-REITs	JPY	870.87	74,144.90	0.73	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	5.23	13.15	-NA-	-NA-	-NA-
Canada REITs Index	JPY	1,356.51	2,118,159.74	7.88	5.86	-NA-	-NA-	-NA-	-6.98	32.84	16.08	9.60	15.41	-NA-	-NA-
Canada Non-REITs Index	JPY	751.63	607,519.62	2.26	3.91	-NA-	-NA-	-NA-	-19.65	31.80	7.46	9.00	16.75	-NA-	-NA-
United States REITs Index	JPY	771.62	23,663,831.45	88.04	3.74	-NA-	-NA-	-NA-	-16.00	21.62	6.82	3.93	7.17	-NA-	-NA-
United States Non-REITs Index	JPY	620.56	489,274.03	1.82	0.20	-NA-	-NA-	-NA-	-28.14	-6.55	16.43	12.45	-8.12	-NA-	-NA-

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Global REITs	AUD	631.60	519,083.87	96.16	4.59	-NA-	-NA-	-NA-	-NA-	10.48	2.21	-1.80	7.09	-NA-	-NA-
Global Non-REITs	AUD	746.82	242,019.49	44.83	1.99	-NA-	-NA-	-NA-	-NA-	2.83	5.79	3.65	1.84	-NA-	-NA-
Global ex Asia REITs	AUD	624.50	407,620.70	125.63	4.12	-NA-	-NA-	-NA-	-NA-	13.38	1.83	-1.82	7.43	-NA-	-NA-
Global ex Asia Non-REITs	AUD	495.59	49,871.46	15.37	2.59	-NA-	-NA-	-NA-	-NA-	3.87	9.07	5.63	6.61	-NA-	-NA-
Global ex Europe REITs	AUD	658.95	430,201.30	132.59	4.54	-NA-	-NA-	-NA-	-NA-	14.08	0.43	-3.09	9.98	-NA-	-NA-
Global ex Europe Non-REITs	AUD	809.67	206,624.13	63.68	1.85	-NA-	-NA-	-NA-	-NA-	2.88	4.79	3.08	1.12	-NA-	-NA-
Global ex US REITs	AUD	645.25	226,532.18	69.82	5.69	-NA-	-NA-	-NA-	-NA-	1.91	7.11	1.15	2.88	-NA-	-NA-
Global ex US Non-REITs	AUD	753.67	235,970.68	72.73	2.03	-NA-	-NA-	-NA-	-NA-	3.19	5.74	3.64	2.04	-NA-	-NA-
Asia REITs	AUD	660.20	111,463.17	51.76	6.34	-NA-	-NA-	-NA-	-NA-	1.40	3.62	-1.72	5.93	-NA-	-NA-
Asia Non-REITs	AUD	824.80	192,148.03	89.23	1.83	-NA-	-NA-	-NA-	-NA-	2.55	4.97	3.15	0.71	-NA-	-NA-
Australia REITs Index	AUD	594.22	66,855.84	31.05	6.78	-NA-	-NA-	-NA-	-NA-	-3.82	3.84	-1.07	1.40	-NA-	-NA-
Hong Kong REITs Index	AUD	1,077.33	8,096.93	3.76	4.51	-NA-	-NA-	-NA-	-NA-	27.53	2.94	-5.77	11.80	-NA-	-NA-
Hong Kong Non-REITs Index	AUD	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Japan REITs Index	AUD	733.92	21,573.43	10.02	6.55	-NA-	-NA-	-NA-	-NA-	-1.79	-0.71	-4.14	13.18	-NA-	-NA-
Japan Non-REITs Index	AUD	514.49	50,968.15	23.67	1.29	-NA-	-NA-	-NA-	-NA-	-5.75	2.83	-1.56	-1.92	-NA-	-NA-
New Zealand REITs Index	AUD	849.70	746.23	0.35	7.43	-NA-	-NA-	-NA-	-NA-	-4.45	4.72	1.54	-4.99	-NA-	-NA-
Singapore REITs Index	AUD	1,163.34	14,190.74	6.59	4.91	-NA-	-NA-	-NA-	-NA-	27.17	10.43	1.50	16.43	-NA-	-NA-
Singapore Non-REITs Index	AUD	1,093.46	25,123.81	11.67	1.75	-NA-	-NA-	-NA-	-NA-	13.50	2.55	1.54	0.73	-NA-	-NA-

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

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

Gross Total Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
Europe REITS	AUD	569.83	88,882.58	100.84	4.83	-NA-	-NA-	-NA-	-NA-	-3.06	11.77	4.93	-4.04	-NA-	-NA-
Europe Non-REITS	AUD	470.20	35,395.36	40.16	2.78	-NA-	-NA-	-NA-	-NA-	2.32	12.04	7.08	6.15	-NA-	-NA-
Austria Non-REITs Index	AUD	258.61	2,557.23	2.90	1.18	-NA-	-NA-	-NA-	-NA-	-0.48	19.13	12.55	14.58	-NA-	-NA-
Belgium REITs Index	AUD	849.58	4,359.62	4.95	7.05	-NA-	-NA-	-NA-	-NA-	-6.82	5.53	2.96	-6.55	-NA-	-NA-
Finland Non-REITs Index	AUD	732.48	2,109.43	2.39	2.69	-NA-	-NA-	-NA-	-NA-	6.27	32.17	16.01	11.89	-NA-	-NA-
France REITs Index	AUD	972.07	37,379.52	42.41	4.68	-NA-	-NA-	-NA-	-NA-	-0.53	16.50	8.45	1.03	-NA-	-NA-
Germany REITs Index	AUD	686.06	402.29	0.46	4.91	-NA-	-NA-	-NA-	-NA-	16.81	27.02	18.09	27.42	-NA-	-NA-
Germany Non-REITs Index	AUD	351.38	4,218.63	4.79	3.95	-NA-	-NA-	-NA-	-NA-	-9.77	13.63	8.85	-0.44	-NA-	-NA-
Greece REITs Index	AUD	442.67	154.81	0.18	9.22	-NA-	-NA-	-NA-	-NA-	-33.39	5.30	0.07	-32.49	-NA-	-NA-
Greece Non-REITs Index	AUD	163.10	156.49	0.18	0.00	-NA-	-NA-	-NA-	-NA-	-56.91	11.60	-18.64	-53.57	-NA-	-NA-
Italy REITs	AUD	407.80	209.82	0.24	4.16	-NA-	-NA-	-NA-	-NA-	-20.68	6.33	4.20	-28.90	-NA-	-NA-
Italy Non-REITs Index	AUD	341.39	930.54	1.06	2.18	-NA-	-NA-	-NA-	-NA-	1.66	7.18	7.90	8.11	-NA-	-NA-
Netherlands REITs Index	AUD	877.12	12,942.38	14.68	6.14	-NA-	-NA-	-NA-	-NA-	0.41	19.98	9.22	0.89	-NA-	-NA-
Netherlands Non-REITs	AUD	567.79	882.93	0.71	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	3.05	-6.24	-NA-	-NA-	-NA-
Norway Non-REITs Index	AUD	147.91	892.51	1.01	0.00	-NA-	-NA-	-NA-	-NA-	-5.98	14.33	9.35	-31.11	-NA-	-NA-
Sweden Non-REITs Index	AUD	1,027.42	8,686.56	9.86	3.85	-NA-	-NA-	-NA-	-NA-	38.12	29.30	20.31	36.34	-NA-	-NA-
Switzerland Non-REITs Index	AUD	1,232.05	7,690.52	8.73	2.17	-NA-	-NA-	-NA-	-NA-	20.00	7.99	0.48	23.36	-NA-	-NA-
Spain Non-REITs Spain	AUD	548.28	453.70	0.37	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-1.26	-NA-	-NA-	-NA-
UK REITs	AUD	220.16	33,434.13	37.93	0.00	-NA-	-NA-	-NA-	-NA-	-6.30	4.92	-0.10	-10.21	-NA-	-NA-
UK Non-REITs	AUD	169.18	6,816.82	7.73	0.00	-NA-	-NA-	-NA-	-NA-	-22.75	-3.51	-1.83	-17.91	-NA-	-NA-
Israel Non-REITs	AUD	671.81	916.64	0.73	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-2.76	4.54	-NA-	-NA-	-NA-
Canada REITs Index	AUD	1,123.23	26,186.43	11.11	5.86	-NA-	-NA-	-NA-	-NA-	29.77	7.26	1.27	19.46	-NA-	-NA-
Canada Non-REITs Index	AUD	622.37	7,510.66	3.19	3.91	-NA-	-NA-	-NA-	-NA-	28.76	-0.70	0.71	20.84	-NA-	-NA-
United States REITs Index	AUD	638.93	292,551.69	124.13	3.74	-NA-	-NA-	-NA-	-NA-	18.81	-1.29	-3.97	10.93	-NA-	-NA-
United States Non-REITs Index	AUD	513.84	6,048.81	2.57	0.20	-NA-	-NA-	-NA-	-NA-	-8.71	7.59	3.90	-4.90	-NA-	-NA-

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Global REITs	EUR	643.53	368,152.04	68.20	0.00	-NA-	-NA-	-NA-	-13.04	23.90	4.11	-0.88	16.88	-NA-	28.83
Global Non-REITs	EUR	871.83	171,648.50	31.80	0.00	-NA-	-NA-	-NA-	-11.45	18.12	8.37	4.68	13.31	-NA-	28.47
Global ex Asia REITs	EUR	644.76	289,098.54	53.56	0.00	-NA-	-NA-	-NA-	-10.96	27.68	3.82	-0.93	17.58	-NA-	32.16
Global ex Asia Non-REITs	EUR	558.89	35,370.55	6.55	0.00	-NA-	-NA-	-NA-	-19.14	18.63	11.82	6.92	17.73	-NA-	30.35
Global ex Europe REITs	EUR	669.38	305,113.48	56.52	0.00	-NA-	-NA-	-NA-	-12.47	27.92	2.20	-2.21	20.22	-NA-	30.70
Global ex Europe Non-REITs	EUR	956.40	146,544.90	27.15	0.00	-NA-	-NA-	-NA-	-9.84	18.32	7.32	4.06	12.69	-NA-	30.39
Global ex US REITs	EUR	539.80	160,664.37	29.76	0.00	-NA-	-NA-	-NA-	-16.43	13.19	9.04	2.18	11.24	-NA-	22.53
Global ex US Non-REITs	EUR	740.06	167,358.48	31.00	0.00	-NA-	-NA-	-NA-	-11.19	18.47	8.31	4.66	13.48	-NA-	28.77
Asia REITs	EUR	642.67	79,053.50	36.71	0.00	-NA-	-NA-	-NA-	-19.49	12.08	5.19	-0.71	14.52	-NA-	24.84
Asia Non-REITs	EUR	973.73	136,277.95	63.29	0.00	-NA-	-NA-	-NA-	-9.37	17.98	7.51	4.10	12.26	-NA-	31.16
Australia REITs Index	EUR	425.10	47,416.45	22.02	0.00	-NA-	-NA-	-NA-	-26.64	6.19	5.32	0.02	9.40	-NA-	-NA-
Hong Kong REITs Index	EUR	934.95	5,742.62	2.67	0.00	-NA-	-NA-	-NA-	9.90	42.20	5.41	-4.99	22.65	-NA-	-NA-
Hong Kong Non-REITs Index	EUR	-NA-	-NA-	-NA-	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Japan REITs Index	EUR	642.16	15,300.62	7.11	0.00	-NA-	-NA-	-NA-	-12.86	8.26	0.86	-3.46	22.40	-NA-	-NA-
Japan Non-REITs Index	EUR	534.47	36,148.36	16.79	0.00	-NA-	-NA-	-NA-	-16.43	9.35	5.13	-0.89	9.65	-NA-	-NA-
New Zealand REITs Index	EUR	674.71	529.25	0.25	0.00	-NA-	-NA-	-NA-	-10.94	3.73	7.70	2.84	3.17	-NA-	-NA-
Singapore REITs Index	EUR	955.77	10,064.56	4.67	0.00	-NA-	-NA-	-NA-	-5.10	41.26	11.76	2.79	26.10	-NA-	-NA-
Singapore Non-REITs Index	EUR	1,084.29	17,818.66	8.27	0.00	-NA-	-NA-	-NA-	-12.51	30.77	5.47	2.83	11.94	-NA-	-NA-

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Europe REITS	EUR	1,072.91	63,038.56	71.52	0.00	-NA-	-NA-	-NA-	-15.47	8.45	14.38	6.06	3.82	-NA-	25.47
Europe Non-REITS	EUR	1,183.44	25,103.60	28.48	0.00	-NA-	-NA-	-NA-	-20.09	16.57	14.99	8.43	16.79	-NA-	30.65
Austria Non-REITs Index	EUR	321.34	1,813.67	2.06	0.00	-NA-	-NA-	-NA-	-29.95	15.37	22.53	13.99	27.95	-NA-	-NA-
Belgium REITs Index	EUR	805.98	3,091.99	3.51	0.00	-NA-	-NA-	-NA-	-5.82	4.21	8.54	4.27	1.35	-NA-	-NA-
Finland Non-REITs Index	EUR	804.56	1,496.08	1.70	0.00	-NA-	-NA-	-NA-	-11.66	21.03	35.94	17.49	22.73	-NA-	-NA-
France REITs Index	EUR	1,003.45	26,510.83	30.08	0.00	-NA-	-NA-	-NA-	-5.72	10.85	19.77	9.83	8.44	-NA-	-NA-
Germany REITs Index	EUR	697.92	285.32	0.32	0.00	-NA-	-NA-	-NA-	-7.80	29.31	30.64	19.60	35.87	-NA-	-NA-
Germany Non-REITs Index	EUR	373.76	2,992.00	3.39	0.00	-NA-	-NA-	-NA-	-23.92	1.29	16.08	10.24	8.44	-NA-	-NA-
Greece REITs Index	EUR	440.27	109.80	0.12	0.00	-NA-	-NA-	-NA-	-19.41	-27.36	8.30	1.35	-27.71	-NA-	-NA-
Greece Non-REITs Index	EUR	205.38	110.99	0.13	0.00	-NA-	-NA-	-NA-	-48.57	-49.38	14.78	-17.60	-47.47	-NA-	-NA-
Italy REITs Index	EUR	438.35	148.81	0.17	0.00	-NA-	-NA-	-NA-	-NA-	-10.62	9.36	5.52	-22.84	-NA-	-NA-
Italy Non-REITs Index	EUR	395.28	659.97	0.75	0.00	-NA-	-NA-	-NA-	-25.22	16.98	10.24	9.28	19.83	-NA-	-NA-
Netherlands REITs Index	EUR	846.18	9,179.18	10.41	0.00	-NA-	-NA-	-NA-	-7.08	10.51	22.82	10.61	8.01	-NA-	-NA-
Netherlands Non-REITs Index	EUR	674.05	626.21	0.71	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	5.99	-5.04	-NA-	-NA-	-NA-
Norway Non-REITs Index	EUR	137.06	633.00	0.72	0.00	-NA-	-NA-	-NA-	-46.60	10.43	17.60	10.75	-22.05	-NA-	-NA-
Sweden Non-REITs Index	EUR	866.85	6,160.81	6.99	0.00	-NA-	-NA-	-NA-	1.15	54.49	32.99	21.85	46.89	-NA-	-NA-
Switzerland Non-REITs Index	EUR	1,166.07	5,454.38	6.19	0.00	-NA-	-NA-	-NA-	11.35	37.71	11.07	1.76	36.36	-NA-	-NA-
Spain Non-REITs	EUR	642.74	321.78	0.37	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	0.00	-NA-	-NA-	-NA-
UK REITs	EUR	205.16	23,712.63	26.90	0.00	-NA-	-NA-	-NA-	-27.03	5.68	6.77	0.67	-1.88	-NA-	33.25
UK Non-REITs	EUR	160.74	4,834.72	5.49	0.00	-NA-	-NA-	-NA-	-33.68	-11.64	-1.37	-0.65	-8.79	-NA-	39.21
Israel Non-REITs	EUR	869.15	650.11	13.25	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	0.01	5.88	-NA-	-NA-	-NA-
Canada REITs Index	EUR	882.83	18,572.31	77.71	0.00	-NA-	-NA-	-NA-	-2.94	42.62	8.63	2.06	28.73	-NA-	-NA-
Canada Non-REITs Index	EUR	562.16	5,326.81	22.29	0.00	-NA-	-NA-	-NA-	-13.86	44.34	1.05	1.78	32.38	-NA-	-NA-
United States REITs Index	EUR	560.43	207,487.67	97.97	0.00	-NA-	-NA-	-NA-	-9.92	34.20	0.58	-3.14	21.94	-NA-	-NA-
United States Non-REITs Index	EUR	548.03	4,290.02	2.03	0.00	-NA-	-NA-	-NA-	-19.26	7.03	10.60	5.17	7.44	-NA-	-NA-

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Global REITs	USD	739.46	502,603.50	68.20	0.00	-NA-	-NA-	-NA-	-14.22	15.72	16.04	6.47	11.22	-NA-	33.27
Global Non-REITs	USD	1,001.79	234,335.62	31.80	0.00	-NA-	-NA-	-NA-	-12.65	10.32	20.78	12.44	7.82	-NA-	35.04
Global ex Asia REITs	USD	740.88	394,679.17	53.56	0.00	-NA-	-NA-	-NA-	-12.16	19.25	15.71	6.42	11.88	-NA-	36.31
Global ex Asia Non-REITs	USD	642.20	48,288.10	6.55	0.00	-NA-	-NA-	-NA-	-20.24	10.80	24.63	14.85	12.03	-NA-	36.34
Global ex Europe REITs	USD	769.16	416,542.86	56.52	0.00	-NA-	-NA-	-NA-	-13.65	19.47	13.91	5.04	14.40	-NA-	34.60
Global ex Europe Non-REITs	USD	1,098.97	200,064.03	27.15	0.00	-NA-	-NA-	-NA-	-11.06	10.51	19.61	11.77	7.23	-NA-	36.48
Global ex US REITs	USD	735.24	219,340.02	29.76	0.00	-NA-	-NA-	-NA-	-17.56	5.72	21.53	9.76	5.85	-NA-	28.44
Global ex US Non-REITs	USD	1,008.01	228,478.86	31.00	0.00	-NA-	-NA-	-NA-	-12.39	10.65	20.72	12.42	7.98	-NA-	35.35
Asia REITs	USD	738.47	107,924.34	36.71	0.00	-NA-	-NA-	-NA-	-20.58	4.68	17.24	6.65	8.97	-NA-	29.62
Asia Non-REITs	USD	1,118.88	186,047.53	63.29	0.00	-NA-	-NA-	-NA-	-10.59	10.19	19.82	11.83	6.82	-NA-	37.22
Australia REITs Index	USD	579.02	64,733.24	22.02	0.00	-NA-	-NA-	-NA-	-27.63	-0.82	17.38	7.43	4.10	-NA-	-NA-
Hong Kong REITs Index	USD	1,273.46	7,839.86	2.67	0.00	-NA-	-NA-	-NA-	8.41	32.81	17.48	2.05	16.71	-NA-	-NA-
Hong Kong Non-REITs Index	USD	-NA-	-NA-	-NA-	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Japan REITs Index	USD	874.66	20,888.50	7.11	0.00	-NA-	-NA-	-NA-	-14.04	1.12	12.42	3.70	16.47	-NA-	-NA-
Japan Non-REITs Index	USD	727.98	49,349.97	16.79	0.00	-NA-	-NA-	-NA-	-17.57	2.13	17.16	6.46	4.34	-NA-	-NA-
New Zealand REITs Index	USD	919.00	722.53	0.25	0.00	-NA-	-NA-	-NA-	-12.15	-3.12	20.04	10.46	-1.83	-NA-	-NA-
Singapore REITs Index	USD	1,301.82	13,740.20	4.67	0.00	-NA-	-NA-	-NA-	-6.39	31.93	24.56	10.42	19.99	-NA-	-NA-
Singapore Non-REITs Index	USD	1,476.88	24,326.15	8.27	0.00	-NA-	-NA-	-NA-	-13.69	22.14	17.56	10.46	6.52	-NA-	-NA-

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Europe REITS	USD	843.17	86,060.65	71.52	0.00	-NA-	-NA-	-NA-	-12.11	6.36	28.13	14.14	3.31	-NA-	32.33
Europe Non-REITS	USD	695.75	34,271.59	28.48	0.00	-NA-	-NA-	-NA-	-18.17	12.26	28.44	16.49	14.28	-NA-	37.84
Austria Non-REITs Index	USD	369.24	2,476.04	2.06	0.00	-NA-	-NA-	-NA-	-30.90	7.76	36.56	22.44	21.75	-NA-	-NA-
Belgium REITs Index	USD	926.13	4,221.21	3.51	0.00	-NA-	-NA-	-NA-	-7.10	-2.67	20.97	12.01	-3.56	-NA-	-NA-
Finland Non-REITs Index	USD	924.50	2,042.45	1.70	0.00	-NA-	-NA-	-NA-	-12.86	13.04	51.51	26.20	16.79	-NA-	-NA-
France REITs Index	USD	1,153.04	36,192.76	30.08	0.00	-NA-	-NA-	-NA-	-6.99	3.53	33.49	17.98	3.19	-NA-	-NA-
Germany REITs Index	USD	801.96	389.52	0.32	0.00	-NA-	-NA-	-NA-	-9.04	20.78	45.60	28.47	29.28	-NA-	-NA-
Germany Non-REITs Index	USD	429.47	4,084.69	3.39	0.00	-NA-	-NA-	-NA-	-24.95	-5.39	29.37	18.41	3.18	-NA-	-NA-
Greece REITs Index	USD	505.90	149.90	0.12	0.00	-NA-	-NA-	-NA-	-20.50	-32.16	20.71	8.87	-31.21	-NA-	-NA-
Greece Non-REITs Index	USD	236.00	151.52	0.13	0.00	-NA-	-NA-	-NA-	-49.27	-52.72	27.93	-11.49	-50.01	-NA-	-NA-
Italy REITs Index	USD	503.69	203.16	0.23	0.00	-NA-	-NA-	-NA-	-NA-	-16.53	21.89	13.35	-26.58	-NA-	-NA-
Italy Non-REITs Index	USD	454.20	901.00	0.75	0.00	-NA-	-NA-	-NA-	-26.24	9.25	22.87	17.38	14.02	-NA-	-NA-
Netherlands REITs Index	USD	972.32	12,531.47	10.41	0.00	-NA-	-NA-	-NA-	-8.34	3.21	36.89	18.82	2.77	-NA-	-NA-
Netherlands Non-REITs Index	USD	774.53	854.90	0.71	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	18.13	2.00	-NA-	-NA-	-NA-
Norway Non-REITs Index	USD	186.68	864.17	0.72	0.00	-NA-	-NA-	-NA-	-47.33	3.14	31.06	18.96	-25.84	-NA-	-NA-
Sweden Non-REITs Index	USD	1,180.70	8,410.77	6.99	0.00	-NA-	-NA-	-NA-	-0.22	44.29	48.22	30.88	39.77	-NA-	-NA-
Switzerland Non-REITs Index	USD	1,588.26	7,446.36	6.19	0.00	-NA-	-NA-	-NA-	9.84	28.62	23.79	9.31	29.75	-NA-	-NA-
Spain Non-REITs	USD	738.55	439.29	0.37	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	7.42	-NA-	-NA-	-NA-
UK REITs	USD	279.44	32,372.63	26.90	0.00	-NA-	-NA-	-NA-	-28.02	-1.30	19.00	8.13	-6.64	-NA-	36.67
UK Non-REITs	USD	218.94	6,600.39	5.49	0.00	-NA-	-NA-	-NA-	-34.58	-17.48	9.93	6.72	-13.22	-NA-	42.01
Israel Non-REITs	USD	939.04	887.54	18.09	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	11.47	13.73	-NA-	-NA-	-NA-
Canada REITs Index	USD	1,202.48	25,355.04	77.71	0.00	-NA-	-NA-	-NA-	-4.25	33.20	21.07	9.62	22.49	-NA-	-NA-
Canada Non-REITs Index	USD	765.70	7,272.20	22.29	0.00	-NA-	-NA-	-NA-	-15.03	34.81	12.63	9.33	25.96	-NA-	-NA-
United States REITs Index	USD	763.34	283,263.48	97.97	0.00	-NA-	-NA-	-NA-	-11.14	25.34	12.10	4.05	16.03	-NA-	-NA-
United States Non-REITs Index	USD	746.46	5,856.76	2.03	0.00	-NA-	-NA-	-NA-	-20.35	-0.04	23.27	12.97	2.24	-NA-	-NA-

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Global REITs	GBP	756.26	318,952.18	68.20	0.00	-NA-	-NA-	-NA-	-6.55	17.45	10.17	3.84	13.97	-NA-	30.88
Global Non-REITs	GBP	1,024.55	148,709.39	31.80	0.00	-NA-	-NA-	-NA-	-4.84	11.97	14.68	9.66	10.49	-NA-	29.72
Global ex Asia REITs	GBP	757.71	250,463.40	53.56	0.00	-NA-	-NA-	-NA-	-4.31	21.03	9.86	3.79	14.65	-NA-	34.29
Global ex Asia Non-REITs	GBP	656.79	30,643.63	6.55	0.00	-NA-	-NA-	-NA-	-13.11	12.45	18.33	12.02	14.80	-NA-	33.51
Global ex Europe REITs	GBP	786.63	264,338.10	56.52	0.00	-NA-	-NA-	-NA-	-5.93	21.26	8.15	2.45	17.23	-NA-	32.68
Global ex Europe Non-REITs	GBP	1,123.94	126,960.63	27.15	0.00	-NA-	-NA-	-NA-	-3.11	12.16	13.56	9.02	9.89	-NA-	31.13
Global ex US REITs	GBP	751.95	139,193.18	29.76	0.00	-NA-	-NA-	-NA-	-10.19	7.30	15.38	7.05	8.47	-NA-	24.19
Global ex US Non-REITs	GBP	1,030.92	144,992.69	31.00	0.00	-NA-	-NA-	-NA-	-4.56	12.30	14.61	9.65	10.65	-NA-	30.00
Asia REITs	GBP	755.25	68,488.78	36.71	0.00	-NA-	-NA-	-NA-	-13.47	6.24	11.31	4.02	11.67	-NA-	26.41
Asia Non-REITs	GBP	1,144.31	118,065.76	63.29	0.00	-NA-	-NA-	-NA-	-2.60	11.84	13.76	9.07	9.46	-NA-	31.87
Australia REITs Index	GBP	592.17	41,079.71	22.02	0.00	-NA-	-NA-	-NA-	-21.16	0.66	11.44	4.78	6.68	-NA-	-NA-
Hong Kong REITs Index	GBP	1,302.40	4,975.18	2.67	0.00	-NA-	-NA-	-NA-	18.10	34.79	11.54	-0.46	19.60	-NA-	-NA-
Hong Kong Non-REITs Index	GBP	-NA-	-NA-	-NA-	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Japan REITs Index	GBP	894.54	13,255.84	7.11	0.00	-NA-	-NA-	-NA-	-6.35	2.63	6.73	1.14	19.36	-NA-	-NA-
Japan Non-REITs Index	GBP	744.52	31,317.49	16.79	0.00	-NA-	-NA-	-NA-	-10.20	3.66	11.24	3.84	6.93	-NA-	-NA-
New Zealand REITs Index	GBP	939.88	458.52	0.25	0.00	-NA-	-NA-	-NA-	-4.29	-1.67	13.97	7.74	0.60	-NA-	-NA-
Singapore REITs Index	GBP	1,331.40	8,719.53	4.67	0.00	-NA-	-NA-	-NA-	1.98	33.91	18.26	7.69	22.96	-NA-	-NA-
Singapore Non-REITs Index	GBP	1,510.44	15,437.38	8.27	0.00	-NA-	-NA-	-NA-	-5.97	23.97	11.61	7.73	9.16	-NA-	-NA-

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Europe REITS	GBP	979.66	54,614.09	71.52	0.00	-NA-	-NA-	-NA-	-9.16	2.80	21.03	11.11	1.23	-NA-	27.69
Europe Non-REITS	GBP	1,080.58	21,748.75	28.48	0.00	-NA-	-NA-	-NA-	-14.12	10.50	21.69	13.60	13.89	-NA-	34.81
Austria Non-REITs Index	GBP	377.63	1,571.29	2.06	0.00	-NA-	-NA-	-NA-	-24.72	9.37	29.66	19.42	24.77	-NA-	-NA-
Belgium REITs Index	GBP	947.17	2,678.78	3.51	0.00	-NA-	-NA-	-NA-	1.21	-1.21	14.85	9.24	-1.17	-NA-	-NA-
Finland Non-REITs Index	GBP	945.51	1,296.14	1.70	0.00	-NA-	-NA-	-NA-	-5.07	14.73	43.85	23.09	19.68	-NA-	-NA-
France REITs Index	GBP	1,179.24	22,967.92	30.08	0.00	-NA-	-NA-	-NA-	1.32	5.08	26.74	15.07	5.75	-NA-	-NA-
Germany REITs Index	GBP	820.18	247.19	0.32	0.00	-NA-	-NA-	-NA-	-0.91	22.58	38.24	25.30	32.49	-NA-	-NA-
Germany Non-REITs Index	GBP	439.23	2,592.15	3.39	0.00	-NA-	-NA-	-NA-	-18.24	-3.98	22.83	15.49	5.74	-NA-	-NA-
Greece REITs Index	GBP	517.40	95.13	0.12	0.00	-NA-	-NA-	-NA-	-13.39	-31.14	14.61	6.18	-29.51	-NA-	-NA-
Greece Non-REITs Index	GBP	241.36	96.16	0.13	0.00	-NA-	-NA-	-NA-	-44.73	-52.01	21.46	-13.68	-48.78	-NA-	-NA-
Italy REITs Index	GBP	515.14	128.92	0.15	0.00	-NA-	-NA-	-NA-	-NA-	-15.28	15.73	10.55	-24.76	-NA-	-NA-
Italy Non-REITs Index	GBP	464.52	571.77	0.75	0.00	-NA-	-NA-	-NA-	-19.64	10.89	16.65	14.48	16.85	-NA-	-NA-
Netherlands REITs Index	GBP	994.41	7,952.47	10.41	0.00	-NA-	-NA-	-NA-	-0.15	4.76	29.97	15.89	5.32	-NA-	-NA-
Netherlands Non-REITs Index	GBP	792.13	542.52	0.71	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	12.15	-0.52	-NA-	-NA-	-NA-
Norway Non-REITs Index	GBP	190.92	548.40	0.72	0.00	-NA-	-NA-	-NA-	-42.62	4.68	24.43	16.02	-24.00	-NA-	-NA-
Sweden Non-REITs Index	GBP	1,207.53	5,337.47	6.99	0.00	-NA-	-NA-	-NA-	8.70	46.45	40.72	27.65	43.23	-NA-	-NA-
Switzerland Non-REITs Index	GBP	1,624.35	4,725.46	6.19	0.00	-NA-	-NA-	-NA-	19.66	30.55	17.53	6.61	32.96	-NA-	-NA-
Spain Non-REITs	GBP	755.33	278.78	0.37	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	4.76	-NA-	-NA-	-NA-
UK REITs	GBP	347.06	20,543.67	26.90	0.00	-NA-	-NA-	-NA-	-21.58	0.18	12.98	5.46	-4.32	-NA-	32.30
UK Non-REITs	GBP	271.93	4,188.61	5.49	0.00	-NA-	-NA-	-NA-	-28.73	-16.24	4.37	4.09	-11.06	-NA-	37.51
Israel Non-REITs	GBP	819.86	563.23	11.48	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	5.83	10.92	-NA-	-NA-	-NA-
Canada REITs Index	GBP	1,229.80	16,090.31	77.71	0.00	-NA-	-NA-	-NA-	4.31	35.19	14.95	6.92	25.52	-NA-	-NA-
Canada Non-REITs Index	GBP	783.10	4,614.94	22.29	0.00	-NA-	-NA-	-NA-	-7.43	36.83	6.93	6.63	29.08	-NA-	-NA-
United States REITs Index	GBP	780.69	179,759.01	97.97	0.00	-NA-	-NA-	-NA-	-3.19	27.21	6.43	1.48	18.90	-NA-	-NA-
United States Non-REITs Index	GBP	763.42	3,716.70	2.03	0.00	-NA-	-NA-	-NA-	-13.23	1.46	17.04	10.18	4.77	-NA-	-NA-

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Global REITs	JPY	603.53	41,987,496.70	68.20	0.00	-NA-	-NA-	-NA-	-22.89	7.97	9.55	5.92	-0.20	-NA-	35.52
Global Non-REITs	JPY	817.64	19,576,398.05	31.80	0.00	-NA-	-NA-	-NA-	-21.48	2.94	14.03	11.86	-3.25	-NA-	37.92
Global ex Asia REITs	JPY	604.69	32,971,497.69	53.56	0.00	-NA-	-NA-	-NA-	-21.04	11.26	9.24	5.87	0.40	-NA-	38.31
Global ex Asia Non-REITs	JPY	524.15	4,033,987.47	6.55	0.00	-NA-	-NA-	-NA-	-28.30	3.38	17.66	14.26	0.53	-NA-	38.30
Global ex Europe REITs	JPY	627.77	34,797,990.20	56.52	0.00	-NA-	-NA-	-NA-	-22.38	11.47	7.54	4.50	2.65	-NA-	36.82
Global ex Europe Non-REITs	JPY	896.95	16,713,349.13	27.15	0.00	-NA-	-NA-	-NA-	-20.05	3.11	12.92	11.20	-3.77	-NA-	39.54
Global ex US REITs	JPY	600.09	18,323,665.25	29.76	0.00	-NA-	-NA-	-NA-	-25.90	-1.36	14.73	9.19	-5.02	-NA-	31.00
Global ex US Non-REITs	JPY	822.72	19,087,124.02	31.00	0.00	-NA-	-NA-	-NA-	-21.25	3.24	13.96	11.85	-3.10	-NA-	38.20
Asia REITs	JPY	602.72	9,015,999.01	36.71	0.00	-NA-	-NA-	-NA-	-28.60	-2.33	10.68	6.11	-2.22	-NA-	31.90
Asia Non-REITs	JPY	913.21	15,542,410.58	63.29	0.00	-NA-	-NA-	-NA-	-19.63	2.81	13.12	11.25	-4.15	-NA-	40.18
Australia REITs Index	JPY	472.58	5,407,814.61	22.02	0.00	-NA-	-NA-	-NA-	-34.95	-7.46	10.81	6.88	-6.59	-NA-	-NA-
Hong Kong REITs Index	JPY	1,039.37	654,942.20	2.67	0.00	-NA-	-NA-	-NA-	-2.55	23.91	10.91	1.53	4.73	-NA-	-NA-
Hong Kong Non-REITs Index	JPY	-NA-	-NA-	-NA-	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Japan REITs Index	JPY	613.49	1,745,025.26	7.11	0.00	-NA-	-NA-	-NA-	-22.73	-5.65	6.13	3.16	4.52	-NA-	-NA-
Japan Non-REITs Index	JPY	510.60	4,122,696.31	16.79	0.00	-NA-	-NA-	-NA-	-25.90	-4.71	10.61	5.92	-6.37	-NA-	-NA-
New Zealand REITs Index	JPY	750.07	60,360.56	0.25	0.00	-NA-	-NA-	-NA-	-21.03	-9.60	13.32	9.90	-11.91	-NA-	-NA-
Singapore REITs Index	JPY	1,062.52	1,147,856.38	4.67	0.00	-NA-	-NA-	-NA-	-15.85	23.10	17.59	9.85	7.67	-NA-	-NA-
Singapore Non-REITs Index	JPY	1,205.40	2,032,206.68	8.27	0.00	-NA-	-NA-	-NA-	-22.42	13.96	10.98	9.89	-4.42	-NA-	-NA-

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Europe REITS	JPY	1,471.50	7,189,506.50	71.52	0.00	-NA-	-NA-	-NA-	-25.05	-5.50	20.34	13.34	-11.35	-NA-	34.21
Europe Non-REITS	JPY	1,623.09	2,863,048.92	28.48	0.00	-NA-	-NA-	-NA-	-29.14	1.58	21.00	15.88	-0.27	-NA-	38.98
Austria Non-REITs Index	JPY	301.37	206,848.22	2.06	0.00	-NA-	-NA-	-NA-	-37.88	0.54	28.93	21.81	9.26	-NA-	-NA-
Belgium REITs Index	JPY	755.89	352,639.78	3.51	0.00	-NA-	-NA-	-NA-	-16.49	-9.19	14.21	11.43	-13.46	-NA-	-NA-
Finland Non-REITs Index	JPY	754.56	170,626.69	1.70	0.00	-NA-	-NA-	-NA-	-21.67	5.47	43.03	25.56	4.80	-NA-	-NA-
France REITs Index	JPY	941.08	3,023,542.79	30.08	0.00	-NA-	-NA-	-NA-	-16.40	-3.40	26.02	17.37	-7.40	-NA-	-NA-
Germany REITs Index	JPY	654.54	32,540.56	0.32	0.00	-NA-	-NA-	-NA-	-18.24	12.69	37.46	27.81	16.01	-NA-	-NA-
Germany Non-REITs Index	JPY	350.53	341,235.21	3.39	0.00	-NA-	-NA-	-NA-	-32.54	-11.73	22.14	17.81	-7.41	-NA-	-NA-
Greece REITs Index	JPY	412.91	12,522.62	0.12	0.00	-NA-	-NA-	-NA-	-28.53	-36.70	13.96	8.31	-38.27	-NA-	-NA-
Greece Non-REITs Index	JPY	192.62	12,658.32	0.13	0.00	-NA-	-NA-	-NA-	-54.40	-55.89	20.77	-11.94	-55.15	-NA-	-NA-
Italy REITs Index	JPY	411.11	16,971.77	19.25	0.00	-NA-	-NA-	-NA-	-NA-	-22.11	15.07	12.77	-34.11	-NA-	-NA-
Italy Non-REITs Index	JPY	370.71	75,269.58	0.75	0.00	-NA-	-NA-	-NA-	-33.69	1.94	16.00	16.78	2.32	-NA-	-NA-
Netherlands REITs Index	JPY	793.59	1,046,879.25	10.41	0.00	-NA-	-NA-	-NA-	-17.61	-3.70	29.23	18.21	-7.78	-NA-	-NA-
Netherlands Non-REITs Index	JPY	632.16	71,418.46	0.71	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	11.52	1.48	-NA-	-NA-	-NA-
Norway Non-REITs Index	JPY	152.37	72,192.84	0.72	0.00	-NA-	-NA-	-NA-	-52.65	-3.76	23.74	18.35	-33.45	-NA-	-NA-
Sweden Non-REITs Index	JPY	963.67	702,635.76	6.99	0.00	-NA-	-NA-	-NA-	-10.30	34.63	39.93	30.21	25.43	-NA-	-NA-
Switzerland Non-REITs Index	JPY	1,296.30	622,068.79	6.19	0.00	-NA-	-NA-	-NA-	-1.26	20.01	16.86	8.75	16.43	-NA-	-NA-
Spain Non-REITs	JPY	602.79	36,698.63	0.37	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	6.87	-NA-	-NA-	-NA-
UK REITs	JPY	228.07	2,704,409.74	26.90	0.00	-NA-	-NA-	-NA-	-35.30	-7.91	12.34	7.58	-16.22	-NA-	39.55
UK Non-REITs	JPY	178.70	551,396.44	5.49	0.00	-NA-	-NA-	-NA-	-41.19	-23.00	3.78	6.18	-22.12	-NA-	43.78
Israel Non-REITs	JPY	793.48	74,144.90	1511.41	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	5.23	13.15	-NA-	-NA-	-NA-
Canada REITs Index	JPY	981.44	2,118,159.74	77.71	0.00	-NA-	-NA-	-NA-	-13.93	24.28	14.30	9.06	9.92	-NA-	-NA-
Canada Non-REITs Index	JPY	624.95	607,519.62	22.29	0.00	-NA-	-NA-	-NA-	-23.62	25.79	6.33	8.77	13.03	-NA-	-NA-
United States REITs Index	JPY	623.03	23,663,831.45	97.97	0.00	-NA-	-NA-	-NA-	-20.12	16.95	5.83	3.52	4.12	-NA-	-NA-
United States Non-REITs Index	JPY	609.24	489,274.03	2.03	0.00	-NA-	-NA-	-NA-	-28.40	-6.73	16.37	12.39	-8.26	-NA-	-NA-

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

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

Price Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
Global REITs	AUD	499.74	519,083.87	96.16	0.00	-NA-	-NA-	-NA-	-NA-	5.48	1.22	-2.13	3.30	-NA-	-NA-
Global Non-REITs	AUD	677.03	242,019.49	44.83	0.00	-NA-	-NA-	-NA-	-NA-	0.56	5.37	3.36	0.14	-NA-	-NA-
Global ex Asia REITs	AUD	500.70	407,620.70	75.51	0.00	-NA-	-NA-	-NA-	-NA-	8.69	0.94	-2.18	3.92	-NA-	-NA-
Global ex Asia Non-REITs	AUD	434.01	49,871.46	9.24	0.00	-NA-	-NA-	-NA-	-NA-	0.99	8.72	5.58	4.05	-NA-	-NA-
Global ex Europe REITs	AUD	519.81	430,201.30	79.70	0.00	-NA-	-NA-	-NA-	-NA-	8.90	-0.63	-3.44	6.25	-NA-	-NA-
Global ex Europe Non-REITs	AUD	742.71	206,624.13	38.28	0.00	-NA-	-NA-	-NA-	-NA-	0.73	4.34	2.75	-0.40	-NA-	-NA-
Global ex US REITs	AUD	496.89	226,532.18	41.97	0.00	-NA-	-NA-	-NA-	-NA-	-3.64	6.01	0.89	-1.69	-NA-	-NA-
Global ex US Non-REITs	AUD	681.24	235,970.68	43.71	0.00	-NA-	-NA-	-NA-	-NA-	0.85	5.31	3.34	0.29	-NA-	-NA-
Asia REITs	AUD	499.07	111,463.17	51.76	0.00	-NA-	-NA-	-NA-	-NA-	-4.59	2.27	-1.96	1.21	-NA-	-NA-
Asia Non-REITs	AUD	756.16	192,148.03	89.23	0.00	-NA-	-NA-	-NA-	-NA-	0.44	4.53	2.79	-0.79	-NA-	-NA-
Australia REITs Index	AUD	436.93	66,855.84	31.05	0.00	-NA-	-NA-	-NA-	-NA-	-9.60	2.40	-1.24	-3.31	-NA-	-NA-
Hong Kong REITs Index	AUD	860.63	8,096.93	3.76	0.00	-NA-	-NA-	-NA-	-NA-	21.05	2.49	-6.19	8.41	-NA-	-NA-
Hong Kong Non-REITs Index	AUD	-NA-	-NA-	-NA-	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-
Japan REITs Index	AUD	591.12	21,573.43	10.02	0.00	-NA-	-NA-	-NA-	-NA-	-7.83	-1.93	-4.68	8.18	-NA-	-NA-
Japan Non-REITs Index	AUD	491.99	50,968.15	23.67	0.00	-NA-	-NA-	-NA-	-NA-	-6.90	2.21	-2.13	-3.08	-NA-	-NA-
New Zealand REITs Index	AUD	621.08	746.23	0.35	0.00	-NA-	-NA-	-NA-	-NA-	-11.69	4.72	1.54	-8.81	-NA-	-NA-
Singapore REITs Index	AUD	879.80	14,190.74	6.59	0.00	-NA-	-NA-	-NA-	-NA-	20.26	8.66	1.50	11.45	-NA-	-NA-
Singapore Non-REITs Index	AUD	998.11	25,123.81	11.67	0.00	-NA-	-NA-	-NA-	-NA-	11.33	2.55	1.54	-1.06	-NA-	-NA-

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

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

Price Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
Europe REITS	AUD	1,072.91	88,882.58	100.84	0.00	-NA-	-NA-	-NA-	-NA-	-7.68	11.20	4.72	-8.24	-NA-	-NA-
Europe Non-REITS	AUD	1,183.44	35,395.36	40.16	0.00	-NA-	-NA-	-NA-	-NA-	-0.76	11.81	7.06	3.22	-NA-	-NA-
Austria Non-REITs Index	AUD	249.54	2,557.23	2.90	0.00	-NA-	-NA-	-NA-	-NA-	-1.78	19.13	12.55	13.09	-NA-	-NA-
Belgium REITs Index	AUD	625.90	4,359.62	4.95	0.00	-NA-	-NA-	-NA-	-NA-	-11.28	5.53	2.96	-10.43	-NA-	-NA-
France REITs Index	AUD	779.25	37,379.52	42.41	0.00	-NA-	-NA-	-NA-	-NA-	-5.63	16.45	8.45	-4.15	-NA-	-NA-
Finland Non-REITs Index	AUD	624.80	2,109.43	2.39	0.00	-NA-	-NA-	-NA-	-NA-	3.03	32.17	16.01	8.48	-NA-	-NA-
Germany REITs Index	AUD	541.98	402.29	0.46	0.00	-NA-	-NA-	-NA-	-NA-	10.09	27.02	18.09	20.08	-NA-	-NA-
Germany Non-REITs Index	AUD	290.25	4,218.63	4.79	0.00	-NA-	-NA-	-NA-	-NA-	-13.77	12.86	8.85	-4.16	-NA-	-NA-
Greece REITs Index	AUD	341.90	154.81	0.18	0.00	-NA-	-NA-	-NA-	-NA-	-38.16	5.30	0.08	-36.11	-NA-	-NA-
Greece Non-REITs Index	AUD	159.49	156.49	0.18	0.00	-NA-	-NA-	-NA-	-NA-	-56.91	11.59	-18.64	-53.57	-NA-	-NA-
Italy REITs Index	AUD	340.41	209.82	0.24	0.00	-NA-	-NA-	-NA-	-NA-	-23.91	6.33	4.20	-31.80	-NA-	-NA-
Italy Non-REITs Index	AUD	306.96	930.54	1.06	0.00	-NA-	-NA-	-NA-	-NA-	-0.42	7.18	7.90	5.91	-NA-	-NA-
Netherlands REITs Index	AUD	657.11	12,942.38	14.68	0.00	-NA-	-NA-	-NA-	-NA-	-5.92	19.42	9.22	-4.54	-NA-	-NA-
Netherlands Non-REITs Index	AUD	523.45	882.93	0.71	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	3.05	-6.24	-NA-	-NA-	-NA-
Norway Non-REITs Index	AUD	126.16	892.51	1.01	0.00	-NA-	-NA-	-NA-	-NA-	-5.99	14.33	9.34	-31.11	-NA-	-NA-
Sweden Non-REITs Index	AUD	797.95	8,686.56	9.86	0.00	-NA-	-NA-	-NA-	-NA-	31.52	29.30	20.31	29.83	-NA-	-NA-
Switzerland Non-REITs Index	AUD	1,073.38	7,690.52	8.73	0.00	-NA-	-NA-	-NA-	-NA-	17.24	7.99	0.48	20.51	-NA-	-NA-
Spain Non-REITs	AUD	499.13	453.70	0.37	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	-1.26	-NA-	-NA-	-NA-
UK REITs	AUD	188.85	33,434.13	37.93	0.00	-NA-	-NA-	-NA-	-NA-	-10.04	3.80	-0.60	-13.28	-NA-	-NA-
UK Non-REITs	AUD	147.97	6,816.82	7.73	0.00	-NA-	-NA-	-NA-	-NA-	-24.78	-4.10	-1.90	-19.39	-NA-	-NA-
Israel Non-REITs	AUD	612.11	916.64	18.69	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-2.76	4.54	-NA-	-NA-	-NA-
Canada REITs Index	AUD	812.66	26,186.43	109.57	0.00	-NA-	-NA-	-NA-	-NA-	21.41	5.62	0.77	13.77	-NA-	-NA-
Canada Non-REITs Index	AUD	517.48	7,510.66	31.43	0.00	-NA-	-NA-	-NA-	-NA-	22.88	-1.75	0.50	17.00	-NA-	-NA-
United States REITs Index	AUD	515.88	292,551.69	138.14	0.00	-NA-	-NA-	-NA-	-NA-	14.24	-2.21	-4.36	7.77	-NA-	-NA-
United States Non-REITs Index	AUD	504.47	6,048.81	2.86	0.00	-NA-	-NA-	-NA-	-NA-	-8.88	7.54	3.85	-5.04	-NA-	-NA-

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

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Section 7

FTSE EPRA/NAREIT Global Developed Investment Focus Index Series

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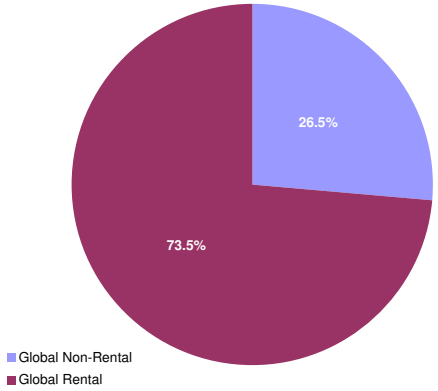
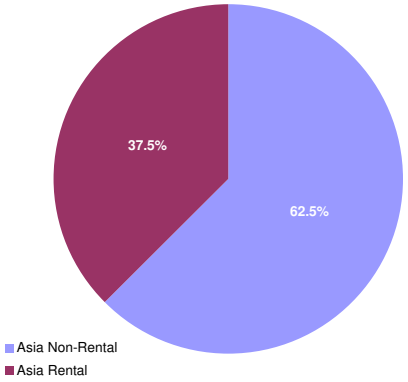
FTSE EPRA/NAREIT Developed Investment Focus Index Series

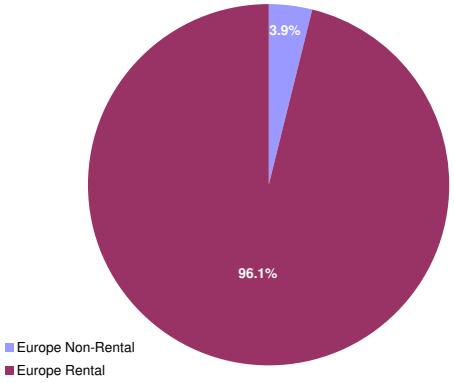
Graph 27: Global Developed Investment Focus Market Cap Breakdown



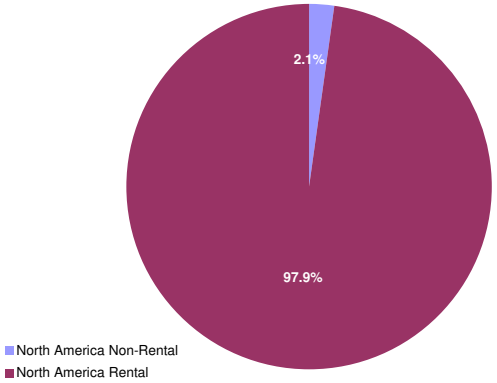
Graph 28: Asia Developed Investment Focus Market Cap Breakdown



Graph 29: Europe Developed Investment Focus Market Cap Breakdown



Graph 30: North America Developed Investment Focus Market Cap Breakdown



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Global Non-Rental	EUR	991.85	143,090.08	26.51	2.24	-NA-	-NA-	-NA-	-11.12	16.59	7.19	3.86	11.15	-NA-	-NA-
Global Rental	EUR	921.65	396,710.46	73.49	4.31	-NA-	-NA-	-NA-	-7.39	30.97	5.94	0.20	22.45	-NA-	-NA-
Asia Non-Rental	EUR	1,091.28	134,638.38	62.53	2.15	-NA-	-NA-	-NA-	-9.10	17.49	7.44	3.99	12.03	-NA-	-NA-
Asia Rental	EUR	930.73	80,693.08	37.47	5.71	-NA-	-NA-	-NA-	-11.05	24.08	7.47	0.35	23.38	-NA-	-NA-
Asia ex Australia Non-Rental	EUR	1,129.69	124,401.25	57.77	1.79	-NA-	-NA-	-NA-	-7.90	18.10	7.49	4.31	12.26	-NA-	-NA-
Asia ex Australia Rental	EUR	1,294.91	42,988.81	19.96	4.79	-NA-	-NA-	-NA-	1.68	35.20	7.86	0.38	30.39	-NA-	-NA-
Australia Non-Rental	EUR	623.97	10,237.13	4.75	6.57	-NA-	-NA-	-NA-	-25.48	11.62	6.93	0.33	9.44	-NA-	-NA-
Australia Rental	EUR	664.64	37,704.27	17.51	6.77	-NA-	-NA-	-NA-	-21.74	13.61	7.02	0.30	16.37	-NA-	-NA-
Hong Kong Non-Rental	EUR	1,705.32	72,045.40	33.46	2.03	-NA-	-NA-	-NA-	-2.01	19.99	8.94	7.07	12.96	-NA-	-NA-
Hong Kong Rental	EUR	1,746.36	15,483.20	7.19	3.28	-NA-	-NA-	-NA-	16.29	54.74	10.37	2.50	32.43	-NA-	-NA-
Japan Non-Rental	EUR	679.34	34,537.18	16.04	1.31	-NA-	-NA-	-NA-	-15.76	10.09	5.61	-0.26	10.09	-NA-	-NA-
Japan Rental	EUR	952.06	16,911.80	7.85	6.02	-NA-	-NA-	-NA-	-7.74	16.29	2.74	-2.78	28.60	-NA-	-NA-
Europe Non-Rental	EUR	526.21	3,401.78	3.86	2.14	-NA-	-NA-	-NA-	-26.93	-8.02	3.69	3.17	3.13	-NA-	-NA-
Europe Rental	EUR	805.33	84,740.39	96.14	4.33	-NA-	-NA-	-NA-	-12.00	16.58	15.54	7.03	11.80	-NA-	-NA-
UK Non-Rental	EUR	320.73	1,520.67	1.73	1.48	-NA-	-NA-	-NA-	-36.45	-29.52	-8.77	-2.90	-15.30	-NA-	-NA-
UK Rental	EUR	459.74	27,026.68	30.66	4.15	-NA-	-NA-	-NA-	-24.73	8.91	7.34	1.09	0.92	-NA-	-NA-
North America Non-Rental	EUR	275.32	5,049.93	2.14	4.80	-NA-	-NA-	-NA-	-38.45	9.51	3.23	0.79	-4.37	-NA-	-NA-
North America Rental	EUR	978.40	230,626.88	97.86	3.83	-NA-	-NA-	-NA-	-3.65	40.75	2.31	-2.16	26.93	-NA-	-NA-
United States Non-Rental	EUR	275.32	5,049.93	2.14	4.80	-NA-	-NA-	-NA-	-38.45	9.51	3.23	0.79	-4.37	-NA-	-NA-
United States Rental	EUR	949.39	206,727.76	87.72	3.64	-NA-	-NA-	-NA-	-4.16	39.55	1.66	-2.67	26.01	-NA-	-NA-

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Global Non-Rental	USD	1,148.01	195,347.49	26.51	2.24	-NA-	-NA-	-NA-	-12.32	8.89	19.47	11.56	5.76	-NA-	-NA-
Global Rental	USD	1,066.69	541,591.64	73.49	4.31	-NA-	-NA-	-NA-	-8.65	22.32	18.08	7.63	16.51	-NA-	-NA-
Global ex Australia Non-Rental in AUS$ Hedged	USD	926.49	181,371.70	33.60	0.00	-NA-	-NA-	-NA-	-NA-	7.39	16.28	10.55	2.15	-NA-	-NA-
Global ex Australia Rental in AUS$ Hedged	USD	965.95	490,117.53	90.80	0.00	-NA-	-NA-	-NA-	-NA-	26.13	14.35	5.42	17.71	-NA-	-NA-
Global ex Australia Non-Rental in AUS$ Unhedged	USD	845.47	181,371.70	33.60	0.00	-NA-	-NA-	-NA-	-18.71	-0.33	4.24	2.83	-1.64	-NA-	-NA-
Global ex Australia Rental in AUS$ Unhedged	USD	806.24	490,117.53	90.80	0.00	-NA-	-NA-	-NA-	-14.30	13.41	2.90	-1.07	8.85	-NA-	-NA-
Asia Non-Rental	USD	1,263.14	183,809.17	62.53	2.15	-NA-	-NA-	-NA-	-10.33	9.73	19.75	11.71	6.60	-NA-	-NA-
Asia Rental	USD	1,077.27	110,162.70	37.47	5.71	-NA-	-NA-	-NA-	-12.26	15.88	19.77	7.79	17.39	-NA-	-NA-
Asia ex Australia Non-Rental	USD	1,307.50	169,833.37	57.77	1.79	-NA-	-NA-	-NA-	-9.15	10.30	19.80	12.05	6.82	-NA-	-NA-
Asia ex Australia Rental	USD	1,498.75	58,688.60	19.96	4.79	-NA-	-NA-	-NA-	0.30	26.27	20.21	7.83	24.07	-NA-	-NA-
Australia Non-Rental	USD	722.83	13,975.79	4.75	6.57	-NA-	-NA-	-NA-	-26.47	4.29	19.18	7.77	4.15	-NA-	-NA-
Australia Rental	USD	769.27	51,474.10	17.51	6.77	-NA-	-NA-	-NA-	-22.80	6.09	19.26	7.74	10.70	-NA-	-NA-
Hong Kong Non-Rental	USD	1,973.67	98,356.84	33.46	2.03	-NA-	-NA-	-NA-	-3.34	12.07	21.42	15.01	7.47	-NA-	-NA-
Hong Kong Rental	USD	2,021.16	21,137.77	7.19	3.28	-NA-	-NA-	-NA-	14.72	44.51	23.01	10.10	26.01	-NA-	-NA-
Japan Non-Rental	USD	786.37	47,150.38	16.04	1.31	-NA-	-NA-	-NA-	-16.89	2.83	17.71	7.15	4.76	-NA-	-NA-
Japan Rental	USD	1,102.08	23,088.09	7.85	6.02	-NA-	-NA-	-NA-	-8.98	8.61	14.51	4.43	22.38	-NA-	-NA-
Europe Non-Rental	USD	609.18	4,644.13	3.86	2.14	-NA-	-NA-	-NA-	-27.91	-14.09	15.57	10.82	-1.87	-NA-	-NA-
Europe Rental	USD	931.86	115,688.12	96.14	4.33	-NA-	-NA-	-NA-	-13.20	8.87	28.78	14.97	6.37	-NA-	-NA-
UK Non-Rental	USD	371.13	2,076.03	1.73	1.48	-NA-	-NA-	-NA-	-37.32	-34.17	1.68	4.29	-19.40	-NA-	-NA-
UK Rental	USD	532.18	36,897.00	30.66	4.15	-NA-	-NA-	-NA-	-25.75	1.72	19.63	8.59	-3.97	-NA-	-NA-
North America Non-Rental	USD	318.44	6,894.20	2.14	4.80	-NA-	-NA-	-NA-	-39.30	2.26	15.05	8.27	-9.01	-NA-	-NA-
North America Rental	USD	1,132.44	314,853.28	97.86	3.83	-NA-	-NA-	-NA-	-4.95	31.45	14.04	5.09	20.78	-NA-	-NA-
United States Non-Rental	USD	318.44	6,894.20	2.14	4.80	-NA-	-NA-	-NA-	-39.30	2.26	15.05	8.27	-9.01	-NA-	-NA-
United States Rental	USD	1,098.86	282,226.05	87.72	3.64	-NA-	-NA-	-NA-	-5.46	30.34	13.30	4.55	19.90	-NA-	-NA-

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

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

Gross Total Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
Global Non-Rental	GBP	1,174.10	123,967.52	26.51	2.24	-NA-	-NA-	-NA-	-4.48	10.52	13.43	8.81	8.39	-NA-	-NA-
Global Rental	GBP	1,090.93	343,694.05	73.49	4.31	-NA-	-NA-	-NA-	-0.48	24.15	12.10	4.97	19.40	-NA-	-NA-
Asia Non-Rental	GBP	1,291.84	116,645.30	62.53	2.15	-NA-	-NA-	-NA-	-2.31	11.37	13.69	8.95	9.25	-NA-	-NA-
Asia Rental	GBP	1,101.75	69,909.25	37.47	5.71	-NA-	-NA-	-NA-	-4.42	17.61	13.71	5.13	20.30	-NA-	-NA-
Asia ex Australia Non-Rental	GBP	1,337.21	107,776.26	57.77	1.79	-NA-	-NA-	-NA-	-1.02	11.95	13.74	9.28	9.47	-NA-	-NA-
Asia ex Australia Rental	GBP	1,532.80	37,243.78	19.96	4.79	-NA-	-NA-	-NA-	9.27	28.16	14.13	5.17	27.14	-NA-	-NA-
Australia Non-Rental	GBP	739.25	8,869.04	4.75	6.57	-NA-	-NA-	-NA-	-19.90	5.85	13.15	5.11	6.73	-NA-	-NA-
Australia Rental	GBP	786.75	32,665.47	17.51	6.77	-NA-	-NA-	-NA-	-15.90	7.68	13.23	5.08	13.44	-NA-	-NA-
Hong Kong Non-Rental	GBP	2,018.52	62,417.25	33.46	2.03	-NA-	-NA-	-NA-	5.30	13.74	15.28	12.17	10.14	-NA-	-NA-
Hong Kong Rental	GBP	2,067.09	13,414.03	7.19	3.28	-NA-	-NA-	-NA-	24.97	46.67	16.79	7.38	29.13	-NA-	-NA-
Japan Non-Rental	GBP	804.23	29,921.63	16.04	1.31	-NA-	-NA-	-NA-	-9.46	4.37	11.76	4.50	7.36	-NA-	-NA-
Japan Rental	GBP	1,127.12	14,651.70	7.85	6.02	-NA-	-NA-	-NA-	-0.85	10.24	8.72	1.85	25.41	-NA-	-NA-
Europe Non-Rental	GBP	623.02	2,947.16	3.86	2.14	-NA-	-NA-	-NA-	-21.47	-12.80	9.73	8.09	0.56	-NA-	-NA-
Europe Rental	GBP	953.04	73,415.68	96.14	4.33	-NA-	-NA-	-NA-	-5.44	10.50	22.26	12.13	9.00	-NA-	-NA-
UK Non-Rental	GBP	379.57	1,317.45	1.73	1.48	-NA-	-NA-	-NA-	-31.71	-33.19	-3.46	1.72	-17.41	-NA-	-NA-
UK Rental	GBP	544.28	23,414.83	30.66	4.15	-NA-	-NA-	-NA-	-19.11	3.25	13.58	5.91	-1.59	-NA-	-NA-
North America Non-Rental	GBP	325.67	4,375.06	2.14	4.80	-NA-	-NA-	-NA-	-33.87	3.79	9.23	5.60	-6.76	-NA-	-NA-
North America Rental	GBP	1,158.17	199,805.89	97.86	3.83	-NA-	-NA-	-NA-	3.55	33.42	8.27	2.50	23.77	-NA-	-NA-
United States Non-Rental	GBP	325.67	4,375.06	2.14	4.80	-NA-	-NA-	-NA-	-33.87	3.79	9.23	5.60	-6.76	-NA-	-NA-
United States Rental	GBP	1,123.83	179,100.65	87.72	3.64	-NA-	-NA-	-NA-	3.00	32.29	7.57	1.97	22.88	-NA-	-NA-

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Global Non-Rental	JPY	936.98	16,319,329.45	26.51	2.24	-NA-	-NA-	-NA-	-21.19	1.60	12.79	10.99	-5.09	-NA-	-NA-
Global Rental	JPY	870.61	45,244,565.30	73.49	4.31	-NA-	-NA-	-NA-	-17.88	14.13	11.47	7.08	4.55	-NA-	-NA-
Asia Non-Rental	JPY	1,030.95	15,355,417.70	62.53	2.15	-NA-	-NA-	-NA-	-19.39	2.39	13.05	11.14	-4.34	-NA-	-NA-
Asia Rental	JPY	879.24	9,202,991.90	37.47	5.71	-NA-	-NA-	-NA-	-21.13	8.12	13.07	7.24	5.34	-NA-	-NA-
Asia ex Australia Non-Rental	JPY	1,067.15	14,187,879.82	57.77	1.79	-NA-	-NA-	-NA-	-18.33	2.91	13.10	11.47	-4.14	-NA-	-NA-
Asia ex Australia Rental	JPY	1,223.24	4,902,845.32	19.96	4.79	-NA-	-NA-	-NA-	-9.84	17.82	13.49	7.28	11.33	-NA-	-NA-
Australia Non-Rental	JPY	589.96	1,167,537.88	4.75	6.57	-NA-	-NA-	-NA-	-33.90	-2.69	12.51	7.22	-6.54	-NA-	-NA-
Australia Rental	JPY	627.86	4,300,146.58	17.51	6.77	-NA-	-NA-	-NA-	-30.61	-1.01	12.58	7.19	-0.66	-NA-	-NA-
Hong Kong Non-Rental	JPY	1,610.87	8,216,730.68	33.46	2.03	-NA-	-NA-	-NA-	-13.11	4.56	14.63	14.42	-3.56	-NA-	-NA-
Hong Kong Rental	JPY	1,649.63	1,765,849.26	7.19	3.28	-NA-	-NA-	-NA-	3.12	34.84	16.13	9.54	13.07	-NA-	-NA-
Japan Non-Rental	JPY	641.82	3,938,942.45	16.04	1.31	-NA-	-NA-	-NA-	-25.30	-4.05	11.13	6.60	-5.99	-NA-	-NA-
Japan Rental	JPY	899.49	1,928,779.12	7.85	6.02	-NA-	-NA-	-NA-	-18.19	1.34	8.11	3.90	9.82	-NA-	-NA-
Europe Non-Rental	JPY	497.20	387,970.21	3.86	2.14	-NA-	-NA-	-NA-	-35.20	-19.84	9.10	10.26	-11.94	-NA-	-NA-
Europe Rental	JPY	760.57	9,664,585.21	96.14	4.33	-NA-	-NA-	-NA-	-21.97	1.58	21.57	14.38	-4.55	-NA-	-NA-
UK Non-Rental	JPY	302.91	173,431.20	1.73	1.48	-NA-	-NA-	-NA-	-43.65	-38.58	-4.01	3.76	-27.68	-NA-	-NA-
UK Rental	JPY	434.36	3,082,374.98	30.66	4.15	-NA-	-NA-	-NA-	-33.25	-5.09	12.94	8.04	-13.83	-NA-	-NA-
North America Non-Rental	JPY	259.90	575,941.55	2.14	4.80	-NA-	-NA-	-NA-	-45.43	-4.59	8.62	7.71	-18.35	-NA-	-NA-
North America Rental	JPY	924.27	26,302,843.30	97.86	3.83	-NA-	-NA-	-NA-	-14.56	22.65	7.66	4.56	8.38	-NA-	-NA-
United States Non-Rental	JPY	259.90	575,941.55	2.14	4.80	-NA-	-NA-	-NA-	-45.43	-4.59	8.62	7.71	-18.35	-NA-	-NA-
United States Rental	JPY	896.87	23,577,163.93	87.72	3.64	-NA-	-NA-	-NA-	-15.01	21.61	6.97	4.01	7.60	-NA-	-NA-

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Global Non-Rental	AUD	775.85	201,752.94	37.38	2.24	-NA-	-NA-	-NA-	-NA-	-0.75	4.22	2.55	-1.76	-NA-	-NA-
Global Rental	AUD	720.90	559,350.43	103.62	4.31	-NA-	-NA-	-NA-	-NA-	11.49	3.00	-1.06	8.22	-NA-	-NA-
Asia Non-Rental	AUD	853.66	189,836.27	88.16	2.15	-NA-	-NA-	-NA-	-NA-	0.02	4.46	2.69	-0.98	-NA-	-NA-
Asia Rental	AUD	728.04	113,774.93	52.84	5.71	-NA-	-NA-	-NA-	-NA-	5.62	4.48	-0.91	9.03	-NA-	-NA-
Asia ex Australia Non-Rental	AUD	883.64	175,402.21	81.46	1.79	-NA-	-NA-	-NA-	-NA-	0.54	4.51	3.00	-0.78	-NA-	-NA-
Asia ex Australia Rental	AUD	1,012.88	60,613.00	28.15	4.79	-NA-	-NA-	-NA-	-NA-	15.09	4.87	-0.88	15.24	-NA-	-NA-
Australia Non-Rental	AUD	488.50	14,434.06	6.70	6.57	-NA-	-NA-	-NA-	-NA-	-4.94	3.97	-0.93	-3.26	-NA-	-NA-
Australia Rental	AUD	519.89	53,161.94	24.69	6.77	-NA-	-NA-	-NA-	-NA-	-3.30	4.03	-0.96	2.82	-NA-	-NA-
Hong Kong Non-Rental	AUD	1,333.85	101,581.96	47.17	2.03	-NA-	-NA-	-NA-	-NA-	2.15	5.92	5.72	-0.17	-NA-	-NA-
Hong Kong Rental	AUD	1,365.94	21,830.88	10.14	3.28	-NA-	-NA-	-NA-	-NA-	31.72	7.31	1.21	17.04	-NA-	-NA-
Japan Non-Rental	AUD	531.44	48,696.44	22.61	1.31	-NA-	-NA-	-NA-	-NA-	-6.27	2.69	-1.51	-2.69	-NA-	-NA-
Japan Rental	AUD	744.81	23,845.15	11.07	6.02	-NA-	-NA-	-NA-	-NA-	-1.00	-0.10	-4.00	13.67	-NA-	-NA-
Europe Non-Rental	AUD	411.70	4,796.41	5.44	2.14	-NA-	-NA-	-NA-	-NA-	-21.69	0.82	1.87	-8.85	-NA-	-NA-
Europe Rental	AUD	629.77	119,481.53	135.56	4.33	-NA-	-NA-	-NA-	-NA-	-0.77	12.34	5.68	-1.20	-NA-	-NA-
UK Non-Rental	AUD	250.82	2,144.10	2.43	1.48	-NA-	-NA-	-NA-	-NA-	-40.00	-11.30	-4.13	-25.14	-NA-	-NA-
UK Rental	AUD	359.66	38,106.85	43.23	4.15	-NA-	-NA-	-NA-	-NA-	-7.28	4.36	-0.18	-10.81	-NA-	-NA-
North America Non-Rental	AUD	215.21	7,120.26	3.02	4.80	-NA-	-NA-	-NA-	-NA-	-6.79	0.37	-0.47	-15.49	-NA-	-NA-
North America Rental	AUD	765.32	325,177.32	137.98	3.83	-NA-	-NA-	-NA-	-NA-	19.82	-0.52	-3.39	12.19	-NA-	-NA-
United States Non-Rental	AUD	215.21	7,120.26	3.02	4.80	-NA-	-NA-	-NA-	-NA-	-6.79	0.37	-0.47	-15.49	-NA-	-NA-
United States Rental	AUD	742.63	291,480.24	123.68	3.64	-NA-	-NA-	-NA-	-NA-	18.80	-1.16	-3.90	11.37	-NA-	-NA-

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Global Non-Rental	EUR	889.69	143,090.08	26.51	0.00	-NA-	-NA-	-NA-	-13.38	13.85	6.76	3.48	9.37	-NA-	-NA-
Global Rental	EUR	734.89	396,710.46	73.49	0.00	-NA-	-NA-	-NA-	-12.17	25.29	4.96	-0.11	18.24	-NA-	-NA-
Asia Non-Rental	EUR	989.65	134,638.38	62.53	0.00	-NA-	-NA-	-NA-	-11.25	14.83	7.03	3.60	10.33	-NA-	-NA-
Asia Rental	EUR	708.26	80,693.08	37.47	0.00	-NA-	-NA-	-NA-	-16.44	17.17	6.01	0.17	17.95	-NA-	-NA-
Asia ex Australia Non-Rental	EUR	1,043.45	124,401.25	57.77	0.00	-NA-	-NA-	-NA-	-9.74	15.71	7.08	3.92	10.71	-NA-	31.76
Asia ex Australia Rental	EUR	1,046.15	42,988.81	19.96	0.00	-NA-	-NA-	-NA-	-3.53	28.44	6.66	0.12	25.44	-NA-	19.14
Australia Non-Rental	EUR	461.98	10,237.13	4.75	0.00	-NA-	-NA-	-NA-	-30.62	5.77	6.43	-0.14	6.04	-NA-	-NA-
Australia Rental	EUR	480.65	37,704.27	17.51	0.00	-NA-	-NA-	-NA-	-27.26	6.58	5.29	0.21	10.49	-NA-	-NA-
Hong Kong Non-Rental	EUR	1,523.29	72,045.40	33.46	0.00	-NA-	-NA-	-NA-	-4.58	17.04	8.55	6.68	11.33	-NA-	-NA-
Hong Kong Rental	EUR	1,449.30	15,483.20	7.19	0.00	-NA-	-NA-	-NA-	11.25	48.79	9.51	2.32	28.36	-NA-	-NA-
Japan Non-Rental	EUR	649.48	34,537.18	16.04	0.00	-NA-	-NA-	-NA-	-16.76	8.75	4.97	-0.86	8.79	-NA-	-NA-
Japan Rental	EUR	775.37	16,911.80	7.85	0.00	-NA-	-NA-	-NA-	-12.41	9.66	1.55	-3.27	23.30	-NA-	-NA-
Europe Non-Rental	EUR	486.07	3,401.78	3.86	0.00	-NA-	-NA-	-NA-	-28.31	-9.88	3.62	3.17	1.18	-NA-	-NA-
Europe Rental	EUR	658.93	84,740.39	96.14	0.00	-NA-	-NA-	-NA-	-16.31	11.43	15.03	6.87	7.27	-NA-	-NA-
UK Non-Rental	EUR	295.82	1,520.67	1.73	0.00	-NA-	-NA-	-NA-	-37.71	-30.12	-8.90	-2.90	-15.86	-NA-	-NA-
UK Rental	EUR	386.08	27,026.68	30.66	0.00	-NA-	-NA-	-NA-	-27.98	4.67	6.22	0.64	-2.39	-NA-	-NA-
North America Non-Rental	EUR	212.23	5,049.93	2.14	0.00	-NA-	-NA-	-NA-	-42.44	4.39	1.87	0.72	-7.83	-NA-	-NA-
North America Rental	EUR	783.91	230,626.88	97.86	0.00	-NA-	-NA-	-NA-	-8.42	35.18	1.34	-2.56	23.22	-NA-	-NA-
United States Non-Rental	EUR	212.23	5,049.93	2.14	0.00	-NA-	-NA-	-NA-	-42.44	4.39	1.87	0.72	-7.83	-NA-	-NA-
United States Rental	EUR	766.50	206,727.76	87.72	0.00	-NA-	-NA-	-NA-	-8.72	34.34	0.74	-3.06	22.53	-NA-	-NA-

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Global Non-Rental	USD	1,029.73	195,347.49	26.51	0.00	-NA-	-NA-	-NA-	-14.55	6.34	18.98	11.16	4.07	-NA-	-NA-
Global Rental	USD	850.56	541,591.64	73.49	0.00	-NA-	-NA-	-NA-	-13.36	17.02	16.98	7.30	12.51	-NA-	-NA-
Asia Non-Rental	USD	1,145.42	183,809.17	62.53	0.00	-NA-	-NA-	-NA-	-12.45	7.25	19.29	11.28	4.98	-NA-	-NA-
Asia Rental	USD	819.73	110,162.70	37.47	0.00	-NA-	-NA-	-NA-	-17.57	9.44	18.16	7.60	12.23	-NA-	-NA-
Asia ex Australia Non-Rental	USD	1,207.68	169,833.37	57.77	0.00	-NA-	-NA-	-NA-	-10.96	8.07	19.35	11.62	5.34	-NA-	37.65
Asia ex Australia Rental	USD	1,210.81	58,688.60	19.96	0.00	-NA-	-NA-	-NA-	-4.83	19.96	18.87	7.55	19.36	-NA-	23.93
Australia Non-Rental	USD	534.69	13,975.79	4.75	0.00	-NA-	-NA-	-NA-	-31.56	-1.21	18.62	7.27	0.90	-NA-	-NA-
Australia Rental	USD	556.30	51,474.10	17.51	0.00	-NA-	-NA-	-NA-	-28.24	-0.46	17.35	7.65	5.14	-NA-	-NA-
Hong Kong Non-Rental	USD	1,763.05	98,356.84	33.46	0.00	-NA-	-NA-	-NA-	-5.87	9.31	20.98	14.59	5.93	-NA-	-NA-
Hong Kong Rental	USD	1,677.41	21,137.77	7.19	0.00	-NA-	-NA-	-NA-	9.75	38.97	22.05	9.91	22.14	-NA-	-NA-
Japan Non-Rental	USD	751.71	47,150.38	16.04	0.00	-NA-	-NA-	-NA-	-17.89	1.57	16.99	6.49	3.51	-NA-	-NA-
Japan Rental	USD	897.41	23,088.09	7.85	0.00	-NA-	-NA-	-NA-	-13.59	2.42	13.18	3.90	17.32	-NA-	-NA-
Europe Non-Rental	USD	562.57	4,644.13	3.86	0.00	-NA-	-NA-	-NA-	-29.28	-15.83	15.48	10.82	-3.73	-NA-	-NA-
Europe Rental	USD	762.64	115,688.12	96.14	0.00	-NA-	-NA-	-NA-	-17.44	4.07	28.21	14.79	2.07	-NA-	-NA-
UK Non-Rental	USD	342.38	2,076.03	1.73	0.00	-NA-	-NA-	-NA-	-38.55	-34.74	1.53	4.30	-19.94	-NA-	-NA-
UK Rental	USD	446.84	36,897.00	30.66	0.00	-NA-	-NA-	-NA-	-28.95	-2.24	18.38	8.10	-7.13	-NA-	-NA-
North America Non-Rental	USD	245.64	6,894.20	2.14	0.00	-NA-	-NA-	-NA-	-43.22	-2.50	13.54	8.19	-12.30	-NA-	-NA-
North America Rental	USD	907.29	314,853.28	97.86	0.00	-NA-	-NA-	-NA-	-9.66	26.25	12.95	4.67	17.25	-NA-	-NA-
United States Non-Rental	USD	245.64	6,894.20	2.14	0.00	-NA-	-NA-	-NA-	-43.22	-2.50	13.54	8.19	-12.30	-NA-	-NA-
United States Rental	USD	887.14	282,226.05	87.72	0.00	-NA-	-NA-	-NA-	-9.96	25.47	12.28	4.12	16.59	-NA-	-NA-

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

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

Price Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
Global Non-Rental	GBP	1,053.13	123,967.52	26.51	0.00	-NA-	-NA-	-NA-	-6.91	7.93	12.97	8.42	6.64	-NA-	-NA-
Global Rental	GBP	869.89	343,694.05	73.49	0.00	-NA-	-NA-	-NA-	-5.61	18.77	11.07	4.65	15.30	-NA-	-NA-
Asia Non-Rental	GBP	1,171.45	116,645.30	62.53	0.00	-NA-	-NA-	-NA-	-4.62	8.86	13.26	8.53	7.58	-NA-	-NA-
Asia Rental	GBP	838.36	69,909.25	37.47	0.00	-NA-	-NA-	-NA-	-10.20	11.07	12.18	4.94	15.01	-NA-	-NA-
Asia ex Australia Non-Rental	GBP	1,235.12	107,776.26	57.77	0.00	-NA-	-NA-	-NA-	-3.00	9.69	13.31	8.87	7.95	-NA-	32.61
Asia ex Australia Rental	GBP	1,238.32	37,243.78	19.96	0.00	-NA-	-NA-	-NA-	3.67	21.75	12.86	4.90	22.32	-NA-	20.25
Australia Non-Rental	GBP	546.84	8,869.04	4.75	0.00	-NA-	-NA-	-NA-	-25.44	0.27	12.62	4.62	3.40	-NA-	-NA-
Australia Rental	GBP	568.94	32,665.47	17.51	0.00	-NA-	-NA-	-NA-	-21.83	1.03	11.41	4.99	7.74	-NA-	-NA-
Hong Kong Non-Rental	GBP	1,803.11	62,417.25	33.46	0.00	-NA-	-NA-	-NA-	2.54	10.95	14.86	11.77	8.56	-NA-	-NA-
Hong Kong Rental	GBP	1,715.52	13,414.03	7.19	0.00	-NA-	-NA-	-NA-	19.56	41.05	15.88	7.20	25.17	-NA-	-NA-
Japan Non-Rental	GBP	768.79	29,921.63	16.04	0.00	-NA-	-NA-	-NA-	-10.54	3.09	11.08	3.86	6.08	-NA-	-NA-
Japan Rental	GBP	917.80	14,651.70	7.85	0.00	-NA-	-NA-	-NA-	-5.87	3.95	7.46	1.34	20.23	-NA-	-NA-
Europe Non-Rental	GBP	575.36	2,947.16	3.86	0.00	-NA-	-NA-	-NA-	-22.96	-14.57	9.65	8.09	-1.34	-NA-	-NA-
Europe Rental	GBP	779.97	73,415.68	96.14	0.00	-NA-	-NA-	-NA-	-10.06	5.63	21.73	11.96	4.60	-NA-	-NA-
UK Non-Rental	GBP	350.16	1,317.45	1.73	0.00	-NA-	-NA-	-NA-	-33.05	-33.76	-3.60	1.72	-17.95	-NA-	-NA-
UK Rental	GBP	457.00	23,414.83	30.66	0.00	-NA-	-NA-	-NA-	-22.60	-0.78	12.40	5.43	-4.82	-NA-	-NA-
North America Non-Rental	GBP	251.22	4,375.06	2.14	0.00	-NA-	-NA-	-NA-	-38.14	-1.04	7.80	5.52	-10.13	-NA-	-NA-
North America Rental	GBP	927.91	199,805.89	97.86	0.00	-NA-	-NA-	-NA-	-1.58	28.14	7.24	2.08	20.15	-NA-	-NA-
United States Non-Rental	GBP	251.22	4,375.06	2.14	0.00	-NA-	-NA-	-NA-	-38.14	-1.04	7.80	5.52	-10.13	-NA-	-NA-
United States Rental	GBP	907.30	179,100.65	87.72	0.00	-NA-	-NA-	-NA-	-1.91	27.35	6.60	1.55	19.48	-NA-	-NA-

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

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

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Global Non-Rental	JPY	840.44	16,319,329.45	26.51	0.00	-NA-	-NA-	-NA-	-23.19	-0.78	12.33	10.59	-6.62	-NA-	-NA-
Global Rental	JPY	694.21	45,244,565.30	73.49	0.00	-NA-	-NA-	-NA-	-22.12	9.18	10.44	6.75	0.96	-NA-	-NA-
Asia Non-Rental	JPY	934.87	15,355,417.70	62.53	0.00	-NA-	-NA-	-NA-	-21.30	0.07	12.62	10.71	-5.79	-NA-	-NA-
Asia Rental	JPY	669.05	9,202,991.90	37.47	0.00	-NA-	-NA-	-NA-	-25.90	2.11	11.55	7.05	0.71	-NA-	-NA-
Asia ex Australia Non-Rental	JPY	985.68	14,187,879.82	57.77	0.00	-NA-	-NA-	-NA-	-19.97	0.84	12.67	11.05	-5.47	-NA-	40.52
Asia ex Australia Rental	JPY	988.23	4,902,845.32	19.96	0.00	-NA-	-NA-	-NA-	-14.46	11.92	12.22	7.00	7.11	-NA-	26.21
Australia Non-Rental	JPY	436.40	1,167,537.88	4.75	0.00	-NA-	-NA-	-NA-	-38.48	-7.83	11.99	6.72	-9.45	-NA-	-NA-
Australia Rental	JPY	454.04	4,300,146.58	17.51	0.00	-NA-	-NA-	-NA-	-35.50	-7.13	10.78	7.10	-5.65	-NA-	-NA-
Hong Kong Non-Rental	JPY	1,438.96	8,216,730.68	33.46	0.00	-NA-	-NA-	-NA-	-15.39	1.99	14.21	14.01	-4.94	-NA-	-NA-
Hong Kong Rental	JPY	1,369.06	1,765,849.26	7.19	0.00	-NA-	-NA-	-NA-	-1.35	29.66	15.22	9.35	9.60	-NA-	-NA-
Japan Non-Rental	JPY	613.53	3,938,942.45	16.04	0.00	-NA-	-NA-	-NA-	-26.19	-5.23	10.45	5.95	-7.11	-NA-	-NA-
Japan Rental	JPY	732.45	1,928,779.12	7.85	0.00	-NA-	-NA-	-NA-	-22.33	-4.44	6.85	3.37	5.28	-NA-	-NA-
Europe Non-Rental	JPY	459.16	387,970.21	3.86	0.00	-NA-	-NA-	-NA-	-36.43	-21.47	9.03	10.26	-13.61	-NA-	-NA-
Europe Rental	JPY	622.45	9,664,585.21	96.14	0.00	-NA-	-NA-	-NA-	-25.79	-2.90	21.04	14.21	-8.41	-NA-	-NA-
UK Non-Rental	JPY	279.44	173,431.20	1.73	0.00	-NA-	-NA-	-NA-	-44.76	-39.11	-4.15	3.76	-28.15	-NA-	-NA-
UK Rental	JPY	364.71	3,082,374.98	30.66	0.00	-NA-	-NA-	-NA-	-36.13	-8.79	11.76	7.55	-16.65	-NA-	-NA-
North America Non-Rental	JPY	200.49	575,941.55	2.14	0.00	-NA-	-NA-	-NA-	-48.96	-9.03	7.19	7.63	-21.30	-NA-	-NA-
North America Rental	JPY	740.51	26,302,843.30	97.86	0.00	-NA-	-NA-	-NA-	-18.79	17.80	6.63	4.13	5.21	-NA-	-NA-
United States Non-Rental	JPY	200.49	575,941.55	2.14	0.00	-NA-	-NA-	-NA-	-48.96	-9.03	7.19	7.63	-21.30	-NA-	-NA-
United States Rental	JPY	724.06	23,577,163.93	87.72	0.00	-NA-	-NA-	-NA-	-19.06	17.07	6.00	3.59	4.62	-NA-	-NA-

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Global Non-Rental	AUD	695.91	201,752.94	37.38	0.00	-NA-	-NA-	-NA-	-NA-	-3.08	3.80	2.18	-3.34	-NA-	-NA-
Global Rental	AUD	574.83	559,350.43	103.62	0.00	-NA-	-NA-	-NA-	-NA-	6.66	2.05	-1.36	4.50	-NA-	-NA-
Asia Non-Rental	AUD	774.10	189,836.27	88.16	0.00	-NA-	-NA-	-NA-	-NA-	-2.24	4.06	2.29	-2.49	-NA-	-NA-
Asia Rental	AUD	553.99	113,774.93	52.84	0.00	-NA-	-NA-	-NA-	-NA-	-0.25	3.07	-1.09	4.24	-NA-	-NA-
Asia ex Australia Non-Rental	AUD	816.18	175,402.21	81.46	0.00	-NA-	-NA-	-NA-	-NA-	-1.49	4.11	2.61	-2.16	-NA-	-NA-
Asia ex Australia Rental	AUD	818.29	60,613.00	28.15	0.00	-NA-	-NA-	-NA-	-NA-	9.34	3.70	-1.14	10.87	-NA-	-NA-
Australia Non-Rental	AUD	361.36	14,434.06	6.70	0.00	-NA-	-NA-	-NA-	-NA-	-9.95	3.48	-1.39	-6.28	-NA-	-NA-
Australia Rental	AUD	375.96	53,161.94	24.69	0.00	-NA-	-NA-	-NA-	-NA-	-9.27	2.37	-1.05	-2.34	-NA-	-NA-
Hong Kong Non-Rental	AUD	1,191.51	101,581.96	47.17	0.00	-NA-	-NA-	-NA-	-NA-	-0.36	5.54	5.34	-1.61	-NA-	-NA-
Hong Kong Rental	AUD	1,133.63	21,830.88	10.14	0.00	-NA-	-NA-	-NA-	-NA-	26.67	6.47	1.03	13.45	-NA-	-NA-
Japan Non-Rental	AUD	508.02	48,696.44	22.61	0.00	-NA-	-NA-	-NA-	-NA-	-7.42	2.06	-2.11	-3.85	-NA-	-NA-
Japan Rental	AUD	606.49	23,845.15	11.07	0.00	-NA-	-NA-	-NA-	-NA-	-6.65	-1.26	-4.49	8.97	-NA-	-NA-
Europe Non-Rental	AUD	380.20	4,796.41	5.44	0.00	-NA-	-NA-	-NA-	-NA-	-23.28	0.74	1.87	-10.58	-NA-	-NA-
Europe Rental	AUD	515.41	119,481.53	135.56	0.00	-NA-	-NA-	-NA-	-NA-	-5.14	11.84	5.52	-5.19	-NA-	-NA-
UK Non-Rental	AUD	231.39	2,144.10	2.43	0.00	-NA-	-NA-	-NA-	-NA-	-40.51	-11.43	-4.13	-25.63	-NA-	-NA-
UK Rental	AUD	301.99	38,106.85	43.23	0.00	-NA-	-NA-	-NA-	-NA-	-10.89	3.28	-0.63	-13.73	-NA-	-NA-
North America Non-Rental	AUD	166.01	7,120.26	3.02	0.00	-NA-	-NA-	-NA-	-NA-	-11.13	-0.95	-0.55	-18.54	-NA-	-NA-
North America Rental	AUD	613.17	325,177.32	137.98	0.00	-NA-	-NA-	-NA-	-NA-	15.08	-1.47	-3.79	8.91	-NA-	-NA-
United States Non-Rental	AUD	166.01	7,120.26	3.02	0.00	-NA-	-NA-	-NA-	-NA-	-11.13	-0.95	-0.55	-18.54	-NA-	-NA-
United States Rental	AUD	599.55	291,480.24	123.68	0.00	-NA-	-NA-	-NA-	-NA-	14.37	-2.05	-4.28	8.29	-NA-	-NA-

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

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Section 8

FTSE EPRA/NAREIT Developed Sector Index Series

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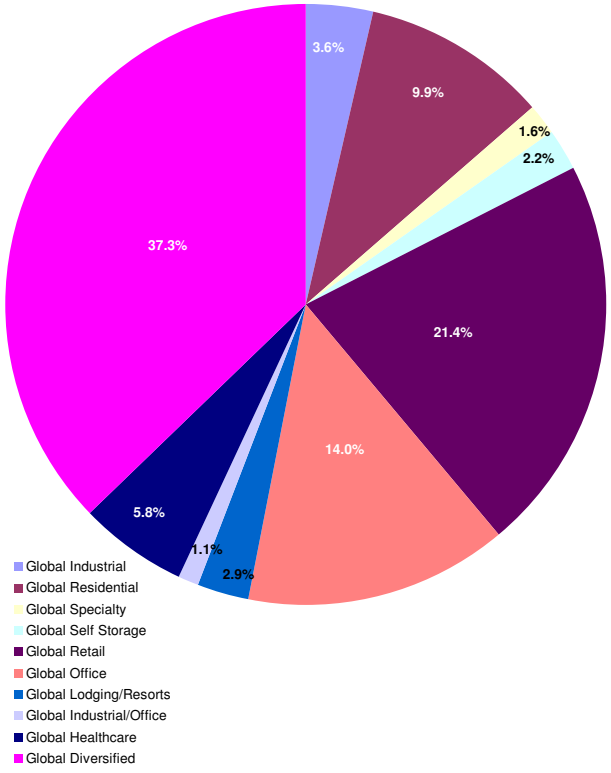
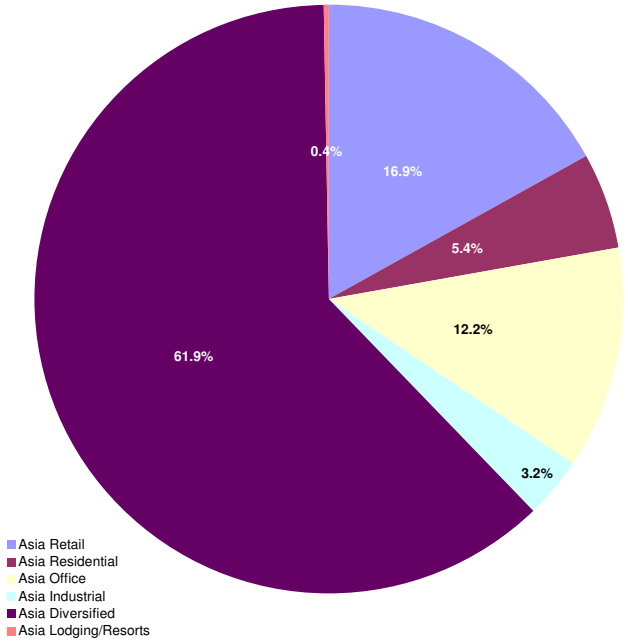
FTSE EPRA/NAREIT Developed Sector Index Series

Graph 31: Sector Breakdown - Global Developed



Graph 32: Sector Breakdown - Asia Developed



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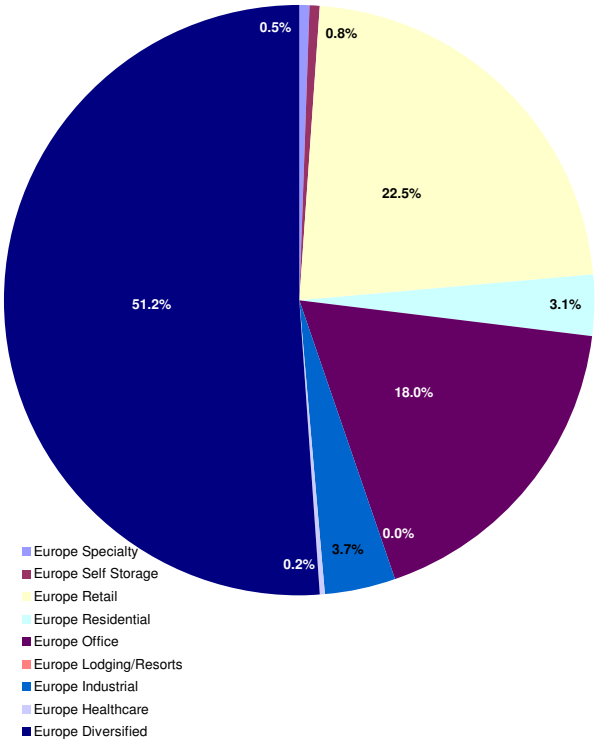
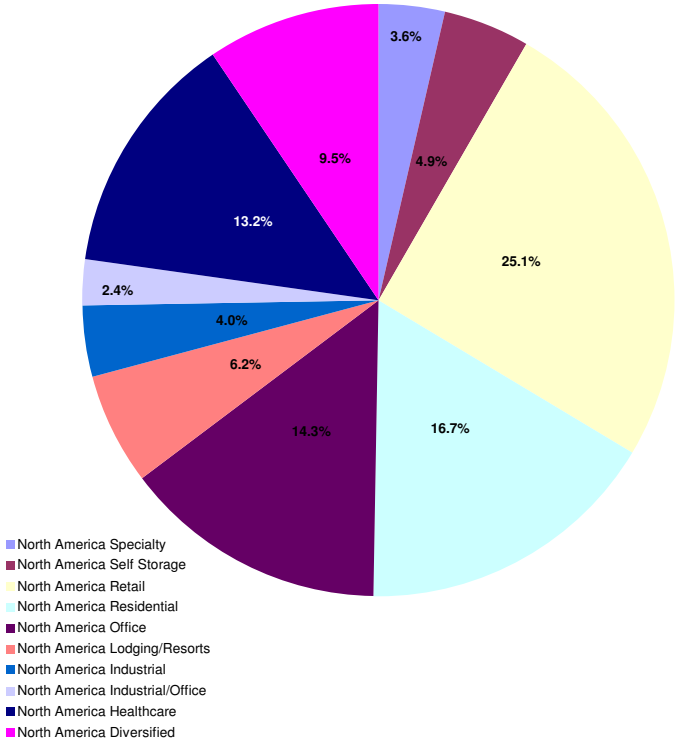
Graph 33: Sector Breakdown - Europe Developed



Graph 34: Sector Breakdown - North America Developed



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Global Industrial	EUR	396.37	19,665.21	3.64	4.45	-NA-	-NA-	-NA-	-30.55	13.85	5.66	1.47	4.64	-NA-	-NA-
Global Residential	EUR	1,184.34	53,673.38	9.94	3.11	-NA-	-NA-	-NA-	-0.55	34.86	2.17	-3.31	25.85	-NA-	-NA-
Global Specialty	EUR	1,497.63	8,903.45	1.65	2.75	-NA-	-NA-	-NA-	5.74	37.24	1.99	-1.45	20.77	-NA-	-NA-
Global Self Storage	EUR	1,237.53	12,123.16	2.25	3.15	-NA-	-NA-	-NA-	8.36	40.75	0.47	-5.89	26.34	-NA-	-NA-
Global Retail	EUR	850.53	115,560.58	21.41	4.72	-NA-	-NA-	-NA-	-10.33	27.81	6.93	0.18	21.23	-NA-	-NA-
Global Office	EUR	1,038.84	75,789.06	14.04	3.82	-NA-	-NA-	-NA-	-5.15	30.40	5.62	0.80	24.34	-NA-	-NA-
Global Lodging/Resorts	EUR	660.25	15,578.94	2.89	1.89	-NA-	-NA-	-NA-	-15.32	34.12	-0.87	4.21	24.42	-NA-	-NA-
Global Industrial/Office	EUR	676.28	5,761.55	1.07	5.48	-NA-	-NA-	-NA-	-9.25	12.10	-3.18	-2.43	9.21	-NA-	-NA-
Global Healthcare	EUR	1,523.29	31,348.21	5.81	5.33	-NA-	-NA-	-NA-	10.36	41.10	1.30	-4.28	23.75	-NA-	-NA-
Global Diversified	EUR	943.62	201,397.01	37.31	3.24	-NA-	-NA-	-NA-	-10.43	21.51	9.69	4.49	15.34	-NA-	-NA-
Asia Retail	EUR	946.72	36,497.47	16.95	6.15	-NA-	-NA-	-NA-	-9.36	17.69	6.13	-1.03	20.37	-NA-	-NA-
Asia Residential	EUR	2,228.68	11,621.48	5.40	1.71	-NA-	-NA-	-NA-	-6.63	3.28	-2.19	-5.46	0.21	-NA-	-NA-
Asia Office	EUR	1,106.00	26,180.09	12.16	4.75	-NA-	-NA-	-NA-	-5.92	25.03	5.23	1.01	25.09	-NA-	-NA-
Asia Industrial	EUR	488.17	6,901.42	3.21	3.98	-NA-	-NA-	-NA-	-31.32	27.95	11.74	3.23	19.14	-NA-	-NA-
Asia Diversified	EUR	1,017.54	133,279.88	61.90	2.63	-NA-	-NA-	-NA-	-9.98	20.66	8.96	4.74	14.67	-NA-	-NA-
Asia Lodging/Resorts	EUR	525.23	851.12	0.40	4.02	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	2.11	-NA-	-NA-	-NA-
Asia ex Australia Diversified	EUR	1,109.80	116,239.36	54.20	2.09	-NA-	-NA-	-NA-	-7.04	22.16	9.02	5.34	15.09	-NA-	-NA-
Asia ex Australia Industrial	EUR	1,642.09	3,086.67	1.44	5.27	-NA-	-NA-	-NA-	5.63	38.95	12.91	1.51	19.87	-NA-	-NA-
Asia ex Australia Office	EUR	1,134.44	22,872.60	10.66	4.41	-NA-	-NA-	-NA-	-3.73	25.83	5.48	1.06	28.54	-NA-	-NA-
Asia ex Australia Residential	EUR	2,212.23	11,621.48	5.42	1.71	-NA-	-NA-	-NA-	-6.63	3.28	-2.19	-5.46	0.21	-NA-	-NA-
Asia ex Australia Retail	EUR	1,198.33	12,718.83	5.93	3.53	-NA-	-NA-	-NA-	2.68	31.76	6.70	-1.55	25.45	-NA-	-NA-

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Europe Specialty	EUR	468.99	404.21	0.46	0.00	-NA-	-NA-	-NA-	-20.81	-11.84	19.48	11.70	-24.67	-NA-	-NA-
Europe Self Storage	EUR	875.74	692.46	0.79	1.97	-NA-	-NA-	-NA-	-19.47	-11.29	4.05	3.81	-8.65	-NA-	-NA-
Europe Retail	EUR	848.05	19,827.05	22.49	4.35	-NA-	-NA-	-NA-	-12.96	11.73	18.89	9.68	6.58	-NA-	-NA-
Europe Residential	EUR	399.20	2,740.05	3.11	3.44	-NA-	-NA-	-NA-	-21.40	0.69	13.04	8.51	12.25	-NA-	-NA-
Europe Office	EUR	1,104.79	15,854.52	17.99	3.03	-NA-	-NA-	-NA-	-2.20	33.29	15.76	6.86	27.18	-NA-	-NA-
Europe Industrial	EUR	294.22	3,293.93	3.74	4.47	-NA-	-NA-	-NA-	-31.38	-12.83	5.22	-1.58	-10.92	-NA-	-NA-
Europe Healthcare	EUR	696.14	217.03	0.25	5.82	-NA-	-NA-	-NA-	-16.12	20.82	-0.03	-5.95	12.88	-NA-	-NA-
Europe Diversified	EUR	784.94	45,112.91	51.18	4.73	-NA-	-NA-	-NA-	-13.57	16.53	14.33	6.34	11.70	-NA-	-NA-
Eurozone Retail	EUR	1,378.74	12,672.79	14.38	4.80	-NA-	-NA-	-NA-	-0.96	13.81	24.37	12.94	11.47	-NA-	-NA-
Eurozone Residential	EUR	414.52	2,345.62	2.66	3.60	-NA-	-NA-	-NA-	-19.94	8.33	18.68	10.98	17.63	-NA-	-NA-
Eurozone Office	EUR	1,142.79	3,943.49	4.47	5.59	-NA-	-NA-	-NA-	-1.92	13.73	15.32	8.51	14.78	-NA-	-NA-
Eurozone Industrial	EUR	576.46	980.23	1.11	2.82	-NA-	-NA-	-NA-	-16.81	8.71	9.60	-0.84	2.54	-NA-	-NA-
Eurozone Diversified	EUR	1,025.55	27,404.50	31.09	4.76	-NA-	-NA-	-NA-	-8.47	16.36	18.05	8.64	13.80	-NA-	-NA-
UK Specialty	EUR	468.99	404.21	0.46	0.00	-NA-	-NA-	-NA-	-20.81	-11.84	19.48	11.70	-24.67	-NA-	-NA-
UK Self Storage	EUR	875.74	692.46	0.79	1.97	-NA-	-NA-	-NA-	-19.47	-11.29	4.05	3.81	-8.65	-NA-	-NA-
UK Retail	EUR	443.80	7,154.26	8.12	3.56	-NA-	-NA-	-NA-	-27.26	9.14	10.29	4.35	-0.83	-NA-	-NA-
UK Residential	EUR	315.46	394.43	0.45	2.49	-NA-	-NA-	-NA-	-28.18	-30.50	-11.91	-4.20	-11.67	-NA-	-NA-
UK Industrial	EUR	242.73	2,313.70	2.62	5.16	-NA-	-NA-	-NA-	-34.99	-17.88	3.49	-1.88	-14.86	-NA-	-NA-
UK Healthcare	EUR	696.14	217.03	0.25	5.82	-NA-	-NA-	-NA-	-16.12	20.82	-0.03	-5.95	12.88	-NA-	-NA-
UK Diversified	EUR	469.02	13,963.46	15.84	4.76	-NA-	-NA-	-NA-	-24.45	9.37	4.46	-0.93	1.28	-NA-	-NA-
UK Office	EUR	692.94	3,407.79	3.87	2.08	-NA-	-NA-	-NA-	-15.52	30.93	10.90	2.72	18.16	-NA-	-NA-

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North America Specialty	EUR	1,685.01	8,499.25	3.61	2.88	-NA-	-NA-	-NA-	8.23	41.50	1.29	-1.99	24.81	-NA-	-NA-
North America Self Storage	EUR	1,267.33	11,430.70	4.85	3.22	-NA-	-NA-	-NA-	10.18	44.39	0.25	-6.42	28.56	-NA-	-NA-
North America Retail	EUR	796.10	59,236.06	25.13	3.96	-NA-	-NA-	-NA-	-9.92	42.41	3.96	-1.92	27.74	-NA-	-NA-
North America Residential	EUR	1,201.75	39,311.85	16.68	3.50	-NA-	-NA-	-NA-	3.52	53.26	2.85	-3.41	38.10	-NA-	-NA-
North America Office	EUR	923.35	33,754.45	14.32	3.46	-NA-	-NA-	-NA-	-6.20	34.34	1.67	-1.97	22.54	-NA-	-NA-
North America Lodging/Resorts	EUR	664.88	14,727.82	6.25	1.77	-NA-	-NA-	-NA-	-14.91	32.98	-1.55	4.35	23.36	-NA-	-NA-
North America Industrial	EUR	399.97	9,469.86	4.02	4.78	-NA-	-NA-	-NA-	-29.21	16.98	1.85	1.35	2.40	-NA-	-NA-
North America Industrial/Office	EUR	676.28	5,761.55	2.44	5.48	-NA-	-NA-	-NA-	-9.25	12.10	-3.18	-2.43	9.21	-NA-	-NA-
North America Healthcare	EUR	1,554.52	31,131.18	13.21	5.33	-NA-	-NA-	-NA-	11.15	41.27	1.31	-4.27	23.83	-NA-	-NA-
North America Diversified	EUR	981.03	22,354.10	9.49	3.94	-NA-	-NA-	-NA-	-5.00	41.02	5.60	-0.46	29.41	-NA-	-NA-
United States Specialty	EUR	1,685.01	8,499.25	3.61	2.88	-NA-	-NA-	-NA-	8.23	41.50	1.29	-1.99	24.81	-NA-	-NA-
United States Self Storage	EUR	1,267.33	11,430.70	4.85	3.22	-NA-	-NA-	-NA-	10.18	44.39	0.25	-6.42	28.56	-NA-	-NA-
United States Retail	EUR	747.73	51,678.68	21.93	3.65	-NA-	-NA-	-NA-	-11.58	41.24	3.04	-2.73	27.06	-NA-	-NA-
United States Residential	EUR	1,164.51	36,120.65	15.33	3.37	-NA-	-NA-	-NA-	3.35	54.48	2.33	-3.76	38.17	-NA-	-NA-
United States Office	EUR	930.41	28,814.95	12.23	3.39	-NA-	-NA-	-NA-	-5.93	30.99	1.67	-2.66	20.06	-NA-	-NA-
United States Lodging/Resorts	EUR	641.08	14,271.03	6.06	1.60	-NA-	-NA-	-NA-	-15.25	31.54	-2.01	4.16	22.56	-NA-	-NA-
United States Industrial	EUR	399.51	9,469.86	4.02	4.78	-NA-	-NA-	-NA-	-29.21	16.98	1.85	1.35	2.40	-NA-	-NA-
United States Industrial/Office	EUR	676.28	5,761.55	2.44	5.48	-NA-	-NA-	-NA-	-9.25	12.10	-3.18	-2.43	9.21	-NA-	-NA-
United States Healthcare	EUR	1,628.45	29,729.54	12.61	5.26	-NA-	-NA-	-NA-	12.11	40.62	0.69	-4.54	23.38	-NA-	-NA-
United States Diversified	EUR	864.90	16,001.49	6.79	3.26	-NA-	-NA-	-NA-	-7.67	37.15	4.43	-1.18	27.45	-NA-	-NA-

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Global Industrial	USD	458.83	26,847.07	3.64	4.45	-NA-	-NA-	-NA-	-31.48	6.35	17.77	9.00	-0.42	-NA-	-NA-
Global Residential	USD	1,370.81	73,275.24	9.94	3.11	-NA-	-NA-	-NA-	-1.89	25.95	13.88	3.86	19.75	-NA-	-NA-
Global Specialty	USD	1,733.79	12,155.05	1.65	2.75	-NA-	-NA-	-NA-	4.32	28.19	13.68	5.87	14.93	-NA-	-NA-
Global Self Storage	USD	1,432.63	16,550.62	2.25	3.15	-NA-	-NA-	-NA-	6.90	31.46	11.98	1.10	20.23	-NA-	-NA-
Global Retail	USD	984.34	157,764.04	21.41	4.72	-NA-	-NA-	-NA-	-11.55	19.35	19.17	7.61	15.34	-NA-	-NA-
Global Office	USD	1,202.39	103,467.70	14.04	3.82	-NA-	-NA-	-NA-	-6.43	21.80	17.72	8.28	18.33	-NA-	-NA-
Global Lodging/Resorts	USD	764.36	21,268.46	2.89	1.89	-NA-	-NA-	-NA-	-16.45	25.26	10.48	11.94	18.39	-NA-	-NA-
Global Industrial/Office	USD	782.39	7,865.70	1.07	5.48	-NA-	-NA-	-NA-	-10.49	4.68	7.91	4.81	3.90	-NA-	-NA-
Global Healthcare	USD	1,762.86	42,796.78	5.81	5.33	-NA-	-NA-	-NA-	8.87	31.79	12.91	2.82	17.76	-NA-	-NA-
Global Diversified	USD	1,092.10	274,948.48	37.31	3.24	-NA-	-NA-	-NA-	-11.64	13.48	22.26	12.24	9.74	-NA-	-NA-
Asia Retail	USD	1,095.49	49,826.58	16.95	6.15	-NA-	-NA-	-NA-	-10.60	9.89	18.26	6.31	14.50	-NA-	-NA-
Asia Residential	USD	2,579.55	15,865.71	5.40	1.71	-NA-	-NA-	-NA-	-7.89	-3.55	9.02	1.56	-4.66	-NA-	-NA-
Asia Office	USD	1,280.40	35,741.22	12.16	4.75	-NA-	-NA-	-NA-	-7.19	16.78	17.28	8.50	19.03	-NA-	-NA-
Asia Industrial	USD	565.36	9,421.86	3.21	3.98	-NA-	-NA-	-NA-	-32.24	19.53	24.54	10.88	13.38	-NA-	-NA-
Asia Diversified	USD	1,177.78	181,954.54	61.90	2.63	-NA-	-NA-	-NA-	-11.20	12.70	21.44	12.50	9.11	-NA-	-NA-
Asia Lodging/Resorts	USD	547.76	1,161.96	0.40	4.02	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	9.69	-NA-	-NA-	-NA-
Asia ex Australia Diversified	USD	1,284.47	158,690.71	54.20	2.09	-NA-	-NA-	-NA-	-8.30	14.09	21.51	13.15	9.51	-NA-	-NA-
Asia ex Australia Industrial	USD	1,900.92	4,213.94	1.44	5.27	-NA-	-NA-	-NA-	4.20	29.79	25.85	9.04	14.08	-NA-	-NA-
Asia ex Australia Office	USD	1,313.15	31,225.82	10.66	4.41	-NA-	-NA-	-NA-	-5.03	17.53	17.56	8.55	22.32	-NA-	-NA-
Asia ex Australia Residential	USD	2,560.52	15,865.71	5.42	1.71	-NA-	-NA-	-NA-	-7.89	-3.55	9.02	1.56	-4.66	-NA-	-NA-
Asia ex Australia Retail	USD	1,386.68	17,363.83	5.93	3.53	-NA-	-NA-	-NA-	1.28	23.06	18.92	5.75	19.37	-NA-	-NA-

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Europe Specialty	USD	542.84	551.83	0.46	0.00	-NA-	-NA-	-NA-	-21.88	-17.66	33.17	19.98	-28.32	-NA-	-NA-
Europe Self Storage	USD	1,013.63	945.35	0.79	1.97	-NA-	-NA-	-NA-	-20.56	-17.14	15.96	11.51	-13.07	-NA-	-NA-
Europe Retail	USD	981.57	27,068.02	22.49	4.35	-NA-	-NA-	-NA-	-14.14	4.35	32.50	17.82	1.41	-NA-	-NA-
Europe Residential	USD	462.11	3,740.73	3.11	3.44	-NA-	-NA-	-NA-	-22.46	-5.95	25.99	16.55	6.80	-NA-	-NA-
Europe Office	USD	1,278.29	21,644.69	17.99	3.03	-NA-	-NA-	-NA-	-3.53	24.49	29.02	14.78	21.01	-NA-	-NA-
Europe Industrial	USD	340.55	4,496.89	3.74	4.47	-NA-	-NA-	-NA-	-32.30	-18.57	17.27	5.72	-15.22	-NA-	-NA-
Europe Healthcare	USD	805.87	296.29	0.25	5.82	-NA-	-NA-	-NA-	-17.25	12.89	11.49	1.08	7.46	-NA-	-NA-
Europe Diversified	USD	908.15	61,588.43	51.18	4.73	-NA-	-NA-	-NA-	-14.75	8.81	27.43	14.23	6.26	-NA-	-NA-
Eurozone Retail	USD	1,595.76	17,300.97	14.38	4.80	-NA-	-NA-	-NA-	-2.30	6.29	38.61	21.32	6.06	-NA-	-NA-
Eurozone Residential	USD	479.82	3,202.26	2.66	3.60	-NA-	-NA-	-NA-	-21.02	1.18	32.28	19.21	11.93	-NA-	-NA-
Eurozone Office	USD	1,321.19	5,383.68	4.47	5.59	-NA-	-NA-	-NA-	-3.28	6.19	28.52	16.56	9.20	-NA-	-NA-
Eurozone Industrial	USD	666.49	1,338.21	1.11	2.82	-NA-	-NA-	-NA-	-17.97	1.54	22.16	6.52	-2.42	-NA-	-NA-
Eurozone Diversified	USD	1,186.23	37,412.80	31.09	4.76	-NA-	-NA-	-NA-	-9.73	8.63	31.57	16.69	8.23	-NA-	-NA-
UK Specialty	USD	542.84	551.83	0.46	0.00	-NA-	-NA-	-NA-	-21.88	-17.66	33.17	19.98	-28.32	-NA-	-NA-
UK Self Storage	USD	1,013.63	945.35	0.79	1.97	-NA-	-NA-	-NA-	-20.56	-17.14	15.96	11.51	-13.07	-NA-	-NA-
UK Retail	USD	513.68	9,767.05	8.12	3.56	-NA-	-NA-	-NA-	-28.24	1.94	22.92	12.09	-5.63	-NA-	-NA-
UK Residential	USD	365.31	538.48	0.45	2.49	-NA-	-NA-	-NA-	-29.15	-35.08	-1.83	2.90	-15.95	-NA-	-NA-
UK Industrial	USD	281.03	3,158.68	2.62	5.16	-NA-	-NA-	-NA-	-35.86	-23.28	15.35	5.40	-18.96	-NA-	-NA-
UK Healthcare	USD	805.87	296.29	0.25	5.82	-NA-	-NA-	-NA-	-17.25	12.89	11.49	1.08	7.46	-NA-	-NA-
UK Diversified	USD	542.89	19,063.01	15.84	4.76	-NA-	-NA-	-NA-	-25.47	2.15	16.43	6.42	-3.63	-NA-	-NA-
UK Office	USD	719.96	4,652.34	3.87	2.08	-NA-	-NA-	-NA-	-18.95	19.55	23.23	10.01	10.31	-NA-	-NA-

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North America Specialty	USD	1,950.74	11,603.22	3.61	2.88	-NA-	-NA-	-NA-	6.78	32.17	12.89	5.28	18.77	-NA-	-NA-
North America Self Storage	USD	1,467.14	15,605.27	4.85	3.22	-NA-	-NA-	-NA-	8.70	34.86	11.75	0.53	22.34	-NA-	-NA-
North America Retail	USD	921.42	80,869.44	25.13	3.96	-NA-	-NA-	-NA-	-11.14	32.99	15.87	5.35	21.54	-NA-	-NA-
North America Residential	USD	1,390.95	53,668.79	16.68	3.5	-NA-	-NA-	-NA-	2.13	43.14	14.63	3.76	31.42	-NA-	-NA-
North America Office	USD	1,068.66	46,081.79	14.32	3.46	-NA-	-NA-	-NA-	-7.47	25.48	13.33	5.31	16.61	-NA-	-NA-
North America Lodging/Resorts	USD	769.72	20,106.51	6.25	1.77	-NA-	-NA-	-NA-	-16.05	24.19	9.72	12.09	17.38	-NA-	-NA-
North America Industrial	USD	462.90	12,928.31	4.02	4.78	-NA-	-NA-	-NA-	-30.17	9.26	13.53	8.87	-2.56	-NA-	-NA-
North America Industrial/Office	USD	782.39	7,865.70	2.44	5.48	-NA-	-NA-	-NA-	-10.49	4.68	7.91	4.81	3.90	-NA-	-NA-
North America Healthcare	USD	1,799.01	42,500.49	13.21	5.33	-NA-	-NA-	-NA-	9.64	31.95	12.92	2.83	17.84	-NA-	-NA-
North America Diversified	USD	1,135.48	30,517.96	9.49	3.94	-NA-	-NA-	-NA-	-6.29	31.70	17.70	6.92	23.13	-NA-	-NA-
United States Specialty	USD	1,950.74	11,603.22	3.61	2.88	-NA-	-NA-	-NA-	6.78	32.17	12.89	5.28	18.77	-NA-	-NA-
United States Self Storage	USD	1,467.14	15,605.27	4.85	3.22	-NA-	-NA-	-NA-	8.70	34.86	11.75	0.53	22.34	-NA-	-NA-
United States Retail	USD	865.44	70,552.06	21.93	3.65	-NA-	-NA-	-NA-	-12.78	31.91	14.85	4.49	20.90	-NA-	-NA-
United States Residential	USD	1,347.85	49,312.14	15.33	3.37	-NA-	-NA-	-NA-	1.95	44.28	14.05	3.38	31.48	-NA-	-NA-
United States Office	USD	1,076.79	39,338.36	12.23	3.39	-NA-	-NA-	-NA-	-7.20	22.35	13.32	4.57	14.25	-NA-	-NA-
United States Lodging/Resorts	USD	742.16	19,482.89	6.06	1.6	-NA-	-NA-	-NA-	-16.39	22.85	9.22	11.89	16.61	-NA-	-NA-
United States Industrial	USD	462.36	12,928.31	4.02	4.78	-NA-	-NA-	-NA-	-30.17	9.26	13.53	8.87	-2.56	-NA-	-NA-
United States Industrial/Office	USD	782.39	7,865.70	2.44	5.48	-NA-	-NA-	-NA-	-10.49	4.68	7.91	4.81	3.90	-NA-	-NA-
United States Healthcare	USD	1,884.56	40,586.96	12.61	5.26	-NA-	-NA-	-NA-	10.59	31.35	12.22	2.54	17.40	-NA-	-NA-
United States Diversified	USD	1,001.08	21,845.33	6.79	3.26	-NA-	-NA-	-NA-	-8.92	28.08	16.39	6.15	21.26	-NA-	-NA-

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Global Industrial	GBP	469.26	17,037.15	3.64	4.45	-NA-	-NA-	-NA-	-25.36	7.94	11.81	6.31	2.05	-NA-	-NA-
Global Residential	GBP	1,401.96	46,500.46	9.94	3.11	-NA-	-NA-	-NA-	6.88	27.84	8.12	1.30	22.72	-NA-	-NA-
Global Specialty	GBP	1,773.19	7,713.60	1.65	2.75	-NA-	-NA-	-NA-	13.64	30.10	7.93	3.26	17.78	-NA-	-NA-
Global Self Storage	GBP	1,465.18	10,503.02	2.25	3.15	-NA-	-NA-	-NA-	16.46	33.43	6.32	-1.40	23.21	-NA-	-NA-
Global Retail	GBP	1,006.71	100,117.06	21.41	4.72	-NA-	-NA-	-NA-	-3.64	21.14	13.15	4.95	18.20	-NA-	-NA-
Global Office	GBP	1,229.71	65,660.61	14.04	3.82	-NA-	-NA-	-NA-	1.93	23.62	11.77	5.61	21.26	-NA-	-NA-
Global Lodging/Resorts	GBP	781.73	13,496.97	2.89	1.89	-NA-	-NA-	-NA-	-8.99	27.14	4.90	9.18	21.32	-NA-	-NA-
Global Industrial/Office	GBP	800.16	4,991.57	1.07	5.48	-NA-	-NA-	-NA-	-2.48	6.25	2.45	2.23	6.47	-NA-	-NA-
Global Healthcare	GBP	1,802.92	27,158.83	5.81	5.33	-NA-	-NA-	-NA-	18.60	33.76	7.20	0.28	20.67	-NA-	-NA-
Global Diversified	GBP	1,116.92	174,482.30	37.31	3.24	-NA-	-NA-	-NA-	-3.75	15.18	16.08	9.47	12.46	-NA-	-NA-
Asia Retail	GBP	1,120.38	31,619.95	16.95	6.15	-NA-	-NA-	-NA-	-2.60	11.53	12.28	3.69	17.34	-NA-	-NA-
Asia Residential	GBP	2,638.16	10,068.38	5.40	1.71	-NA-	-NA-	-NA-	0.34	-2.11	3.50	-0.95	-2.29	-NA-	-NA-
Asia Office	GBP	1,309.49	22,681.38	12.16	4.75	-NA-	-NA-	-NA-	1.11	18.53	11.35	5.82	21.98	-NA-	-NA-
Asia Industrial	GBP	578.21	5,979.11	3.21	3.98	-NA-	-NA-	-NA-	-26.18	21.32	18.25	8.15	16.20	-NA-	-NA-
Asia Diversified	GBP	1,204.55	115,468.35	61.90	2.63	-NA-	-NA-	-NA-	-3.26	14.38	15.30	9.73	11.81	-NA-	-NA-
Asia Lodging/Resorts	GBP	560.21	737.38	0.40	4.02	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	6.98	-NA-	-NA-	-NA-
Asia ex Australia Diversified	GBP	1,313.65	100,705.13	54.20	2.09	-NA-	-NA-	-NA-	-0.10	15.80	15.36	10.36	12.22	-NA-	-NA-
Asia ex Australia Industrial	GBP	1,944.11	2,674.16	1.44	5.27	-NA-	-NA-	-NA-	13.52	31.73	19.49	6.35	16.91	-NA-	-NA-
Asia ex Australia Office	GBP	1,342.99	19,815.91	10.66	4.41	-NA-	-NA-	-NA-	3.46	19.29	11.62	5.87	25.35	-NA-	-NA-
Asia ex Australia Residential	GBP	2,618.70	10,068.38	5.42	1.71	-NA-	-NA-	-NA-	0.34	-2.11	3.50	-0.95	-2.29	-NA-	-NA-
Asia ex Australia Retail	GBP	1,418.19	11,019.08	5.93	3.53	-NA-	-NA-	-NA-	10.33	24.90	12.91	3.14	22.33	-NA-	-NA-

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Europe Specialty	GBP	555.17	350.19	0.46	0.00	-NA-	-NA-	-NA-	-14.89	-16.43	26.44	17.02	-26.54	-NA-	-NA-
Europe Self Storage	GBP	1,036.66	599.92	0.79	1.97	-NA-	-NA-	-NA-	-13.45	-15.90	10.10	8.75	-10.91	-NA-	-NA-
Europe Retail	GBP	1,003.87	17,177.37	22.49	4.35	-NA-	-NA-	-NA-	-6.46	5.91	25.80	14.91	3.92	-NA-	-NA-
Europe Residential	GBP	472.61	2,373.87	3.11	3.44	-NA-	-NA-	-NA-	-15.53	-4.55	19.62	13.68	9.45	-NA-	-NA-
Europe Office	GBP	1,307.33	13,735.72	17.99	3.03	-NA-	-NA-	-NA-	5.09	26.35	22.50	11.95	24.01	-NA-	-NA-
Europe Industrial	GBP	348.29	2,853.73	3.74	4.47	-NA-	-NA-	-NA-	-26.25	-17.35	11.34	3.12	-13.12	-NA-	-NA-
Europe Healthcare	GBP	824.18	188.03	0.25	5.82	-NA-	-NA-	-NA-	-9.85	14.57	5.85	-1.41	10.13	-NA-	-NA-
Europe Diversified	GBP	928.79	39,084.02	51.18	4.73	-NA-	-NA-	-NA-	-7.13	10.44	20.98	11.41	8.89	-NA-	-NA-
Eurozone Retail	GBP	1,632.02	10,979.20	14.38	4.8	-NA-	-NA-	-NA-	6.44	7.88	31.60	18.33	8.69	-NA-	-NA-
Eurozone Residential	GBP	490.72	2,032.15	2.66	3.6	-NA-	-NA-	-NA-	-13.96	2.69	25.58	16.27	14.71	-NA-	-NA-
Eurozone Office	GBP	1,351.21	3,416.48	4.47	5.59	-NA-	-NA-	-NA-	5.37	7.78	22.02	13.68	11.91	-NA-	-NA-
Eurozone Industrial	GBP	681.63	849.23	1.11	2.82	-NA-	-NA-	-NA-	-10.63	3.05	15.98	3.89	-0.01	-NA-	-NA-
Eurozone Diversified	GBP	1,213.18	23,742.16	31.09	4.76	-NA-	-NA-	-NA-	-1.65	10.25	24.92	13.81	10.92	-NA-	-NA-
UK Specialty	GBP	555.17	350.19	0.46	0.00	-NA-	-NA-	-NA-	-14.89	-16.43	26.44	17.02	-26.54	-NA-	-NA-
UK Self Storage	GBP	1,036.66	599.92	0.79	1.97	-NA-	-NA-	-NA-	-13.45	-15.90	10.10	8.75	-10.91	-NA-	-NA-
UK Retail	GBP	525.35	6,198.17	8.12	3.56	-NA-	-NA-	-NA-	-21.83	3.47	16.71	9.32	-3.29	-NA-	-NA-
UK Residential	GBP	373.61	341.72	0.45	2.49	-NA-	-NA-	-NA-	-22.81	-34.11	-6.79	0.37	-13.87	-NA-	-NA-
UK Industrial	GBP	287.41	2,004.50	2.62	5.16	-NA-	-NA-	-NA-	-30.13	-22.13	9.52	2.79	-16.96	-NA-	-NA-
UK Healthcare	GBP	824.18	188.03	0.25	5.82	-NA-	-NA-	-NA-	-9.85	14.57	5.85	-1.41	10.13	-NA-	-NA-
UK Diversified	GBP	555.23	12,097.39	15.84	4.76	-NA-	-NA-	-NA-	-18.81	3.68	10.54	3.79	-1.24	-NA-	-NA-
UK Office	GBP	820.50	2,952.37	3.87	2.08	-NA-	-NA-	-NA-	-9.21	24.12	17.35	7.62	15.23	-NA-	-NA-

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North America Specialty	GBP	1,995.07	7,363.41	3.61	2.88	-NA-	-NA-	-NA-	16.32	34.14	7.19	2.68	21.72	-NA-	-NA-
North America Self Storage	GBP	1,500.48	9,903.10	4.85	3.22	-NA-	-NA-	-NA-	18.41	36.88	6.10	-1.95	25.37	-NA-	-NA-
North America Retail	GBP	942.36	51,319.75	25.13	3.96	-NA-	-NA-	-NA-	-3.19	34.98	10.01	2.75	24.55	-NA-	-NA-
North America Residential	GBP	1,422.56	34,058.21	16.68	3.5	-NA-	-NA-	-NA-	11.26	45.28	8.83	1.20	34.67	-NA-	-NA-
North America Office	GBP	1,092.95	29,243.50	14.32	3.46	-NA-	-NA-	-NA-	0.81	27.35	7.60	2.71	19.51	-NA-	-NA-
North America Lodging/Resorts	GBP	787.21	12,759.59	6.25	1.77	-NA-	-NA-	-NA-	-8.55	26.05	4.18	9.32	20.29	-NA-	-NA-
North America Industrial	GBP	473.41	8,204.31	4.02	4.78	-NA-	-NA-	-NA-	-23.93	10.89	7.79	6.18	-0.14	-NA-	-NA-
North America Industrial/Office	GBP	800.16	4,991.57	2.44	5.48	-NA-	-NA-	-NA-	-2.48	6.25	2.45	2.23	6.47	-NA-	-NA-
North America Healthcare	GBP	1,839.89	26,970.81	13.21	5.33	-NA-	-NA-	-NA-	19.44	33.92	7.21	0.29	20.76	-NA-	-NA-
North America Diversified	GBP	1,161.28	19,366.70	9.49	3.94	-NA-	-NA-	-NA-	2.09	33.67	11.75	4.28	26.18	-NA-	-NA-
United States Specialty	GBP	1,995.07	7,363.41	3.61	2.88	-NA-	-NA-	-NA-	16.32	34.14	7.19	2.68	21.72	-NA-	-NA-
United States Self Storage	GBP	1,500.48	9,903.10	4.85	3.22	-NA-	-NA-	-NA-	18.41	36.88	6.10	-1.95	25.37	-NA-	-NA-
United States Retail	GBP	885.10	44,772.34	21.93	3.65	-NA-	-NA-	-NA-	-4.98	33.88	9.04	1.91	23.89	-NA-	-NA-
United States Residential	GBP	1,378.48	31,293.48	15.33	3.37	-NA-	-NA-	-NA-	11.07	46.43	8.28	0.83	34.74	-NA-	-NA-
United States Office	GBP	1,101.26	24,964.12	12.23	3.39	-NA-	-NA-	-NA-	1.10	24.18	7.59	1.98	17.09	-NA-	-NA-
United States Lodging/Resorts	GBP	759.03	12,363.84	6.06	1.6	-NA-	-NA-	-NA-	-8.91	24.69	3.69	9.13	19.51	-NA-	-NA-
United States Industrial	GBP	472.87	8,204.31	4.02	4.78	-NA-	-NA-	-NA-	-23.93	10.89	7.79	6.18	-0.14	-NA-	-NA-
United States Industrial/Office	GBP	800.16	4,991.57	2.44	5.48	-NA-	-NA-	-NA-	-2.48	6.25	2.45	2.23	6.47	-NA-	-NA-
United States Healthcare	GBP	1,927.39	25,756.48	12.61	5.26	-NA-	-NA-	-NA-	20.48	33.31	6.55	0.01	20.31	-NA-	-NA-
United States Diversified	GBP	1,023.83	13,863.05	6.79	3.26	-NA-	-NA-	-NA-	-0.77	29.99	10.50	3.53	24.26	-NA-	-NA-

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Global Industrial	JPY	374.49	2,242,803.88	3.64	4.45	-NA-	-NA-	-NA-	-38.41	-0.77	11.18	8.44	-10.64	-NA-	-NA-
Global Residential	JPY	1,118.83	6,121,413.16	9.94	3.11	-NA-	-NA-	-NA-	-11.81	17.52	7.51	3.33	7.46	-NA-	-NA-
Global Specialty	JPY	1,415.08	1,015,432.98	1.65	2.75	-NA-	-NA-	-NA-	-6.23	19.60	7.32	5.33	3.13	-NA-	-NA-
Global Self Storage	JPY	1,169.28	1,382,638.54	2.25	3.15	-NA-	-NA-	-NA-	-3.91	22.66	5.72	0.58	7.89	-NA-	-NA-
Global Retail	JPY	803.40	13,179,607.79	21.41	4.72	-NA-	-NA-	-NA-	-20.49	11.36	12.51	7.06	3.50	-NA-	-NA-
Global Office	JPY	981.36	8,643,692.01	14.04	3.82	-NA-	-NA-	-NA-	-15.89	13.64	11.14	7.72	6.18	-NA-	-NA-
Global Lodging/Resorts	JPY	623.86	1,776,767.38	2.89	1.89	-NA-	-NA-	-NA-	-24.90	16.88	4.30	11.37	6.24	-NA-	-NA-
Global Industrial/Office	JPY	638.57	657,100.64	1.07	5.48	-NA-	-NA-	-NA-	-19.54	-2.33	1.87	4.28	-6.77	-NA-	-NA-
Global Healthcare	JPY	1,438.81	3,575,242.77	5.81	5.33	-NA-	-NA-	-NA-	-2.14	22.96	6.59	2.29	5.67	-NA-	-NA-
Global Diversified	JPY	891.35	22,969,195.61	37.31	3.24	-NA-	-NA-	-NA-	-20.58	5.89	15.42	11.66	-1.52	-NA-	-NA-
Asia Retail	JPY	894.11	4,162,512.19	16.95	6.15	-NA-	-NA-	-NA-	-19.63	2.53	11.65	5.77	2.75	-NA-	-NA-
Asia Residential	JPY	2,105.37	1,325,421.55	5.40	1.71	-NA-	-NA-	-NA-	-17.21	-10.01	2.92	1.04	-14.44	-NA-	-NA-
Asia Office	JPY	1,045.03	2,985,821.63	12.16	4.75	-NA-	-NA-	-NA-	-16.57	8.96	10.72	7.94	6.81	-NA-	-NA-
Asia Industrial	JPY	461.44	787,102.21	3.21	3.98	-NA-	-NA-	-NA-	-39.09	11.53	17.58	10.32	1.75	-NA-	-NA-
Asia Diversified	JPY	961.28	15,200,482.29	61.90	2.63	-NA-	-NA-	-NA-	-20.17	5.15	14.65	11.93	-2.09	-NA-	-NA-
Asia Lodging/Resorts	JPY	447.07	97,069.73	0.40	4.02	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	9.12	-NA-	-NA-	-NA-
Asia ex Australia Diversified	JPY	1,048.35	13,257,022.30	54.20	2.09	-NA-	-NA-	-NA-	-17.57	6.45	14.71	12.57	-1.73	-NA-	-NA-
Asia ex Australia Industrial	JPY	1,551.49	352,032.23	1.44	5.27	-NA-	-NA-	-NA-	-6.33	21.10	18.81	8.48	2.37	-NA-	-NA-
Asia ex Australia Office	JPY	1,071.77	2,608,605.36	10.66	4.41	-NA-	-NA-	-NA-	-14.63	9.66	10.99	8.00	9.76	-NA-	-NA-
Asia ex Australia Residential	JPY	2,089.84	1,325,421.55	5.42	1.71	-NA-	-NA-	-NA-	-17.21	-10.01	2.92	1.04	-14.44	-NA-	-NA-
Asia ex Australia Retail	JPY	1,131.78	1,450,573.97	5.93	3.53	-NA-	-NA-	-NA-	-8.96	14.82	12.27	5.21	7.12	-NA-	-NA-

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Europe Specialty	JPY	443.05	46,099.59	0.46	0.00	-NA-	-NA-	-NA-	-29.78	-23.17	25.72	19.37	-35.68	-NA-	-NA-
Europe Self Storage	JPY	827.30	78,974.40	0.79	1.97	-NA-	-NA-	-NA-	-28.59	-22.69	9.47	10.94	-21.99	-NA-	-NA-
Europe Retail	JPY	801.14	2,261,262.37	22.49	4.35	-NA-	-NA-	-NA-	-22.82	-2.64	25.09	17.22	-9.00	-NA-	-NA-
Europe Residential	JPY	377.16	312,500.93	3.11	3.44	-NA-	-NA-	-NA-	-30.30	-12.25	18.94	15.96	-4.16	-NA-	-NA-
Europe Office	JPY	1,043.31	1,808,197.75	17.99	3.03	-NA-	-NA-	-NA-	-13.28	16.15	21.80	14.20	8.59	-NA-	-NA-
Europe Industrial	JPY	277.95	375,670.52	3.74	4.47	-NA-	-NA-	-NA-	-39.15	-24.02	10.71	5.18	-23.92	-NA-	-NA-
Europe Healthcare	JPY	657.73	24,752.16	0.25	5.82	-NA-	-NA-	-NA-	-25.61	5.33	5.25	0.56	-3.57	-NA-	-NA-
Europe Diversified	JPY	741.21	5,145,097.69	51.18	4.73	-NA-	-NA-	-NA-	-23.37	1.52	20.30	13.65	-4.65	-NA-	-NA-
Eurozone Retail	JPY	1,302.43	1,445,323.34	14.38	4.8	-NA-	-NA-	-NA-	-12.17	-0.83	30.86	20.70	-4.82	-NA-	-NA-
Eurozone Residential	JPY	391.62	267,516.52	2.66	3.6	-NA-	-NA-	-NA-	-29.01	-5.60	24.87	18.60	0.44	-NA-	-NA-
Eurozone Office	JPY	1,078.33	449,752.72	4.47	5.59	-NA-	-NA-	-NA-	-13.06	-0.92	21.33	15.96	-2.01	-NA-	-NA-
Eurozone Industrial	JPY	543.97	111,794.33	1.11	2.82	-NA-	-NA-	-NA-	-26.26	-5.26	15.32	5.97	-12.44	-NA-	-NA-
Eurozone Diversified	JPY	968.17	3,125,464.95	31.09	4.76	-NA-	-NA-	-NA-	-18.85	1.35	24.21	16.09	-2.88	-NA-	-NA-
UK Specialty	JPY	443.05	46,099.59	0.46	0.00	-NA-	-NA-	-NA-	-29.78	-23.17	25.72	19.37	-35.68	-NA-	-NA-
UK Self Storage	JPY	827.30	78,974.40	0.79	1.97	-NA-	-NA-	-NA-	-28.59	-22.69	9.47	10.94	-21.99	-NA-	-NA-
UK Retail	JPY	419.25	815,939.04	8.12	3.56	-NA-	-NA-	-NA-	-35.50	-4.88	16.04	11.51	-15.32	-NA-	-NA-
UK Residential	JPY	298.16	44,984.41	0.45	2.49	-NA-	-NA-	-NA-	-36.31	-39.43	-7.32	2.38	-24.58	-NA-	-NA-
UK Industrial	JPY	229.37	263,876.20	2.62	5.16	-NA-	-NA-	-NA-	-42.35	-28.41	8.90	4.85	-27.28	-NA-	-NA-
UK Healthcare	JPY	657.73	24,752.16	0.25	5.82	-NA-	-NA-	-NA-	-25.61	5.33	5.25	0.56	-3.57	-NA-	-NA-
UK Diversified	JPY	443.10	1,592,523.90	15.84	4.76	-NA-	-NA-	-NA-	-33.00	-4.69	9.91	5.87	-13.52	-NA-	-NA-
UK Office	JPY	654.79	388,656.48	3.87	2.08	-NA-	-NA-	-NA-	-25.08	14.10	16.69	9.77	0.90	-NA-	-NA-

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FTSE EPRA/NAREIT Developed Sector Index Series - Index Performance

Gross Total Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
North America Specialty	JPY	1,592.15	969,333.40	3.61	2.88	-NA-	-NA-	-NA-	-4.02	23.32	6.58	4.74	6.58	-NA-	-NA-
North America Self Storage	JPY	1,197.45	1,303,664.14	4.85	3.22	-NA-	-NA-	-NA-	-2.29	25.83	5.50	0.02	9.78	-NA-	-NA-
North America Retail	JPY	752.05	6,755,833.22	25.13	3.96	-NA-	-NA-	-NA-	-20.12	24.09	9.38	4.82	9.07	-NA-	-NA-
North America Residential	JPY	1,135.26	4,483,490.68	16.68	3.5	-NA-	-NA-	-NA-	-8.20	33.55	8.22	3.23	17.93	-NA-	-NA-
North America Office	JPY	872.22	3,849,672.64	14.32	3.46	-NA-	-NA-	-NA-	-16.82	17.07	6.99	4.77	4.65	-NA-	-NA-
North America Lodging/Resorts	JPY	628.23	1,679,697.65	6.25	1.77	-NA-	-NA-	-NA-	-24.54	15.88	3.59	11.51	5.33	-NA-	-NA-
North America Industrial	JPY	377.81	1,080,031.14	4.02	4.78	-NA-	-NA-	-NA-	-37.23	1.94	7.18	8.31	-12.56	-NA-	-NA-
North America Industrial/Office	JPY	638.57	657,100.64	2.44	5.48	-NA-	-NA-	-NA-	-19.54	-2.33	1.87	4.28	-6.77	-NA-	-NA-
North America Healthcare	JPY	1,468.31	3,550,490.61	13.21	5.33	-NA-	-NA-	-NA-	-1.45	23.12	6.60	2.30	5.74	-NA-	-NA-
North America Diversified	JPY	926.75	2,549,470.73	9.49	3.94	-NA-	-NA-	-NA-	-15.76	22.88	11.11	6.38	10.49	-NA-	-NA-
United States Specialty	JPY	1,592.15	969,333.40	3.61	2.88	-NA-	-NA-	-NA-	-4.02	23.32	6.58	4.74	6.58	-NA-	-NA-
United States Self Storage	JPY	1,197.45	1,303,664.14	4.85	3.22	-NA-	-NA-	-NA-	-2.29	25.83	5.50	0.02	9.78	-NA-	-NA-
United States Retail	JPY	706.35	5,893,919.33	21.93	3.65	-NA-	-NA-	-NA-	-21.59	23.07	8.42	3.95	8.49	-NA-	-NA-
United States Residential	JPY	1,100.08	4,119,536.15	15.33	3.37	-NA-	-NA-	-NA-	-8.35	34.62	7.67	2.85	17.99	-NA-	-NA-
United States Office	JPY	878.86	3,286,326.27	12.23	3.39	-NA-	-NA-	-NA-	-16.58	14.16	6.98	4.03	2.53	-NA-	-NA-
United States Lodging/Resorts	JPY	605.74	1,627,601.02	6.06	1.6	-NA-	-NA-	-NA-	-24.84	14.63	3.11	11.31	4.65	-NA-	-NA-
United States Industrial	JPY	377.37	1,080,031.14	4.02	4.78	-NA-	-NA-	-NA-	-37.23	1.94	7.18	8.31	-12.56	-NA-	-NA-
United States Industrial/Office	JPY	638.57	657,100.64	2.44	5.48	-NA-	-NA-	-NA-	-19.54	-2.33	1.87	4.28	-6.77	-NA-	-NA-
United States Healthcare	JPY	1,538.14	3,390,634.46	12.61	5.26	-NA-	-NA-	-NA-	-0.59	22.55	5.94	2.02	5.35	-NA-	-NA-
United States Diversified	JPY	817.06	1,824,958.93	6.79	3.26	-NA-	-NA-	-NA-	-18.13	19.50	9.88	5.61	8.81	-NA-	-NA-

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

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FTSE EPRA/NAREIT Developed Sector Index Series - Index Performance

Gross Total Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
Global Industrial	AUD	310.09	27,727.38	5.14	4.45	-NA-	-NA-	-NA-	-NA-	-3.07	2.73	0.19	-7.50	-NA-	-NA-
Global Residential	AUD	926.42	75,677.93	14.02	3.11	-NA-	-NA-	-NA-	-NA-	14.80	-0.66	-4.53	11.23	-NA-	-NA-
Global Specialty	AUD	1,171.73	12,553.62	2.33	2.75	-NA-	-NA-	-NA-	-NA-	16.84	-0.83	-2.68	6.75	-NA-	-NA-
Global Self Storage	AUD	968.20	17,093.31	3.17	3.15	-NA-	-NA-	-NA-	-NA-	19.83	-2.31	-7.07	11.67	-NA-	-NA-
Global Retail	AUD	665.24	162,937.12	30.18	4.72	-NA-	-NA-	-NA-	-NA-	8.79	3.96	-1.08	7.13	-NA-	-NA-
Global Office	AUD	812.60	106,860.41	19.80	3.82	-NA-	-NA-	-NA-	-NA-	11.02	2.69	-0.47	9.91	-NA-	-NA-
Global Lodging/Resorts	AUD	516.57	21,965.86	4.07	1.89	-NA-	-NA-	-NA-	-NA-	14.18	-3.62	2.90	9.96	-NA-	-NA-
Global Industrial/Office	AUD	528.75	8,123.62	1.50	5.48	-NA-	-NA-	-NA-	-NA-	-4.59	-5.87	-3.65	-3.50	-NA-	-NA-
Global Healthcare	AUD	1,191.38	44,200.08	8.19	5.33	-NA-	-NA-	-NA-	-NA-	20.12	-1.50	-5.49	9.38	-NA-	-NA-
Global Diversified	AUD	738.07	283,964.04	52.61	3.24	-NA-	-NA-	-NA-	-NA-	3.44	6.65	3.18	1.93	-NA-	-NA-
Asia Retail	AUD	740.35	51,460.39	16.95	6.15	-NA-	-NA-	-NA-	-NA-	0.16	3.16	-2.28	6.35	-NA-	-NA-
Asia Residential	AUD	1,743.31	16,385.95	5.40	1.71	-NA-	-NA-	-NA-	-NA-	-12.09	-4.90	-6.65	-11.44	-NA-	-NA-
Asia Office	AUD	865.32	36,913.18	12.16	4.75	-NA-	-NA-	-NA-	-NA-	6.45	2.31	-0.26	10.56	-NA-	-NA-
Asia Industrial	AUD	382.09	9,730.80	3.21	3.98	-NA-	-NA-	-NA-	-NA-	8.95	8.65	1.93	5.32	-NA-	-NA-
Asia Diversified	AUD	795.97	187,920.83	61.90	2.63	-NA-	-NA-	-NA-	-NA-	2.72	5.94	3.42	1.34	-NA-	-NA-
Asia Lodging/Resorts	AUD	370.19	1,200.06	0.40	4.02	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	0.83	-NA-	-NA-	-NA-
Asia ex Australia Diversified	AUD	868.07	163,894.18	54.20	2.09	-NA-	-NA-	-NA-	-NA-	3.99	6.00	4.01	1.71	-NA-	-NA-
Asia ex Australia Industrial	AUD	1,284.68	4,352.11	1.44	5.27	-NA-	-NA-	-NA-	-NA-	18.30	9.79	0.23	5.96	-NA-	-NA-
Asia ex Australia Office	AUD	887.45	32,249.72	10.66	4.41	-NA-	-NA-	-NA-	-NA-	7.13	2.55	-0.22	13.61	-NA-	-NA-
Asia ex Australia Residential	AUD	1,730.45	16,385.95	5.42	1.71	-NA-	-NA-	-NA-	-NA-	-12.09	-4.90	-6.65	-11.44	-NA-	-NA-
Asia ex Australia Retail	AUD	937.15	17,933.19	5.93	3.53	-NA-	-NA-	-NA-	-NA-	12.17	3.74	-2.79	10.88	-NA-	-NA-

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

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FTSE EPRA/NAREIT Developed Sector Index Series - Index Performance

Gross Total Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
Europe Specialty	AUD	366.86	569.92	0.65	0.00	-NA-	-NA-	-NA-	-NA-	-24.95	16.17	10.29	-33.42	-NA-	-NA-
Europe Self Storage	AUD	685.03	976.35	1.11	1.97	-NA-	-NA-	-NA-	-NA-	-24.47	1.16	2.50	-19.25	-NA-	-NA-
Europe Retail	AUD	663.37	27,955.58	31.72	4.35	-NA-	-NA-	-NA-	-NA-	-4.89	15.59	8.30	-5.80	-NA-	-NA-
Europe Residential	AUD	312.30	3,863.39	4.38	3.44	-NA-	-NA-	-NA-	-NA-	-14.28	9.91	7.14	-0.80	-NA-	-NA-
Europe Office	AUD	863.89	22,354.42	25.36	3.03	-NA-	-NA-	-NA-	-NA-	13.47	12.55	5.51	12.40	-NA-	-NA-
Europe Industrial	AUD	230.15	4,644.35	5.27	4.47	-NA-	-NA-	-NA-	-NA-	-25.78	2.30	-2.81	-21.25	-NA-	-NA-
Europe Healthcare	AUD	544.62	306.01	0.35	5.82	-NA-	-NA-	-NA-	-NA-	2.89	-2.75	-7.08	-0.18	-NA-	-NA-
Europe Diversified	AUD	613.75	63,607.92	72.17	4.73	-NA-	-NA-	-NA-	-NA-	-0.82	11.16	5.01	-1.30	-NA-	-NA-
Eurozone Retail	AUD	1,078.45	17,868.27	20.27	4.8	-NA-	-NA-	-NA-	-NA-	-3.12	20.92	11.52	-1.49	-NA-	-NA-
Eurozone Residential	AUD	324.27	3,307.26	3.75	3.6	-NA-	-NA-	-NA-	-NA-	-7.78	15.39	9.58	3.97	-NA-	-NA-
Eurozone Office	AUD	892.89	5,560.21	6.31	5.59	-NA-	-NA-	-NA-	-NA-	-3.20	12.12	7.14	1.43	-NA-	-NA-
Eurozone Industrial	AUD	450.43	1,382.09	1.57	2.82	-NA-	-NA-	-NA-	-NA-	-7.45	6.56	-2.08	-9.37	-NA-	-NA-
Eurozone Diversified	AUD	801.68	38,639.56	43.84	4.76	-NA-	-NA-	-NA-	-NA-	-0.99	14.77	7.27	0.53	-NA-	-NA-
UK Specialty	AUD	366.86	569.92	0.65	0.00	-NA-	-NA-	-NA-	-NA-	-24.95	16.17	10.29	-33.42	-NA-	-NA-
UK Self Storage	AUD	685.03	976.35	1.11	1.97	-NA-	-NA-	-NA-	-NA-	-24.47	1.16	2.50	-19.25	-NA-	-NA-
UK Retail	AUD	347.16	10,087.31	11.44	3.56	-NA-	-NA-	-NA-	-NA-	-7.08	7.23	3.04	-12.34	-NA-	-NA-
UK Residential	AUD	246.89	556.13	0.63	2.49	-NA-	-NA-	-NA-	-NA-	-40.82	-14.36	-5.40	-21.93	-NA-	-NA-
UK Industrial	AUD	189.92	3,262.25	3.70	5.16	-NA-	-NA-	-NA-	-NA-	-30.07	0.63	-3.12	-24.73	-NA-	-NA-
UK Healthcare	AUD	544.62	306.01	0.35	5.82	-NA-	-NA-	-NA-	-NA-	2.89	-2.75	-7.08	-0.18	-NA-	-NA-
UK Diversified	AUD	366.90	19,688.09	22.34	4.76	-NA-	-NA-	-NA-	-NA-	-6.89	1.56	-2.18	-10.49	-NA-	-NA-
UK Office	AUD	542.19	4,804.89	5.45	2.08	-NA-	-NA-	-NA-	-NA-	11.47	7.82	1.43	4.44	-NA-	-NA-

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

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FTSE EPRA/NAREIT Developed Sector Index Series - Index Performance

Gross Total Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
North America Specialty	AUD	1,318.35	11,983.69	5.08	2.88	-NA-	-NA-	-NA-	-NA-	20.47	-1.52	-3.22	10.32	-NA-	-NA-
North America Self Storage	AUD	991.53	16,116.97	6.84	3.22	-NA-	-NA-	-NA-	-NA-	22.93	-2.52	-7.59	13.63	-NA-	-NA-
North America Retail	AUD	622.72	83,521.15	35.44	3.96	-NA-	-NA-	-NA-	-NA-	21.22	1.07	-3.15	12.89	-NA-	-NA-
North America Residential	AUD	940.03	55,428.59	23.52	3.5	-NA-	-NA-	-NA-	-NA-	30.47	0.00	-4.62	22.06	-NA-	-NA-
North America Office	AUD	722.22	47,592.81	20.19	3.46	-NA-	-NA-	-NA-	-NA-	14.37	-1.14	-3.20	8.32	-NA-	-NA-
North America Lodging/Resorts	AUD	520.19	20,765.80	8.81	1.77	-NA-	-NA-	-NA-	-NA-	13.20	-4.28	3.04	9.03	-NA-	-NA-
North America Industrial	AUD	312.83	13,352.23	5.67	4.78	-NA-	-NA-	-NA-	-NA-	-0.41	-0.97	0.07	-9.49	-NA-	-NA-
North America Industrial/Office	AUD	528.75	8,123.62	3.45	5.48	-NA-	-NA-	-NA-	-NA-	-4.59	-5.87	-3.65	-3.50	-NA-	-NA-
North America Healthcare	AUD	1,215.81	43,894.08	18.62	5.33	-NA-	-NA-	-NA-	-NA-	20.27	-1.49	-5.47	9.45	-NA-	-NA-
North America Diversified	AUD	767.38	31,518.65	13.37	3.94	-NA-	-NA-	-NA-	-NA-	20.04	2.67	-1.71	14.37	-NA-	-NA-
United States Specialty	AUD	1,318.35	11,983.69	5.08	2.88	-NA-	-NA-	-NA-	-NA-	20.47	-1.52	-3.22	10.32	-NA-	-NA-
United States Self Storage	AUD	991.53	16,116.97	6.84	3.22	-NA-	-NA-	-NA-	-NA-	22.93	-2.52	-7.59	13.63	-NA-	-NA-
United States Retail	AUD	584.88	72,865.46	30.92	3.65	-NA-	-NA-	-NA-	-NA-	20.23	0.18	-3.95	12.29	-NA-	-NA-
United States Residential	AUD	910.90	50,929.08	21.61	3.37	-NA-	-NA-	-NA-	-NA-	31.51	-0.51	-4.97	22.13	-NA-	-NA-
United States Office	AUD	727.72	40,628.26	17.24	3.39	-NA-	-NA-	-NA-	-NA-	11.52	-1.15	-3.88	6.12	-NA-	-NA-
United States Lodging/Resorts	AUD	501.57	20,121.74	8.54	1.6	-NA-	-NA-	-NA-	-NA-	11.98	-4.73	2.85	8.32	-NA-	-NA-
United States Industrial	AUD	312.48	13,352.23	5.67	4.78	-NA-	-NA-	-NA-	-NA-	-0.41	-0.96	0.08	-9.49	-NA-	-NA-
United States Industrial/Office	AUD	528.75	8,123.62	3.45	5.48	-NA-	-NA-	-NA-	-NA-	-4.59	-5.87	-3.65	-3.50	-NA-	-NA-
United States Healthcare	AUD	1,273.63	41,917.80	17.79	5.26	-NA-	-NA-	-NA-	-NA-	19.72	-2.10	-5.74	9.05	-NA-	-NA-
United States Diversified	AUD	676.55	22,561.64	9.57	3.26	-NA-	-NA-	-NA-	-NA-	16.74	1.53	-2.42	12.63	-NA-	-NA-

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

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Price Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
Global Specialty	EUR	1,321.97	8,903.45	1.65	0.00	-NA-	-NA-	-NA-	2.81	33.52	1.29	-2.12	18.32	-NA-	-NA-
Global Self Storage	EUR	1,060.14	12,123.16	2.25	0.00	-NA-	-NA-	-NA-	4.75	36.45	-0.30	-6.49	23.38	-NA-	-NA-
Global Retail	EUR	673.91	115,560.58	21.41	0.00	-NA-	-NA-	-NA-	-14.96	22.03	5.77	0.02	16.64	-NA-	-NA-
Global Residential	EUR	984.79	53,673.38	9.94	0.00	-NA-	-NA-	-NA-	-4.65	30.30	1.37	-3.83	22.70	-NA-	-NA-
Global Office	EUR	849.22	75,789.06	14.04	0.00	-NA-	-NA-	-NA-	-9.55	25.47	4.74	0.42	20.71	-NA-	-NA-
Global Lodging/Resorts	EUR	546.74	15,578.94	2.89	0.00	-NA-	-NA-	-NA-	-18.61	32.14	-1.29	4.09	22.87	-NA-	-NA-
Global Industrial/Office	EUR	500.91	5,761.55	1.07	0.00	-NA-	-NA-	-NA-	-15.48	6.07	-4.51	-3.22	4.76	-NA-	-NA-
Global Industral	EUR	306.78	19,665.21	3.64	0.00	-NA-	-NA-	-NA-	-34.75	8.50	4.41	1.12	1.02	-NA-	-NA-
Global Healthcare	EUR	1,132.39	31,348.21	5.81	0.00	-NA-	-NA-	-NA-	3.50	32.95	-0.06	-4.64	18.49	-NA-	-NA-
Global Diversified	EUR	808.29	201,397.01	37.31	0.00	-NA-	-NA-	-NA-	-13.75	17.47	9.17	4.20	12.41	-NA-	-NA-
Asia Retail	EUR	717.02	36,497.47	16.95	0.00	-NA-	-NA-	-NA-	-14.71	11.10	4.34	-1.03	14.51	-NA-	-NA-
Asia Residential	EUR	2,059.18	11,621.48	5.40	0.00	-NA-	-NA-	-NA-	-8.12	1.07	-2.79	-6.04	-1.63	-NA-	-NA-
Asia Office	EUR	899.04	26,180.09	12.16	0.00	-NA-	-NA-	-NA-	-10.47	19.24	4.00	0.47	20.66	-NA-	-NA-
Asia Industrial	EUR	343.19	6,901.42	3.21	0.00	-NA-	-NA-	-NA-	-37.01	20.99	10.66	3.00	14.48	-NA-	-NA-
Asia Diversified	EUR	897.69	133,279.88	61.90	0.00	-NA-	-NA-	-NA-	-12.68	17.38	8.52	4.40	12.62	-NA-	-NA-
Asia Lodging/Resorts	EUR	480.92	851.12	0.40	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	2.11	-NA-	-NA-	-NA-
Asia ex Australia Diversified	EUR	1,012.16	116,239.36	54.20	0.00	-NA-	-NA-	-NA-	-9.22	19.34	8.61	4.99	13.30	-NA-	-NA-
Asia ex Australia Industrial	EUR	1,186.85	3,086.67	1.44	0.00	-NA-	-NA-	-NA-	-2.29	31.14	11.04	1.51	14.42	-NA-	-NA-
Asia ex Australia Office	EUR	950.35	22,872.60	10.66	0.00	-NA-	-NA-	-NA-	-7.93	20.31	4.15	0.53	24.01	-NA-	-NA-
Asia ex Australia Residential	EUR	2,045.45	11,621.48	5.42	0.00	-NA-	-NA-	-NA-	-8.12	1.07	-2.79	-6.04	-1.63	-NA-	-NA-
Asia ex Australia Retail	EUR	995.28	12,718.83	5.93	0.00	-NA-	-NA-	-NA-	-1.73	26.46	5.92	-1.55	22.00	-NA-	-NA-

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

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FTSE EPRA/NAREIT Developed Sector Index Series - Index Performance

Price Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
Europe Specialty	EUR	459.15	404.21	0.46	0.00	-NA-	-NA-	-NA-	-21.13	-11.84	19.49	11.70	-24.67	-NA-	-NA-
Europe Self Storage	EUR	820.57	692.46	0.79	0.00	-NA-	-NA-	-NA-	-20.56	-12.54	3.60	3.81	-9.93	-NA-	-NA-
Europe Retail	EUR	700.49	19,827.05	22.49	0.00	-NA-	-NA-	-NA-	-16.78	6.96	18.34	9.69	2.42	-NA-	-NA-
Europe Residential	EUR	352.50	2,740.05	3.11	0.00	-NA-	-NA-	-NA-	-23.79	-2.87	12.63	8.50	9.30	-NA-	-NA-
Europe Office	EUR	919.95	15,854.52	17.99	0.00	-NA-	-NA-	-NA-	-6.42	29.34	15.63	6.79	23.69	-NA-	-NA-
Europe Industrial	EUR	239.02	3,293.93	3.74	0.00	-NA-	-NA-	-NA-	-34.74	-15.99	3.89	-2.81	-14.14	-NA-	-NA-
Europe Healthcare	EUR	556.23	217.03	0.25	0.00	-NA-	-NA-	-NA-	-20.53	10.84	-2.75	-8.51	6.63	-NA-	-NA-
Europe Diversified	EUR	639.09	45,112.91	51.18	0.00	-NA-	-NA-	-NA-	-18.10	10.71	13.82	6.19	6.57	-NA-	-NA-
Eurozone Retail	EUR	1,100.62	12,672.79	14.38	0.00	-NA-	-NA-	-NA-	-6.06	8.24	24.15	12.94	6.65	-NA-	-NA-
Eurozone Residential	EUR	365.02	2,345.62	2.66	0.00	-NA-	-NA-	-NA-	-22.50	4.07	18.18	10.98	13.98	-NA-	-NA-
Eurozone Office	EUR	882.94	3,943.49	4.47	0.00	-NA-	-NA-	-NA-	-7.83	8.53	15.07	8.51	10.01	-NA-	-NA-
Eurozone Industrial	EUR	430.22	980.23	1.11	0.00	-NA-	-NA-	-NA-	-21.64	7.33	9.60	-0.83	1.24	-NA-	-NA-
Eurozone Diversified	EUR	832.42	27,404.50	31.09	0.00	-NA-	-NA-	-NA-	-13.44	10.14	17.90	8.64	7.80	-NA-	-NA-
UK Specialty	EUR	459.15	404.21	0.46	0.00	-NA-	-NA-	-NA-	-21.13	-11.84	19.49	11.70	-24.67	-NA-	-NA-
UK Self Storage	EUR	820.57	692.46	0.79	0.00	-NA-	-NA-	-NA-	-20.56	-12.54	3.60	3.81	-9.93	-NA-	-NA-
UK Retail	EUR	384.90	7,154.26	8.12	0.00	-NA-	-NA-	-NA-	-29.63	5.68	9.27	4.35	-3.97	-NA-	-NA-
UK Residential	EUR	289.69	394.43	0.45	0.00	-NA-	-NA-	-NA-	-29.76	-31.76	-11.92	-4.20	-12.03	-NA-	-NA-
UK Industrial	EUR	198.80	2,313.70	2.62	0.00	-NA-	-NA-	-NA-	-38.10	-21.63	1.65	-3.63	-18.76	-NA-	-NA-
UK Healthcare	EUR	556.23	217.03	0.25	0.00	-NA-	-NA-	-NA-	-20.53	10.84	-2.75	-8.51	6.63	-NA-	-NA-
UK Diversified	EUR	384.31	13,963.46	15.84	0.00	-NA-	-NA-	-NA-	-28.27	4.45	3.30	-1.38	-2.17	-NA-	-NA-
UK Office	EUR	622.05	3,407.79	3.87	0.00	-NA-	-NA-	-NA-	-17.83	28.00	10.57	2.42	15.92	-NA-	-NA-

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North America Specialty	EUR	1,473.61	8,499.25	3.61	0.00	-NA-	-NA-	-NA-	5.09	37.45	0.56	-2.69	22.15	-NA-	-NA-
North America Self Storage	EUR	1,080.82	11,430.70	4.85	0.00	-NA-	-NA-	-NA-	6.41	39.84	-0.52	-7.05	25.49	-NA-	-NA-
North America Retail	EUR	637.33	59,236.06	25.13	0.00	-NA-	-NA-	-NA-	-14.41	36.84	2.98	-2.22	23.87	-NA-	-NA-
North America Residential	EUR	960.31	39,311.85	16.68	0.00	-NA-	-NA-	-NA-	-1.88	47.27	1.95	-3.93	34.28	-NA-	-NA-
North America Office	EUR	750.34	33,754.45	14.32	0.00	-NA-	-NA-	-NA-	-10.62	29.53	0.76	-2.38	19.39	-NA-	-NA-
North America Lodging/Resorts	EUR	549.32	14,727.82	6.25	0.00	-NA-	-NA-	-NA-	-18.26	30.98	-1.98	4.22	21.79	-NA-	-NA-
North America Industrial	EUR	317.19	9,469.86	4.02	0.00	-NA-	-NA-	-NA-	-33.14	11.50	0.53	1.24	-0.78	-NA-	-NA-
North America Industrial/Office	EUR	500.91	5,761.55	2.44	0.00	-NA-	-NA-	-NA-	-15.48	6.07	-4.51	-3.22	4.76	-NA-	-NA-
North America Healthcare	EUR	1,152.69	31,131.18	13.21	0.00	-NA-	-NA-	-NA-	4.21	33.13	-0.04	-4.61	18.59	-NA-	-NA-
North America Diversified	EUR	794.27	22,354.10	9.49	0.00	-NA-	-NA-	-NA-	-9.33	35.35	4.54	-0.77	25.39	-NA-	-NA-
United States Specialty	EUR	1,473.61	8,499.25	3.61	0.00	-NA-	-NA-	-NA-	5.09	37.45	0.56	-2.69	22.15	-NA-	-NA-
United States Self Storage	EUR	1,080.82	11,430.70	4.85	0.00	-NA-	-NA-	-NA-	6.41	39.84	-0.52	-7.05	25.49	-NA-	-NA-
United States Retail	EUR	606.07	51,678.68	21.93	0.00	-NA-	-NA-	-NA-	-15.71	36.28	2.17	-2.99	23.55	-NA-	-NA-
United States Residential	EUR	933.23	36,120.65	15.33	0.00	-NA-	-NA-	-NA-	-1.98	48.67	1.47	-4.29	34.51	-NA-	-NA-
United States Lodging/Resorts	EUR	535.28	14,271.03	6.06	0.00	-NA-	-NA-	-NA-	-18.35	29.83	-2.40	4.05	21.17	-NA-	-NA-
United States Industrial	EUR	317.22	9,469.86	4.02	0.00	-NA-	-NA-	-NA-	-33.14	11.50	0.53	1.24	-0.78	-NA-	-NA-
United States Industrial/Office	EUR	500.91	5,761.55	2.44	0.00	-NA-	-NA-	-NA-	-15.48	6.07	-4.51	-3.22	4.76	-NA-	-NA-
United States Healthcare	EUR	1,216.55	29,729.54	12.61	0.00	-NA-	-NA-	-NA-	5.31	32.65	-0.64	-4.87	18.23	-NA-	-NA-
United States Diversified	EUR	721.35	16,001.49	6.79	0.00	-NA-	-NA-	-NA-	-11.18	32.57	3.57	-1.43	24.11	-NA-	-NA-
United States Office	EUR	755.48	28,814.95	12.23	0.00	-NA-	-NA-	-NA-	-10.32	26.48	0.77	-3.12	17.08	-NA-	-NA-

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Global Specialty	USD	1,530.04	12,155.05	1.65	0.00	-NA-	-NA-	-NA-	1.42	24.71	12.89	5.14	12.58	-NA-	-NA-
Global Self Storage	USD	1,227.00	16,550.62	2.25	0.00	-NA-	-NA-	-NA-	3.34	27.44	11.12	0.45	17.40	-NA-	-NA-
Global Retail	USD	779.98	157,764.04	21.41	0.00	-NA-	-NA-	-NA-	-16.11	13.98	17.88	7.44	10.99	-NA-	-NA-
Global Residential	USD	1,139.78	73,275.24	9.94	0.00	-NA-	-NA-	-NA-	-5.94	21.70	12.98	3.30	16.76	-NA-	-NA-
Global Office	USD	779.98	157,764.04	14.04	0.00	-NA-	-NA-	-NA-	-16.11	13.98	17.88	7.44	10.99	-NA-	-NA-
Global Lodging/Resorts	USD	632.80	21,268.46	2.89	0.00	-NA-	-NA-	-NA-	-19.71	23.42	10.02	11.81	16.91	-NA-	-NA-
Global Industrial/Office	USD	579.75	7,865.70	1.07	0.00	-NA-	-NA-	-NA-	-16.63	-0.94	6.42	3.96	-0.31	-NA-	-NA-
Global Industral	USD	355.07	26,847.07	3.64	0.00	-NA-	-NA-	-NA-	-35.63	1.34	16.37	8.62	-3.87	-NA-	-NA-
Global Healthcare	USD	1,310.62	42,796.78	5.81	0.00	-NA-	-NA-	-NA-	2.10	24.17	11.38	2.43	12.75	-NA-	-NA-
Global Diversified	USD	935.51	274,948.48	37.31	0.00	-NA-	-NA-	-NA-	-14.91	9.71	21.67	11.92	6.97	-NA-	-NA-
Asia Retail	USD	829.87	49,826.58	16.95	0.00	-NA-	-NA-	-NA-	-15.87	3.77	16.29	6.31	8.96	-NA-	-NA-
Asia Residential	USD	2,383.28	15,865.71	5.40	0.00	-NA-	-NA-	-NA-	-9.37	-5.60	8.34	0.93	-6.40	-NA-	-NA-
Asia Office	USD	1,040.55	35,741.22	12.16	0.00	-NA-	-NA-	-NA-	-11.68	11.37	15.92	7.92	14.82	-NA-	-NA-
Asia Industrial	USD	397.21	9,421.86	3.21	0.00	-NA-	-NA-	-NA-	-37.86	13.00	23.33	10.64	8.94	-NA-	-NA-
Asia Diversified	USD	1,038.98	181,954.54	61.90	0.00	-NA-	-NA-	-NA-	-13.86	9.63	20.95	12.14	7.16	-NA-	-NA-
Asia Lodging/Resorts	USD	501.59	1,161.96	0.40	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	9.69	-NA-	-NA-	-NA-
Asia ex Australia Diversified	USD	1,171.47	158,690.71	54.20	0.00	-NA-	-NA-	-NA-	-10.45	11.46	21.05	12.78	7.81	-NA-	-NA-
Asia ex Australia Industrial	USD	1,373.66	4,213.94	1.44	0.00	-NA-	-NA-	-NA-	-3.62	22.48	23.76	9.04	8.88	-NA-	-NA-
Asia ex Australia Office	USD	1,099.93	31,225.82	10.66	0.00	-NA-	-NA-	-NA-	-9.17	12.37	16.08	7.98	18.00	-NA-	-NA-
Asia ex Australia Residential	USD	2,367.39	15,865.71	5.42	0.00	-NA-	-NA-	-NA-	-9.37	-5.60	8.34	0.93	-6.40	-NA-	-NA-
Asia ex Australia Retail	USD	1,151.93	17,363.83	5.93	0.00	-NA-	-NA-	-NA-	-3.06	18.11	18.06	5.75	16.08	-NA-	-NA-

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Europe Specialty	USD	531.42	551.83	0.46	0.00	-NA-	-NA-	-NA-	-22.19	-17.66	33.17	19.98	-28.32	-NA-	-NA-
Europe Self Storage	USD	949.73	945.35	0.79	0.00	-NA-	-NA-	-NA-	-21.64	-18.31	15.47	11.51	-14.29	-NA-	-NA-
Europe Retail	USD	810.74	27,068.02	22.49	0.00	-NA-	-NA-	-NA-	-17.91	-0.10	31.89	17.82	-2.55	-NA-	-NA-
Europe Residential	USD	407.99	3,740.73	3.11	0.00	-NA-	-NA-	-NA-	-24.82	-9.28	25.54	16.56	4.00	-NA-	-NA-
Europe Office	USD	1,064.74	21,644.69	17.99	0.00	-NA-	-NA-	-NA-	-7.69	20.80	28.87	14.71	17.69	-NA-	-NA-
Europe Industrial	USD	276.64	4,496.89	3.74	0.00	-NA-	-NA-	-NA-	-35.62	-21.53	15.79	4.39	-18.30	-NA-	-NA-
Europe Healthcare	USD	643.78	296.29	0.25	0.00	-NA-	-NA-	-NA-	-21.61	3.52	8.39	-1.72	1.46	-NA-	-NA-
Europe Diversified	USD	739.68	61,588.43	51.18	0.00	-NA-	-NA-	-NA-	-19.21	3.40	26.85	14.06	1.40	-NA-	-NA-
Eurozone Retail	USD	1,273.85	17,300.97	14.38	0.00	-NA-	-NA-	-NA-	-7.33	1.09	38.37	21.32	1.48	-NA-	-NA-
Eurozone Residential	USD	422.48	3,202.26	2.66	0.00	-NA-	-NA-	-NA-	-23.55	-2.80	31.71	19.21	8.46	-NA-	-NA-
Eurozone Office	USD	1,021.91	5,383.68	4.47	0.00	-NA-	-NA-	-NA-	-9.07	1.37	28.25	16.56	4.68	-NA-	-NA-
Eurozone Industrial	USD	497.94	1,338.21	1.11	0.00	-NA-	-NA-	-NA-	-22.70	0.25	22.15	6.52	-3.66	-NA-	-NA-
Eurozone Diversified	USD	963.44	37,412.80	31.09	0.00	-NA-	-NA-	-NA-	-14.61	2.87	31.40	16.69	2.57	-NA-	-NA-
UK Specialty	USD	531.42	551.83	0.46	0.00	-NA-	-NA-	-NA-	-22.19	-17.66	33.17	19.98	-28.32	-NA-	-NA-
UK Self Storage	USD	949.73	945.35	0.79	0.00	-NA-	-NA-	-NA-	-21.64	-18.31	15.47	11.51	-14.29	-NA-	-NA-
UK Retail	USD	445.48	9,767.05	8.12	0.00	-NA-	-NA-	-NA-	-30.58	-1.30	21.78	12.09	-8.63	-NA-	-NA-
UK Residential	USD	335.28	538.48	0.45	0.00	-NA-	-NA-	-NA-	-30.71	-36.27	-1.83	2.90	-16.30	-NA-	-NA-
UK Industrial	USD	230.09	3,158.68	2.62	0.00	-NA-	-NA-	-NA-	-38.94	-26.81	13.29	3.52	-22.69	-NA-	-NA-
UK Healthcare	USD	643.78	296.29	0.25	0.00	-NA-	-NA-	-NA-	-21.61	3.52	8.39	-1.72	1.46	-NA-	-NA-
UK Diversified	USD	444.80	19,063.01	15.84	0.00	-NA-	-NA-	-NA-	-29.24	-2.44	15.13	5.93	-6.91	-NA-	-NA-
UK Office	USD	719.96	4,652.34	3.87	0.00	-NA-	-NA-	-NA-	-18.95	19.55	23.23	10.01	10.31	-NA-	-NA-

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North America Specialty	USD	1,705.55	11,603.22	3.61	0.00	-NA-	-NA-	-NA-	3.67	28.38	12.08	4.52	16.23	-NA-	-NA-
North America Self Storage	USD	1,250.93	15,605.27	4.85	0.00	-NA-	-NA-	-NA-	4.97	30.61	10.87	-0.15	19.40	-NA-	-NA-
North America Retail	USD	737.64	80,869.44	25.13	0.00	-NA-	-NA-	-NA-	-15.57	27.80	14.78	5.03	17.87	-NA-	-NA-
North America Residential	USD	1,111.46	53,668.79	16.68	0.00	-NA-	-NA-	-NA-	-3.21	37.55	13.63	3.20	27.78	-NA-	-NA-
North America Office	USD	868.44	46,081.79	14.32	0.00	-NA-	-NA-	-NA-	-11.83	20.98	12.30	4.86	13.60	-NA-	-NA-
North America Lodging/Resorts	USD	635.78	20,106.51	6.25	0.00	-NA-	-NA-	-NA-	-19.36	22.33	9.24	11.95	15.89	-NA-	-NA-
North America Industrial	USD	367.11	12,928.31	4.02	0.00	-NA-	-NA-	-NA-	-34.04	4.14	12.05	8.75	-5.59	-NA-	-NA-
North America Industrial/Office	USD	579.75	7,865.70	2.44	0.00	-NA-	-NA-	-NA-	-16.63	-0.94	6.42	3.96	-0.31	-NA-	-NA-
North America Healthcare	USD	1,334.11	42,500.49	13.21	0.00	-NA-	-NA-	-NA-	2.80	24.34	11.40	2.46	12.84	-NA-	-NA-
North America Diversified	USD	919.28	30,517.96	9.49	0.00	-NA-	-NA-	-NA-	-10.55	26.41	16.52	6.58	19.31	-NA-	-NA-
United States Specialty	USD	1,705.55	11,603.22	3.61	0.00	-NA-	-NA-	-NA-	3.67	28.38	12.08	4.52	16.23	-NA-	-NA-
United States Self Storage	USD	1,250.93	15,605.27	4.85	0.00	-NA-	-NA-	-NA-	4.97	30.61	10.87	-0.15	19.40	-NA-	-NA-
United States Retail	USD	701.46	70,552.06	21.93	0.00	-NA-	-NA-	-NA-	-16.85	27.28	13.87	4.21	17.56	-NA-	-NA-
United States Residential	USD	1,080.12	49,312.14	15.33	0.00	-NA-	-NA-	-NA-	-3.31	38.85	13.10	2.81	27.99	-NA-	-NA-
United States Office	USD	874.39	39,338.36	6.06	0.00	-NA-	-NA-	-NA-	-11.54	18.13	12.31	4.06	11.40	-NA-	-NA-
United States Lodging/Resorts	USD	619.53	19,482.89	4.02	0.00	-NA-	-NA-	-NA-	-19.45	21.26	8.78	11.76	15.29	-NA-	-NA-
United States Industrial	USD	367.15	12,928.31	2.44	0.00	-NA-	-NA-	-NA-	-34.04	4.14	12.05	8.75	-5.59	-NA-	-NA-
United States Industrial/Office	USD	579.75	7,865.70	12.61	0.00	-NA-	-NA-	-NA-	-16.63	-0.94	6.42	3.96	-0.31	-NA-	-NA-
United States Healthcare	USD	1,408.03	40,586.96	6.79	0.00	-NA-	-NA-	-NA-	3.88	23.89	10.74	2.18	12.50	-NA-	-NA-
United States Diversified	USD	834.89	21,845.33	12.23	0.00	-NA-	-NA-	-NA-	-12.38	23.82	15.44	5.88	18.09	-NA-	-NA-

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

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FTSE EPRA/NAREIT Developed Sector Index Series - Index Performance

Price Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
Global Specialty	GBP	1,564.81	7,713.60	1.65	0.00	-NA-	-NA-	-NA-	10.48	26.57	7.18	2.54	15.38	-NA-	-NA-
Global Self Storage	GBP	1,254.89	10,503.02	2.25	0.00	-NA-	-NA-	-NA-	12.58	29.34	5.50	-2.03	20.31	-NA-	-NA-
Global Retail	GBP	797.70	100,117.06	21.41	0.00	-NA-	-NA-	-NA-	-8.61	15.68	11.92	4.78	13.74	-NA-	-NA-
Global Residential	GBP	1,165.68	46,500.46	9.94	0.00	-NA-	-NA-	-NA-	2.47	23.52	7.27	0.75	19.65	-NA-	-NA-
Global Office	GBP	1,005.21	65,660.61	14.04	0.00	-NA-	-NA-	-NA-	-2.80	18.93	10.83	5.20	17.71	-NA-	-NA-
Global Lodging/Resorts	GBP	647.17	13,496.97	2.89	0.00	-NA-	-NA-	-NA-	-12.53	25.26	4.46	9.05	19.81	-NA-	-NA-
Global Industrial/Office	GBP	592.93	4,991.57	1.07	0.00	-NA-	-NA-	-NA-	-9.17	0.55	1.04	1.39	2.16	-NA-	-NA-
Global Industral	GBP	363.14	17,037.15	3.64	0.00	-NA-	-NA-	-NA-	-29.88	2.86	10.49	5.94	-1.49	-NA-	-NA-
Global Healthcare	GBP	1,340.40	27,158.83	5.81	0.00	-NA-	-NA-	-NA-	11.22	26.03	5.75	-0.10	15.55	-NA-	-NA-
Global Diversified	GBP	956.76	174,482.30	37.31	0.00	-NA-	-NA-	-NA-	-7.31	11.35	15.52	9.16	9.62	-NA-	-NA-
Asia Retail	GBP	848.73	31,619.95	16.95	0.00	-NA-	-NA-	-NA-	-8.35	5.32	10.41	3.69	11.67	-NA-	-NA-
Asia Residential	GBP	2,437.44	10,068.38	5.40	0.00	-NA-	-NA-	-NA-	-1.26	-4.19	2.86	-1.56	-4.08	-NA-	-NA-
Asia Office	GBP	1,064.19	22,681.38	12.16	0.00	-NA-	-NA-	-NA-	-3.79	13.03	10.06	5.26	17.66	-NA-	-NA-
Asia Industrial	GBP	406.23	5,979.11	3.21	0.00	-NA-	-NA-	-NA-	-32.30	14.69	17.09	7.91	11.64	-NA-	-NA-
Asia Diversified	GBP	1,062.59	115,468.35	61.90	0.00	-NA-	-NA-	-NA-	-6.16	11.27	14.84	9.37	9.81	-NA-	-NA-
Asia Lodging/Resorts	GBP	512.99	737.38	0.40	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	6.98	-NA-	-NA-	-NA-
Asia ex Australia Diversified	GBP	1,198.09	100,705.13	54.20	0.00	-NA-	-NA-	-NA-	-2.44	13.12	14.93	9.99	10.48	-NA-	-NA-
Asia ex Australia Industrial	GBP	1,404.87	2,674.16	1.44	0.00	-NA-	-NA-	-NA-	5.00	24.31	17.50	6.35	11.58	-NA-	-NA-
Asia ex Australia Office	GBP	1,124.92	19,815.91	10.66	0.00	-NA-	-NA-	-NA-	-1.05	14.05	10.21	5.31	20.92	-NA-	-NA-
Asia ex Australia Residential	GBP	2,421.19	10,068.38	5.42	0.00	-NA-	-NA-	-NA-	-1.26	-4.19	2.86	-1.56	-4.08	-NA-	-NA-
Asia ex Australia Retail	GBP	1,178.11	11,019.08	5.93	0.00	-NA-	-NA-	-NA-	5.60	19.87	12.09	3.14	18.96	-NA-	-NA-

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Europe Specialty	GBP	543.49	350.19	0.46	0.00	-NA-	-NA-	-NA-	-15.24	-16.43	26.44	17.02	-26.54	-NA-	-NA-
Europe Self Storage	GBP	971.31	599.92	0.79	0.00	-NA-	-NA-	-NA-	-14.63	-17.09	9.63	8.76	-12.17	-NA-	-NA-
Europe Retail	GBP	829.16	17,177.37	22.49	0.00	-NA-	-NA-	-NA-	-10.57	1.39	25.22	14.91	-0.13	-NA-	-NA-
Europe Residential	GBP	417.26	2,373.87	3.11	0.00	-NA-	-NA-	-NA-	-18.10	-7.92	19.19	13.68	6.58	-NA-	-NA-
Europe Office	GBP	1,088.94	13,735.72	17.99	0.00	-NA-	-NA-	-NA-	0.57	22.61	22.35	11.88	20.61	-NA-	-NA-
Europe Industrial	GBP	282.93	2,853.73	3.74	0.00	-NA-	-NA-	-NA-	-29.87	-20.36	9.94	1.82	-16.28	-NA-	-NA-
Europe Healthcare	GBP	658.41	188.03	0.25	0.00	-NA-	-NA-	-NA-	-14.60	5.07	2.91	-4.15	3.98	-NA-	-NA-
Europe Diversified	GBP	756.49	39,084.02	51.18	0.00	-NA-	-NA-	-NA-	-11.99	4.95	20.44	11.25	3.91	-NA-	-NA-
Eurozone Retail	GBP	1,302.80	10,979.20	14.38	0.00	-NA-	-NA-	-NA-	0.95	2.60	31.37	18.33	3.99	-NA-	-NA-
Eurozone Residential	GBP	432.08	2,032.15	2.66	0.00	-NA-	-NA-	-NA-	-16.71	-1.35	25.05	16.27	11.15	-NA-	-NA-
Eurozone Office	GBP	1,045.14	3,416.48	4.47	0.00	-NA-	-NA-	-NA-	-0.95	2.88	21.77	13.68	7.28	-NA-	-NA-
Eurozone Industrial	GBP	509.25	849.23	1.11	0.00	-NA-	-NA-	-NA-	-15.79	1.75	15.98	3.89	-1.27	-NA-	-NA-
Eurozone Diversified	GBP	985.33	23,742.16	31.09	0.00	-NA-	-NA-	-NA-	-6.97	4.41	24.76	13.81	5.12	-NA-	-NA-
UK Specialty	GBP	543.49	350.19	0.46	0.00	-NA-	-NA-	-NA-	-15.24	-16.43	26.44	17.02	-26.54	-NA-	-NA-
UK Self Storage	GBP	971.31	599.92	0.79	0.00	-NA-	-NA-	-NA-	-14.63	-17.09	9.63	8.76	-12.17	-NA-	-NA-
UK Retail	GBP	455.60	6,198.17	8.12	0.00	-NA-	-NA-	-NA-	-24.38	0.18	15.62	9.32	-6.36	-NA-	-NA-
UK Residential	GBP	342.90	341.72	0.45	0.00	-NA-	-NA-	-NA-	-24.51	-35.32	-6.79	0.37	-14.22	-NA-	-NA-
UK Industrial	GBP	235.32	2,004.50	2.62	0.00	-NA-	-NA-	-NA-	-33.48	-25.71	7.57	0.96	-20.78	-NA-	-NA-
UK Healthcare	GBP	658.41	188.03	0.25	0.00	-NA-	-NA-	-NA-	-14.60	5.07	2.91	-4.15	3.98	-NA-	-NA-
UK Diversified	GBP	454.90	12,097.39	15.84	0.00	-NA-	-NA-	-NA-	-22.92	-0.98	9.31	3.32	-4.60	-NA-	-NA-
UK Office	GBP	736.32	2,952.37	3.87	0.00	-NA-	-NA-	-NA-	-11.70	21.34	17.00	7.30	13.04	-NA-	-NA-

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North America Specialty	GBP	1,744.31	7,363.41	3.61	0.00	-NA-	-NA-	-NA-	12.93	30.30	6.41	1.94	19.11	-NA-	-NA-
North America Self Storage	GBP	1,279.36	9,903.10	4.85	0.00	-NA-	-NA-	-NA-	14.36	32.57	5.26	-2.62	22.36	-NA-	-NA-
North America Retail	GBP	754.40	51,319.75	25.13	0.00	-NA-	-NA-	-NA-	-8.02	29.71	8.97	2.43	20.79	-NA-	-NA-
North America Residential	GBP	1,136.71	34,058.21	16.68	0.00	-NA-	-NA-	-NA-	5.45	39.60	7.89	0.65	30.94	-NA-	-NA-
North America Office	GBP	888.17	29,243.50	14.32	0.00	-NA-	-NA-	-NA-	-3.95	22.79	6.62	2.27	16.41	-NA-	-NA-
North America Lodging/Resorts	GBP	650.22	12,759.59	6.25	0.00	-NA-	-NA-	-NA-	-12.15	24.16	3.72	9.19	18.76	-NA-	-NA-
North America Industrial	GBP	375.46	8,204.31	4.02	0.00	-NA-	-NA-	-NA-	-28.15	5.70	6.38	6.07	-3.24	-NA-	-NA-
North America Industrial/Office	GBP	592.93	4,991.57	2.44	0.00	-NA-	-NA-	-NA-	-9.17	0.55	1.04	1.39	2.16	-NA-	-NA-
North America Healthcare	GBP	1,364.43	26,970.81	13.21	0.00	-NA-	-NA-	-NA-	11.99	26.20	5.77	-0.07	15.64	-NA-	-NA-
North America Diversified	GBP	940.17	19,366.70	9.49	0.00	-NA-	-NA-	-NA-	-2.56	28.30	10.63	3.95	22.27	-NA-	-NA-
United States Specialty	GBP	1,744.31	7,363.41	3.61	0.00	-NA-	-NA-	-NA-	12.93	30.30	6.41	1.94	19.11	-NA-	-NA-
United States Self Storage	GBP	1,279.36	9,903.10	4.85	0.00	-NA-	-NA-	-NA-	14.36	32.57	5.26	-2.62	22.36	-NA-	-NA-
United States Retail	GBP	717.40	44,772.34	21.93	0.00	-NA-	-NA-	-NA-	-9.41	29.18	8.12	1.63	20.48	-NA-	-NA-
United States Residential	GBP	1,104.66	31,293.48	15.33	0.00	-NA-	-NA-	-NA-	5.34	40.93	7.38	0.27	31.17	-NA-	-NA-
United States Lodging/Resorts	GBP	633.61	12,363.84	6.06	0.00	-NA-	-NA-	-NA-	-12.25	23.07	3.28	9.01	18.15	-NA-	-NA-
United States Industrial	GBP	375.49	8,204.31	4.02	0.00	-NA-	-NA-	-NA-	-28.15	5.70	6.38	6.06	-3.25	-NA-	-NA-
United States Industrial/Office	GBP	592.93	4,991.57	2.44	0.00	-NA-	-NA-	-NA-	-9.17	0.55	1.04	1.39	2.16	-NA-	-NA-
United States Healthcare	GBP	1,440.03	25,756.48	12.61	0.00	-NA-	-NA-	-NA-	13.17	25.74	5.14	-0.34	15.29	-NA-	-NA-
United States Diversified	GBP	853.86	13,863.05	6.79	0.00	-NA-	-NA-	-NA-	-4.55	25.67	9.60	3.27	21.02	-NA-	-NA-
United States Office	GBP	894.26	24,964.12	12.23	0.00	-NA-	-NA-	-NA-	-3.63	19.90	6.63	1.49	14.16	-NA-	-NA-

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Global Specialty	JPY	1,248.79	1,015,432.98	1.65	0.00	-NA-	-NA-	-NA-	-8.84	16.36	6.58	4.60	1.03	-NA-	-NA-
Global Self Storage	JPY	1,001.45	1,382,638.54	2.25	0.00	-NA-	-NA-	-NA-	-7.11	18.90	4.91	-0.07	5.35	-NA-	-NA-
Global Retail	JPY	636.60	13,179,607.79	21.41	0.00	-NA-	-NA-	-NA-	-24.59	6.34	11.29	6.89	-0.40	-NA-	-NA-
Global Residential	JPY	930.27	6,121,413.16	9.94	0.00	-NA-	-NA-	-NA-	-15.45	13.55	6.66	2.77	4.77	-NA-	-NA-
Global Office	JPY	802.20	8,643,692.01	14.04	0.00	-NA-	-NA-	-NA-	-19.80	9.34	10.20	7.31	3.07	-NA-	-NA-
Global Lodging/Resorts	JPY	516.47	1,776,767.38	2.89	0.00	-NA-	-NA-	-NA-	-27.83	15.15	3.87	11.23	4.91	-NA-	-NA-
Global Industrial/Office	JPY	473.18	657,100.64	1.07	0.00	-NA-	-NA-	-NA-	-25.06	-7.57	0.47	3.42	-10.55	-NA-	-NA-
Global Industral	JPY	289.80	2,242,803.88	3.64	0.00	-NA-	-NA-	-NA-	-42.14	-5.45	9.86	8.07	-13.74	-NA-	-NA-
Global Healthcare	JPY	1,069.70	3,575,242.77	5.81	0.00	-NA-	-NA-	-NA-	-8.23	15.86	5.15	1.90	1.18	-NA-	-NA-
Global Diversified	JPY	763.54	22,969,195.61	37.31	0.00	-NA-	-NA-	-NA-	-23.51	2.36	14.87	11.35	-4.01	-NA-	-NA-
Asia Retail	JPY	677.32	4,162,512.19	16.95	0.00	-NA-	-NA-	-NA-	-24.37	-3.18	9.78	5.77	-2.22	-NA-	-NA-
Asia Residential	JPY	1,945.18	1,325,421.55	5.40	0.00	-NA-	-NA-	-NA-	-18.53	-11.92	2.28	0.41	-16.01	-NA-	-NA-
Asia Office	JPY	849.27	2,985,821.63	12.16	0.00	-NA-	-NA-	-NA-	-20.61	3.91	9.43	7.37	3.03	-NA-	-NA-
Asia Industrial	JPY	324.19	787,102.21	3.21	0.00	-NA-	-NA-	-NA-	-44.14	5.43	16.43	10.07	-2.24	-NA-	-NA-
Asia Diversified	JPY	847.99	15,200,482.29	61.90	0.00	-NA-	-NA-	-NA-	-22.57	2.29	14.19	11.57	-3.84	-NA-	-NA-
Asia Lodging/Resorts	JPY	409.39	97,069.73	0.40	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	9.12	-NA-	-NA-	-NA-
Asia ex Australia Diversified	JPY	956.13	13,257,022.30	54.20	0.00	-NA-	-NA-	-NA-	-19.50	3.99	14.28	12.20	-3.26	-NA-	-NA-
Asia ex Australia Industrial	JPY	1,121.15	352,032.23	1.44	0.00	-NA-	-NA-	-NA-	-13.36	14.28	16.84	8.48	-2.30	-NA-	-NA-
Asia ex Australia Office	JPY	897.74	2,608,605.36	10.66	0.00	-NA-	-NA-	-NA-	-18.35	4.84	9.59	7.43	5.89	-NA-	-NA-
Asia ex Australia Residential	JPY	1,932.22	1,325,421.55	5.42	0.00	-NA-	-NA-	-NA-	-18.53	-11.92	2.28	0.41	-16.01	-NA-	-NA-
Asia ex Australia Retail	JPY	940.18	1,450,573.97	5.93	0.00	-NA-	-NA-	-NA-	-12.86	10.20	11.45	5.21	4.17	-NA-	-NA-

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Europe Specialty	JPY	433.73	46,099.59	0.46	0.00	-NA-	-NA-	-NA-	-30.06	-23.17	25.72	19.37	-35.68	-NA-	-NA-
Europe Self Storage	JPY	775.15	78,974.40	0.79	0.00	-NA-	-NA-	-NA-	-29.56	-23.78	9.01	10.94	-23.09	-NA-	-NA-
Europe Retail	JPY	661.71	2,261,262.37	22.49	0.00	-NA-	-NA-	-NA-	-26.21	-6.79	24.51	17.22	-12.55	-NA-	-NA-
Europe Residential	JPY	332.99	312,500.93	3.11	0.00	-NA-	-NA-	-NA-	-32.42	-15.36	18.51	15.96	-6.67	-NA-	-NA-
Europe Office	JPY	869.02	1,808,197.75	17.99	0.00	-NA-	-NA-	-NA-	-17.02	12.71	21.66	14.12	5.61	-NA-	-NA-
Europe Industrial	JPY	225.79	375,670.52	3.74	0.00	-NA-	-NA-	-NA-	-42.13	-26.78	9.31	3.86	-26.69	-NA-	-NA-
Europe Healthcare	JPY	525.44	24,752.16	0.25	0.00	-NA-	-NA-	-NA-	-29.53	-3.41	2.33	-2.22	-8.95	-NA-	-NA-
Europe Diversified	JPY	603.71	5,145,097.69	51.18	0.00	-NA-	-NA-	-NA-	-27.38	-3.52	19.76	13.48	-9.01	-NA-	-NA-
Eurozone Retail	JPY	1,039.69	1,445,323.34	14.38	0.00	-NA-	-NA-	-NA-	-16.70	-5.68	30.63	20.70	-8.94	-NA-	-NA-
Eurozone Residential	JPY	344.82	267,516.52	2.66	0.00	-NA-	-NA-	-NA-	-31.28	-9.31	24.34	18.60	-2.67	-NA-	-NA-
Eurozone Office	JPY	834.07	449,752.72	4.47	0.00	-NA-	-NA-	-NA-	-18.27	-5.42	21.08	15.96	-6.06	-NA-	-NA-
Eurozone Industrial	JPY	406.41	111,794.33	1.11	0.00	-NA-	-NA-	-NA-	-30.52	-6.46	15.32	5.97	-13.55	-NA-	-NA-
Eurozone Diversified	JPY	786.34	3,125,464.95	31.09	0.00	-NA-	-NA-	-NA-	-23.24	-4.02	24.05	16.09	-7.96	-NA-	-NA-
UK Specialty	JPY	433.73	46,099.59	0.46	0.00	-NA-	-NA-	-NA-	-30.06	-23.17	25.72	19.37	-35.68	-NA-	-NA-
UK Self Storage	JPY	775.15	78,974.40	0.79	0.00	-NA-	-NA-	-NA-	-29.56	-23.78	9.01	10.94	-23.09	-NA-	-NA-
UK Retail	JPY	363.59	815,939.04	8.12	0.00	-NA-	-NA-	-NA-	-37.60	-7.91	14.97	11.52	-18.01	-NA-	-NA-
UK Residential	JPY	273.65	44,984.41	0.45	0.00	-NA-	-NA-	-NA-	-37.71	-40.54	-7.32	2.38	-24.89	-NA-	-NA-
UK Industrial	JPY	187.79	263,876.20	2.62	0.00	-NA-	-NA-	-NA-	-45.11	-31.71	6.95	2.98	-30.63	-NA-	-NA-
UK Healthcare	JPY	525.44	24,752.16	0.25	0.00	-NA-	-NA-	-NA-	-29.53	-3.41	2.33	-2.22	-8.95	-NA-	-NA-
UK Diversified	JPY	363.03	1,592,523.90	15.84	0.00	-NA-	-NA-	-NA-	-36.40	-8.97	8.69	5.39	-16.46	-NA-	-NA-
UK Office	JPY	587.62	388,656.48	3.87	0.00	-NA-	-NA-	-NA-	-27.14	11.55	16.34	9.45	-1.01	-NA-	-NA-

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

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FTSE EPRA/NAREIT Developed Sector Index Series - Index Performance

Price Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
North America Specialty	JPY	1,392.04	969,333.40	3.61	0.00	-NA-	-NA-	-NA-	-6.81	19.78	5.81	3.99	4.30	-NA-	-NA-
North America Self Storage	JPY	1,020.99	1,303,664.14	4.85	0.00	-NA-	-NA-	-NA-	-5.64	21.87	4.67	-0.66	7.15	-NA-	-NA-
North America Retail	JPY	602.05	6,755,833.22	25.13	0.00	-NA-	-NA-	-NA-	-24.11	19.24	8.36	4.49	5.77	-NA-	-NA-
North America Residential	JPY	907.15	4,483,490.68	16.68	0.00	-NA-	-NA-	-NA-	-12.99	28.34	7.28	2.67	14.66	-NA-	-NA-
North America Office	JPY	708.80	3,849,672.64	14.32	0.00	-NA-	-NA-	-NA-	-20.75	12.88	6.02	4.33	1.94	-NA-	-NA-
North America Lodging/Resorts	JPY	518.91	1,679,697.65	6.25	0.00	-NA-	-NA-	-NA-	-27.52	14.14	3.13	11.38	4.00	-NA-	-NA-
North America Industrial	JPY	299.63	1,080,031.14	4.02	0.00	-NA-	-NA-	-NA-	-40.71	-2.83	5.78	8.19	-15.28	-NA-	-NA-
North America Industrial/Office	JPY	473.18	657,100.64	2.44	0.00	-NA-	-NA-	-NA-	-25.06	-7.57	0.47	3.42	-10.55	-NA-	-NA-
North America Healthcare	JPY	1,088.87	3,550,490.61	13.21	0.00	-NA-	-NA-	-NA-	-7.59	16.01	5.17	1.93	1.26	-NA-	-NA-
North America Diversified	JPY	750.30	2,549,470.73	9.49	0.00	-NA-	-NA-	-NA-	-19.60	17.95	10.00	6.04	7.07	-NA-	-NA-
United States Specialty	JPY	1,392.04	969,333.40	3.61	0.00	-NA-	-NA-	-NA-	-6.81	19.78	5.81	3.99	4.30	-NA-	-NA-
United States Self Storage	JPY	1,020.99	1,303,664.14	4.85	0.00	-NA-	-NA-	-NA-	-5.64	21.87	4.67	-0.66	7.15	-NA-	-NA-
United States Retail	JPY	572.51	5,893,919.33	21.93	0.00	-NA-	-NA-	-NA-	-25.25	18.76	7.50	3.67	5.50	-NA-	-NA-
United States Residential	JPY	881.57	4,119,536.15	15.33	0.00	-NA-	-NA-	-NA-	-13.08	29.56	6.77	2.28	14.86	-NA-	-NA-
United States Lodging/Resorts	JPY	505.65	1,627,601.02	6.06	0.00	-NA-	-NA-	-NA-	-27.59	13.14	2.70	11.19	3.46	-NA-	-NA-
United States Industrial	JPY	299.66	1,080,031.14	4.02	0.00	-NA-	-NA-	-NA-	-40.71	-2.83	5.78	8.19	-15.28	-NA-	-NA-
United States Industrial/Office	JPY	473.18	657,100.64	2.44	0.00	-NA-	-NA-	-NA-	-25.06	-7.57	0.47	3.42	-10.55	-NA-	-NA-
United States Healthcare	JPY	1,149.21	3,390,634.46	12.61	0.00	-NA-	-NA-	-NA-	-6.62	15.60	4.55	1.66	0.96	-NA-	-NA-
United States Diversified	JPY	681.42	1,824,958.93	6.79	0.00	-NA-	-NA-	-NA-	-21.24	15.53	8.98	5.34	5.97	-NA-	-NA-
United States Office	JPY	713.66	3,286,326.27	12.23	0.00	-NA-	-NA-	-NA-	-20.48	10.22	6.03	3.53	-0.03	-NA-	-NA-

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

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FTSE EPRA/NAREIT Developed Sector Index Series - Index Performance

Price Return Index Description	Curr	Close Value Sep-10	Free Float Mkt Cap Ccy (m) Sep-10	Free Float Mkt Cap (%) Weight Sep-10	Div Yld (%) Sep-10	Total Rtn (%) - 20 Yrs	Total Rtn (%) - 10 Yrs	Total Rtn (%) - 5 Yrs	Total Rtn (%) - 3 Yrs	Total Rtn (%) - 1 Yr	Total Rtn (%) QTD	Total Rtn (%) Sep-10	Total Rtn (%) YTD	10 Yrs Vlty (%)	36 M Vlty (%)
Global Specialty	AUD	1,034.04	12,553.62	2.33	0.00	-NA-	-NA-	-NA-	-NA-	13.67	-1.52	-3.35	4.58	-NA-	-NA-
Global Self Storage	AUD	829.24	17,093.31	3.17	0.00	-NA-	-NA-	-NA-	-NA-	16.16	-3.06	-7.67	9.04	-NA-	-NA-
Global Retail	AUD	527.13	162,937.12	30.18	0.00	-NA-	-NA-	-NA-	-NA-	3.89	2.83	-1.24	3.09	-NA-	-NA-
Global Residential	AUD	770.29	75,677.93	14.02	0.00	-NA-	-NA-	-NA-	-NA-	10.92	-1.44	-5.04	8.45	-NA-	-NA-
Global Office	AUD	664.25	106,860.41	19.80	0.00	-NA-	-NA-	-NA-	-NA-	6.81	1.83	-0.85	6.69	-NA-	-NA-
Global Lodging/Resorts	AUD	427.66	21,965.86	4.07	0.00	-NA-	-NA-	-NA-	-NA-	12.49	-4.02	2.78	8.60	-NA-	-NA-
Global Industrial/Office	AUD	391.81	8,123.62	1.50	0.00	-NA-	-NA-	-NA-	-NA-	-9.70	-7.16	-4.44	-7.41	-NA-	-NA-
Global Industral	AUD	239.96	27,727.38	5.14	0.00	-NA-	-NA-	-NA-	-NA-	-7.63	1.51	-0.15	-10.71	-NA-	-NA-
Global Healthcare	AUD	885.74	44,200.08	8.19	0.00	-NA-	-NA-	-NA-	-NA-	13.18	-2.84	-5.85	4.73	-NA-	-NA-
Global Diversified	AUD	632.24	283,964.04	52.61	0.00	-NA-	-NA-	-NA-	-NA-	0.00	6.14	2.88	-0.64	-NA-	-NA-
Asia Retail	AUD	560.85	51,460.39	23.99	0.00	-NA-	-NA-	-NA-	-NA-	-5.42	1.45	-2.28	1.21	-NA-	-NA-
Asia Residential	AUD	1,610.67	16,385.95	7.64	0.00	-NA-	-NA-	-NA-	-NA-	-13.96	-5.49	-7.22	-13.06	-NA-	-NA-
Asia Office	AUD	703.22	36,913.18	17.21	0.00	-NA-	-NA-	-NA-	-NA-	1.51	1.12	-0.79	6.65	-NA-	-NA-
Asia Industrial	AUD	268.44	9,730.80	4.54	0.00	-NA-	-NA-	-NA-	-NA-	3.00	7.59	1.70	1.19	-NA-	-NA-
Asia Diversified	AUD	702.17	187,920.83	87.62	0.00	-NA-	-NA-	-NA-	-NA-	-0.08	5.51	3.09	-0.47	-NA-	-NA-
Asia Lodging/Resorts	AUD	338.99	1,200.06	0.40	0.00	-NA-	-NA-	-NA-	-NA-	-NA-	-NA-	0.83	-NA-	-NA-	-NA-
Asia ex Australia Diversified	AUD	791.70	163,894.18	76.41	0.00	-NA-	-NA-	-NA-	-NA-	1.59	5.60	3.67	0.14	-NA-	-NA-
Asia ex Australia Industrial	AUD	928.35	4,352.11	2.03	0.00	-NA-	-NA-	-NA-	-NA-	11.64	7.96	0.23	1.13	-NA-	-NA-
Asia ex Australia Office	AUD	743.35	32,249.72	15.04	0.00	-NA-	-NA-	-NA-	-NA-	2.42	1.27	-0.74	9.60	-NA-	-NA-
Asia ex Australia Residential	AUD	1,599.94	16,385.95	7.64	0.00	-NA-	-NA-	-NA-	-NA-	-13.96	-5.49	-7.22	-13.06	-NA-	-NA-
Asia ex Australia Retail	AUD	778.50	17,933.19	8.36	0.00	-NA-	-NA-	-NA-	-NA-	7.65	2.99	-2.79	7.82	-NA-	-NA-

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Europe Specialty	AUD	359.14	569.92	0.65	0.00	-NA-	-NA-	-NA-	-NA-	-24.95	16.17	10.29	-33.42	-NA-	-NA-
Europe Self Storage	AUD	641.84	976.35	1.11	0.00	-NA-	-NA-	-NA-	-NA-	-25.54	0.73	2.50	-20.39	-NA-	-NA-
Europe Retail	AUD	547.92	27,955.58	31.72	0.00	-NA-	-NA-	-NA-	-NA-	-8.94	15.06	8.30	-9.48	-NA-	-NA-
Europe Residential	AUD	275.73	3,863.39	4.38	0.00	-NA-	-NA-	-NA-	-NA-	-17.31	9.51	7.14	-3.40	-NA-	-NA-
Europe Office	AUD	719.57	22,354.42	25.36	0.00	-NA-	-NA-	-NA-	-NA-	10.11	12.42	5.44	9.32	-NA-	-NA-
Europe Industrial	AUD	186.96	4,644.35	5.27	0.00	-NA-	-NA-	-NA-	-NA-	-28.48	1.01	-4.04	-24.12	-NA-	-NA-
Europe Healthcare	AUD	435.08	306.01	0.35	0.00	-NA-	-NA-	-NA-	-NA-	-5.64	-5.44	-9.66	-5.76	-NA-	-NA-
Europe Diversified	AUD	499.89	63,607.92	72.17	0.00	-NA-	-NA-	-NA-	-NA-	-5.75	10.66	4.85	-5.81	-NA-	-NA-
Eurozone Retail	AUD	860.90	17,868.27	20.27	0.00	-NA-	-NA-	-NA-	-NA-	-7.85	20.71	11.52	-5.74	-NA-	-NA-
Eurozone Residential	AUD	285.52	3,307.26	3.75	0.00	-NA-	-NA-	-NA-	-NA-	-11.40	14.90	9.58	0.74	-NA-	-NA-
Eurozone Office	AUD	690.63	5,560.21	6.31	0.00	-NA-	-NA-	-NA-	-NA-	-7.60	11.88	7.14	-2.77	-NA-	-NA-
Eurozone Industrial	AUD	336.52	1,382.09	1.57	0.00	-NA-	-NA-	-NA-	-NA-	-8.62	6.56	-2.08	-10.51	-NA-	-NA-
Eurozone Diversified	AUD	651.11	38,639.56	43.84	0.00	-NA-	-NA-	-NA-	-NA-	-6.24	14.63	7.27	-4.73	-NA-	-NA-
UK Specialty	AUD	359.14	569.92	0.65	0.00	-NA-	-NA-	-NA-	-NA-	-24.95	16.17	10.29	-33.42	-NA-	-NA-
UK Self Storage	AUD	641.84	976.35	1.11	0.00	-NA-	-NA-	-NA-	-NA-	-25.54	0.73	2.50	-20.39	-NA-	-NA-
UK Retail	AUD	301.06	10,087.31	11.44	0.00	-NA-	-NA-	-NA-	-NA-	-10.03	6.24	3.04	-15.13	-NA-	-NA-
UK Residential	AUD	226.59	556.13	0.63	0.00	-NA-	-NA-	-NA-	-NA-	-41.91	-14.36	-5.41	-22.25	-NA-	-NA-
UK Industrial	AUD	155.50	3,262.25	3.70	0.00	-NA-	-NA-	-NA-	-NA-	-33.29	-1.17	-4.84	-28.20	-NA-	-NA-
UK Healthcare	AUD	435.08	306.01	0.35	0.00	-NA-	-NA-	-NA-	-NA-	-5.64	-5.44	-9.66	-5.76	-NA-	-NA-
UK Diversified	AUD	300.60	19,688.09	22.34	0.00	-NA-	-NA-	-NA-	-NA-	-11.08	0.43	-2.62	-13.53	-NA-	-NA-
UK Office	AUD	486.56	4,804.89	5.45	0.00	-NA-	-NA-	-NA-	-NA-	8.97	7.50	1.13	2.46	-NA-	-NA-

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North America Specialty	AUD	1,152.65	11,983.69	5.08	0.00	-NA-	-NA-	-NA-	-NA-	17.01	-2.23	-3.92	7.96	-NA-	-NA-
North America Self Storage	AUD	845.41	16,116.97	6.84	0.00	-NA-	-NA-	-NA-	-NA-	19.05	-3.28	-8.22	10.91	-NA-	-NA-
North America Retail	AUD	498.51	83,521.15	35.44	0.00	-NA-	-NA-	-NA-	-NA-	16.49	0.13	-3.46	9.48	-NA-	-NA-
North America Residential	AUD	751.15	55,428.59	23.52	0.00	-NA-	-NA-	-NA-	-NA-	25.37	-0.87	-5.14	18.68	-NA-	-NA-
North America Office	AUD	586.91	47,592.81	20.19	0.00	-NA-	-NA-	-NA-	-NA-	10.27	-2.04	-3.61	5.52	-NA-	-NA-
North America Lodging/Resorts	AUD	429.67	20,765.80	8.81	0.00	-NA-	-NA-	-NA-	-NA-	11.50	-4.70	2.91	7.64	-NA-	-NA-
North America Industrial	AUD	248.10	13,352.23	5.67	0.00	-NA-	-NA-	-NA-	-NA-	-5.08	-2.26	-0.04	-12.30	-NA-	-NA-
North America Industrial/Office	AUD	391.81	8,123.62	3.45	0.00	-NA-	-NA-	-NA-	-NA-	-9.70	-7.16	-4.44	-7.41	-NA-	-NA-
North America Healthcare	AUD	901.62	43,894.08	18.62	0.00	-NA-	-NA-	-NA-	-NA-	13.33	-2.82	-5.82	4.81	-NA-	-NA-
North America Diversified	AUD	621.27	31,518.65	13.37	0.00	-NA-	-NA-	-NA-	-NA-	15.22	1.65	-2.02	10.82	-NA-	-NA-
United States Specialty	AUD	1,152.65	11,983.69	5.08	0.00	-NA-	-NA-	-NA-	-NA-	17.01	-2.23	-3.92	7.96	-NA-	-NA-
United States Self Storage	AUD	845.41	16,116.97	6.84	0.00	-NA-	-NA-	-NA-	-NA-	19.05	-3.28	-8.22	10.91	-NA-	-NA-
United States Retail	AUD	474.06	72,865.46	30.92	0.00	-NA-	-NA-	-NA-	-NA-	16.01	-0.66	-4.21	9.20	-NA-	-NA-
United States Residential	AUD	729.97	50,929.08	21.61	0.00	-NA-	-NA-	-NA-	-NA-	26.56	-1.34	-5.49	18.89	-NA-	-NA-
United States Lodging/Resorts	AUD	418.69	20,121.74	8.54	0.00	-NA-	-NA-	-NA-	-NA-	10.52	-5.10	2.74	7.09	-NA-	-NA-
United States Industrial	AUD	248.13	13,352.23	5.67	0.00	-NA-	-NA-	-NA-	-NA-	-5.08	-2.25	-0.03	-12.30	-NA-	-NA-
United States Industrial/Office	AUD	391.81	8,123.62	3.45	0.00	-NA-	-NA-	-NA-	-NA-	-9.70	-7.16	-4.44	-7.41	-NA-	-NA-
United States Healthcare	AUD	951.58	41,917.80	17.79	0.00	-NA-	-NA-	-NA-	-NA-	12.93	-3.39	-6.07	4.50	-NA-	-NA-
United States Diversified	AUD	564.23	22,561.64	9.57	0.00	-NA-	-NA-	-NA-	-NA-	12.86	0.70	-2.67	9.69	-NA-	-NA-
United States Office	AUD	590.93	40,628.26	17.24	0.00	-NA-	-NA-	-NA-	-NA-	7.67	-2.03	-4.34	3.47	-NA-	-NA-

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Section 9

FTSE EPRA/NAREIT 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	736,939.13	447,818.88	120,332.24	72,469.08	106,426.36	635,345.79	386,648.82	274,060.68	68,287.33	35,647.02	137,758.05	61,329.88	57,375.28
Weighted Avg Market Cap	8,955.70	5,827.64	5,936.07	7,597.69	6,644.50	10,215.88	6,649.87	8,600.74	7,946.58	4,412.09	13,405.47	10,859.52	16,035.66
Median Market Cap	1,261.37	1,161.11	692.18	1,668.15	1,681.57	2,600.06	2,219.89	2,762.03	1,565.56	1,411.40	5,473.36	2,199.59	4,398.80
Largest Market Cap	33,197.07	33,197.07	20,274.78	20,274.78	20,274.78	33,197.07	33,197.07	26,892.43	20,274.78	7,709.85	33,197.07	16,951.39	27,394.99
Smallest Market Cap	68.15	68.15	68.15	717.55	538.48	83.38	83.38	1,122.93	83.38	352.69	722.53	1,244.12	3,455.08
Dividend Yield (***)	3.14%	3.51%	3.55%	3.44%	3.59%	2.80%	2.98%	2.65%	3.39%	3.09%	2.25%	2.17%	4.74%
Number of Holdings	279	175	82	28	40	146	94	62	29	16	20	11	7
Number of Countries	22	21	13	9	10	22	21	2	12	1	4	1	1

EUR (€ mm)	Global *	Global ex US *	Europe *	Liquid 40 ex UK *	Liquid 40 *	Liquid Global	Liquid Global ex US	Liquid North Am	Liquid Europe ex UK	Liquid UK	Liquid Asia Pac	Liquid Japan	Liquid Australia
Total Market Capitalization	539,800.54	328,022.85	88,142.16	53,082.88	77,956.25	465,384.44	283,216.40	200,746.71	50,019.79	26,111.08	100,906.40	44,923.52	42,026.82
Weighted Avg Market Cap	6,559.96	4,268.68	4,348.11	5,565.23	4,867.03	7,483.03	4,870.97	6,299.95	5,820.79	3,231.81	9,819.37	7,954.49	11,745.96
Median Market Cap	923.94	850.50	507.01	1,221.90	1,231.73	1,904.52	1,626.05	2,023.16	1,146.76	1,033.83	4,009.18	1,611.18	3,222.08
Largest Market Cap	24,316.52	24,316.52	14,851.08	14,851.08	14,851.08	24,316.52	24,316.52	19,698.44	14,851.08	5,647.39	24,316.52	12,416.73	20,066.55
Smallest Market Cap	49.92	49.92	49.92	525.60	394.43	61.07	61.07	822.53	61.07	258.34	529.25	911.31	2,530.81
Dividend Yield (***)	3.14%	3.51%	3.55%	3.44%	3.59%	2.80%	2.98%	2.65%	3.39%	3.09%	2.25%	2.17%	4.74%
Number of Holdings	279	175	82	28	40	146	94	62	29	16	20	11	7
Number of Countries	22	21	13	9	10	22	21	2	12	1	4	1	1

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

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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	4.50%
Westfield Group	AU	Retail	3.72%
Simon Property Group	USA	Retail	3.65%
Unibail - Rodamco	FRA	Diversified	2.75%
Mitsubishi Estate	JA	Diversified	2.30%
Vornado Realty	USA	Diversified	2.11%
Mitsui Fudosan Co.	JA	Diversified	2.02%
Equity Residential	USA	Residential	1.82%
Public Storage	USA	Self Storage	1.68%
Boston Property	USA	Office	1.56%

EPRA/NAREIT Europe Index (USD) *

Company	Country	Sector	Weight
Unibail - Rodamco	FRA	Diversified	16.85%
Land Securities Group	UK	Diversified	6.41%
British Land Co	UK	Diversified	5.32%
Corio	NETH	Retail	5.18%
Hammerson	UK	Retail	3.65%
Fonciere Des Regions	FRA	Diversified	3.23%
Klepierre	FRA	Retail	3.04%
Capital Shopping Centres Group	UK	Retail	3.03%
PSP Swiss Property	SWIT	Office	2.86%
Segro	UK	Industrial	2.62%

EPRA/NAREIT Global ex US Index (USD) *

Company	Country	Sector	Weight
Sun Hung Kai Props	HK	Diversified	7.41%
Westfield Group	AU	Retail	6.12%
Unibail - Rodamco	FRA	Diversified	4.53%
Mitsubishi Estate	JA	Diversified	3.79%
Mitsui Fudosan Co.	JA	Diversified	3.32%
Hongkong Land Holdings	HK	Office	2.34%
Hang Lung Properties	HK	Diversified	2.26%
Sumitomo Realty & Development	JA	Diversified	2.20%
Capitaland	SI	Diversified	2.19%
Stockland	AU	Diversified	1.98%

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

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

Company	Country	Sector	Weight
Unibail - Rodamco	FRA	Diversified	27.98%
Corio	NETH	Retail	8.60%
Fonciere Des Regions	FRA	Diversified	5.37%
Klepierre	FRA	Retail	5.05%
PSP Swiss Property	SWIT	Office	4.75%
Swiss Prime Site	SWIT	Office	4.02%
Castellum	SWED	Diversified	3.16%
Gecina	FRA	Diversified	3.06%
Icade	FRA	Diversified	2.97%
Wereldhave	NETH	Diversified	2.85%

EPRA/NAREIT Europe Liquid 40 Index (USD) *

Company	Country	Sector	Weight
Unibail - Rodamco	FRA	Diversified	19.05%
Land Securities Group	UK	Diversified	7.24%
British Land Co	UK	Diversified	6.01%
Corio	NETH	Retail	5.85%
Hammerson	UK	Retail	4.13%
Fonciere Des Regions	FRA	Diversified	3.65%
Klepierre	FRA	Retail	3.44%
Capital Shopping Centres Group	UK	Retail	3.42%
PSP Swiss Property	SWIT	Office	3.23%
Segro	UK	Industrial	2.97%

EPRA/NAREIT Global Liquid Index (USD)

Company	Country	Sector	Weight
Sun Hung Kai Props	HK	12.94418432	5.23%
Westfield Group	AU	10.68183921	4.31%
Simon Property Group	USA	0	4.23%
Unibail - Rodamco	FRA	0	3.19%
Mitsubishi Estate	JA	6.609678473	2.67%
Vornado Realty	USA	0	2.45%
Mitsui Fudosan Co.	JA	5.792530547	2.34%
Equity Residential	USA	0	2.11%
Public Storage	USA	0	1.95%
Boston Property	USA	0	1.81%

EPRA/NAREIT Global ex US Liquid Index (USD)

Company	Country	Sector	Weight
Sun Hung Kai Props	HK	12.9441843	7.42%
Westfield Group	AU	10.6818392	6.13%
Unibail - Rodamco	FRA	0	4.53%
Mitsubishi Estate	JA	6.60967847	3.79%
Mitsui Fudosan Co.	JA	5.79253055	3.32%
Hongkong Land Holdings	HK	4.08488883	2.34%
Hang Lung Properties	HK	3.94253581	2.26%
Sumitomo Realty & Development	JA	3.83314226	2.20%
Capitaland	SI	3.81653574	2.19%
Stockland	AU	3.45481545	1.98%

EPRA/NAREIT North America Liquid Index (USD)

Company	Country	Sector	Weight
Simon Property Group	USA	0	9.81%
Vornado Realty	USA	0	5.68%
Equity Residential	USA	0	4.89%
Public Storage	USA	0	4.52%
Boston Property	USA	0	4.20%
HCP	USA	0	4.07%
Host Hotels & Resorts	USA	0	3.45%
Avalonbay Communities	USA	0	3.23%
Ventas Inc	USA	0	2.95%
Kimco Realty Cp	USA	0	2.33%

EPRA/NAREIT Liquid Europe ex UK Index (USD)

Company	Country	Sector	Weight
Unibail - Rodamco	FRA	0	29.69%
Corio	NETH	0	9.12%
Fonciere Des Regions	FRA	0	5.70%
Klepierre	FRA	0	5.36%
PSP Swiss Property	SWIT	0	5.04%
Swiss Prime Site	SWIT	0	4.26%
Castellum	SWED	0	3.36%
Gecina	FRA	0	3.25%
Icade	FRA	0	3.16%
Wereldhave	NETH	0	3.03%

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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	0	21.63%
British Land Co	UK	0	17.96%
Hammerson	UK	0	12.33%
Capital Shopping Centres Group	UK	0	10.21%
Segro	UK	0	8.86%
Derwent London	UK	0	6.69%
Great Portland Estates	UK	0	4.72%
Shaftesbury	UK	0	4.31%
Capital & Counties Properties	UK	0	3.61%
Big Yellow Group	UK	0	1.88%

EPRA/NAREIT Japan Liquid Index (USD)

Company	Country	Sector	Weight
Mitsubishi Estate	JA	6.60967847	27.64%
Mitsui Fudosan Co.	JA	5.79253055	24.22%
Sumitomo Realty & Development	JA	3.83314226	16.03%
Nippon Building Fund Inc	JA	1.84925632	7.73%
Japan Real Estate Investment Corporation	JA	1.73304034	7.25%
Aeon Mall Co ltd	JA	0.85766346	3.59%
Japan Retail Fund Investment	JA	0.84787153	3.55%
Nomura Real Estate Office Fund	JA	0.65529033	2.74%
Tokyu Land	JA	0.64361192	2.69%
Japan Prime Realty Investment	JA	0.60652034	2.54%

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

Company	Country	Sector	Weight
Sun Hung Kai Props	HK	12.94418432	24.10%
Hongkong Land Holdings	HK	4.084888833	7.60%
Hang Lung Properties	HK	3.942535807	7.34%
Capitaland	SI	3.816535735	7.11%
Wharf Holdings	HK	3.448727999	6.42%
China Overseas Land & Inv (Red Chip)	CHN	3.366812873	6.27%
Henderson Land Dev	HK	2.978628652	5.55%
City Developments	SI	2.57960577	4.80%
Link Real Estate Investment Trust	HK	2.561621989	4.77%
New World Development	HK	2.298103036	4.28%

EPRA/NAREIT Australia Liquid Index (USD)

Company	Country	Sector	Weight
Westfield Group	AU	10.6818392	47.75%
Stockland	AU	3.45481545	15.44%
GPT Group	AU	2.05956333	9.21%
Mirvac Group	AU	1.71517892	7.67%
Dexus Property Group	AU	1.56202076	6.98%
Goodman Group	AU	1.55111891	6.93%

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FTSE EPRA/NAREIT Custom Liquid Index Series - Country Breakdown

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
				Country Breakdown (USD)												
Hong Kong	Asia ex-Japan			13.28%	21.85%	0.00%	0.00%	0.00%	14.80%	24.32%	0.00%	0.00%	0.00%	68.25%	0.00%	0.00%
Chines Blue Chips (HK listed)	Asia ex-Japan			2.94%	4.84%	0.00%	0.00%	0.00%	2.00%	3.29%	0.00%	0.00%	0.00%	9.24%	0.00%	0.00%
New Zealand	Asia ex-Japan			0.10%	0.16%	0.00%	0.00%	0.00%	0.11%	0.19%	0.00%	0.00%	0.00%	0.52%	0.00%	0.00%
Singapore	Asia ex-Japan			5.17%	8.50%	0.00%	0.00%	0.00%	4.77%	7.83%	0.00%	0.00%	0.00%	21.98%	0.00%	0.00%
	Asia ex-Japan	137,758.05	100,906.40	21.48%	35.35%	0.00%	0.00%	0.00%	21.68%	35.63%	0.00%	0.00%	0.00%	100.00%	0.00%	0.00%
Australia	Australia	57,375.28	42,026.82	8.88%	14.62%	0.00%	0.00%	0.00%	9.03%	14.84%	0.00%	0.00%	0.00%	0.00%	0.00%	100.00%
	Australia	57,375.28	42,026.82	8.88%	14.62%	0.00%	0.00%	0.00%	9.03%	14.84%	0.00%	0.00%	0.00%	0.00%	0.00%	100.00%
Austria	Europe ex-UK			0.34%	0.55%	2.06%	1.70%	1.16%	0.19%	0.32%	0.00%	1.80%	0.00%	0.00%	0.00%	0.00%
Belgium	Europe ex-UK			0.57%	0.94%	3.51%	4.41%	3.00%	0.58%	0.95%	0.00%	5.38%	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			0.28%	0.46%	1.70%	1.39%	0.95%	0.27%	0.45%	0.00%	2.52%	0.00%	0.00%	0.00%	0.00%
France	Europe ex-UK			4.91%	8.08%	30.08%	49.23%	33.52%	5.07%	8.33%	0.00%	47.15%	0.00%	0.00%	0.00%	0.00%
Germany	Europe ex-UK			0.61%	1.00%	3.72%	4.50%	3.06%	0.57%	0.94%	0.00%	5.34%	0.00%	0.00%	0.00%	0.00%
Greece	Europe ex-UK			0.04%	0.07%	0.25%	0.00%	0.00%	0.04%	0.06%	0.00%	0.34%	0.00%	0.00%	0.00%	0.00%
Italy	Europe ex-UK			0.15%	0.25%	0.92%	0.00%	0.00%	0.14%	0.23%	0.00%	1.32%	0.00%	0.00%	0.00%	0.00%
Netherlands	Europe ex-UK			1.82%	2.99%	11.12%	18.04%	12.28%	1.80%	2.96%	0.00%	16.74%	0.00%	0.00%	0.00%	0.00%
Norway	Europe ex-UK			0.12%	0.19%	0.72%	1.19%	0.81%	0.14%	0.22%	0.00%	1.27%	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			0.06%	0.10%	0.37%	0.00%	0.00%	0.07%	0.11%	0.00%	0.64%	0.00%	0.00%	0.00%	0.00%
Sweden	Europe ex-UK			1.14%	1.88%	6.99%	10.78%	7.34%	0.88%	1.45%	0.00%	8.18%	0.00%	0.00%	0.00%	0.00%
Switzerland	Europe ex-UK			1.01%	1.66%	6.19%	8.77%	5.97%	1.00%	1.64%	0.00%	9.30%	0.00%	0.00%	0.00%	0.00%
	Europe ex-UK	68,287.33	50,019.79	11.04%	18.17%	67.61%	100.00%	68.09%	10.75%	17.66%	0.00%	100.00%	0.00%	0.00%	0.00%	0.00%
Israel	Middle East	-	-	0.12%	0.20%	0.00%	0.00%	0.00%	0.14%	0.23%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%
	Middle East	-	-	0.12%	0.20%	0.00%	0.00%	0.00%	0.14%	0.23%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%
Japan	Japan	61,329.88	44,923.52	9.53%	15.68%	0.00%	0.00%	0.00%	9.65%	15.86%	0.00%	0.00%	0.00%	0.00%	100.00%	0.00%
	Japan	61,329.88	44,923.52	9.53%	15.68%	0.00%	0.00%	0.00%	9.65%	15.86%	0.00%	0.00%	0.00%	0.00%	100.00%	0.00%
Canada	North America			4.43%	7.29%	0.00%	0.00%	0.00%	3.99%	6.56%	9.25%	0.00%	0.00%	0.00%	0.00%	0.00%
USA	North America			39.23%	0.00%	0.00%	0.00%	0.00%	39.14%	0.00%	90.75%	0.00%	0.00%	0.00%	0.00%	0.00%
	North America	274,060.68	200,746.71	43.66%	7.29%	0.00%	0.00%	0.00%	43.14%	6.56%	100.00%	0.00%	0.00%	0.00%	0.00%	0.00%
UK	UK	35,647.02	26,111.08	5.29%	8.70%	32.39%	0.00%	31.91%	5.61%	9.22%	0.00%	0.00%	100.00%	0.00%	0.00%	0.00%
	UK	35,647.02	26,111.08	5.29%	8.70%	32.39%	0.00%	31.91%	5.61%	9.22%	0.00%	0.00%	100.00%	0.00%	0.00%	0.00%
Global		**635,345.79**	**465,384.44**	**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		**386,648.82**	**283,216.40**													

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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	37.31%	52.27%	51.18%	53.39%	51.06%	38.07%	57.57%	9.26%	53.23%	48.64%	69.76%	70.58%	39.30%
Healthcare	5.81%	0.00%	0.25%	0.00%	0.00%	5.69%	0.29%	13.19%	0.00%	0.00%	0.00%	0.00%	0.00%
Self-Storage	2.25%	0.00%	0.79%	0.00%	0.63%	2.06%	0.17%	4.52%	0.00%	1.88%	0.00%	0.00%	0.00%
Industrial	3.64%	1.64%	3.74%	1.18%	3.77%	3.27%	2.78%	3.66%	0.71%	8.86%	2.26%	0.00%	6.93%
Office	14.04%	20.89%	17.99%	18.79%	16.61%	12.57%	12.24%	14.02%	19.37%	11.40%	7.60%	22.29%	0.00%
Residential	9.94%	3.94%	3.11%	4.03%	3.25%	10.59%	5.66%	17.77%	4.28%	1.51%	10.95%	0.00%	0.00%
Retail	21.41%	21.26%	22.49%	22.61%	24.16%	22.88%	21.14%	26.46%	22.41%	26.15%	9.43%	7.13%	53.77%
Lodging/Resorts	2.89%	0.00%	0.00%	0.00%	0.00%	2.18%	0.00%	5.05%	0.00%	0.00%	0.00%	0.00%	0.00%
Specialty	1.65%	0.00%	0.46%	0.00%	0.52%	1.68%	0.14%	3.69%	0.00%	1.55%	0.00%	0.00%	0.00%
Mixed Industrial/Office	1.07%	0.00%	0.00%	0.00%	0.00%	1.02%	0.00%	2.38%	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)																	
	1 M	Q1	Q2	Q3	Q4	YTD	1 Y	3 Y	5 Y	36 M VOL	2007	2006	2005	2004	2003	2002	2001	2000
Country																		
Hong Kong *	16.88%	-NA-	-NA-	-NA-	-NA-	21.70%	14.58%	11.08%	12.21%	14.11%	58.52%	38.78%	10.21%	35.06%	49.18%	-27.75%	-15.26%	1.08%
New Zealand *	4.83%	-NA-	-NA-	-NA-	-NA-	20.04%	6.23%	#DIV/0!	-NA-	10.46%	0.69%	32.89%	14.78%	-NA-	-NA-	-NA-	-NA-	-NA-
Singapore *	28.00%	-NA-	-NA-	-NA-	-NA-	20.65%	13.50%	10.11%	6.63%	10.45%	15.19%	77.53%	31.78%	37.73%	50.99%	-29.98%	-33.62%	-10.47%
Australia *	5.73%	-NA-	-NA-	-NA-	-NA-	19.25%	-4.76%	7.08%	9.07%	7.75%	2.89%	43.12%	8.03%	39.84%	45.58%	14.63%	-1.89%	-0.07%
Austria *	9.18%	-NA-	-NA-	-NA-	-NA-	36.57%	-16.71%	#DIV/0!	-NA-	22.44%	-25.72%	40.16%	-0.05%	20.41%	30.10%	26.81%	-NA-	-NA-
Belgium *	2.23%	-NA-	-NA-	-NA-	-NA-	20.97%	4.60%	13.34%	5.38%	12.01%	2.36%	31.29%	2.72%	25.14%	39.44%	31.67%	4.50%	-10.23%
Finland *	16.59%	-NA-	-NA-	-NA-	-NA-	51.51%	3.62%	18.90%	10.88%	26.20%	-14.31%	84.32%	11.11%	26.50%	73.97%	46.15%	17.63%	-6.54%
France *	9.13%	-NA-	-NA-	-NA-	-NA-	33.55%	10.56%	20.82%	12.67%	17.98%	-10.93%	87.13%	11.21%	61.45%	41.58%	41.73%	-3.70%	0.65%
Germany *	1.12%	-NA-	-NA-	-NA-	-NA-	31.46%	-6.97%	0.22%	1.65%	19.23%	-33.47%	71.61%	25.39%	32.17%	17.24%	-6.65%	-15.33%	-12.92%
Greece *	-42.51%	-NA-	-NA-	-NA-	-NA-	24.23%	-13.34%	#DIV/0!	-NA-	-2.42%	-14.81%	131.65%	4.66%	-NA-	-NA-	-NA-	-NA-	-NA-
Italy *	2.97%	-NA-	-NA-	-NA-	-NA-	22.66%	-13.30%	3.55%	3.04%	16.61%	-39.33%	81.44%	13.53%	59.38%	43.51%	10.35%	6.38%	32.88%
Netherlands *	7.83%	-NA-	-NA-	-NA-	-NA-	36.10%	6.96%	16.71%	7.39%	17.57%	-2.72%	58.12%	2.91%	48.74%	45.28%	34.71%	-1.65%	-0.05%
Norway *	3.15%	-NA-	-NA-	-NA-	-NA-	31.06%	#DIV/0!	-NA-	-7.79%	-NA-	13.58%	-2.96%	0.00%	0.00%	45.77%	6.90%	-11.85%	-10.98%
Sweden *	51.53%	-NA-	-NA-	-NA-	-NA-	48.22%	12.63%	20.33%	3.33%	30.88%	-13.66%	57.98%	17.06%	61.12%	60.44%	25.10%	-12.43%	27.16%
Switzerland *	31.66%	-NA-	-NA-	-NA-	-NA-	23.79%	12.11%	14.80%	8.72%	9.31%	-7.24%	35.89%	0.97%	31.06%	24.39%	21.95%	-4.95%	-1.32%
Japan *	4.68%	-NA-	-NA-	-NA-	-NA-	16.65%	2.79%	5.41%	3.35%	6.24%	-6.41%	24.59%	53.22%	37.24%	38.65%	-0.87%	-25.85%	19.75%
Canada *	41.91%	-NA-	-NA-	-NA-	-NA-	20.76%	9.32%	16.95%	3.77%	10.05%	3.42%	29.58%	27.25%	28.04%	51.84%	13.39%	10.44%	19.94%
USA *	29.46%	-NA-	-NA-	-NA-	-NA-	13.34%	1.60%	9.92%	14.61%	4.63%	-16.40%	36.73%	12.43%	33.83%	36.98%	1.96%	10.09%	30.44%
UK *	-0.11%	-NA-	-NA-	-NA-	-NA-	18.56%	-10.96%	3.35%	4.38%	8.36%	-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 *	11.77%	-NA-	-NA-	-NA-	-NA-	19.75%	5.63%	8.74%	8.82%	10.21%	14.80%	36.49%	23.37%	36.85%	44.83%	-7.15%	-17.22%	2.85%
Australia *	5.73%	-NA-	-NA-	-NA-	-NA-	19.25%	-4.76%	7.08%	9.07%	7.75%	2.89%	43.12%	8.03%	39.84%	45.58%	14.63%	-1.89%	-0.07%
Europe ex-UK *	12.34%	-NA-	-NA-	-NA-	-NA-	33.43%	3.92%	15.36%	7.51%	18.17%	-14.40%	65.10%	12.55%	48.64%	43.77%	34.60%	-4.47%	6.18%
Japan *	4.68%	-NA-	-NA-	-NA-	-NA-	16.65%	2.79%	5.41%	3.35%	6.24%	-6.41%	24.59%	53.22%	37.24%	38.65%	-0.87%	-25.85%	19.75%
North America *	30.62%	-NA-	-NA-	-NA-	-NA-	14.05%	2.26%	10.40%	14.22%	5.16%	-14.92%	36.26%	13.21%	33.51%	37.70%	2.42%	9.98%	29.84%
UK *	-0.11%	-NA-	-NA-	-NA-	-NA-	18.56%	-10.96%	3.35%	4.38%	8.36%	-35.18%	68.69%	6.72%	56.59%	45.39%	11.58%	-7.42%	13.18%
Liquid Indices																		
UK	8.71%	-NA-	-NA-	-NA-	-NA-	-5.24%	-0.77%	-27.46%	-11.69%	36.87%	-35.36%	70.76%	6.71%	56.37%	44.06%	10.01%	-9.85%	11.92%
Australia	7.34%	-NA-	-NA-	-NA-	-NA-	8.20%	2.91%	-22.72%	-4.55%	34.70%	1.77%	42.02%	10.79%	41.31%	43.37%	12.32%	-0.15%	-3.23%
Japan	6.38%	-NA-	-NA-	-NA-	-NA-	9.03%	4.71%	-14.87%	3.16%	32.04%	-7.58%	27.30%	53.41%	36.18%	39.37%	-1.44%	-25.69%	21.79%
Asia-Pacific	13.96%	-NA-	-NA-	-NA-	-NA-	11.57%	18.79%	-0.64%	14.25%	36.85%	50.69%	44.40%	11.02%	30.19%	40.64%	-28.13%	-15.41%	2.98%
North-America	4.72%	-NA-	-NA-	-NA-	-NA-	19.47%	30.10%	-8.15%	0.86%	39.87%	-16.28%	36.15%	14.71%	33.87%	37.51%	2.20%	8.26%	31.80%
Europe ex UK	18.28%	-NA-	-NA-	-NA-	-NA-	10.44%	11.45%	-7.54%	3.40%	34.37%	-15.39%	68.30%	8.51%	47.09%	42.31%	33.35%	-3.97%	4.99%
Global	8.60%	-NA-	-NA-	-NA-	-NA-	12.84%	17.59%	-10.56%	1.89%	31.95%	-8.04%	42.79%	15.07%	37.67%	39.13%	0.99%	-4.36%	15.18%
Global ex US	11.60%	-NA-	-NA-	-NA-	-NA-	9.58%	11.28%	-11.61%	3.15%	29.64%	-2.10%	47.42%	17.78%	41.57%	42.49%	0.79%	-12.85%	7.05%

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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**
Europe ex-UK *	Oct-09	2.30%		-17.50%	52.27%	-6.65%	8.86%	1.77%		-31.38%	11.90%	-19.55%	-0.23%
Europe ex-UK *	Nov-09	-1.26%		-18.54%	68.65%	-9.17%	6.49%	-3.35%		-33.68%	26.76%	-21.09%	-2.08%
Europe ex-UK *	Dec-09	-0.86%	0.15%	-19.24%	44.70%	-11.58%	5.14%	5.48%	3.76%	-30.05%	36.08%	-21.90%	-2.15%
Europe ex-UK *	Jan-10	-3.12%		-3.12%	52.60%	-13.15%	4.64%	-1.74%		-1.74%	41.00%	-22.24%	-2.92%
Europe ex-UK *	Feb-10	-2.29%		-5.33%	62.45%	-14.75%	3.45%	-1.15%		-2.87%	51.77%	-22.39%	-3.37%
Europe ex-UK *	Mar-10	6.04%	0.39%	0.39%	69.10%	-14.03%	5.04%	6.69%	3.63%	3.63%	66.74%	-21.48%	-1.72%
Europe ex-UK *	Apr-10	-6.99%		-6.62%	36.79%	-16.17%	2.82%	-3.17%		0.34%	34.42%	-21.39%	-2.97%
Europe ex-UK *	May-10	-12.84%		-18.62%	8.07%	-19.85%	-0.58%	-5.01%		-4.69%	26.42%	-22.79%	-5.25%
Europe ex-UK *	Jun-10	3.30%	-16.25%	-15.93%	17.16%	-16.14%	-0.48%	1.64%	-6.52%	-3.13%	30.32%	-19.84%	-5.48%
Europe ex-UK *	Jul-10	14.71%		-3.56%	19.84%	-10.27%	1.53%	7.08%		3.72%	25.85%	-15.89%	-4.36%
Europe ex-UK *	Aug-10	-1.56%		-5.07%	1.15%	-10.62%	1.03%	0.53%		4.28%	9.56%	-16.31%	-4.53%
Europe ex-UK *	Sep-10	18.17%	33.43%	12.18%	12.34%	-6.53%	3.92%	6.88%	15.05%	11.45%	15.63%	-12.86%	-4.05%
UK *	Oct-09	3.53%		-50.42%	-4.19%	-28.23%	-6.48%	2.57%		-50.87%	-17.66%	-31.61%	-9.22%
UK *	Nov-09	-2.38%		-51.60%	17.36%	-30.06%	-8.95%	-4.06%		-52.87%	-0.81%	-32.91%	-11.15%
UK *	Dec-09	3.79%	4.90%	-49.77%	29.09%	-31.20%	-10.13%	8.61%	6.87%	-48.81%	25.07%	-33.11%	-11.10%
UK *	Jan-10	-7.74%		-7.74%	51.95%	-31.57%	-11.01%	-4.76%		-4.76%	40.09%	-33.09%	-12.14%
UK *	Feb-10	-4.19%		-11.60%	63.38%	-32.20%	-12.21%	-2.41%		-7.06%	52.05%	-32.94%	-12.70%
UK *	Mar-10	5.30%	-6.91%	-6.91%	71.39%	-32.00%	-10.14%	6.21%	-1.29%	-1.29%	68.17%	-32.37%	-10.86%
UK *	Apr-10	-0.79%		-7.65%	31.46%	-31.55%	-10.56%	0.96%		-0.35%	31.01%	-30.95%	-11.09%
UK *	May-10	-11.50%		-18.27%	12.12%	-33.78%	-12.99%	-4.10%		-4.44%	29.34%	-31.71%	-12.88%
UK *	Jun-10	-1.74%	-13.73%	-19.69%	8.10%	-32.40%	-13.10%	-1.56%	-4.70%	-5.93%	23.79%	-30.16%	-13.31%
UK *	Jul-10	12.36%		-9.76%	8.48%	-28.36%	-10.79%	5.64%		-0.62%	18.05%	-27.17%	-12.04%
UK *	Aug-10	-2.62%		-12.12%	-9.98%	-29.95%	-12.09%	-0.18%		-0.80%	1.64%	-28.29%	-12.66%
UK *	Sep-10	8.36%	18.56%	-4.78%	-0.11%	-26.34%	-10.96%	0.87%	6.38%	0.07%	6.95%	-25.33%	-13.15%
Asia ex-Jap ex-Aus *	Oct-09	0.58%		-32.27%	43.85%	-4.92%	8.26%	-0.36%		-32.88%	23.63%	-9.41%	5.09%
Asia ex-Jap ex-Aus *	Nov-09	-0.89%		-32.87%	48.08%	-6.66%	6.19%	-2.60%		-34.63%	25.16%	-10.45%	3.63%
Asia ex-Jap ex-Aus *	Dec-09	1.53%	1.20%	-31.85%	43.43%	-7.85%	5.67%	6.24%	3.11%	-30.55%	38.97%	-10.41%	4.53%
Asia ex-Jap ex-Aus *	Jan-10	-6.77%		-6.77%	46.58%	-11.26%	4.26%	-3.77%		-3.77%	35.14%	-13.23%	2.93%
Asia ex-Jap ex-Aus *	Feb-10	3.16%		-3.83%	79.55%	-11.48%	4.87%	5.07%		1.11%	67.10%	-12.43%	4.28%
Asia ex-Jap ex-Aus *	Mar-10	4.85%	0.84%	0.84%	67.00%	-10.81%	6.56%	5.75%	6.93%	6.93%	63.87%	-11.30%	5.70%
Asia ex-Jap ex-Aus *	Apr-10	1.28%		2.13%	49.79%	-11.14%	6.55%	3.06%		10.20%	49.28%	-10.36%	5.92%
Asia ex-Jap ex-Aus *	May-10	-9.98%		-8.07%	9.19%	-14.97%	4.58%	-2.45%		7.50%	25.96%	-12.32%	4.70%
Asia ex-Jap ex-Aus *	Jun-10	0.32%	-8.54%	-7.77%	6.06%	-13.56%	3.92%	0.49%	1.03%	8.03%	21.45%	-10.70%	3.68%
Asia ex-Jap ex-Aus *	Jul-10	7.99%		-0.40%	5.31%	-10.94%	4.78%	1.53%		9.69%	14.61%	-9.46%	3.32%
Asia ex-Jap ex-Aus *	Aug-10	0.62%		0.21%	6.75%	-10.87%	4.56%	3.14%		13.13%	20.54%	-8.76%	3.87%
Asia ex-Jap ex-Aus *	Sep-10	10.21%	19.75%	10.44%	11.77%	-11.16%	5.63%	2.60%	7.45%	16.08%	19.68%	-9.94%	3.03%

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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-09	-6.99%		-54.42%	16.73%	-18.64%	-3.77%	-7.86%		-54.84%	0.32%	-22.48%	-6.58%
Australia *	Nov-09	2.57%		-53.25%	24.20%	-19.87%	-4.59%	0.80%		-54.47%	4.97%	-23.13%	-6.89%
Australia *	Dec-09	1.42%	-3.24%	-52.58%	33.25%	-21.28%	-5.48%	6.13%	-1.42%	-51.68%	29.10%	-23.46%	-6.50%
Australia *	Jan-10	-3.90%		-3.90%	55.52%	-22.52%	-6.10%	-0.80%		-0.80%	43.38%	-24.24%	-7.30%
Australia *	Feb-10	2.15%		-1.83%	87.15%	-22.24%	-5.88%	4.04%		3.20%	74.17%	-23.08%	-6.40%
Australia *	Mar-10	2.56%	0.68%	0.68%	77.58%	-21.19%	-4.67%	3.44%	6.76%	6.76%	74.24%	-21.62%	-5.43%
Australia *	Apr-10	5.44%		6.16%	67.59%	-21.43%	-3.91%	7.30%		14.55%	67.02%	-20.75%	-4.48%
Australia *	May-10	-13.35%		-8.01%	31.26%	-25.99%	-6.21%	-6.11%		7.56%	51.41%	-23.67%	-6.10%
Australia *	Jun-10	-0.38%	-8.99%	-8.37%	24.64%	-25.45%	-7.21%	-0.21%	0.54%	7.33%	42.73%	-22.99%	-7.42%
Australia *	Jul-10	8.23%		-0.83%	28.11%	-22.52%	-6.13%	1.76%		9.22%	39.41%	-21.23%	-7.43%
Australia *	Aug-10	2.26%		1.41%	12.40%	-22.62%	-5.84%	4.82%		14.48%	26.91%	-20.79%	-6.45%
Australia *	Sep-10	7.75%	19.25%	9.27%	5.73%	-23.40%	-4.76%	0.31%	6.99%	14.84%	13.20%	-22.35%	-7.09%
Japan *	Oct-09	-1.94%		-30.39%	4.82%	-12.19%	6.98%	-2.85%		-31.02%	-9.91%	-16.33%	3.85%
Japan *	Nov-09	-3.66%		-32.93%	7.67%	-13.36%	4.48%	-5.32%		-34.69%	-9.00%	-16.88%	1.96%
Japan *	Dec-09	0.67%	-4.88%	-32.48%	1.36%	-14.19%	3.82%	5.35%	-3.10%	-31.20%	-1.80%	-16.57%	2.71%
Japan *	Jan-10	2.20%		2.20%	16.47%	-15.91%	3.32%	5.50%		5.50%	7.38%	-17.77%	2.01%
Japan *	Feb-10	-0.07%		2.13%	50.55%	-18.44%	4.01%	1.78%		7.37%	40.11%	-19.32%	3.43%
Japan *	Mar-10	2.93%	5.12%	5.12%	41.84%	-18.73%	5.19%	3.81%	11.46%	11.46%	39.18%	-19.17%	4.35%
Japan *	Apr-10	8.42%		13.97%	42.48%	-16.23%	7.62%	10.33%		22.98%	41.99%	-15.50%	6.99%
Japan *	May-10	-12.83%		-0.65%	1.30%	-20.50%	4.70%	-5.54%		16.16%	16.85%	-18.01%	4.83%
Japan *	Jun-10	-5.03%	-10.24%	-5.65%	-9.73%	-18.35%	3.30%	-4.86%	-0.85%	10.52%	3.37%	-15.65%	3.06%
Japan *	Jul-10	4.20%		-1.69%	-8.79%	-15.54%	4.12%	-2.03%		8.27%	-0.74%	-14.13%	2.67%
Japan *	Aug-10	5.37%		3.59%	-7.56%	-14.46%	3.91%	8.01%		16.94%	4.37%	-12.44%	3.23%
Japan *	Sep-10	6.24%	16.65%	10.06%	4.68%	-14.61%	2.79%	-1.09%	4.66%	15.67%	12.08%	-13.44%	0.27%
North America *	Oct-09	-4.64%		-31.28%	2.73%	-15.56%	-0.15%	-5.53%		-31.91%	-11.71%	-19.55%	-3.07%
North America *	Nov-09	6.70%		-26.68%	42.59%	-15.02%	0.24%	4.86%		-28.60%	20.51%	-18.48%	-2.17%
North America *	Dec-09	7.07%	8.94%	-21.50%	32.22%	-12.59%	0.60%	12.04%	10.98%	-20.01%	28.11%	-15.01%	-0.48%
North America *	Jan-10	-5.04%		-5.04%	50.87%	-16.37%	1.19%	-1.97%		-1.97%	39.11%	-18.23%	-0.10%
North America *	Feb-10	5.53%		0.22%	99.91%	-14.36%	1.71%	7.48%		5.36%	86.06%	-15.28%	1.15%
North America *	Mar-10	9.69%	9.93%	9.93%	112.08%	-10.95%	3.90%	10.63%	16.56%	16.56%	108.09%	-11.44%	3.07%
North America *	Apr-10	6.55%		17.13%	73.44%	-9.16%	4.28%	8.43%		26.39%	72.85%	-8.37%	3.67%
North America *	May-10	-5.62%		10.55%	57.86%	-10.96%	2.40%	2.27%		29.26%	82.10%	-8.17%	2.53%
North America *	Jun-10	-4.90%	-4.36%	5.13%	54.58%	-9.66%	0.36%	-4.73%	5.65%	23.15%	77.02%	-6.67%	0.13%
North America *	Jul-10	9.63%		15.26%	53.13%	-4.32%	0.86%	3.07%		26.93%	66.65%	-2.73%	-0.54%
North America *	Aug-10	-1.07%		14.03%	33.19%	-6.51%	1.37%	1.41%		28.72%	50.39%	-4.30%	0.71%
North America *	Sep-10	5.16%	14.05%	19.91%	30.62%	-6.34%	2.26%	-2.10%	2.33%	26.02%	39.86%	-5.06%	-0.25%

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		(USD Total Return)						(EUR Total Return)					
Index *	**Date**	**1M**	**Qtr**	**YTD**	**1Y**	**3Y**	**5Y**	**1M**	**Qtr**	**YTD**	**1Y**	**3Y**	**5Y**
Global *	Oct-09	-1.10%		-31.53%	24.60%	-11.74%	3.38%	-2.02%		-32.15%	5.54%	-15.90%	0.36%
Global *	Nov-09	1.87%		-30.24%	15.11%	-12.64%	2.37%	0.12%		-32.07%	23.67%	-16.19%	-0.10%
Global *	Dec-09	3.61%	4.40%	-27.72%	18.41%	-12.39%	2.00%	8.42%	6.36%	-26.35%	33.95%	-14.82%	0.91%
Global *	Jan-10	-5.73%		-5.73%	49.57%	-15.43%	1.75%	-2.69%		-2.69%	37.90%	-17.31%	0.46%
Global *	Feb-10	3.03%		-2.87%	84.55%	-14.79%	1.93%	4.94%		2.12%	71.75%	-15.71%	1.37%
Global *	Mar-10	7.03%	3.97%	3.97%	84.50%	-13.01%	3.84%	7.95%	10.24%	10.24%	81.04%	-13.49%	3.01%
Global *	Apr-10	2.53%		6.59%	56.77%	-12.51%	3.70%	4.34%		15.02%	56.24%	-11.74%	3.09%
Global *	May-10	-8.39%		-2.34%	27.52%	-15.25%	1.51%	-0.72%		14.19%	47.11%	-12.61%	1.64%
Global *	Jun-10	-1.94%	-7.89%	-4.23%	25.05%	-13.65%	0.35%	-1.76%	1.76%	12.18%	43.21%	-10.79%	0.12%
Global *	Jul-10	9.61%		4.97%	24.60%	-9.44%	1.23%	3.05%		15.60%	35.60%	-7.94%	-0.18%
Global *	Aug-10	-0.54%		4.40%	15.11%	-10.47%	1.32%	1.95%		17.86%	29.98%	-8.35%	0.66%
Global *	Sep-10	8.65%	18.44%	13.43%	18.41%	-9.72%	2.59%	1.15%	6.27%	19.21%	26.79%	-8.48%	0.07%
Global ex-US *	Oct-09	0.98%		-31.22%	39.41%	-8.65%	6.48%	0.04%		-31.84%	19.81%	-12.95%	3.28%
Global ex-US *	Nov-09	-0.79%		-31.77%	49.54%	-10.44%	4.38%	-2.51%		-33.55%	26.39%	-14.08%	1.78%
Global ex-US *	Dec-09	1.69%	1.87%	-30.61%	44.56%	-11.73%	3.59%	6.42%	3.79%	-29.29%	40.05%	-14.18%	2.39%
Global ex-US *	Jan-10	-5.80%		-5.80%	50.77%	-14.07%	2.57%	-2.76%		-2.76%	39.01%	-15.98%	1.17%
Global ex-US *	Feb-10	1.51%		-4.38%	76.98%	-14.45%	2.56%	3.39%		0.53%	64.70%	-15.38%	1.90%
Global ex-US *	Mar-10	5.23%	0.62%	0.62%	70.93%	-13.72%	4.35%	6.13%	6.69%	6.69%	67.72%	-14.19%	3.42%
Global ex-US *	Apr-10	-0.25%		0.37%	48.30%	-14.16%	3.95%	1.51%		8.30%	47.79%	-13.41%	3.25%
Global ex-US *	May-10	-10.39%		-10.06%	11.75%	-17.59%	1.59%	-2.89%		5.17%	28.90%	-15.01%	1.63%
Global ex-US *	Jun-10	0.56%	-10.12%	-9.56%	10.60%	-15.70%	1.19%	0.73%	-0.71%	5.93%	26.65%	-12.91%	0.86%
Global ex-US *	Jul-10	9.56%		-0.91%	10.34%	-12.17%	2.49%	3.01%		9.12%	20.07%	-10.71%	0.97%
Global ex-US *	Aug-10	-0.07%		-0.98%	5.69%	-12.47%	2.04%	2.43%		11.78%	19.34%	-10.40%	1.28%
Global ex-US *	Sep-10	11.41%	21.97%	10.31%	12.37%	-11.30%	3.50%	3.72%	9.44%	15.93%	20.32%	-10.08%	0.87%

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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-09	2.69%		46.26%	51.33%	-7.15%	7.86%	1.74%		37.81%	30.08%	-11.53%	4.71%
Europe ex-UK	Nov-09	-1.36%		44.26%	66.18%	-9.76%	5.58%	-3.07%		33.58%	40.48%	-13.43%	3.03%
Europe ex-UK	Dec-09	-0.38%	0.91%	43.72%	43.72%	-12.18%	4.34%	4.25%	2.81%	39.26%	39.26%	-14.62%	3.22%
Europe ex-UK	Jan-10	-3.17%		-3.17%	52.31%	-13.82%	4.05%	-0.05%		-0.05%	40.44%	-15.73%	2.72%
Europe ex-UK	Feb-10	-2.98%		-6.06%	59.47%	-15.73%	2.76%	-1.19%		-1.24%	48.42%	-16.64%	2.19%
Europe ex-UK	Mar-10	5.82%	-0.59%	-0.59%	65.06%	-15.10%	4.37%	6.73%	5.40%	5.40%	61.97%	-15.56%	3.53%
Europe ex-UK	Apr-10	-7.41%		-7.96%	34.96%	-17.22%	2.17%	-5.77%		-0.68%	34.50%	-16.49%	1.57%
Europe ex-UK	May-10	-13.35%		-20.25%	7.17%	-21.02%	-1.30%	-6.09%		-6.73%	23.66%	-18.54%	-1.17%
Europe ex-UK	Jun-10	3.59%	-16.89%	-17.39%	17.01%	-17.23%	-1.02%	3.78%	-8.16%	-3.20%	34.03%	-14.48%	-1.25%
Europe ex-UK	Jul-10	15.05%		-4.95%	19.03%	-11.21%	1.06%	8.17%		4.71%	29.58%	-9.72%	-0.34%
Europe ex-UK	Aug-10	-1.77%		-6.63%	0.52%	-11.61%	0.52%	0.70%		5.44%	13.54%	-9.50%	-0.13%
Europe ex-UK	Sep-10	18.28%	33.68%	10.44%	11.45%	-7.54%	3.40%	10.12%	19.95%	16.11%	19.36%	-6.26%	0.87%
UK	Oct-09	3.17%		18.62%	-10.89%	-29.41%	-7.24%	2.21%		11.76%	-23.42%	-32.74%	-9.95%
UK	Nov-09	-2.12%		16.11%	10.51%	-31.20%	-9.68%	-3.81%		7.50%	-6.60%	-34.00%	-11.86%
UK	Dec-09	3.70%	4.72%	20.40%	20.40%	-32.44%	-10.89%	8.51%	6.69%	16.65%	16.65%	-34.31%	-11.84%
UK	Jan-10	-8.18%		-8.18%	42.76%	-32.79%	-11.75%	-5.22%		-5.22%	31.62%	-34.28%	-12.87%
UK	Feb-10	-4.36%		-12.19%	54.39%	-33.50%	-12.94%	-2.59%		-7.68%	43.68%	-34.21%	-13.43%
UK	Mar-10	5.74%	-7.14%	-7.14%	62.45%	-33.23%	-10.75%	6.65%	-1.54%	-1.54%	59.40%	-33.60%	-11.47%
UK	Apr-10	-1.06%		-8.13%	25.51%	-32.79%	-11.27%	0.69%		-0.86%	25.08%	-32.21%	-11.79%
UK	May-10	-11.78%		-18.95%	8.35%	-35.04%	-13.83%	-4.41%		-5.23%	24.99%	-33.01%	-13.72%
UK	Jun-10	-2.23%	-14.66%	-20.76%	3.87%	-33.72%	-13.98%	-2.06%	-5.73%	-7.18%	18.94%	-31.53%	-14.18%
UK	Jul-10	13.15%		-10.34%	5.22%	-29.39%	-11.51%	6.38%		-1.26%	14.50%	-28.22%	-12.74%
UK	Aug-10	-2.78%		-12.83%	-11.39%	-31.15%	-12.85%	-0.34%		-1.59%	0.06%	-29.52%	-13.42%
UK	Sep-10	8.71%	19.59%	-5.24%	-0.77%	-27.46%	-11.69%	1.20%	7.30%	-0.41%	6.25%	-26.46%	-13.86%
Asia ex-Jap ex-Aus	Oct-09	5.87%		81.26%	91.52%	11.32%	17.22%	4.88%		70.77%	64.60%	6.07%	13.80%
Asia ex-Jap ex-Aus	Nov-09	-1.25%		79.00%	91.96%	8.33%	14.13%	-2.95%		65.74%	62.24%	3.93%	11.38%
Asia ex-Jap ex-Aus	Dec-09	1.84%	6.47%	82.30%	82.30%	6.79%	14.32%	6.57%	8.47%	76.62%	76.62%	3.83%	13.09%
Asia ex-Jap ex-Aus	Jan-10	-12.39%		-12.39%	60.40%	0.97%	12.71%	-9.56%		-9.56%	47.88%	-1.27%	11.28%
Asia ex-Jap ex-Aus	Feb-10	5.72%		-7.38%	88.09%	2.84%	13.33%	7.67%		-2.62%	75.05%	1.72%	12.70%
Asia ex-Jap ex-Aus	Mar-10	6.81%	-1.07%	-1.07%	73.30%	3.57%	15.35%	7.73%	4.90%	4.90%	70.05%	3.01%	14.43%
Asia ex-Jap ex-Aus	Apr-10	-4.19%		-5.21%	42.76%	1.46%	12.99%	-2.50%		2.28%	42.28%	2.35%	12.33%
Asia ex-Jap ex-Aus	May-10	-6.63%		-11.49%	6.18%	-1.68%	11.58%	1.18%		3.49%	22.48%	1.39%	11.72%
Asia ex-Jap ex-Aus	Jun-10	3.49%	-7.41%	-8.40%	9.36%	-1.25%	11.61%	3.67%	2.28%	7.29%	25.23%	2.02%	11.35%
Asia ex-Jap ex-Aus	Jul-10	9.22%		0.05%	4.34%	0.22%	11.81%	2.69%		10.18%	13.55%	1.88%	10.25%
Asia ex-Jap ex-Aus	Aug-10	-2.14%		-2.09%	13.33%	0.15%	11.71%	0.31%		10.52%	27.96%	2.52%	10.98%
Asia ex-Jap ex-Aus	Sep-10	13.96%	21.81%	11.57%	18.79%	-0.64%	14.25%	6.09%	9.29%	17.25%	27.19%	0.72%	11.45%

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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-09	-7.99%		23.51%	13.83%	-17.68%	-2.75%	-8.84%		16.36%	-2.17%	-21.57%	-5.59%
Australia	Nov-09	2.81%		26.99%	21.57%	-18.98%	-3.58%	1.04%		17.57%	2.75%	-22.27%	-5.90%
Australia	Dec-09	0.54%	-4.89%	27.67%	27.67%	-20.61%	-4.67%	5.20%	-3.10%	23.69%	23.69%	-22.81%	-5.70%
Australia	Jan-10	-3.47%		-3.47%	46.87%	-21.68%	-5.26%	-0.36%		-0.36%	35.41%	-23.42%	-6.47%
Australia	Feb-10	1.74%		-1.79%	76.39%	-21.43%	-5.85%	3.63%		3.25%	64.15%	-22.28%	-6.37%
Australia	Mar-10	2.54%	0.71%	0.71%	73.08%	-20.28%	-4.56%	3.42%	6.78%	6.78%	69.83%	-20.72%	-5.33%
Australia	Apr-10	5.44%		6.19%	64.22%	-20.51%	-3.83%	7.30%		14.58%	63.66%	-19.82%	-4.39%
Australia	May-10	-13.00%		-7.62%	28.74%	-24.98%	-6.01%	-5.73%		8.02%	48.50%	-22.64%	-5.89%
Australia	Jun-10	-1.00%	-9.18%	-8.54%	21.71%	-24.42%	-7.14%	-0.83%	0.32%	7.12%	39.37%	-21.92%	-7.36%
Australia	Jul-10	7.98%		-1.25%	26.11%	-21.41%	-5.96%	1.52%		8.76%	37.24%	-20.10%	-7.27%
Australia	Aug-10	2.07%		0.80%	10.71%	-21.73%	-5.66%	4.63%		13.79%	25.00%	-19.88%	-6.28%
Australia	Sep-10	7.34%	18.31%	8.20%	2.91%	-22.72%	-4.55%	-0.07%	6.15%	13.71%	10.19%	-21.66%	-6.90%
Japan	Oct-09	-1.37%		3.93%	1.96%	-12.15%	7.22%	-2.28%		-2.08%	-12.37%	-16.29%	4.09%
Japan	Nov-09	-3.25%		0.56%	6.21%	-13.27%	4.81%	-4.92%		-6.90%	-10.24%	-16.80%	2.29%
Japan	Dec-09	0.64%	-3.96%	1.20%	1.20%	-14.19%	4.30%	5.31%	-2.16%	-1.96%	-1.96%	-16.57%	3.18%
Japan	Jan-10	2.12%		2.12%	17.30%	-15.99%	3.73%	5.41%		5.41%	8.14%	-17.86%	2.41%
Japan	Feb-10	-0.22%		1.90%	51.47%	-18.44%	4.38%	1.63%		7.13%	40.96%	-19.32%	3.80%
Japan	Mar-10	2.98%	4.94%	4.94%	43.19%	-18.80%	5.63%	3.86%	11.27%	11.27%	40.50%	-19.25%	4.78%
Japan	Apr-10	8.01%		13.35%	42.58%	-16.31%	8.04%	9.92%		22.31%	42.09%	-15.58%	7.40%
Japan	May-10	-13.26%		-1.68%	-0.21%	-20.63%	4.94%	-6.01%		14.96%	15.11%	-18.15%	5.07%
Japan	Jun-10	-5.09%	-11.08%	-6.68%	-10.88%	-18.35%	3.63%	-4.92%	-1.77%	9.30%	2.05%	-15.65%	3.38%
Japan	Jul-10	3.68%		-3.25%	-10.51%	-15.68%	4.37%	-2.52%		6.55%	-2.61%	-14.28%	2.92%
Japan	Aug-10	5.93%		2.49%	-8.10%	-14.61%	4.23%	8.58%		15.69%	3.76%	-12.59%	3.55%
Japan	Sep-10	6.38%	16.84%	9.03%	4.71%	-14.87%	3.16%	-0.96%	4.83%	14.58%	12.11%	-13.70%	0.62%
North America	Oct-09	-4.32%		13.00%	-0.85%	-17.28%	-1.11%	-5.21%		6.46%	-14.79%	-21.18%	-4.00%
North America	Nov-09	6.73%		20.60%	39.46%	-16.77%	-0.66%	4.88%		11.66%	17.87%	-20.15%	-3.06%
North America	Dec-09	6.64%	8.90%	28.61%	28.61%	-14.42%	-0.42%	11.59%	10.95%	24.61%	24.61%	-16.79%	-1.49%
North America	Jan-10	-5.63%		-5.63%	46.75%	-18.45%	0.06%	-2.58%		-2.58%	35.30%	-20.26%	-1.22%
North America	Feb-10	6.02%		0.06%	95.94%	-16.28%	0.63%	7.98%		5.19%	82.35%	-17.18%	0.07%
North America	Mar-10	9.26%	9.32%	9.32%	106.35%	-12.96%	2.80%	10.19%	15.91%	15.91%	102.47%	-13.43%	1.98%
North America	Apr-10	6.39%		16.31%	70.08%	-11.23%	3.07%	8.27%		25.50%	69.50%	-10.45%	2.46%
North America	May-10	-5.45%		9.96%	55.87%	-12.82%	1.27%	2.45%		28.58%	79.81%	-10.09%	1.40%
North America	Jun-10	-4.83%	-4.27%	4.65%	53.35%	-11.30%	-0.69%	-4.66%	5.75%	22.58%	75.61%	-8.36%	-0.93%
North America	Jul-10	9.91%		15.02%	52.27%	-6.07%	-0.24%	3.34%		26.67%	65.71%	-4.51%	-1.63%
North America	Aug-10	-0.80%		14.09%	32.93%	-8.12%	0.37%	1.68%		28.80%	50.09%	-5.95%	-0.28%
North America	Sep-10	4.72%	14.16%	19.47%	30.10%	-8.15%	0.86%	-2.52%	2.43%	25.56%	39.30%	-6.89%	-1.61%

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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-09	-1.03%		27.81%	18.60%	-12.59%	2.75%	-1.95%		20.42%	1.93%	-16.72%	0.38%
Global	Nov-09	1.87%		30.21%	41.97%	-13.51%	1.77%	0.12%		20.56%	19.99%	-17.03%	-0.56%
Global	Dec-09	3.35%	4.21%	34.57%	34.57%	-13.35%	1.34%	8.15%	6.17%	30.38%	30.38%	-15.75%	0.37%
Global	Jan-10	-6.06%		-6.06%	45.31%	-16.52%	1.06%	-3.04%		-3.04%	33.98%	-18.37%	-0.82%
Global	Feb-10	3.14%		-3.11%	79.52%	-15.81%	1.16%	5.05%		1.86%	67.07%	-16.72%	0.08%
Global	Mar-10	6.83%	3.50%	3.50%	79.76%	-14.08%	3.05%	7.74%	9.75%	9.75%	76.39%	-14.54%	1.94%
Global	Apr-10	2.33%		5.92%	53.48%	-13.55%	2.84%	4.14%		14.29%	52.95%	-12.80%	2.30%
Global	May-10	-8.37%		-2.95%	25.89%	-16.19%	0.69%	-0.71%		13.48%	45.22%	-13.58%	1.14%
Global	Jun-10	-1.94%	-8.06%	-4.83%	23.71%	-14.41%	-0.40%	-1.77%	1.57%	11.47%	41.67%	-11.58%	-0.09%
Global	Jul-10	9.64%		4.33%	23.16%	-10.17%	0.49%	3.08%		14.91%	34.04%	-8.67%	0.12%
Global	Aug-10	-0.41%		3.91%	14.33%	-11.24%	0.64%	2.08%		17.30%	29.10%	-9.14%	0.37%
Global	Sep-10	8.60%	18.58%	12.84%	17.59%	-10.56%	1.89%	1.10%	6.39%	18.60%	25.91%	-9.33%	-0.54%
Global ex-US	Oct-09	0.81%		39.58%	34.18%	-9.03%	6.15%	-0.13%		31.50%	15.32%	-13.32%	3.05%
Global ex-US	Nov-09	-0.78%		38.50%	44.28%	-10.85%	4.06%	-2.49%		28.23%	21.94%	-14.47%	1.56%
Global ex-US	Dec-09	1.53%	1.55%	40.61%	40.61%	-12.24%	3.25%	6.24%	3.46%	36.23%	36.23%	-14.68%	2.14%
Global ex-US	Jan-10	-6.02%		-6.02%	46.24%	-14.63%	2.24%	-3.00%		-3.00%	34.83%	-16.52%	0.93%
Global ex-US	Feb-10	1.44%		-4.67%	71.47%	-14.98%	2.07%	3.32%		0.22%	59.58%	-15.90%	1.51%
Global ex-US	Mar-10	5.18%	0.27%	0.27%	66.71%	-14.28%	3.91%	6.08%	6.32%	6.32%	63.58%	-14.75%	3.08%
Global ex-US	Apr-10	-0.41%		-0.14%	44.92%	-14.63%	3.49%	1.35%		7.75%	44.43%	-13.88%	2.88%
Global ex-US	May-10	-10.50%		-10.62%	10.28%	-18.04%	1.11%	-3.02%		4.50%	27.21%	-15.48%	1.24%
Global ex-US	Jun-10	0.49%	-10.43%	-10.19%	9.19%	-16.01%	0.74%	0.66%	-1.06%	5.20%	25.03%	-13.23%	0.50%
Global ex-US	Jul-10	9.40%		-1.75%	8.63%	-12.36%	2.08%	2.86%		8.20%	18.22%	-10.90%	0.66%
Global ex-US	Aug-10	-0.07%		-1.81%	4.55%	-12.81%	1.66%	2.44%		10.84%	18.04%	-10.75%	0.99%
Global ex-US	Sep-10	11.60%	22.01%	9.58%	11.28%	-11.61%	3.15%	3.90%	9.47%	15.16%	19.15%	-10.40%	0.62%

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

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Section 10

Risk / Return Profiles and Correlations

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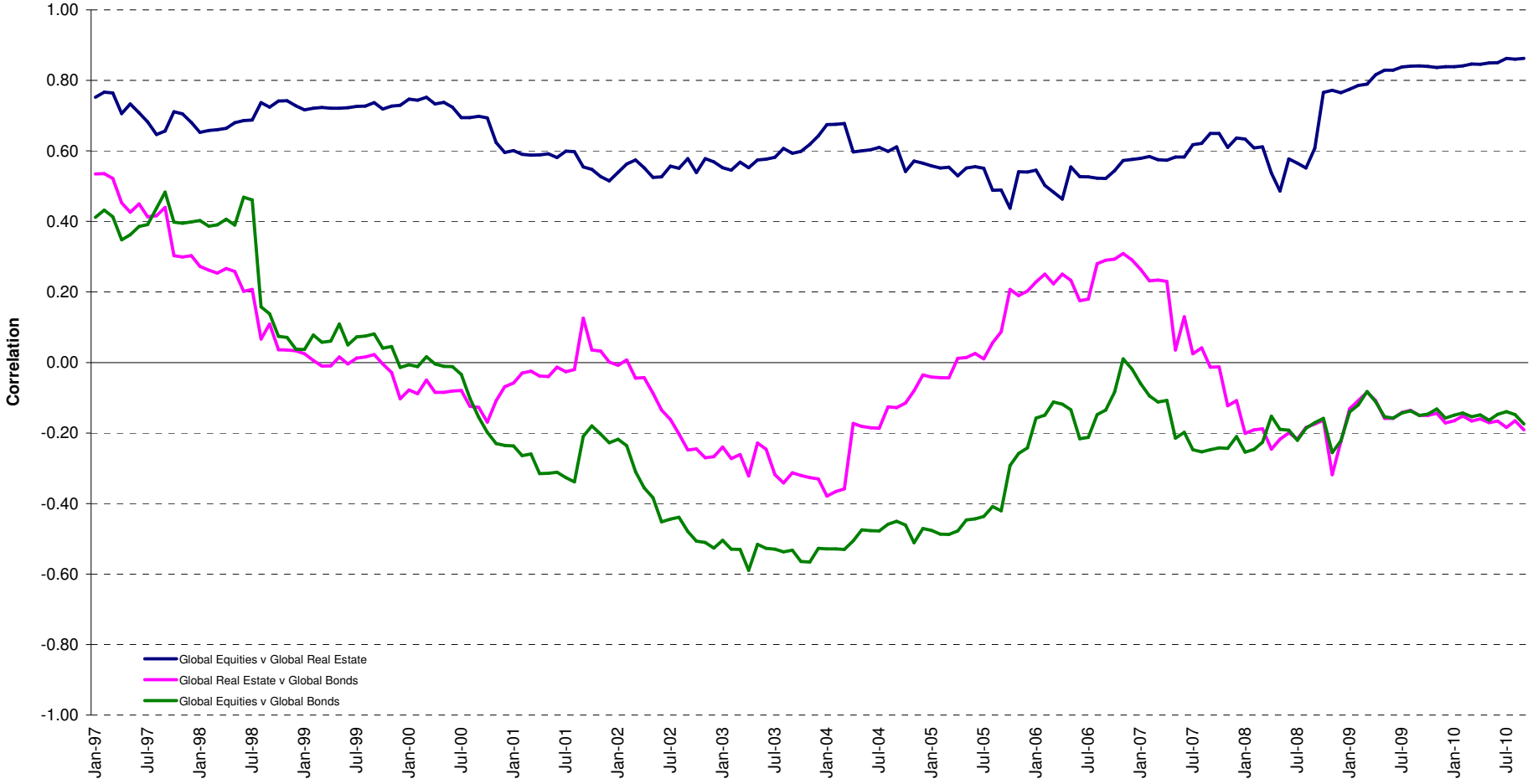
Correlations

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



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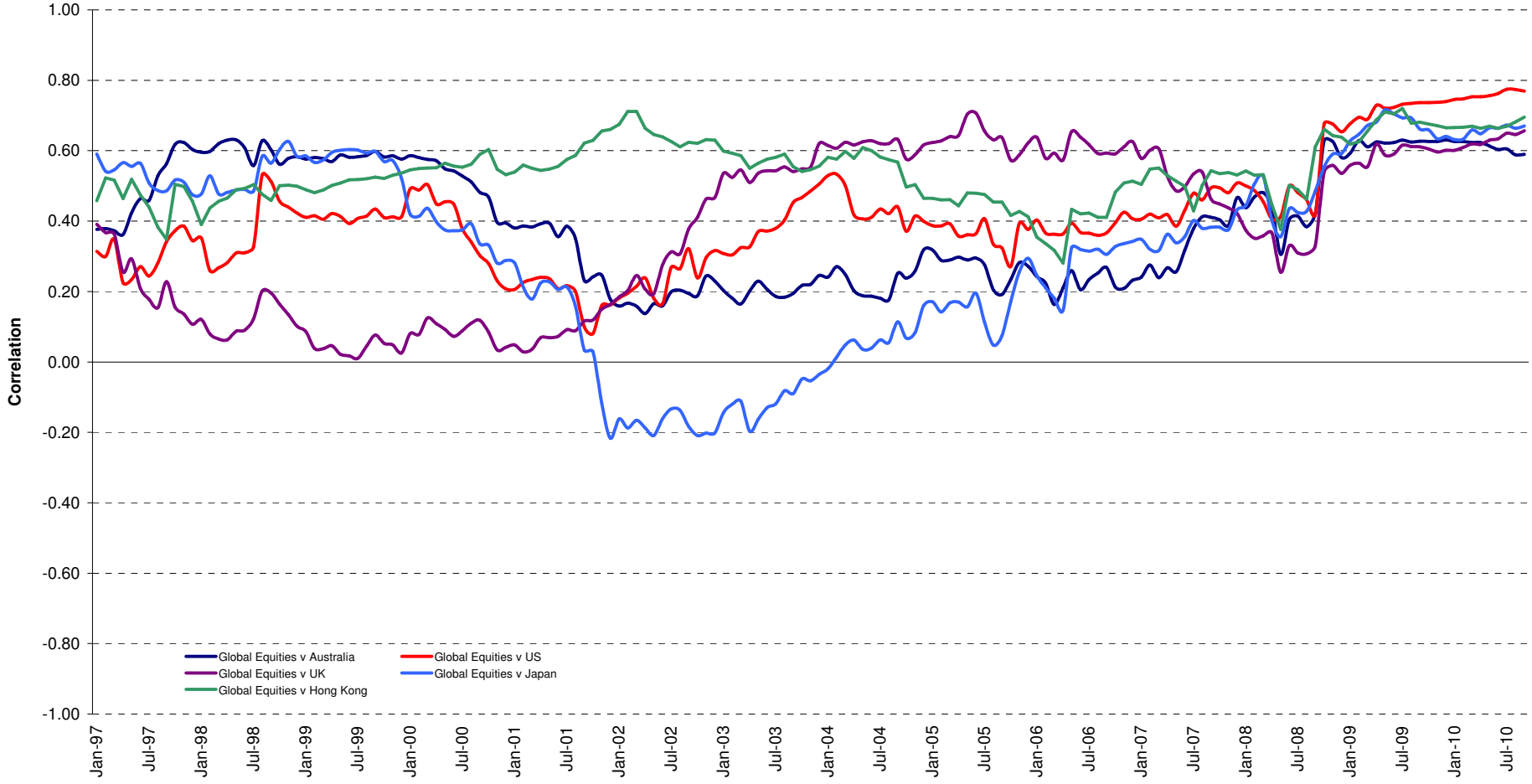
Correlations

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



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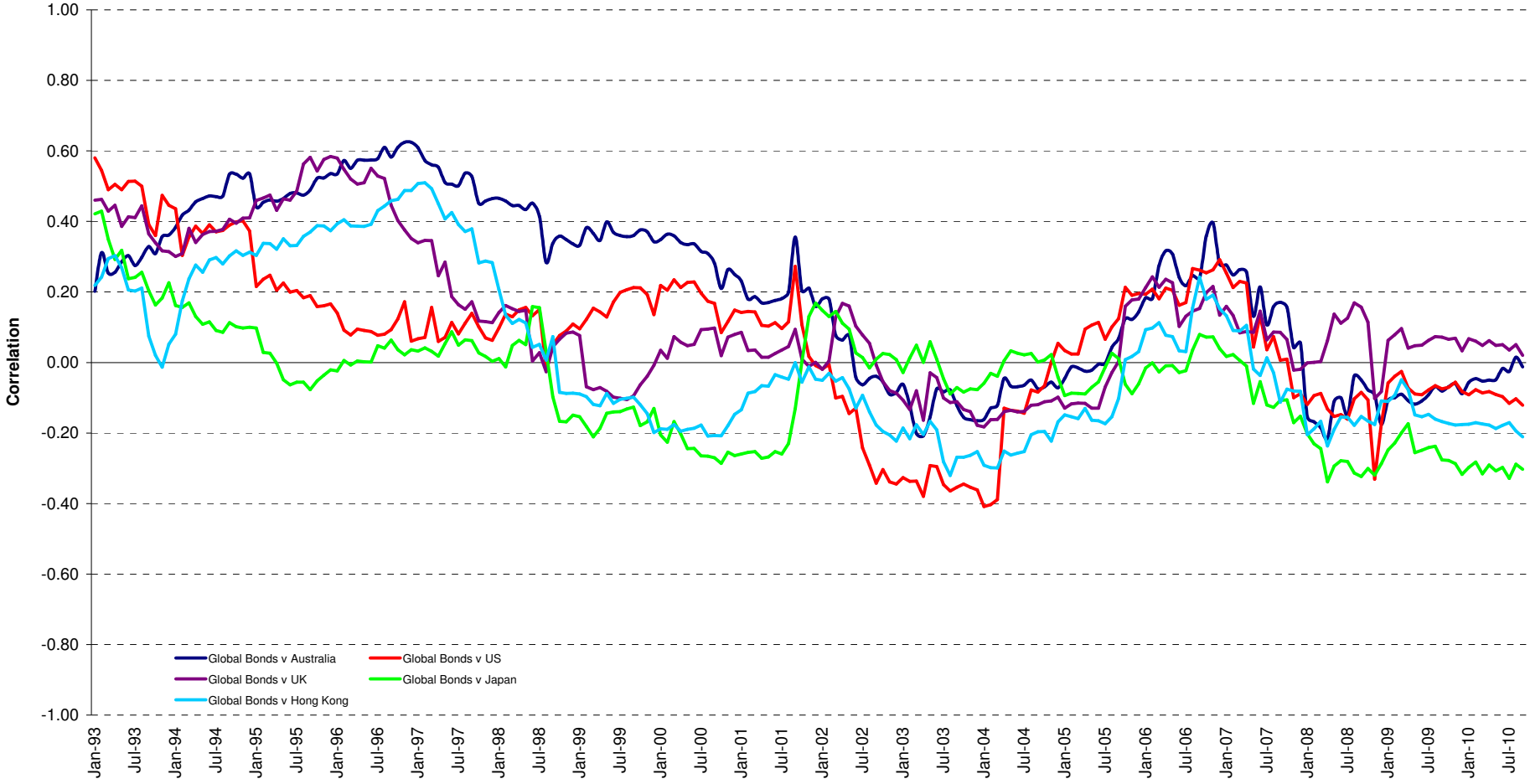
Correlations

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



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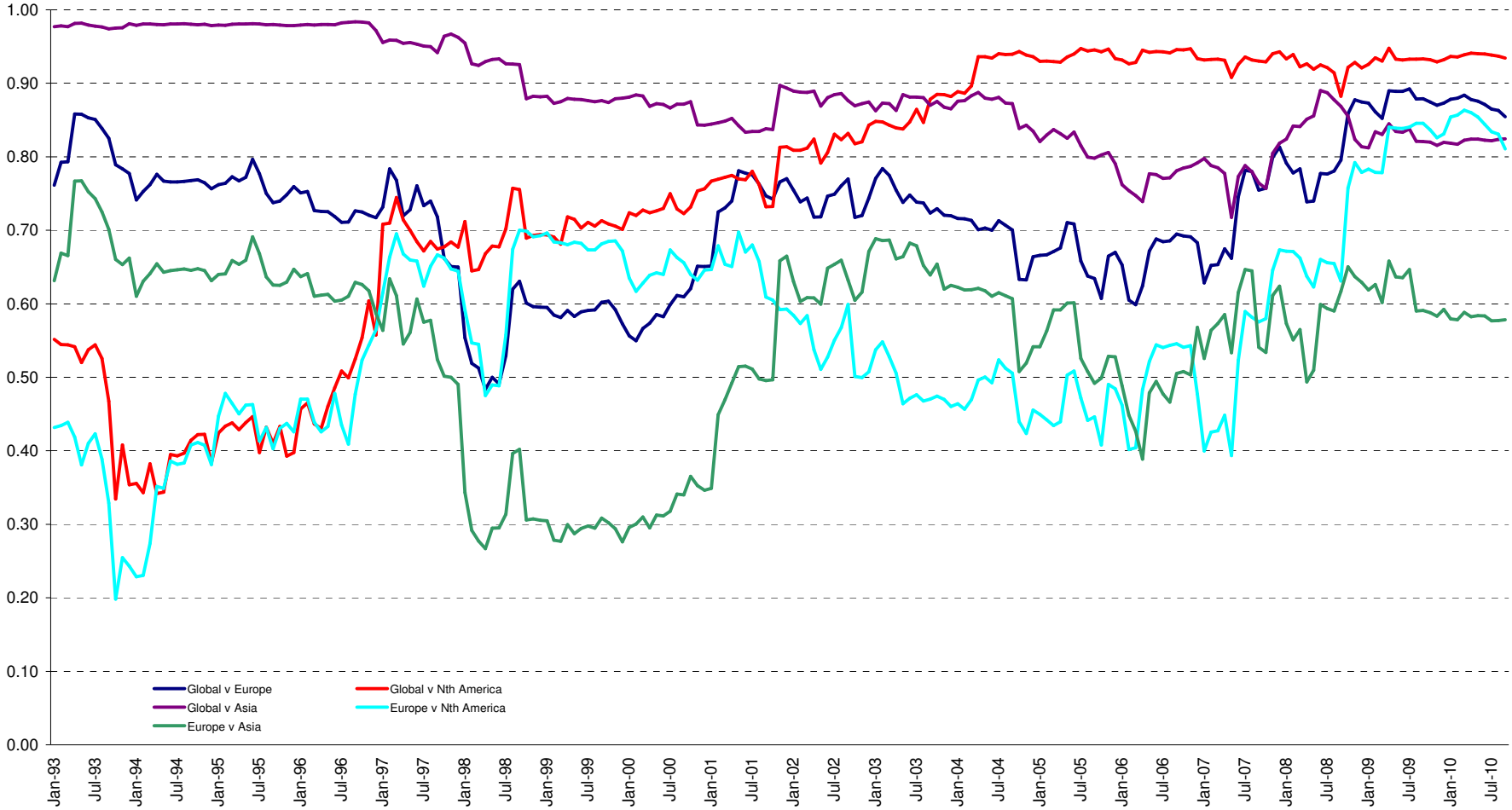
Correlations

Graph 38: 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	0.85	0.93	0.82	0.90	0.79	0.73	0.68	-0.26
Europe Real Estate	0.85	1.00	0.81	0.58	0.73	0.75	0.61	0.57	-0.19
Nth America Real Estate	0.93	0.81	1.00	0.59	0.76	0.69	0.71	0.56	-0.17
Asia Real Estate	0.82	0.58	0.59	1.00	0.88	0.69	0.57	0.67	-0.32
Global Equities	0.90	0.73	0.76	0.88	1.00	0.80	0.77	0.70	-0.40
Europe Equities	0.79	0.75	0.69	0.69	0.80	1.00	0.83	0.90	-0.27
North America Equities	0.73	0.61	0.71	0.57	0.77	0.83	1.00	0.81	-0.23
Asia Equities	0.68	0.57	0.56	0.67	0.70	0.90	0.81	1.00	-0.24
Global Bonds	-0.26	-0.19	-0.17	-0.32	-0.40	-0.27	-0.23	-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	0.90	0.94	0.88	0.90	0.89	0.88	0.84	-0.09
Europe Real Estate	0.90	1.00	0.84	0.72	0.82	0.85	0.79	0.76	-0.08
Nth America Real Estate	0.94	0.84	1.00	0.68	0.79	0.77	0.81	0.70	-0.05
Asia Real Estate	0.88	0.72	0.68	1.00	0.85	0.85	0.80	0.86	-0.11
Global Equities	0.90	0.82	0.79	0.85	1.00	0.98	0.97	0.96	-0.12
Europe Equities	0.89	0.85	0.77	0.85	0.98	1.00	0.93	0.95	-0.11
North America Equities	0.88	0.79	0.81	0.80	0.97	0.93	1.00	0.89	-0.12
Asia Equities	0.84	0.76	0.70	0.86	0.96	0.95	0.89	1.00	-0.10
Global Bonds	-0.09	-0.08	-0.05	-0.11	-0.12	-0.11	-0.12	-0.10	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	0.41	0.35	0.51	0.64	0.81	0.60	0.51	0.31	0.60	0.61	0.41	0.37	0.57	0.39	0.46	0.48	0.56	0.73	0.01
Singapore	0.41	1.00	0.84	0.70	0.55	0.67	0.40	0.51	0.41	0.54	0.57	0.39	0.52	0.58	0.54	0.26	0.26	0.50	0.62	-0.31
Hong Kong	0.35	0.84	1.00	0.66	0.44	0.51	0.29	0.40	0.33	0.51	0.51	0.38	0.44	0.47	0.49	0.21	0.30	0.33	0.66	-0.24
Japan	0.51	0.70	0.66	1.00	0.60	0.66	0.45	0.41	0.27	0.51	0.56	0.28	0.39	0.49	0.44	0.21	0.28	0.45	0.71	-0.31
US	0.64	0.55	0.44	0.60	1.00	0.75	0.85	0.72	0.63	0.61	0.78	0.50	0.43	0.75	0.74	0.45	0.55	0.74	0.70	-0.10
Canada	0.81	0.67	0.51	0.66	0.75	1.00	0.71	0.69	0.50	0.75	0.76	0.48	0.58	0.73	0.59	0.48	0.54	0.71	0.78	-0.22
UK	0.60	0.40	0.29	0.45	0.85	0.71	1.00	0.72	0.69	0.62	0.81	0.59	0.40	0.75	0.61	0.59	0.62	0.77	0.59	0.03
Switzerland	0.51	0.51	0.40	0.41	0.72	0.69	0.72	1.00	0.52	0.62	0.68	0.27	0.44	0.72	0.65	0.42	0.57	0.61	0.52	0.05
Sweden	0.31	0.41	0.33	0.27	0.63	0.50	0.69	0.52	1.00	0.45	0.72	0.47	0.65	0.70	0.80	0.32	0.65	0.78	0.37	0.10
Austria	0.60	0.54	0.51	0.51	0.61	0.75	0.62	0.62	0.45	1.00	0.73	0.61	0.50	0.73	0.54	0.42	0.58	0.76	0.73	-0.32
Netherlands	0.61	0.57	0.51	0.56	0.78	0.76	0.81	0.68	0.72	0.73	1.00	0.58	0.64	0.93	0.69	0.53	0.72	0.86	0.71	-0.24
Norway	0.41	0.39	0.38	0.28	0.50	0.48	0.59	0.27	0.47	0.61	0.58	1.00	0.36	0.52	0.32	0.60	0.44	0.65	0.60	-0.30
Italy	0.37	0.52	0.44	0.39	0.43	0.58	0.40	0.44	0.65	0.50	0.64	0.36	1.00	0.62	0.51	0.30	0.74	0.67	0.44	-0.24
France	0.57	0.58	0.47	0.49	0.75	0.73	0.75	0.72	0.70	0.73	0.93	0.52	0.62	1.00	0.69	0.51	0.75	0.81	0.65	-0.22
Germany	0.39	0.54	0.49	0.44	0.74	0.59	0.61	0.65	0.80	0.54	0.69	0.32	0.51	0.69	1.00	0.14	0.45	0.69	0.47	0.11
Greece	0.46	0.26	0.21	0.21	0.45	0.48	0.59	0.42	0.32	0.42	0.53	0.60	0.30	0.51	0.14	1.00	0.52	0.49	0.44	-0.17
Belgium	0.48	0.26	0.30	0.28	0.55	0.54	0.62	0.57	0.65	0.58	0.72	0.44	0.74	0.75	0.45	0.52	1.00	0.68	0.50	-0.08
Finland	0.56	0.50	0.33	0.45	0.74	0.71	0.77	0.61	0.78	0.76	0.86	0.65	0.67	0.81	0.69	0.49	0.68	1.00	0.57	-0.21
Global Equities	0.73	0.62	0.66	0.71	0.70	0.78	0.59	0.52	0.37	0.73	0.71	0.60	0.44	0.65	0.47	0.44	0.50	0.57	1.00	-0.40
Global Bonds	0.01	-0.31	-0.24	-0.31	-0.10	-0.22	0.03	0.05	0.10	-0.32	-0.24	-0.30	-0.24	-0.22	0.11	-0.17	-0.08	-0.21	-0.40	1.00

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36 Months Correlations (in Local Currency)

	Australia - RE	Australia - ASX	Australia Bds
Australia - RE	1.00	0.73	-0.05
Australia - ASX	0.73	1.00	-0.41
Australia Bonds	-0.05	-0.41	1.00

	Singapore - RE	Singapore - STI	Singapore Bonds
Singapore - RE	1.00	0.87	-0.05
Singapore - STI	0.87	1.00	-0.02
Singapore Bonds	-0.05	-0.02	1.00

	Japan - RE	Japan - Nikkei	Japan Bonds
Japan - RE	1.00	0.82	-0.09
Japan - Nikkei	0.82	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	0.83	-0.11
United States - S&P 500	0.83	1.00	-0.12
United States Bonds	-0.11	-0.12	1.00

	HK - RE	HK - Hang Seng	HK Bonds
Hong Kong - RE	1.00	0.90	-0.08
Hong Kong - Hang Seng	0.90	1.00	-0.17
Hong Kong Bonds	-0.08	-0.17	1.00

	Canada - RE	Canada - TSX	Canada Bonds
Canada - RE	1.00	0.80	-0.19
Canada - TSX	0.80	1.00	-0.19
Canada Bonds	-0.19	-0.19	1.00

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36 Months Correlations (in Local Currency)

	UK - RE	UK - FTSE 100	UK Bonds
UK - RE	1.00	0.63	0.12
UK - FTSE 100	0.63	1.00	0.02
UK Bonds	0.12	0.02	1.00

	Sweden - RE	Sweden - OMX	Sweden Bonds
Sweden - RE	1.00	0.62	0.00
Sweden - OMX	0.62	1.00	-0.17
Sweden Bonds	0.00	-0.17	1.00

	Netherlands - RE	Netherlands - AEX	Netherlands Bonds
Netherlands - RE	1.00	0.73	-0.23
Netherlands - AEX	0.73	1.00	-0.31
Netherlands Bonds	-0.23	-0.31	1.00

	France - RE	France - CAC 40	France Bonds
France - RE	1.00	0.75	-0.22
France - CAC 40	0.75	1.00	-0.25
France Bonds	-0.22	-0.25	1.00

	Italy - RE	Italy - MIB30	Italy Bonds
Italy - RE	1.00	0.44	0.04
Italy - MIB30	0.44	1.00	0.24
Italy Bonds	0.04	0.24	1.00

	Greece - RE	Greece - ASE 20	Greece Bonds
Greece - RE	1.00	0.54	0.30
Greece - ASE 20	0.54	1.00	0.20
Greece Bonds	0.30	0.20	1.00

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36 Months Correlations (in Local Currency)

	Switzerland - RE	Switzerland - SMI	Switzerland Bonds
Switzerland - RE	1.00	0.53	-NA-
Switzerland - SMI	0.53	1.00	-NA-
Switzerland Bonds	-NA-	-NA-	-NA-

	Belgium - RE	Belgium - BEL 20	Belgium Bonds
Belgium - RE	1.00	0.65	0.02
Belgium - BEL 20	0.65	1.00	-0.08
Belgium Bonds	0.02	-0.08	1.00

	Germany - RE	Germany - DAX	Germany Bonds
Germany - RE	1.00	0.59	-0.10
Germany - DAX	0.59	1.00	-0.34
Germany Bonds	-0.10	-0.34	1.00

	Finland - RE	Finland - HEX 25	Finland Bonds
Finland - RE	1.00	0.75	-0.28
Finland - HEX 25	0.75	1.00	-0.29
Finland Bonds	-0.28	-0.29	1.00

	Austria - RE	Austria - WBI	Austria Bonds
Austria - RE	1.00	0.89	-0.14
Austria - WBI	0.89	1.00	-0.14
Austria Bonds	-0.14	-0.14	1.00

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36 Months Correlations (in Local Currency)

	New Zealand - RE	New Zealand Bonds
New Zealand - RE	1.00	0.06
New Zealand Bonds	0.06	1.00

	Norway - RE	Norway - OBX	Norway Bonds
Norway - RE	1.00	0.50	-NA-
Norway - OBX	0.50	1.00	-NA-
Norway Bonds	-NA-	-NA-	-NA-

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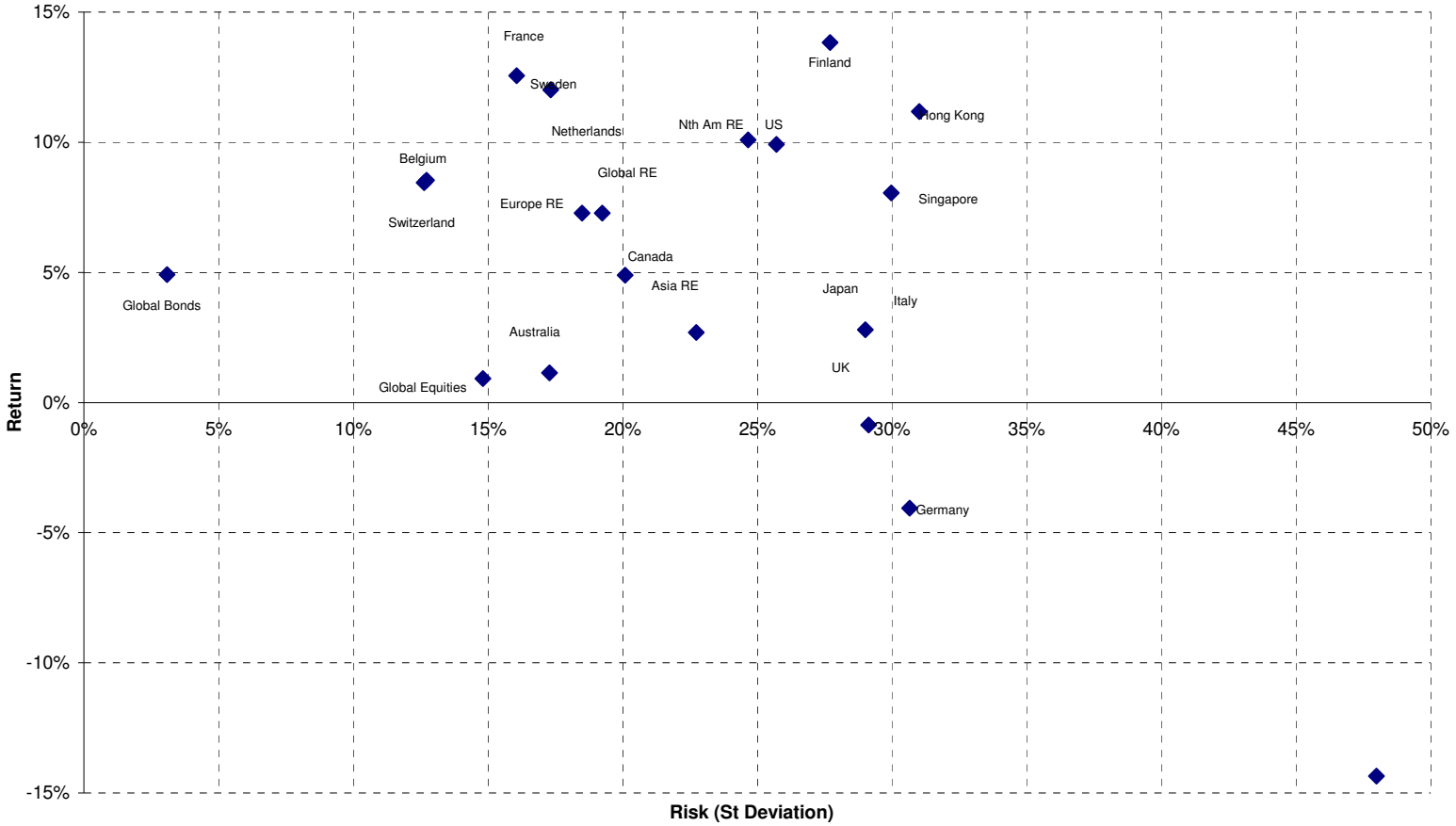
Risk/Return Profiles

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



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Section 11

Details on Methodology

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Methodology

Asset Class Comparisons and Correlations

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

Dividend Yields

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

Local Currency Indices

The local currency indices are 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 219.

Risk/Return Profiles

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

Size of the total real estate market

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

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

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

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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Methodology

Velocity

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

Volatility

The volatility shows the variability of returns over a 10-year period, revealing the extent by which the returns of an index value change from the average. Low volatility indicates the returns for an index have stayed quite close to the average whereas a high volatility would indicate a larger fluctuation over the time period. Volatility can therefore be seen as a market measure for risk.

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Section 12

Data Vendor Codes

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Data Vendor Codes - Indices

Bloomberg

	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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	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 NIDUSTRIAL/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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	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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Data Vendor Codes - Indices

REUTERS THOMSON REUTERS

	Price Indices						Gross Total Return Indices						Net Total Return Indices					
	EUR	USD	GBP	JPY	AUD	Local	EUR	USD	GBP	JPY	AUD	Local	EUR	USD	GBP	JPY	AUD	Local
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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Data Vendor Codes - Indices

REUTERS | THOMSON REUTERS

	Price Indices						Gross Total Return Indices						Net Total Return Indices					
	EUR	USD	GBP	JPY	AUD	Local	EUR	USD	GBP	JPY	AUD	Local	EUR	USD	GBP	JPY	AUD	Local
SPAIN INDEX							.FTEPSPE	.FTEPSPU	.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	EPRAAUS PI					EPRAAUS RI	EPRAAUS 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	ENAS-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	EPRG-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	=EPNG.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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Constituent	Country	ISIN	Bloomberg	REUTERS	SNL
CA Immobilien Anlage	AT	AT0000641352	CAI AV	CAIV.VI	CAI-WBO
Conwert Immobilien	AT	AT0000697750	CWI AV	CONW.VI	CWI-WBO
Befimmo *	BE	BE0003678894	BEFB BB	BEFB.BR	BEFB-BRU
Cofinimmo *	BE	BE0003593044	COFB BB	COFB.BR	COFB-BRU
Intervest Offices *	BE	BE0003746600	INTO BB	PRIF.BR	INTO-BRU
Leasinvest Real Estate *	BE	BE0003770840	LEAS BB	LNRE.BR	LEAS-BRU
Wereldhave Belgium *	BE	BE0003724383	WEHB BB	WEHB.BR	WEHB-BRU
Warehouses De Pauw *	BE	BE0003763779	WDP BB	WDPP.BR	WDP-BRU
Allreal	CH	CH0008837566	ALLN SW	ALLN.S	ALLN-SWX
PSP Swiss Property	CH	CH0018294154	PSPN SW	PSPN.S	PSPN-SWX
Swiss Prime Site	CH	CH0008038389	SPSN SW	SPSN.S	SPSN-SWX
Zueblin Immobilien Holding	CH	CH0021831182	ZUBN SW	ZUBN.S	ZUBN-SWX
Sponda	FI	FI0009006829	SDA1V FH	SDA1V.HE	SDA1V-HEL
Citycon OYJ	FI	FI0009002471	CTY1S FH	CTY1S.HE	CTY1S-HEL
Technopolis	FI	FI0009006886	TPS1V FH	TPS1V.HE	TPS1V-HEL
Affine *	FR	FR0000036105	IML FP	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	ICAD FP	ICAD.PA	ICAD-PAR
Klepierre *	FR	FR0000121964	LI FP	LOIM.PA	LI-PAR
Mercialys *	FR	FR0010241638	MERY FP	MERY.PA	MERY-PAR
Silic *	FR	FR0000050916	SIL FP	SILP.PA	SIL-PAR
Societe de la Tour Eiffel *	FR	FR0000036816	EIFF FP	TEIF.PA	EIFF-PAR
Unibail-Rodamco *	FR	FR0000124711	UL FP	UNBP.PA	UL-PAR
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
TAG Immobilien AG	DE	DE0008303504	TEG GR	TEG.F	TEG-ETR
Beni Stabili	IT	IT0001389631	BNS IM	BNSI.MI	BNS-MIL
IGD *	IT	IT0003745889	IGD IM	IGD.MI	IGD-MIL
Corio *	NL	NL0000288967	CORA NA	COR.AS	CORA-AMS

Constituent	Country	ISIN	Bloomberg	REUTERS	SNL
Eurocommercial Props *	NL	NL0000288876	ECMPA NA	SIPFc.AS	ECMPA-AMS
Nieuwe Steen Inv *	NL	NL0000292324	NISTI NA	NSTEc.AS	NISTI-AMS
ProLogis European Properties *	NL	LU0100194785	PEPR NA	PEPR.AS	PEPR-AMS
Vastned Offices/Ind *	NL	NL0000288934	VNOI NA	VWNN.AS	VNOI-AMS
Vastned Retail *	NL	NL0000288918	VASTN NA	VASN.AS	VASTN-AMS
Wereldhave *	NL	NL0000289213	WHA NA	WEHA.AS	WHA-AMS
Norwegian Property	NW	NO0010317811	NPRO NO	NPRO.OL	NPRO-OSL
Inmobiliaria Colonial	SP	ES0139140018	COL SM	COL.SM	COL-SM
Castellum	SE	SE0000379190	CAST SS	CAST.ST	CAST-OME
Hufvudstaden A	SE	SE0000170375	HUFVA SS	HUFVa.ST	HUFVA-OME
Klovern AB	SE	SE0000331225	KLOV SS	KLOV.ST	KLOV-OME
Kungsleden	SE	SE0000549412	KLED SS	KLED.ST	KLED-OME
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
IRP Property Investments	UK	GB00B012T521	IRP LN	IRP.L	IRP-LON
Invista Foundation Prop	UK	GB00B01HM147	IFD LN	INRE.L	IFD-LON
Helical Bar	UK	GB00B0FYMT95	HLCL LN	HLCL.L	HLCL-LON
Land Securities *	UK	GB0031809436	LAND LN	LAND.L	LAND-LON
Capital Shopping Centres Group *	UK	GB0006834344	CSCG LN	CSCG.L	CSCG-LON
Capital & Counties Properties	UK	GB00B62G9D36	CAPC LN	CAPC.L	CAPC-LON
Minerva	UK	GB0005953681	MNR LN	MNR.L	MNR-LON
Mucklow <A&J> *	UK	GB0006091408	MKLW LN	MKLW.L	MKLW-LON
Primary Health Prop.*	UK	GB0007015521	PHP LN	PHP.L	PHP-LON
Quintain Estates	UK	GB0007184442	QED LN	QED.L	QED-LON
Safestore Holdings	UK	GB00B1N7Z094	SAFE LN	SAFE.L	SAFE-LON
Shaftesbury *	UK	GB0007990962	SHB LN	SHB.L	SHB-LON

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Segro *	UK	GB00B5ZN1N88	SGRO LN	SGRO.L	SGRO-LON
St Modwen Properties	UK	GB0007291015	SMP LN	SMP.L	SMP-LON
Standard Life Inv Prop	UK	GB0033875286	SLI LN	SLI.L	SLI-LON
UK Commercial Property Trust	UK	GB00B19Z2J52	UKCM LN	UKCM.L	UKCM-LON
Unite Group	UK	GB0006928617	UTG LN	UTG.L	UTG-LON
Workspace Group *	UK	GB0005296354	WKP LN	WKP.L	WKP-LON
Azrieli Group	IT	IL0011194789	AZRG IT	AZRG.IT	AZRG-IT
Bunnings Warehouse Prop *	AU	AU000000BWP3	BWP AU	BWP.AX	BWP-ASX
CFS Retail Property Trust *	AU	AU000000CFX0	CFX AU	CFX.AX	CFX-ASX
Cmnwealth Prop Office *	AU	AU000000CPA7	CPA AU	CPA.AX	CPA-ASX
Dexus Property Group *	AU	AU000000DXS1	DXS AU	DXS.AX	DXS-ASX
FKP Property Group *	AU	AU000000FKP9	FKP AU	FKP.AX	FKP-ASX
GPT Group *	AU	AU000000GPT8	GPT AU	GPT.AX	GPT-ASX
ING Office Fund *	AU	AU000000IOF6	IOF AU	IOF.AX	IOF-ASX
ING Industrial Fund *	AU	AU000000IIF8	IIF AU	IIF.AX	IIF-ASX
Goodman Group *	AU	AU000000GMG2	GMG AU	GMG.AX	GMG-ASX
Charter Hall Retail REIT *	AU	AU000000CQR9	MCW AU	MCW.AX	MCW-ASX
Charter Hall Office REIT *	AU	AU000000CQO6	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
Hang Lung Properties	HK	HK0101000591	101 HK	0101.HK	0101-HKG
Henderson Land Dev	HK	HK0012000102	12 HK	0012.HK	0012-HKG
Hopson Development	HK	BMG4600H1016	754 HK	0754.HK	0754-HKG
Hysan Development	HK	HK0014000126	14 HK	0014.HK	0014-HKG
Kerry Properties	HK	BMG524401079	683 HK	0683.HK	0683-HKG
KWG Property Holdings	HK	KYG532241042	1813 HK	1813.HK	1813-HKG
Link REIT *	HK	HK0823032773	823 HK	0823.HK	0823-HKG
New World China Land	HK	KYG6493A1013	917 HK	0917.HK	0917-HKG
New World Development	HK	HK0017000149	17 HK	0017.HK	0017-HKG
Shenzhen Investment	HK	HK0604011236	604 HK	0604.HK	0604-HKG
Shimao Property Holdings	HK	KYG810431042	813 HK	0813.HK	0813-HKG
Shui On Land	HK	KYG811511131	272 HK	0272.HK	0272-HKG

Constituent	Country	ISIN	Bloomberg	REUTERS	SNL
Sino Land	HK	HK0083000502	83 HK	0083.HK	0083-HKG
Soho China Ltd.	HK	KYG826001003	410 HK	0410.HK	0410-HKG
Sun Hung Kai Props	HK	HK0016000132	16 HK	0016.HK	0016-HKG
Wharf Holdings	HK	HK0004000045	4 HK	0004.HK	0004-HKG
Aeon Mall Co ltd	JP	JP3131430005	8905 JP	8905.T	8905-TKS
Daibiru Corp	JP	JP3497200000	8806 JP	8806.OS	8806-TKS
Japan Prime Realty Inv. *	JP	JP3040890000	8955 JP	8955.T	8955-TKS
Japan Real Estate *	JP	JP3027680002	8952 JP	8952.T	8952-TKS
Japan Retail Fund *	JP	JP3039710003	8953 JP	8953.T	8953-TKS
Kenedix Realty Investment *	JP	JP3046270009	8972 JP	8972.T	8972-TKS
Mitsubishi Estate	JP	JP3899600005	8802 JP	8802.T	8802-TKS
Mitsui Fudosan	JP	JP3893200000	8801 JP	8801.T	8801-TKS
Mori Trust Sogo REIT *	JP	JP3046170001	8961 JP	8961.T	8961-TKS
Nippon Building Fund *	JP	JP3027670003	8951 JP	8951.T	8951-TKS
Nomura Real Estate Holdings	JP	JP3762900003	3231 JP	3231.T	3231-TKS
Nomura Real Estate Office Fund *	JP	JP3045530007	8959 JP	8959.T	8959-TKS
NTT Urban Development	JP	JP3165690003	8933 JP	8933.T	8933-TKS
ORIX JREIT *	JP	JP3040880001	8954 JP	8954.T	8954-TKS
Premier Investment Co. *	JP	JP3041770003	8956 JP	8956.T	8956-TKS
Sumitomo Realty & Dev	JP	JP3409000001	8830 JP	8830.T	8830-TKS
Tokyo Tatemono	JP	JP3582600007	8804 JP	8804.T	8804-TKS
Tokyu Land	JP	JP3569000007	8815 JP	8815.T	8815-TKS
Tokyu REIT *	JP	JP3044510000	8957 JP	8957.T	8957-TKS
Top REIT *	JP	JP3046370007	8982 JP	8982.T	8982-TKS
United Urban Investment *	JP	JP3045540006	8960 JP	8960.T	8960-TKS
Kiwi Income Property Trust *	NZ	NZKIPE0001S5	KIP NZ	KIP.NZ	KIP-NZE
Allgreen Properties *	SG	SG1G61871305	AG SP	AEMN.SI	A16-SES
Ascendas REIT *	SG	SG1M77906915	AREIT SP	AREIT.SI	A17U-SES
CapitaCommercial Trust *	SG	SG1P32918333	CCT SP	CACT.SI	C61U-SES
Capitaland	SG	SG1J27887962	CAPL SP	CATL.SI	C31-SES
Capitamall Trust *	SG	SG1M51904654	CT SP	CMLT.SI	C38U-SES
CapitaMalls Asia	SG	SG1Z05950543	CMA SP	CMAL.SI	JS8-SES
CDL Hospitality Trusts	SG	SG1T66931158	CDREIT SP	CDREIT.SI	-NA-
City Developments	SG	SG1R89002252	CIT SP	CIT.SI	C09-SES
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

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Suntec REIT *	SG	SG1Q52922370	SUN SP	SUNT.SI	T82U-SES
Wing Tai Holdings	SG	SG1K66001688	WINGT SP	WTHS.SI	W05-SES
Yanlord Land Group	SG	SG1T57930854	YLLG SP	YNLG.SI	Z25-SES
Allied Properties REIT *	CA	CA0194561027	AP-U CN	AP_u.TO	AP.UN-TSX
Artis Real Estate Investment Trust *	CA	CA04315L1058	AX-U CN	AX_u.TO	AX.UN-TSX
Boardwalk REIT *	CA	CA0966311064	BEI-U CN	BEI_u.TO	BEI.UN-TSX
Brookfield Props	CA	CA1129001055	BPO CN	BPO.TO	BPO-US
Calloway REIT *	CA	CA1312532056	CWT-U CN	CWT_u.TO	CWT.UN-TSX
Canadian Apartment Props *	CA	CA1349211054	CAR-U CN	CAR_u.TO	CAR.UN-TSX
Canadian REIT *	CA	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
Cominar REIT *	CA	CA1999101001	CUF-U CN	CUF_u.TO	CUF.UN-TSX
Crombie Real Estate Investment Trust	CA	CA2271071094	CRR-U CN	CRR_u.TO	CRR.UN-TSX
Dundee REIT *	CA	CA2652702077	D-U CN	D_u.TO	D.UN-TSX
Extendicare Real Estate Investment Tr	CA	CA3022511032	EXE-U CN	EXE_u.TO	EXE.UN-TSX
First Capital Realty *	CA	CA31943B1004	FCR CN	FCR.TO	FCR-TSX
H & R Real Estate *	CA	CA4044282032	HR-U CN	HR_u.TO	HR.UN-TSX
Innvest REIT *	CA	CA45771T1084	INN-U CN	INN_u.TO	INN.UN-TSX
Killam Properties *	CA	CA4941048700	KMP CN	KMP.TO	KMP-TSX
Morguard REIT *	CA	CA6179141065	MRT-U CN	MRT_u.TO	MRT.UN-TSX
Northern Property REIT *	CA	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
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

Constituent	Country	ISIN	Bloomberg	REUTERS	SNL
CapLease Inc.	US	US1402881015	LSE US	LSE.N	LSE-US
CBL & Associates Props *	US	US1248301004	CBL US	CBL.N	CBL-US
Cedar Shopping Centers *	US	US1506022094	CDR US	CDR.N	CDR-US
Cogdell Spencer	US	US19238U1079	CSA US	CSA.N	CSA-US
Colonial Properties *	US	US1958721060	CLP US	CLP.N	CLP-US
Corporate Office Props *	US	US22002T1088	OFC US	OFC.N	OFC-US
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	DFT-US
Eastgroup Properties *	US	US2772761019	EGP US	EGP.N	EGP-US
Education Realty Trust *	US	US28140H1041	EDR US	EDR.N	EDR-US
Entertainment Props *	US	US29380T1051	EPR US	EPR.N	EPR-US
Equity Lifestyle Properties *	US	US29472R1086	ELS US	ELS.N	ELS-US
Equity One Inc *	US	US2947521009	EQY US	EQY.N	EQY-US
Equity Residential Props *	US	US29476L1070	EQR US	EQR.N	EQR-US
Essex Property Trust *	US	US2971781057	ESS US	ESS.N	ESS-US
Extra Space Storage *	US	US30225T1025	EXR US	EXR.N	EXR-US
Federal Realty Inv *	US	US3137472060	FRT US	FRT.N	FRT-US
Felcor Lodging Trust *	US	US31430F1012	FCH US	FCH.N	FCH-US
First Industrial Realty *	US	US32054K1034	FR US	FR.N	FR-US
First Potomac Realty Trust *	US	US33610F1093	FPO US	FPO.N	FPO-US
Forest City Enterprises	US	US3455501078	FCE/A US	FCEa.N	FCE.A-US
Franklin Street Properties *	US	US35471R1068	FSP US	FSP.N	FSP-US
Getty Realty *	US	US3742971092	GTY US	GTY.N	GTY-US
Glimcher Realty Trust *	US	US3793021029	GRT 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
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

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Host Hotels & Resorts *	US	US44107P1049	HST US	HST.N	HST-US
Commonwealth REIT *	US	US2032331017	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
Medical Properties Trust *	US	US58463J3041	MPW US	MPW.N	MPW-US
Mid-America Apartment *	US	US59522J1034	MAA US	MAA.N	MAA-US
National Healthcare Corp. *	US	US6359061008	NHC US	NHC.A	-NA-
National Health Investors *	US	US63633D1046	NHI US	NHI.UN	NHI-US
National Retail Properties *	US	US6374171063	NNN US	NNN.N	NNN-US
Nationwide Health Props *	US	US6386201049	NHP US	NHP.N	NHP-US
Omega Healthcare Investors *	US	US6819361006	OHI US	OHI.N	OHI-US
Orient Express Hotel	US	BMG677431071	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
Piedmont Office Realty Trust Cl A	US	US7201902068	PDM US	PDM.N	PDM-US
Post Properties *	US	US7374641071	PPS US	PPS.N	PPS-US
Prologis *	US	US7434101025	PLD US	PLD.N	PLD-US
PS Business Parks *	US	US69360J1079	PSB US	PSB.A	PSB-US
Public Storage *	US	US74460D1090	PSA US	PSA.N	PSA-US
Ramco-Gershenson *	US	US7514522025	RPT US	RPT.N	RPT-US
Realty Income *	US	US7561091049	O US	O.N	O-US
Regency Centers *	US	US7588491032	REG US	REG.N	REG-US
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
Strategic Hotels & Resorts	US	US86272T1060	BEE US	BEE.N	BEE-US
Sun Communities *	US	US8666741041	SUI US	SUI.N	SUI-US
Sunstone Hotel Investors *	US	US8678921011	SHO US	SHO.N	SHO-US

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

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