



DEXUS
PROPERTY GROUP

26 August 2016

DEXUS Funds Management Limited

ABN: 24 060 920 783

AFSL: 238163

Australia Square Tower

Level 25, 264 George Street

Sydney NSW 2000

PO Box R1822

Royal Exchange NSW 1225

Tel: 02 9017 1100

Fax: 02 9017 1101

DEXUS Diversified Trust - Fund Payment Notice

Following are the components for the DEXUS Diversified Trust's distribution for the six months ended 30 June 2016.

Ex-date:	29 June 2016
Record date:	30 June 2016
Payable date:	31 August 2016
Total distribution rate:	5.832861 cents per unit

	Cents per unit
Fund Payment	4.842206
Interest Income	0.282486
Tax Deferred	0.708169
	<hr/> 5.832861 <hr/>

This distribution includes a "Fund Payment" amount of 4.842206 cents per unit, pursuant to Subdivision 12-H of Schedule 1 of the *Taxation Administration Act 1953*.

DEXUS Diversified Trust declares that it is a managed investment trust for the purposes of Subdivision 12-H of Schedule 1 of the *Taxation Administration Act 1953*, in respect of the income year ended 30 June 2016.

Australian resident unit holders should not rely on this notice for the purposes of completing their income tax returns. Details of the full year components of distributions will be provided in the annual tax statement which will be sent to security holders on or about 31 August 2016.

Please note that this MIT notice should be read in conjunction with the DEXUS Office Trust and DEXUS Industrial Trust notices on pages 2 and 3 to obtain the full distribution details.



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DEXUS Office Trust - Fund Payment Notice

Following are the components for the DEXUS Office Trust's distribution for the six months ended 30 June 2016.

Ex-date:	29 June 2016
Record date:	30 June 2016
Payable date:	31 August 2016
Total distribution rate:	9.397388 cents per unit

	Cents per unit
Fund Payment	9.083113
Interest Income	0.314275
	<hr/>
	9.397388
	<hr/> <hr/>

This distribution includes a "Fund Payment" amount of 9.083113 cents per unit, pursuant to Subdivision 12-H of Schedule 1 of the *Taxation Administration Act 1953*.

DEXUS Office Trust declares that it is a managed investment trust for the purposes of Subdivision 12-H of Schedule 1 of the *Taxation Administration Act 1953*, in respect of the income year ended 30 June 2016.

Australian resident unit holders should not rely on this notice for the purposes of completing their income tax returns. Details of the full year components of distributions will be provided in the annual tax statement which will be sent to security holders on or about 31 August 2016.

Please note that this MIT notice should be read in conjunction with the DEXUS Diversified Trust and DEXUS Industrial Trust notices on pages 1 and 3 to obtain the full distribution details.



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DEXUS Industrial Trust - Fund Payment Notice

Following are the components for the DEXUS Industrial Trust's distribution for the six months ended 30 June 2016.

Ex-date:	29 June 2016
Record date:	30 June 2016
Payable date:	31 August 2016
Total distribution rate:	2.646967 cents per unit

	Cents per unit
Fund Payment	2.482470
Interest Income	0.164497
	<hr/> 2.646967 <hr/>

This distribution includes a "Fund Payment" amount of 2.482470 cents per unit pursuant to Subdivision 12-H of Schedule 1 of the *Taxation Administration Act 1953*.

DEXUS Industrial Trust declares that it is a managed investment trust for the purposes of Subdivision 12-H of Schedule 1 of the *Taxation Administration Act 1953*, in respect of the income year ended 30 June 2016.

Australian resident unit holders should not rely on this notice for the purposes of completing their income tax returns. Details of the full year components of distributions will be provided in the annual tax statement which will be sent to security holders on or about 31 August 2016.

Please note that this MIT notice should be read in conjunction with the DEXUS Diversified Trust and DEXUS Office Trust notices on pages 1 and 2 to obtain the full distribution details.