Ampersand Momentum Flexible Property Income Fund

Monthly Feedback – 30 June 2014

Portfolio Objective

The Ampersand Momentum Flexible Property Income Fund is a specialist portfolio with the objective to provide investors with a combination of high income and long term capital appreciation by investing in income generating and property securities.

Investable Universe of Portfolio

The portfolio's investment universe will be property securities, property collective investment schemes, property loan stock, Real Estate equity, fixed interest securities (including, but not limited to, bonds, corporate bonds, inflation linked bonds, convertible bonds, cash deposits and money market instruments), debentures, preference shares, non-equity securities, derivatives and assets in liquid form. The minimum portfolio's exposure to JSE listed property shares, property loan stock and property portfolios will be 33% of the portfolio's market value. The portfolio may from time to time invest in listed and unlisted financial instruments, in accordance with the provisions of the Act, and the Regulations thereto, as amended from time to time, in order to achieve the portfolio's investment objective.

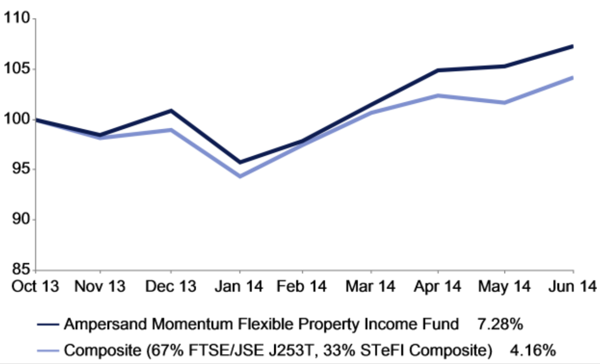
Portfolio Manager

Tom Barlow

Portfolio Comments

This month global markets saw positive gains with the MSCI World Index gaining 2.4%, while global bonds gained 1.2%, in rand terms. The rand weakened by 0.6% against the US dollar, ending the month at R10.63/US$. US Q1 2014 GDP declined by -2.9%, from +2.6% in the previous quarter. The main contributing factors to this significant drop were a decline in exports and lower consumer spending as a result of the unusually severe winter weather. Most investors brushed off this data on the assumption of a recovery from the contraction already on its way. Japan showed vast improvement in Q1 2014 growth, from 0.3% in the previous quarter to 6.7%. This was attributed to a faster than expected rise in capital expenditure and consumer spending before the consumption tax hike from 5.0% to 8.0% in April. EU economic data was poor this month. The unemployment rate marginally decreased to 11.7% from 11.8%, inflation dropped from 0.7% to 0.5% mostly due to the downward impact of electricity, vegetables and telecommunications. The ECB then announced interest rate cuts, including the introduction of negative deposit rates, to promote lending to the real economy and fight off the risk of deflation. The JSE All Share index gained 2.8% while the All Bond index gained 1.0%. Most sectors contributed to this positive performance. Oil & Gas (+6.2%) led gains, with Resources (+3.5%) and Financials (+2.4%) performing positively while Industrials (-0.1%) lagged. Our portfolio saw positive gains this month. The biggest contributors were our positions in Growthpoint Properties (+5.2%), Accelerate Property Fund (+15.6%) and Resilient Property Income (+5.7%). We expect volatility to continue and thus believe diversification remains key. We are in the process of introducing another underlying manager into the fund which will contribute further toward diversification. In general we favour listed property as an income generating asset.

Investment Performance as at 30 June 2014



Portfolio Data

ASISA Classification	SA - Real Estate - General
Portfolio Benchmark	Composite (67% FTSE/JSE J253T, 33% STeFI Composite)
Type of Portfolio	Institutional
Portfolio Size	R 228.59 million
Launch Date	1 November 2013
Minimum Investment	Lump Sum R 10 000 Monthly R 1 000
Initial Management Fee (Class B)	0.00% (incl. VAT)
Annual Management Fee (Class B)	0.86% p.a. (incl. VAT)
Total Expense Ratio* (Class B)	N/A

Asset Allocation as at 30 June 2014

Risk Classification

Risk	Low	Low-mod	Mod	Mod - high	High
Term	1 - 3mths	3mths - 1yr	1 - 3yrs	3 -5 yrs	5+ yrs

ampers&nd ASSET MANAGEMENT

momentum investments

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Distribution to Investors (CPU)

	Dividend	Interest	Total	Yield %
Dec`13	0.003	1.011	1.014	-
Mar`14	1.243	0.044	1.287	1.288
Jun`14	1.053	0.097	1.150	1.160

Distribution takes place ***Quarterly : March, June, September, December***