



Fibra Nova Announces the Ratification of the External Auditor

Chihuahua, México, December 20, 2018 – Banco Actinver, S.A. Institución de Banca Múltiple, Grupo Financiero Actinver Fiduciario del Fideicomiso F/2870 o Fibra Nova (BMV: FNOVA17) Mexican real estate and infrastructure trust announces today to the investing public that the External Auditor has ratified, the firm Mancera S.C.; the control bodies of Fibra Nova have verified that the firm complied with each and every one of the requirements foreseen for the external auditors in the general provisions applicable to the entities and issuers supervised by the Comisión Nacional Bancaria y de Valores that contract services of external audit of basic financial statements, published in the Official Gazette of the Federation on April 26, 2018.

With this, Fibra Nova continues with the implementation of improvements in internal control, accounting, administrative and risk control procedures, in order to maintain the levels expected by the Holders and the Technical Committee for the next fiscal year.

About Fibra Nova

Fibra Nova is a real estate investment trust (FIBRA) that started operations on August 3, 2017, identified with No. F / 2870. Fibra Nova's strategy is based mainly on the acquisition, lease, operation and development of real estate destined to sectors with economic dynamism and that capture the benefit of the demographic bonus such as the industrial, retail and educational sectors. The portfolio of Fibra Nova is composed of 84 properties, consisting of 61 specialized food stores, 13 industrial warehouses, 3 educational complexes and 7 distribution centers and offices.

In order to maintain FIBRA status, Articles 187 and 188 of the Income Tax Law establish that Fibras such as Fibra Nova are not subject to income tax in Mexico and must annually distribute at least 95% of their total income result to holders of their CBFIs and investing at least 70% of their assets in real estate intended for leasing, among other requirements. Fibra Nova is managed internally by Administradora Fibra Norte, S.C., supported by solid corporate governance and a competitive structure along with the interests of investors, making Fibra Nova an unprecedented investment vehicle for the FIBRAS market in Mexico,

Statements about future events

The information contained in this document includes certain statements with respect to the expected financial and operating performance, which are based on financial information, operating levels and market conditions in force to date, as well as on estimates made by management. Therefore, future estimates are subject to uncertainties that may cause changes depending on various factors that are not under the control of Fibra Nova.

Contact for investors

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Ciudad de Chihuahua, a 14 de diciembre de 2018.

Comisión Nacional Bancaria y de Valores
Vicepresidencia de Supervisión Bursátil
Dirección General de Emisoras

Insurgentes Sur no. 1971
Torre Sur piso 5
Col. Guadalupe Inn
Delegación Álvaro Obregón, CP 01020,
México.

El suscrito, en mi carácter de Secretario del Comité Técnico del Fideicomiso Irrevocable identificado bajo el No. 2870 de fecha 10 de julio de 2017, según el mismo sea modificado de tiempo en tiempo (el "Fideicomiso"), celebrado entre (i) Proyectos Inmobiliarios Carne Mart, S.A. de C.V., en su carácter de fideicomitente (el "Fideicomitente"); (ii) Administradora Fibra Norte, S.C. en su carácter de administrador y asesor (el "Administrador y Asesor"); (iii) Banco Actinver, S.A. Institución de Banca Múltiple, Grupo Financiero Actinver, División Fiduciaria en su carácter de fiduciario del Fideicomiso (el "Fiduciario") y Monex Casa de Bolsa, S.A. de C.V., Monex Grupo Financiero como representante común de los Tenedores de los certificados bursátiles fiduciarios inmobiliarios (el "Representante Común"); Fideicomiso del cual corresponden los Certificados Bursátiles Fiduciarios Inmobiliarios identificados con clave de pizarra "Fnova 17" (los "CBFIs") emitidos por el Fiduciario, hago constar y certifico lo siguiente:

Que con fecha 28 de noviembre de 2018, se llevo a cabo la sesión del Comité de Auditoria del Fideicomiso a fin de evaluar el desempeño del Auditor Externo inicial (Mancera S.C.), analizando sus opiniones, reportes y documentos preparados por el mismo, con la finalidad de llevar a cabo la ratificación, designación, remoción y/o sustitución del Auditor Externo del Fideicomiso.

En virtud de dicha sesión, se tomaron, entre otras, las siguientes resoluciones: i) Ratificar al Auditor Externo inicial para que continúe desempeñando su cargo, en apego y conforme a la Legislación Aplicable y a los fines del Fideicomiso, como Auditor Externo del Fideicomiso, y; ii) Que el Fiduciario, previa instrucción que reciba al efecto, lleve a cabo todas las acciones necesarias, incluyendo sin limitar, la firma del contrato y/o cualquier otro documento necesario para formalizar la ratificación del Auditor Externo.

Sin mas el suscrito emite la presente certificación para los efectos legales correspondientes.

Atentamente,

Lic. Raul de la Paz Parga

Secretario del Comité Técnico del Fideicomiso
Irrevocable identificado bajo el No. 2870

