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For Translation Purpose Only

MID REIT, Inc.
1-4-4 Dojimahama, Kita-ku, Osaka
Tomoyuki Goto
Executive Director
(Securities Code: 3227)

MID REIT Management Co., Ltd.
Tomoyuki Goto
President and CEO
Hirotaka Saito
Managing Director
General Manager, Finance & Planning Division
TEL. +81-6-6456-0700
E-mail:midrm-info@mid.co.jp

Notice Regarding Revision of Distributions Forecast for the 15th Period Ending December 31, 2013

MID REIT, Inc. (hereafter “MID REIT”) announces that it has revised its distributions forecast for the fiscal period ending December 31, 2013 (July 1, 2013 to December 31, 2013) announced on February 14, 2013.

1. Revised Distributions Forecast for the Fiscal Period Ending December 31, 2013 (15th Fiscal Period: July 1, 2013 to December 31, 2013)

	Distribution per unit (excluding distribution in excess of earnings) (yen)	Distribution in excess of earnings per unit (yen)
Previous forecast (A)	5,868	—
Revised forecast (B)	6,287	—
Difference (B – A)	419	—
Percentage change	7.1%	—

[Reference]

Fiscal period ending December 31, 2013

Forecast number of investment units issued and outstanding at end of period: 183,625 units

Note: This press release provides information regarding MID REIT's “Notice Regarding Revision of Distributions Forecast for the 15th Period Ending December 31, 2013,” and is not prepared as an inducement or invitation for investment. All readers are advised to consult their own investment advisors before investing in MID REIT. Investment decisions are investors' sole discretion and responsibility and are made at their own risk. MID REIT and its affiliates disclaim any responsibility or liability for the consequence of investment in MID REIT.



2. Reason for the Revision

MID REIT is revising its distributions forecast as presented in the table above because it anticipates that distributions will differ by more than 5% from the distributions forecast for the fiscal period ending December 31, 2013 (July 1, 2013 to December 31, 2013) announced on February 14, 2013 in light of the following factor.

The revision is primarily attributable to a review of its distributions forecast for the fiscal period ending December 31, 2013 (15th fiscal period) at this point in time because its decision to acquire the trust beneficiary interest of the trust that has Higobashi MID Building as the trust property on June 21, 2013 as announced in the “Notice Regarding Acquisition of Property (Higobashi MID Building)” dated today has led to it expecting to post an increase in operating income, etc. during the fiscal period ending December 31, 2013 (15th fiscal period).

For details of the asset acquisition, please refer to the “Notice Regarding Acquisition of Property (Higobashi MID Building)” separately announced today.

Notes:

1. The aforementioned forecasts are current as of the date of this release. Accordingly, actual distribution per unit is subject to change. On this basis, MID REIT does not guarantee payment of the forecast distribution per unit.
2. MID REIT reserves the right to revise the aforementioned forecasts in the event that a significant discrepancy between actual results and forecasts is anticipated.
3. Amounts below the specified unit are rounded down. Percentage figures are rounded to the nearest first decimal place.
4. MID REIT assumes assets under management will be the 11 properties it owns at the date of this release, with the addition of Higobashi MID Building, which it plans to acquire on June 21, 2013, and excluding Panasonic Osaka Kyobashi Building, which it plans to transfer on June 21, 2013 as announced in the “Notice Regarding Transfer of Property (Panasonic Osaka Kyobashi Building)” dated today, to total 11 properties, from which there will be no changes (new property acquisition, sale of existing property, etc.) in assets under management through to the end of the fiscal period ending December 31, 2013 (15th fiscal period).