



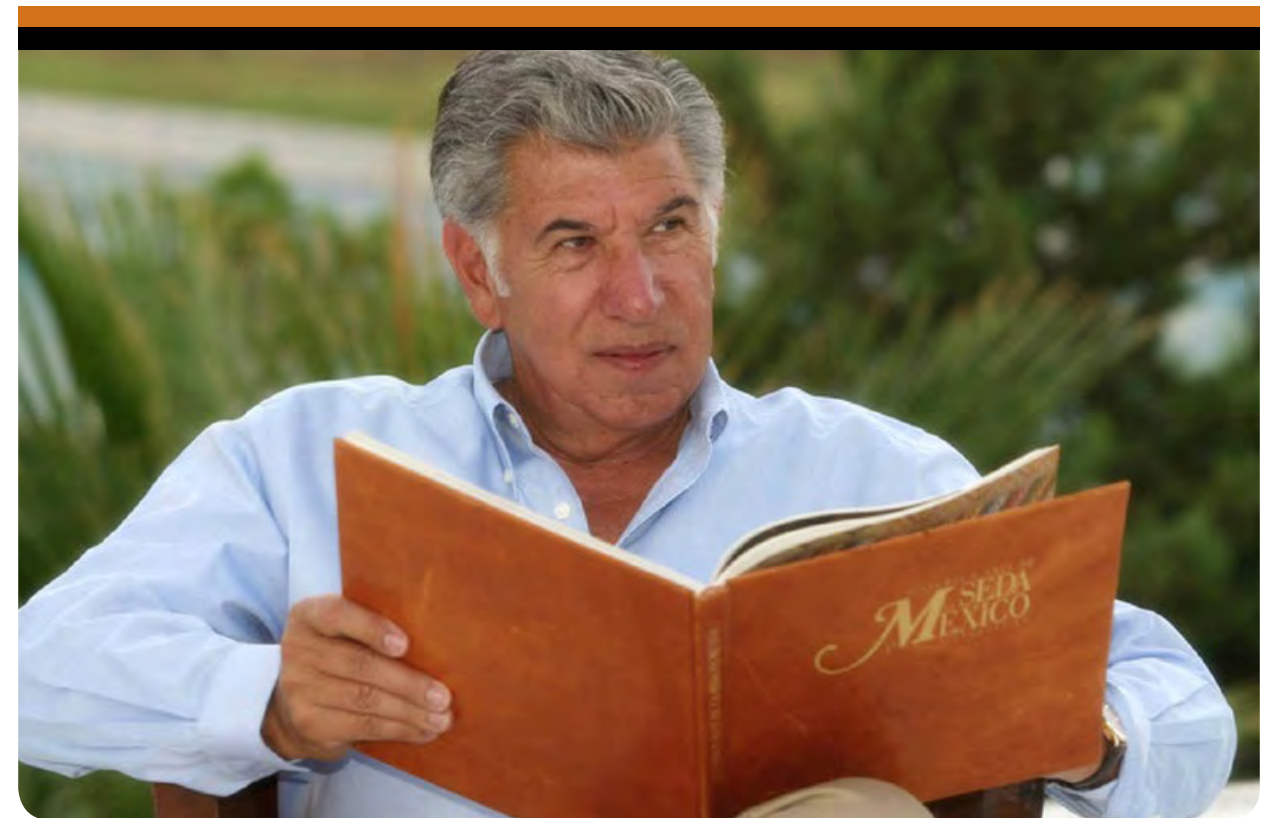
PREMIER INDUSTRIAL DEVELOPERS

Family-Owned. World-Renowned.



THE AMISTAD PROMISE:

**COMMITMENT
TO SERVICE,
RELIABILITY
AND QUALITY.**



JESUS MARÍA RAMÓN VALDES

March 1938 – January 2016

A passionate and committed promoter of his beloved México, Jesus María Ramón dedicated his life to industrial development. Chuy María, as he was known by family and friends, was invited to the inauguration of the country's first maquiladora in Nogales, Sonora. It was at that moment that Don Jesus found his life's work and returned home to acquire and develop land in Ciudad Acuña and Piedras Negras in the state of Coahuila. With success and momentum, his vision gave birth to AMISTAD Industrial Developers in 1978.

Chuy María Ramón was by all accounts a devoted family man, a savvy business man and a fervent public servant. Having served as Mayor of the city of Ciudad Acuña, a two-term Congressman, a Senator and as a gubernatorial candidate for the State of Coahuila, Chuy María understood the synergies required of private and public sectors to achieve long-term economic development.

In 2006 while still serving in Congress, Chuy María restructured AMISTAD to be managed by an Executive Board comprised of his children who had long been attending to the operations of the

company's various independent business units. Since then, AMISTAD has experienced explosive growth. With a keen sense of service, AMISTAD has expanded throughout the country with world-class industrial developments in Coahuila, Chihuahua, Durango, Guanajuato, Queretaro, Sonora, San Luis Potosí, and soon Chiapas.

This seemingly prophetic decision made 10 years ago has ensured that AMISTAD's operations, structure, growth and prosperity continue seamlessly. Ana Veronica Ramón, Director of Corporate Services summarizes the company's success, "AMISTAD's business philosophy has never wavered. Each customer is our priority. Our focus is to truly understand the needs of each client and strive to deliver solutions. AMISTAD does not just build buildings... we build relationships based on trust and dependability; and we always deliver with the highest standard of quality." And for nearly four decades AMISTAD has done exactly that.

The legacy of Don Jesus María Ramón continues as the commitment to service, reliability and quality remains the AMISTAD promise.

A Growing Relationship. 35 Years. 18 Operations.



“AMISTAD’s team developed a comprehensive plan that was executed efficiently and in a timely manner. They were professional in all aspects of the process and made a concerted effort in becoming a partner, which created a positive working environment.”

Greg Harwell—Vice President, Global Operations Strategy and General Manager



During a 35-year relationship based on trust and reliability, responsiveness and competitiveness, Alcoa and AMISTAD have built over 1.5 million square feet of industrial space in Mexico.

It was in 1982 that Alcoa first contracted AMISTAD to build a 138,142 square foot wire harness facility in Ciudad Acuña, Coahuila. Over the years, AMISTAD built a total of eight manufacturing facilities now operating in Mexico under the PKC Finland name.

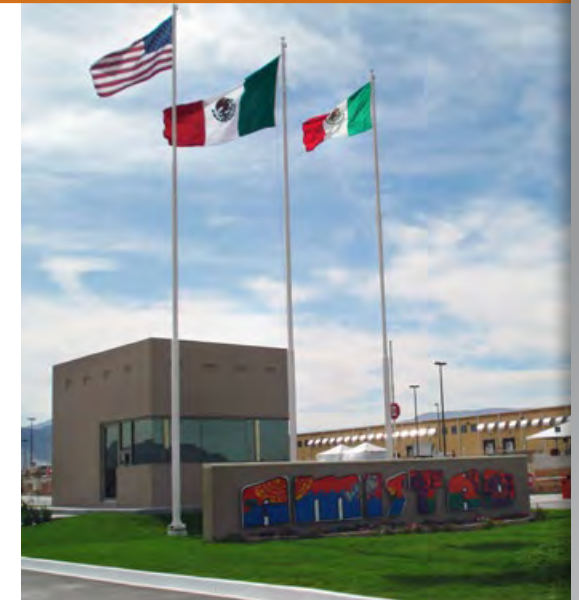
ALCOA AEROSPACE CAMPUS

AMISTAD has commenced the development and construction of a 750,000 sq. ft. Alcoa Aerospace Campus in Ciudad Acuña. The three new facilities will include Alcoa Fastenings (385,198 sq. ft.), Alcoa Rings (229,257 sq. ft.) and Alcoa Howmet (135,545 sq. ft.).

As a global leader in lightweight metals technology, engineering and manufacturing, Alcoa innovates multi-material solutions that advances our world. Its technologies enhance transportation, from automotive and commercial transport to air and space travel, and improve industrial and consumer electronics products. It enables smart buildings, sustainable food and beverage packaging; high-performance defense vehicles across air, land and sea; deeper oil and gas drilling and more efficient power generation. Alcoa even pioneered the aluminum industry over 125 years ago, and today employ 60,000 people in 30 countries.



AMISTAD has leased a newly renovated 110,000 square foot logistics center to Bendix Commercial Vehicle Systems. Bendix will use this site, its fourth facility with AMISTAD in Ciudad Acuña, Coahuila, to supply all raw materials and finish products to its Mexican operations. Bendix Commercial Vehicle Systems develops and supplies leading-edge active safety technologies, air brake charging, and control systems and components for trucks, tractors, trailers, buses, and other commercial vehicles throughout North America. Thanks to our own rigorous quality standards, our facility remodel met all of its requirements for operation.



Regal Beloit, a tenured AMISTAD client, has expanded its current facility in Ciudad Acuña by an additional 20,000 square feet, bringing their total leased square footage to 130,000. Regal Beloit has a long history of providing innovative products and technologies to the HVAC industry. Its Ciudad Acuña location, where it will be manufacturing electric motors, is part of a large global team offering a comprehensive line of motors and blowers around the world.



One of AMISTAD's current tenants, German-based Müller Textil, has leased additional space—32,674 square feet in AMISTAD Industrial Park. As a supplier of high-tech textiles and known as a world-wide innovation leader for 3mesh spacer fabric, the new space will be used as a logistical center for product supply. Müller Textil actively shapes the market for automotive and consumer textiles by providing top quality, high customer satisfaction and a reliable supply chain.



“THE AMISTAD TEAM WILL TAKE YOU WHERE YOU NEED TO GO.”

Raul Barksdale, Director of Corporate Sales



Highest concentration of Automotive Original Equipment Manufacturers (OEM) is in Mexico's Bajío region.



The automotive segment of Mexico's industrial activities have continued to reach record production levels. In 2015, auto manufacturing increased 5.6 percent reaching 3.4 million units. (INEGI – National Institute of Statistics and Geography)

In the last eight years, Mexico has gained market share in the automotive sector. In 2015, Manufacturing of transportation equipment (including automobiles) represented 19 percent of Mexico's manufacturing sector and 32 percent of the non-oil exports. (INEGI)

Within the U.S. Automotive sector the share of imports coming from Mexico has increased from 25 percent to 35 percent over the last eight years. (JLL Mexico: Mexico Industrial Outlook – Annual Report 2015)

Mexico is the leading supplier of auto parts for the U.S. market with 90 percent of production; 4 percent goes to Canada and the rest to Brazil, Germany, Japan, China, Australia and Colombia, among others. (INEGI 2015)

“AMISTAD'S INDUSTRIAL PARK IN BAJÍO IS THE IDEAL LOCATION TO FOCUS ON CUSTOMER SERVICE FOR THE MOST DEMANDING CUSTOMERS FOR QUALITY AND DELIVERY.”

Hans Eberhard Koch—Witzenmann CEO

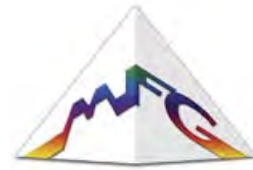
LEONI Nuremberg-based LEONI is expanding its presence in Mexico with a second AMISTAD facility. It has leased a 25,000 square foot module from the new speculative building in AMISTAD's Bajío Industrial Park. From this site, LEONI will distribute cable and harnesses for the OEM's in the region. The name LEONI stands for first-class competence in wires, cables, wiring systems and related products. Its innovative solutions are used in the global automotive industry as well as in key industrial sectors such as telecommunications, IT, health and energy. Focused on delivering key customer benefits, LEONI provides the best connections possible for nearly all areas of modern life.

metagra AMISTAD's first Spanish-based company, Metagra, has recently purchased 11,000 square feet of developed property in the AMISTAD Bajío Industrial Park. From its new site, it will provide metallic pieces for the automotive sector. Since 1957, Metagra has been at the forefront of cold forming technology incorporating the most advanced methods possible. And today, the most important European automobile makers turn to Metagra as their direct supplier and as a partner in new developments. Metagra has a culture and a strategy for continued and sustained innovation that permits it to continually differentiate itself and create lasting value.

NKPM The logistic company for Honda, NKP Mexico, has turned once again to AMISTAD for its continued growth in Central Mexico, leasing AMISTAD's entire speculative building totaling 101,500 square feet in the State of Guanajuato.

TMD New tenant, Toledo Molding & Die (TMD), has committed to a long-term lease agreement with AMISTAD for a 113,300 sq. ft. facility in Celaya, Guanajuato. From its modest beginning in 1955 TMD has grown into a Tier 1/Tier 2 Full Service Supplier of Interior and Air/Fluid Management Systems for the global automotive industry serving more than 20 international automotive customers. TMD delivers millions of defect-free parts to worldwide manufacturing facilities on a just-in-time basis.





AMISTAD is excited to welcome Molded Fiber Glass (MFG) to its family of clients. MFG, a premium source for composite products and services, is leasing an 85,000 square foot built-to-suit facility in Apodaca, Nuevo Leon. Just like AMISTAD, MFG has a reputation for collaborating with its customers to overcome challenges and create solutions that improve its products, efficiency and bottom line. For over 60 years MFG has been strategically building factories that align with regional demands and advancing new materials and processes through internally funded R&D.



AMISTAD helps another leading company expand into Mexico. Camaco-Amvian, the world's largest independent automotive seating supplier, contracted with us to build its first Mexico facility in Ramos Arizpe, Coahuila. This new 113,300 square foot facility will add to its immense global footprint of over 1.1 million square feet in six countries. From concept development to product design; engineering to manufacturing; testing to delivery; Camaco-Amvian's capabilities are unsurpassed in the industry.



The German-based company, a leader in the automotive and aerospace industries for over 125 years, will produce flexible metal elements for BMW, Audi and Mercedes Benz and will create 130 jobs in Guanajuato. Witzemann will manufacture flexible metal auto-motive parts in a 47,900 square foot state-of-the-art facility constructed by AMISTAD. Now boasting five other locations worldwide, Witzemann was the founder of the metal hose and expansion joints industry and has remained the technology leader and development partner for its extensive customer base.



Where Nature Meets Technology

AMISTAD is committed to **GREEN DEVELOPMENT** prioritization in each master-planned industrial park. Commencing with regard to and integration of the native fauna, AMISTAD designs around and preserves natural resources.

Industrial Space Available:

- 145,000 sq. ft. multi-tenant facility (72,500 sq. ft. Modules). Ramos Arizpe, Coahuila.
- 145,000 sq. ft. multi-tenant (30,000 sq. ft. Modules). El Bajío.
- 155,000 sq. ft. single tenant facility (available Q1 2017). El Bajío.

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AMISTAD Industrial Parks are developed with Smart Blue certification criteria:

- Renewable Energy
- Recycled Water
- Natural Light
- Phase I Environmental Survey
- Waste Water Treatment Facilities





Magico Logistics, among the most recent of the AMISTAD Group of business endeavors, is a trusted company that offers transportation, logistics and distribution services. A private company, composed of a highly skilled staff specializing in time-sensitive transportation, Magico prides itself in providing flexibility to adjust quickly to market needs and personalized solutions based on customers' unique requirements.

"Your One Source To Mexico"

AMISTAD's shelter division offers a menu of start-up management and manufacturing services throughout the country. This is the most flexible of the AMISTAD business units as the services are tailored to meet the unique requirements of each and every customer. Immediate availability of production space can be a significant competitive advantage to customers with short time lines as is the availability of a seasoned team ready to help with permitting, human resources, customs, and logistics. Whether this is a first manufacturing operation in Mexico or the need for additional production capacity that you need, let our shelter management team help develop your start-up, supplier chain development and growth strategy.



AMISTAD Builders, a division of AMISTAD Industries, has its most recent commercial real estate venture located in the border city of Del Rio, Texas. "Los Olivos" is scheduled for completion in late October 2016. This prime development is located in a high-traffic area surrounded by major, nationwide retailers, financial institutions and major hotel chains.

After nearly 40 years of experience as a multifaceted industrial development firm in Mexico, AMISTAD continues to let customers' needs set the pace for geographic growth and diversification.

AMISTAD means *friendship* in Spanish. Nurturing the relationship with each customer has always been at the core of the corporate philosophy. AMISTAD's commitment to service, reliability and quality have never wavered. In as much, AMISTAD has embarked in national site selection for green sites to provide guidance and service to clients. AMISTAD listens. When our clients need to move closer to their customers, we move with them and develop the first-class industrial parks to which they have become accustomed. AMISTAD's design and engineering team works arduously to deliver a turnkey operation of the highest quality and competitive pricing. Call today and allow us to deliver solutions to your manufacturing and logistics needs in Mexico.



Four Decades of Experience

72% Repeat Business

Served over 150 Companies from across the globe

Over 20 million Square Feet Built throughout Mexico

Commitment to service, reliability, and quality

Family Owned

The last four decades have been fabulous. AMISTAD has experienced steadfast and strategic growth. What began as an industrial park has evolved into a multifaceted development firm with a leading presence in key industrial locations throughout the country. AMISTAD's structure includes a number of divisions serving the diverse needs of a customer base whose demands for quality and reliability are uncompromising. We are quite proud of our ability to deliver. In fact, the most valued measure of AMISTAD's success is the repeat business.

Rancho El Fortin envelopes the same concepts that we use in our business and in our family. Patience. Attention to detail. Commitment to excellence. And the investment of time to enjoy the process. Call on us. We welcome the opportunity to earn your business, and your AMISTAD.

Thank you for allowing us to serve you.



Prize Quarter-Horses



Rancho El Fortin



Wine & Olive Oil Production



Family-Owned. World-Renowned.