

Delta Property Fund Limited
(formerly Tuffsan 89 Investment Holdings Proprietary Limited)
(Incorporated in the Republic of South Africa)
(Registration number 2002/005129/06)
Share code: DLT ISIN: ZAE000172052
("Delta")

DEALING IN SECURITIES BY ASSOCIATES OF DIRECTORS

In compliance with rule 3.63 of the JSE Listings Requirements, the following information is disclosed:

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| Chief Executive Officer: | S H Nomvete |
| Date of transaction: | 31 May 2013 |
| Number of securities: | 29 100 |
| Price per security: | R8.50 |
| Value of transaction: | R247 350 |
| Extent of interest: | Indirect beneficial |
| Nature of transaction: | Purchase of shares on the open market by Mesismart Proprietary Limited, a subsidiary of Boyzana Trust of which Mr S H Nomvete is a beneficiary |
| Written permission to deal: | Yes |

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|-----------------------------|---|
| Chief Financial Officer: | B A Corbett |
| Date of transaction: | 31 May 2013 |
| Number of securities: | 3 000 |
| Price per security: | R8.50 |
| Value of transaction: | R25 500 |
| Extent of interest: | Indirect beneficial |
| Nature of transaction: | Purchase of shares on the open market by M A Corbett, an associate of B A Corbett |
| Number of securities: | 11 500 |
| Price per security: | R8.50 |
| Value of transaction: | R97 750 |
| Extent of interest: | Indirect beneficial |
| Nature of transaction: | Purchase of shares on the open market by A D Corbett, an associate of B A Corbett |
| Written permission to deal: | Yes |

3 June 2013

Investment bank and sponsor

Nedbank Capital