

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 DIRECTORS AND AN ASSOCIATE OF A DIRECTOR

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

Chief Executive Officer:	S H Nomvete
Date of transaction:	15 November 2012
Number of securities:	15 380
Average price per security:	R8.01
Value of transaction:	R123 193.80
Lowest price per security:	R8.00
Highest price per security:	R8.18
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 shareholder

Written permission to deal: Yes

Chief Financial Officer:	B A Corbett
Date of transaction:	15 November 2012
Number of securities:	15 377
Average price per security:	R8.01
Value of transaction:	R123 169.77
Lowest price per security:	R8.00
Highest price per security:	R8.18
Extent of interest:	Direct beneficial
Nature of transaction:	Purchase of shares on the open market
Written permission to deal:	Yes

Chief Financial Officer:	B A Corbett
Date of transaction:	15 November 2012
Number of securities:	6 243
Average price per security:	R8.01
Value of transaction:	R50 006.43
Lowest price per security:	R8.00
Highest price per security:	R8.18
Extent of interest:	Indirect beneficial
Nature of transaction:	Purchase of shares on the open market by M Corbett, an associate of B A Corbett
Written permission to deal:	Yes

16 November 2012

Investment bank and sponsor

Nedbank Capital