

FORTRESS CARIBBEAN PROPERTY FUND LIMITED

Date	Net Assets (Bds\$)	Net Asset Value	Close Share Price
31-Jan-02	38,476,625	1.20	1.25
28-Feb-02	38,667,830	1.20	1.25
31-Mar-02	38,826,039	1.21	1.25
30-Apr-02	39,005,350	1.21	1.25
31-May-02	39,186,230	1.22	1.25
30-Jun-02	39,381,348	1.23	1.25
31-Jul-02	39,522,129	1.23	1.30
31-Aug-02	39,692,071	1.24	1.30
30-Sep-02	38,875,159	1.21	1.30
31-Oct-02	38,800,528	1.19	1.30
30-Nov-02	39,731,102	1.22	1.30
31-Dec-02	39,951,390	1.23	1.30