

FORTRESS CARIBBEAN PROPERTY FUND LIMITED

Date	Net Assets (Bds\$)	Net Asset Value	Close Share Price
31-Jan-03	40,093,676	1.23	1.30
28-Feb-03	40,261,947	1.24	1.30
31-Mar-03	40,478,840	1.24	1.30
30-Apr-03	40,561,371	1.25	1.30
31-May-03	40,804,874	1.25	1.30
30-Jun-03	40,933,110	1.26	1.30
31-Jul-03	41,147,531	1.26	1.30
31-Aug-03	41,335,993	1.27	1.30
30-Sep-03	38,494,677	1.18	1.30
31-Oct-03	39,450,243	1.18	1.30
30-Nov-03	39,626,222	1.18	1.30
31-Dec-03	39,981,412	1.19	1.30