

**mitsubishi-ufj financial group****FACSIMILE TRANSMISSION HEADER**

<b>DATE OF MESSAGE:</b> 29/July/2016	<b>MESSAGE NO:</b> -	<b>NUMBER OF PAGES</b> <b>INCLUDING COVER PAGE: 5</b>
<b>TO: ASX</b> <b>Market Announcements Office</b> <b>FAX NO. ( 61 ) 2 9778 0999</b>		<b>CC:</b>
<b>FROM: MITSUBISHI-UFJ FINANCIAL GROUP</b> <b>Corporate Administration Department</b> <b>(Attn: Takase)</b> <b>FAX NO. 81-3-6214-6367 TEL NO 81-3-6214-6626</b>		
<b>RE: Submission of FORM 605</b>		

We hereby submit Form 605 as attached.

Best regards,

Kenji Takase

TEL : +81-3-6214-6626

e-mail : kenji\_takase@mufg.jp

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**Form 605**  
Corporations Act 2001  
Section 671B

**Notice of ceasing to be a substantial holder**

To Company Name/Scheme GPT METRO OFFICE FUND

ACN/ARSN 169 500 476

**1. Details of substantial holder (1)**

Name Mitsubishi UFJ Financial Group, Inc.  
ACN/ARSN (if applicable) Not Applicable

The holder ceased to be a  
substantial holder on 26 July 2016  
The previous notice was given to the company on 21 July 2016  
The previous notice was dated 19 July 2016  
The holder became aware on 29 July 2016

**2. Changes in relevant interests**

Particulars of each change in, or change in the nature of, a relevant interest (2) of the substantial holder or an associate (3) in voting securities of the company or scheme, since the substantial holder was last required to give a substantial holding notice to the company or scheme are as follows:

Date of change (MM/DD/YYYY)	Person whose relevant interest changed	Nature of change (6)	Consideration given in relation to change (7)	Class and number of Securities affected	Person's votes affected
7/20/2016	Mitsubishi UFJ Financial Group, Inc.	Sale of units by an entity controlled by Morgan Stanley	4.84	-2 Ordinary Units	-2
7/20/2016	Mitsubishi UFJ Financial Group, Inc.	Sale of units by an entity controlled by Morgan Stanley	216.27	-89 Ordinary Units	-89
7/20/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	2,674.24	1,096 Ordinary Units	1,096
7/20/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	472.39	194 Ordinary Units	194
7/20/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	12,941.39	5,293 Ordinary Units	5,293
7/20/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	134.48	55 Ordinary Units	55
7/20/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	59,318.84	24,311 Ordinary Units	24,311
7/20/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	345.77	142 Ordinary Units	142
7/20/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	43,132.17	17,610 Ordinary Units	17,610
7/20/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	46.36	19 Ordinary Units	19
7/20/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	87,110.44	35,701 Ordinary Units	35,701
7/20/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	65,299.85	26,653 Ordinary Units	26,653
7/20/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	267.05	109 Ordinary Units	109
7/21/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	1,503.06	611 Ordinary Units	611
7/21/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	29.40	12 Ordinary Units	12
7/21/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	457.22	187 Ordinary Units	187
7/21/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	10,060.46	4,110 Ordinary Units	4,110
7/21/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	142.10	58 Ordinary Units	58
7/21/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	134,482.95	54,891 Ordinary Units	54,891

7/22/2016	Mitsubishi UFJ Financial Group, Inc.	Sale of units by an entity controlled by Morgan Stanley	472.39	-194 Ordinary Units	-194
7/22/2016	Mitsubishi UFJ Financial Group, Inc.	Sale of units by an entity controlled by Morgan Stanley	470.40	-192 Ordinary Units	-192
7/22/2016	Mitsubishi UFJ Financial Group, Inc.	Sale of units by an entity controlled by Morgan Stanley	407.48	-167 Ordinary Units	-167
7/22/2016	Mitsubishi UFJ Financial Group, Inc.	Sale of units by an entity controlled by Morgan Stanley	75.02	-31 Ordinary Units	-31
7/22/2016	Mitsubishi UFJ Financial Group, Inc.	Sale of units by an entity controlled by Morgan Stanley	2,674.24	-1,096 Ordinary Units	-1,096
7/22/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	98.40	40 Ordinary Units	40
7/22/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	3,920.00	1,600 Ordinary Units	1,600
7/22/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	558.42	227 Ordinary Units	227
7/22/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	7.35	3 Ordinary Units	3
7/25/2016	Mitsubishi UFJ Financial Group, Inc.	Sale of units by an entity controlled by Morgan Stanley	142.10	-58 Ordinary Units	-58
7/25/2016	Mitsubishi UFJ Financial Group, Inc.	Sale of units by an entity controlled by Morgan Stanley	798.70	-326 Ordinary Units	-326
7/25/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	872.20	356 Ordinary Units	356
7/25/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	349.32	142 Ordinary Units	142
7/25/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	1,136.67	463 Ordinary Units	463
7/25/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	13,721.68	5,600 Ordinary Units	5,600
7/25/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	287.82	117 Ordinary Units	117
7/26/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	159.58	65 Ordinary Units	65
7/26/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	44,273.80	18,145 Ordinary Units	18,145
7/26/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	521.85	213 Ordinary Units	213
7/26/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	130,668.30	53,334 Ordinary Units	53,334
7/26/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	110.70	45 Ordinary Units	45
7/26/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	208.25	85 Ordinary Units	85
7/26/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	14.82	6 Ordinary Units	6
7/26/2016	Mitsubishi UFJ Financial Group, Inc.	Purchase of units by an entity controlled by Morgan Stanley	118,714.46	48,550 Ordinary Units	48,550
7/26/2016	Mitsubishi UFJ Financial Group, Inc.	Collateral returned by an entity controlled by Morgan Stanley – see Annexure A	N/A	-4,820,006 Ordinary Units	-4,820,006

### 3. Changes in association

The persons who have become associates (3) of, ceased to be associates of, or have changed the nature of their association (7) with, the substantial holder in relation to voting interests in the company or scheme are as follows:

Name and ACN/ARSN (if applicable)	Nature of association
Not applicable	Not applicable

### 4. Addresses

The addresses of persons named in this form are as follows:

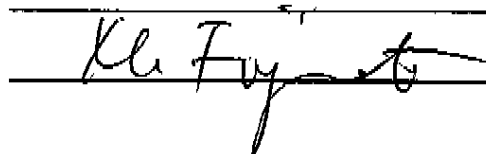
Name	Address
Mitsubishi UFJ Financial Group, Inc.	2-7-1, Marunouchi, Chiyoda-ku, Tokyo 100-8330, Japan

**Signature**

print name Mr. Masaya Fujimoto

capacity Authorised Signatory

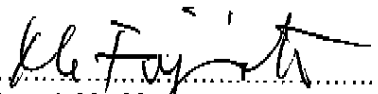
sign here



date 29 July 2016

## ANNEXURE "A"

This is Annexure "A" of 1 page referred to in the Form 605 (Notice of Ceasing to be a Substantial Holder), signed by me and dated 29 July 2016.

  
Signed: Mr. Masaya Fujimoto

<b>Schedule</b>	
<b>Type of Agreement</b>	Global Master Securities Lending Agreement
<b>Parties to agreement</b>	Morgan Stanley & Co. International plc and SUMITOMO MITSUI BANKING CORPORATION
<b>Transfer Date</b>	20160711; 20160712; 20160713; 20160719; 20160725; 20160726;
<b>Holder of Voting Rights</b>	Borrower
<b>Are there any restrictions on voting rights?</b>	Yes/No
<b>If yes, detail</b>	Not applicable
<b>Scheduled Return Date (if any)</b>	Open
<b>Does the borrower have the right to return early?</b>	Yes/No
<b>If yes, detail</b>	The Borrower is entitled at any time to terminate a Loan and to redeliver all and any Equivalent Securities due and outstanding to the Lender in accordance with the Lender's instructions.
<b>Does the lender have the right to recall early?</b>	Yes/No
<b>If yes, detail</b>	The Lender is entitled to terminate a Loan and to call for the redelivery of all or any Equivalent Securities at any time by giving notice on any Business Day of not less than the standard settlement time for such Equivalent Securities on the exchange or in the clearing organisation through which the Loaned Securities were originally delivered.
<b>Will the securities be returned on settlement?</b>	Yes/No
<b>If yes, detail any exceptions</b>	If the Borrower does not redeliver Equivalent Securities in accordance with the Agreement, the Lender may by written notice to Borrower terminate the Loan forthwith and the Parties' delivery and payment obligations in respect thereof.

<b>Schedule</b>	
<b>Type of Agreement</b>	Global Master Securities Lending Agreement
<b>Parties to agreement</b>	Morgan Stanley & Co. International plc and THE BANK OF NEW YORK MELLON TRUST (JAPAN), LTD.
<b>Transfer Date</b>	20160726;
<b>Holder of Voting Rights</b>	Borrower
<b>Are there any restrictions on voting rights?</b>	Yes/No
<b>If yes, detail</b>	Not applicable
<b>Scheduled Return Date (if any)</b>	Open
<b>Does the borrower have the right to return early?</b>	Yes/No
<b>If yes, detail</b>	The Borrower is entitled at any time to terminate a Loan and to redeliver all and any Equivalent Securities due and outstanding to the Lender in accordance with the Lender's instructions.
<b>Does the lender have the right to recall early?</b>	Yes/No
<b>If yes, detail</b>	The Lender is entitled to terminate a Loan and to call for the redelivery of all or any Equivalent Securities at any time by giving notice on any Business Day of not less than the standard settlement time for such Equivalent Securities on the exchange or in the clearing organisation through which the Loaned Securities were originally delivered.
<b>Will the securities be returned on settlement?</b>	Yes/No
<b>If yes, detail any exceptions</b>	If the Borrower does not redeliver Equivalent Securities in accordance with the Agreement, the Lender may by written notice to Borrower terminate the Loan forthwith and the Parties' delivery and payment obligations in respect thereof.

The above schedules are based on the relevant standard agreements. The entity filing the report will, if requested by the company or responsible entity to whom the prescribed form must be given or ASIC, give a copy of the agreement to the company, responsible entity or ASIC.