

Ongoing Disclosure Notice

Disclosure of Directors and Senior Managers Relevant Interests

Sections 297(2) and 298(2), Financial Markets Conduct Act 2013

To NZX Limited; and	
Name of listed issuer:	Vital Healthcare Property Trust
Date this disclosure made:	30-Aug-18
Date of last disclosure:	23-Aug-17

Director or senior manager giving disclosure

Full name(s):	Paul Dalla Lana
Name of listed issuer:	Vital Healthcare Property Trust
Name of related body corporate (if applicable):	N/A
Position held in listed issuer:	Director of NorthWest Healthcare Properties Management Limited

Summary of acquisition or disposal of relevant interest (excluding specified derivatives)

Class of affected quoted financial products:	Ordinary units in Vital Healthcare Property Trust
Nature of the affected relevant interest(s):	Paul Dalla Lana has a relevant interest in ordinary units held by (a) NWI NZ Management Company Limited (beneficial owner) and (b) NWI Healthcare Properties LP (beneficial owner), as a result of each of those entities being wholly owned subsidiaries of NorthWest Healthcare Properties REIT, of which Paul Dalla Lana is the Chairman of the Board of Trustees and holds an approximate 25% interest in.
For that relevant interest-	
Number held in class before acquisition or disposal:	108,417,355
Number held in class after acquisition or disposal:	110,823,292
Current registered holder(s):	Deutsche Securities Australia Limited (105,977,178) and Forsyth Barr Custodians Limited (2,440,157)
Registered holder(s) once transfers are registered:	Deutsche Securities Australia Limited (105,977,178) and Forsyth Barr Custodians Limited (4,846,114)

Summary of acquisition or disposal of specified derivatives relevant interest (if applicable)

Type of affected derivative:	N/A
Class of underlying financial products:	N/A
Details of affected derivative-	N/A
The notional value of the derivative (if any) or the notional amount of underlying financial products (if any):	N/A
A statement as to whether the derivative is cash settled or physically settled:	N/A
Maturity date of the derivative (if any):	N/A
Expiry date of the derivative(if any):	N/A
The price specified in the terms of the derivative (if any):	N/A

Any other details needed to understand how the amount of the consideration payable
under the derivative or the value of the derivative is affected by the value of the
underlying financial products:

For that derivative,-

Parties to the derivative:

If the director or senior manager is not a party to the derivative, the nature of the relevant interest in the derivative:

N/A		
N/A		
N/A		
N/A		

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Details of transactions giving rise to acquisition or disposal	
Total number of transactions to which notice relates:	Тwo
Details of transactions requiring disclosure-	
Date of transaction: Nature of transaction:	30-Aug-18
	Transaction one: 6,505,957 ordinary units were issued to NorthWest Healthcare Properties Management Limited, manager of Vital Healthcare Property Trust, as consideration for the manager's incentive fee in accordance with clauses 22.2(b) and 22.3(b) of the Trust Deed.
	Transaction two: immediately upon the issue of units under transaction one, 4,100,000 units were transferred to Craigs Investment Partners Limited on behalf of certain of its third party clients.
	Transactions one and two completed simulatenously such that the 4,100,000 units transferred pursuant to transaction two were, in fact, issued directly to Craigs Investment Partners Limited and were never held by NorthWest Healthcare Properties Management Limited.
Nome of any other party or parties to the transaction (if leaving).	Craigs Investment Partners
Name of any other party or parties to the transaction (if known): The consideration, expressed in New Zealand dollars, paid or received for the acquisition or disposal. If the consideration was not in cash and cannot be readily by converted into a cash value, describe the consideration:	Limited & Forsyth Barr Limited The 6,505,957 units were issued as consideration for NorthWest Healthcare Properties Management Limited's management incentive fee in accordance with clauses 22.2(b) and 22.3(b) of the Trust Deed. The consideration received for the contemporaneous disposal of 4,100,000 units was \$2.055 per unit.
Number of financial products to which the transaction related:	Transaction one: 6,505,957 Transaction two: (4,100,000)
If the issuer has a financial products trading policy that prohibits directors or senior managers from trading during any period without written clearance (a closed period) include the following details—	
Whether relevant interests were acquired or disposed of during a closed period:	No
Whether prior written clearance was provided to allow the acquisition or disposal to proceed during the closed period:	N/A
Date of the prior written clearance (if any):	N/A

Summary of other relevant interests after acquisition or disposal:

Class of quoted financial products:

ordinary	units

Nature of relevant interest:	
	Paul Dalla Lana has a relevant
	interest in:
	(a) 102,684,228 ordinary units
	held by NWI Healthcare Properties
	LP (as beneficial owner); and
	(b) 8,139,064 ordinary units held
	by NWI NZ Management Company Limited (as beneficial
	owner).
For that relevant interest,-	
Number held in class:	110,823,292
Current registered holder(s):	Deutsche Securities Australia
	Limited (105,977,178) and Forsyth
	Barr Custodians Limited
	(4,846,114)
For a derivative relevant interest,-	
Type of derivative:	N/A
Details of derivative,-	
The notional value of the derivative (if any) or the notional amount of underlying financial	
products (if any):	N/A
A statement as to whether the derivative is cash settled or physically settled:	N/A
Maturity date of the derivative (if any):	N/A
Expiry date of the derivative (if any):	N/A
The price's specified terms (if any):	N/A
Any other details needed to understand how the amount of the consideration payable	
under the derivative or the value of the derivative is affected by the value of the	
underlying financial products:	N/A
For that derivative relevant interest,-	
Parties to the derivative:	N/A
If the director or senior manager is not a party to the derivative, the nature of the relevant	
interest in the derivative:	N/A

Certification

I certify that, to the best of my knowledge and belief, the information contained in this disclosure is correct and that I am duly authorised to make this disclosure by all persons for whom it is made.

Signature of director or officer:

Date of signature:

or

Signature of person authorised to sign on behalf of director or officer:

Date of signature:

Name and title of authorised person:



