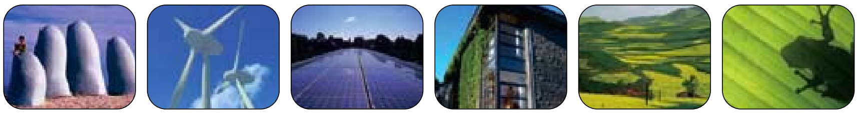


Oxford Performance Statistics

Project performance of the Oxford Sustainable Group

Our returns are sometimes considered high. By generating these returns, we attract more investors to our sustainable projects, bringing further benefits to the local area, people and places we invest in – and so on, in a virtuous circle. A solid return is part of our sustainable business model.

To date, this has allowed us to create local jobs, sponsor activities such as school improvement and construction projects, push local and national political goals forward, promote tourism, attract new wealth to regeneration regions, support deprived children in sporting activities, sponsor animal charities, improve the laws to encourage further sustainable development and many other positive actions.

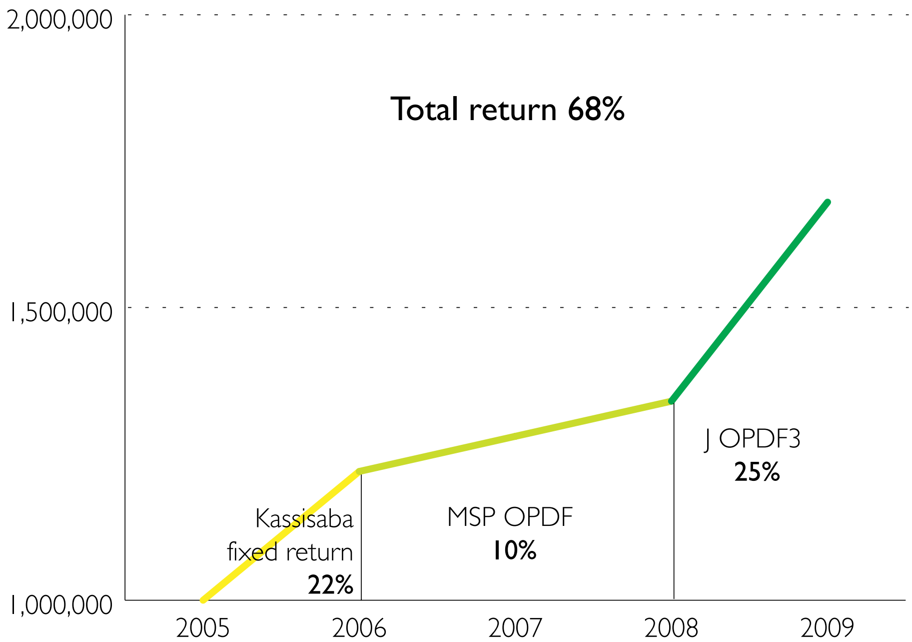
In the current document, we have analysed the 5-year results of an investor investing a sum of Euro 1m (for the sake of analysis, the same is true for a value of Euro 100,000 or Euro 10m).

We show the earnings this investor would receive after investing in our worst projects. We believe it is important to show the lowest results from which there is only an upside to give investors a true and fair view of our performance. Our highest results are well in excess of this. We make the assumption that an investor chooses to switch from one investment to another, e.g. to roll their money from one of our projects into the next, when the possibility presents itself.

An investor who has followed our guidelines when to switch between projects would be at the higher end of earnings.

Roll call of the worst

As at September 2009 the following series of projects would have generated the worst returns.



Project performance compared to our peers

General comparison method

In this section, we examine how we are performing relative to our quoted peers in various sectors at home and abroad. We have chosen a range of sectors to compare against our company activities:

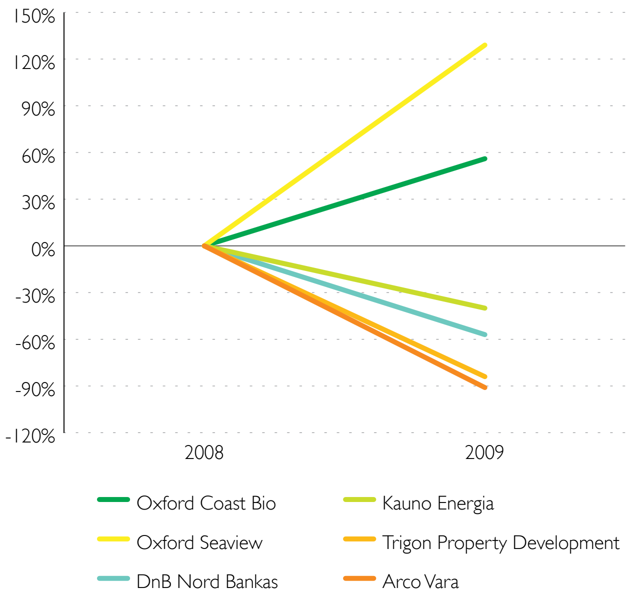
(a) investment companies/banks;

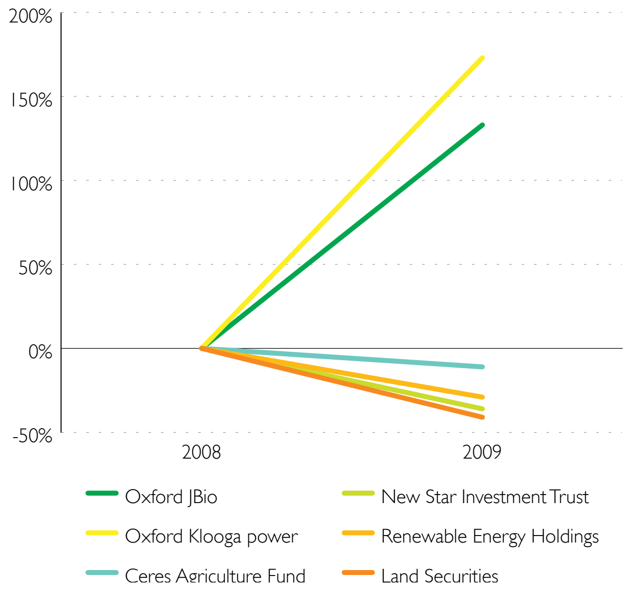
(b) renewable energy companies;

(c) agricultural development companies;

(d) (sustainable) property development companies.

We have compared these companies to a sample of Oxford projects, both higher and lower return projects, during the period 2007-2009, to understand the differences.



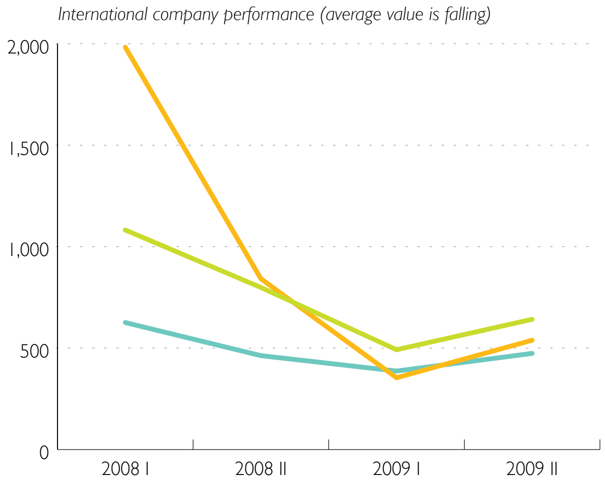


Based on a selection of local and international peers, we see that while our peers all show negative returns, Oxford has achieved positive returns across its project range. The difference between us and our peers in some cases exceeds 100%.

Specific comparison method

Below, we show more detailed data and sources for quoted peer companies compared to a fixed selection of five of our projects (one higher end performance and four average performance projects) and their 6-monthly history (where available) during the past 3 years.

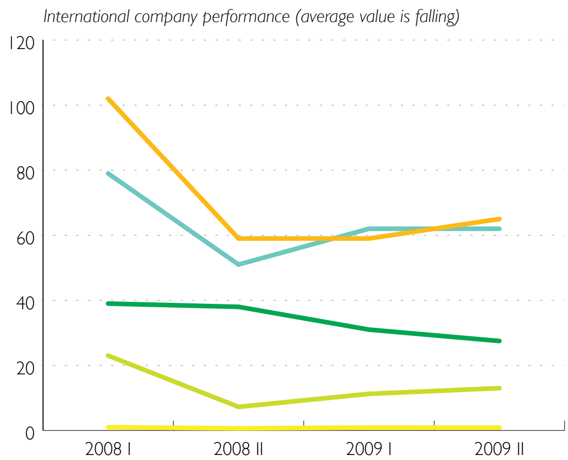
International company comparison 1:



Source: London Stock Exchange

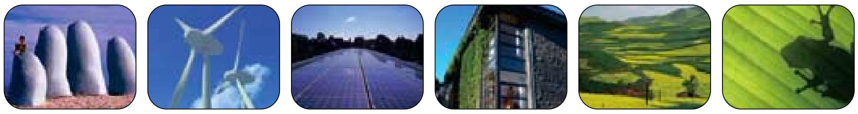
Company	Returns (30.09.2009)	Oxford project comparison	Returns (30.09.2009)
British Land	**-24%**	Expo	**133%**
Candover Investments	**-73%**	Klooga power	**173%**
Land Securities	**-41%**	EbioJ	**926%**
		Coast bio	**56%**
		Seaview	**129%**

International company comparison 2:

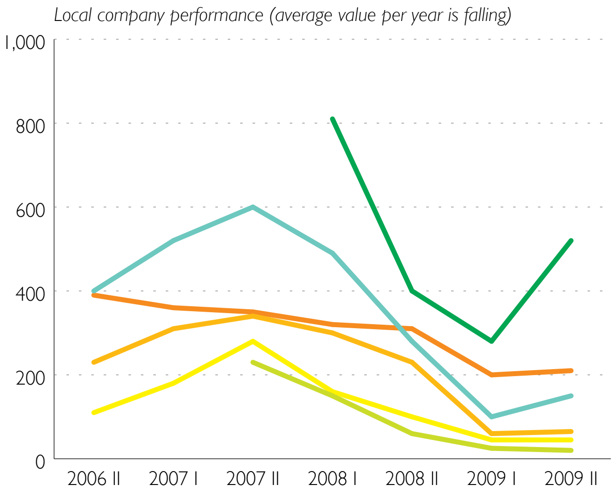


Source: London Stock Exchange

Company	Returns (30.09.2009)	Oxford project comparison	Returns (30.09.2009)
Premier Renewable Energy Fund	-22%	Expo	**133%**
Renewable Energy Holdings	-29%	Klooga power	**173%**
Deutsche land	-43%	EbioJ	**926%**
New Star Investment Trust	-36%	Coast bio	**56%**
Ceres Agriculture Fund	-11%	Seaview	**129%**



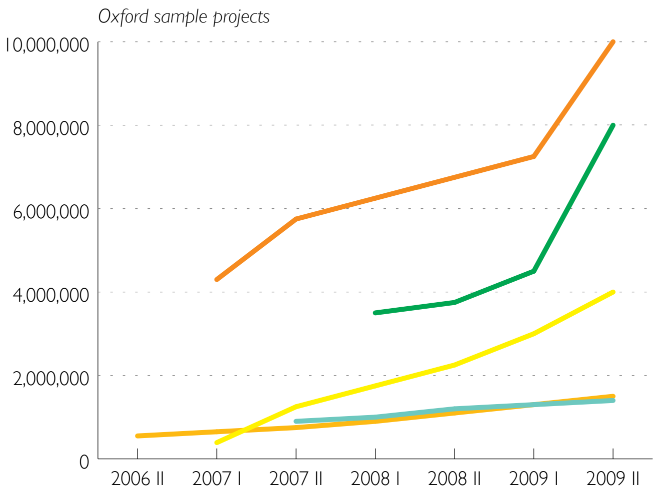
Local company comparison:



Source: NasDaqOMX

Company	Returns (30.09.2009)	Oxford project comparison	Returns (30.09.2009)
Kauno Energia	**-40%**	Expo	**133%**
Ukio bankas	**-81%**	Klooga power	**173%**
Trigon Property	**-84%**	EbioJ	**926%**
Nordecon	**-75%**	Coast bio	**56%**
Merko	**-36%**	Seaview	**129%**
Arco Vara	**-91%**		

Oxford project results:



Source: Oxford project data

Project	Returns (30.09.2009)
Expo	**133%**
Klooga power	**173%**
EbioJ	**926%**
Coast bio	**56%**
Seaview	**129%**

During the previous 5-year and previous 3-year periods, Oxford has performed well compared to its peers.

Summary

These figures confirm that while most of our peers have performed negatively during this poor economic cycle, Oxford projects have generated positive returns. Investing in Oxford opportunities in comparison to our peers (from blue chip to entrepreneurial) would have led to a higher return every year, across the board.