

CIBONEY GROUP LIMITED
UNAUDITED CONSOLIDATED BALANCE SHEET
AS AT FEBRUARY 28, 2009

	Unaudited Feb-09 \$000	Unaudited Feb-08 \$000	Audited May-08 \$000
CURRENT ASSETS			
Cash & Deposits	1,216	20,162	21,365
Resale Agreements	55,127	33,730	31,161
Accounts receivable	525	520	753
Income Tax recoverable	8,393	7,781	7,871
Land for resale	44,000	44,000	44,000
	<u>109,261</u>	<u>106,193</u>	<u>105,150</u>
CURRENT LIABILITIES			
Accounts payable	28,027	28,482	28,682
Interest payable	99,448	99,448	99,448
	<u>127,475</u>	<u>127,930</u>	<u>128,130</u>
	<u>(18,214)</u>	<u>(21,737)</u>	<u>(22,980)</u>
Financed by:			
Share capital	329,436	329,436	329,436
Reserves	46,213	46,213	46,213
Accumulated deficit	<u>(393,863)</u>	<u>(397,386)</u>	<u>(398,629)</u>
	<u>(18,214)</u>	<u>(21,737)</u>	<u>(22,980)</u>

UNAUDITED CONSOLIDATED PROFIT & LOSS ACCOUNT
NINE MONTHS ENDED FEBRUARY 28, 2009

	Quarter ended Feb-09 \$000	Quarter ended Feb-08 \$000	9 months ended Feb-09 \$000	9 months ended Feb-08 \$000
Group Operating Revenue	<u>685</u>	<u>770</u>	<u>2,087</u>	<u>2,289</u>
Exchange Gains/(Losses)	6,793	137	10,665	2,398
Other Expenses	<u>(2,161)</u>	<u>(1,541)</u>	<u>(7,986)</u>	<u>(6,893)</u>
Group Operating Expenses	<u>4,632</u>	<u>(1,404)</u>	<u>2,679</u>	<u>(4,495)</u>
Net profit/(loss)	<u>5,317</u>	<u>(634)</u>	<u>4,766</u>	<u>(2,206)</u>
Profit/(loss) per stock unit	<u>0.97 ¢</u>	<u>(0.12) ¢</u>	<u>0.87 ¢</u>	<u>(0.40) ¢</u>


 Director


 Director

APRIL 24, 2009
 Date

Basis of Presentation

These consolidated financial statements have been prepared in accordance with and comply with International Financial Reporting Standards (IFRS) and have been prepared under the historical cost convention as modified by the revaluation of certain available for sale investments.

CIBONEY GROUP LIMITED
Unaudited Consolidated Statement of Changes in Stockholders Net Deficit
Nine months ended February 28, 2009

	Share Capital	Capital Reserve	Accumulated Deficit	Total
	<u>\$000</u>	<u>\$000</u>	<u>\$000</u>	<u>\$000</u>
Balances at 31/5/08	329,436	46,213	(398,629)	(22,980)
Profit/(loss) for year			4,766	4,766
	<u>329,436</u>	<u>46,213</u>	<u>(393,863)</u>	<u>(18,214)</u>

Unaudited Consolidated Statement of Cash Flow
Nine months ended February 28, 2009

	9 months ended 28.02.09	9 months ended 29-02-08
	<u>\$000</u>	<u>\$000</u>
Cash flows from operating activities		
Net profit/(loss)	4,766	(2,206)
Items not involving cash	10,665	(2,367)
	<u>15,431</u>	<u>(4,573)</u>
Changes in non-cash working Capital components	(24,914)	3,362
Net cash provided by Operating activities	<u>(9,483)</u>	<u>(1,211)</u>
Cash used by financing activities	<u>(10,665)</u>	2,398
Net increase/(decrease) in short term deposits	(20,148)	1,187
Cash & Short term deposits at beginning of period	21,364	18,975
Cash & Short term deposits at end of quarter	<u>1,216</u>	<u>20,162</u>