

**Debt Reduction of 4% during 1Q-13. Margin Ebitda to Sales of 19%.
Capex of \$129 million Pesos.**

Figures in millions of nominal Mexican Pesos. Figures may vary due to rounding.
 Figures calculated under IFRS.

Income Statement	1Q	1Q	
	2012	2013	Chg %
Net Sales	2,349	2,357	0%
Cost of Sales	1,405	1,400	0%
Gross Profit	943	958	2%
Gross Margin	40%	41%	
Operating Expenses	573	594	4%
Operating Income	371	364	-2%
Operating Margin	16%	15%	
EBITDA	453	447	-1%
EBITDA Margin	19%	19%	
Comprehensive Financial Cost	-193	-67	-65%
Net Income	400	315	-21%
Net Margin	17%	13%	

	1Q	1Q	
	2012	2013	Chg %
Export Sales	494	467	-5%

	DEC	MAR	
	2012	2013	Chg %
Debt	5,839	5,609	-4%
Investments ⁽¹⁾	8	129	
Debt / Ebitda ⁽²⁾	2.8	2.7	

(1) It corresponds to the accumulated investments as of March 31.

(2) Ebitda LTM

Quarterly operating results 2012-2013

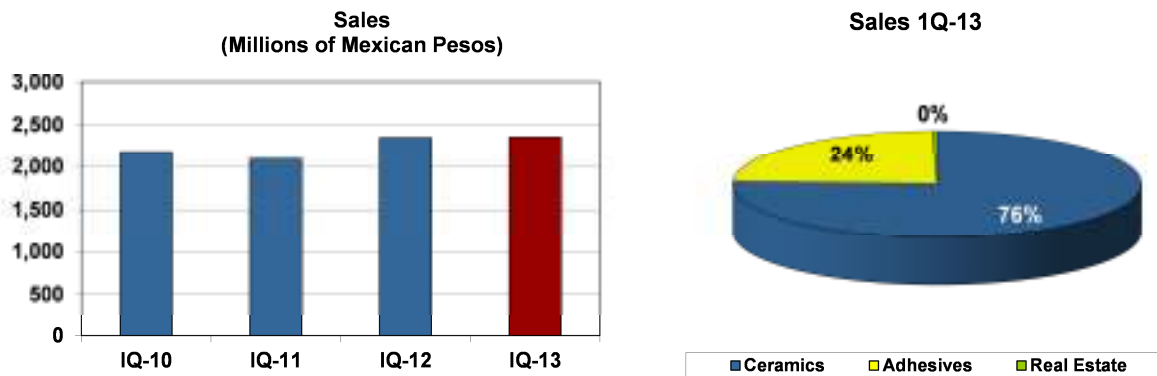
	1Q-12	2Q-12	3Q-12	4Q-12	1Q-13
Net Sales	2,349	2,354	2,426	2,436	2,357
Operating Income	371	402	446	422	364
% / Net Sales	16%	17%	18%	17%	15%
Ebitda	453	516	560	533	447
% / Net Sales	19%	22%	23%	22%	19%

San Pedro Garza García, Nuevo Leon, Mexico, April 26th, 2013. Grupo Lamosa, announces its results related to the first quarter of 2013.

Figures in million of Mexican Pesos. Figures may vary due to rounding.

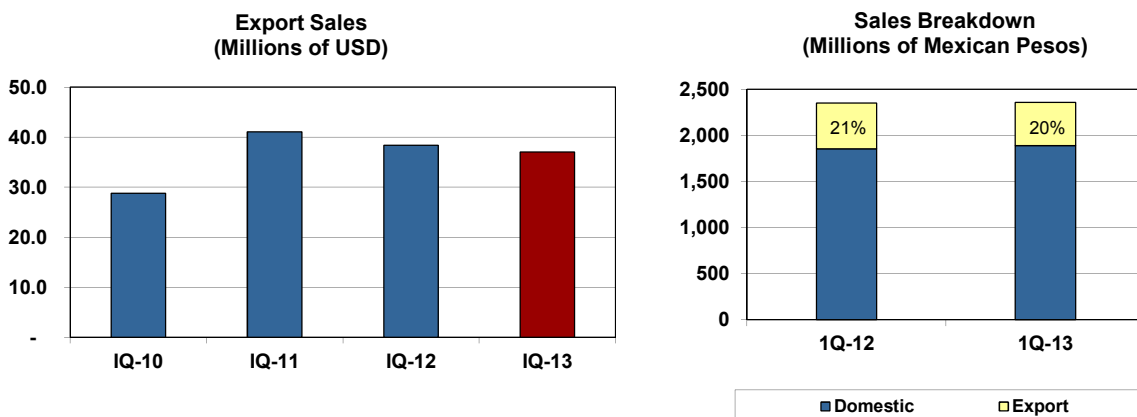
SALES

Lamosa consolidated sales during the first quarter totaled \$ 2,357 million Pesos, up slightly from sales of \$ 2,349 million recorded during the first quarter of 2012. The Group's results were impacted during the first months of the year by the slowdown in economic activity, characterized by a slowdown in construction in Mexico, as well as by the calendar effect of Holy Week, which in 2012 was situated during the second quarter.



EXPORT SALES

Export sales for the first quarter totaled \$ 467 million Pesos, 5% lower than export sales of \$ 494 million recorded in the same quarter of 2012. The reduction in sales coming from abroad is explained mainly by a reduction in sales to South America seeking to serve the Mexican market which is more profitable, and also by the appreciation in the first quarter of 2013 of approximately 2% of the Mexican Peso against the US dollar.



PERFORMANCE PER BUSINESS SEGMENT

	Ceramics			Adhesives			Real Estate			Total		
	1Q-12	1Q-13	Chg %	1Q-12	1Q-13	Chg %	1Q-12	1Q-13	Chg %	1Q-12	1Q-13	Chg %
Total Sales	1,744	1,793		599	561		6	4		2,602	2,635	
Intersegment Sales	0	0		-1	-1		0	0		-253	-278	
Net Sales	1,744	1,793	3%	598	560	-6%	6	4	-35%	2,349	2,357	0%
EBIT	242	242	0%	145	125	-14%	2	-2	-198%	371	364	-2%
D&A	60	64	7%	12	12	-2%	0	0		83	83	1%
EBITDA	303	307	1%	157	137	-13%	2	-2	-198%	453	447	-1%
%	17%	17%		26%	24%		36%	-55%		19%	19%	

CERAMIC DIVISION

The ceramic division ended up the first quarter of 2013 with sales of \$ 1,793 million Pesos, which accounted for 76% of the Group's consolidated sales and a growth of 3% when compared to sales in the first quarter of 2012.

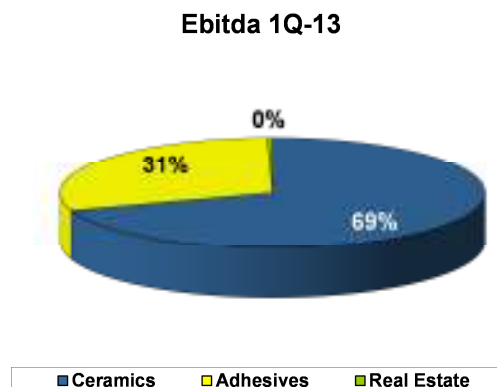
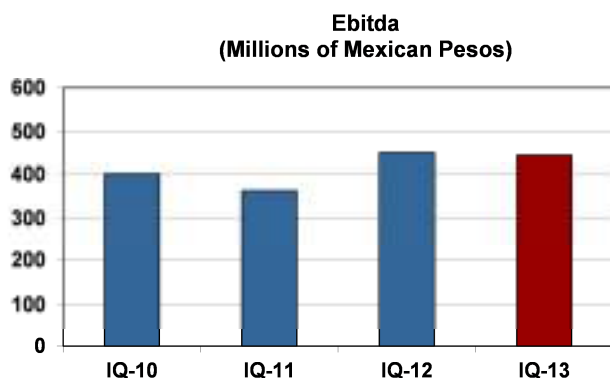
ADHESIVES DIVISION

Adhesives division achieved sales of \$ 560 million Pesos during the first three months of the year, representing 24% of total sales and a reduction of 6% in comparison to the sales recorded during the same period last year.

OPERATING INCOME

Operating income at the end of the first quarter was \$ 364 million Pesos, a decrease of 2% compared to \$ 371 million recorded in the first quarter of 2012. Operating income was affected during the first three months of the year by the behavior of the average natural gas price, which presented a significant increase of about 20% when compared to the first quarter of 2012. Additionally, this year were held non-recurring expenses in the amount of \$ 20 million, incurred primarily in projects and programs to strengthen the brand value of Lamosa different divisions. The growth in operating income excluding these expenses would be at 4%.

EBITDA during the first three months of the year amounted to \$ 447 million Pesos, which despite being slightly lower than EBITDA of \$ 453 million recorded in the first quarter of 2012, maintained the same margin to sales of 19%. The growth in EBITDA excluding non-recurring expenses mentioned above would be 3%.

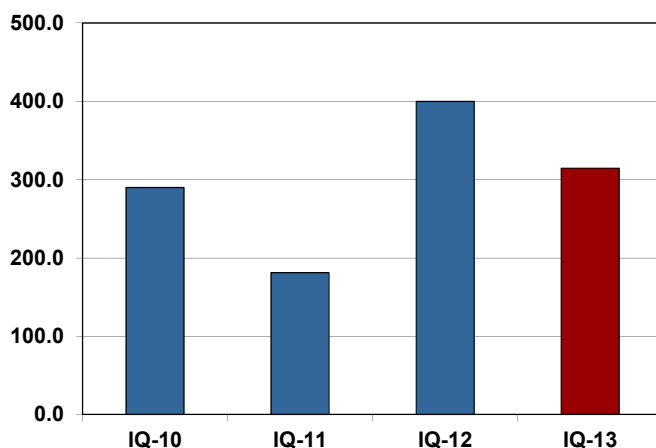


NET INCOME

The effort that has been making the company in recent years to significantly reduce debt and streamline its financial cost, allowed financial expenses showed a reduction of 38% in the first quarter, standing at \$ 87 million Pesos compared to the \$ 140 million recorded during the same period of 2012. However, the lower foreign exchange gain recorded during the first quarter of the year of \$ 149 million compared to a foreign exchange gain of \$ 329 million pesos in the first quarter of 2012, resulted in the comprehensive financing result was located in an income of \$ 67 million, compared to an income of \$ 193 million that was posted during the first quarter last year.

Net income during the first three months of the year rose to \$ 315 million Pesos, representing a margin on sales of 13%, compared to net income of \$ 400 million recorded in the first quarter of 2012, showing a margin to sales of 17%. This variation is explained mainly by lower foreign exchange gain mentioned above, derived from the behavior that took our currency against the U.S. dollar.

Net Income
(Millions of Mexican Pesos)

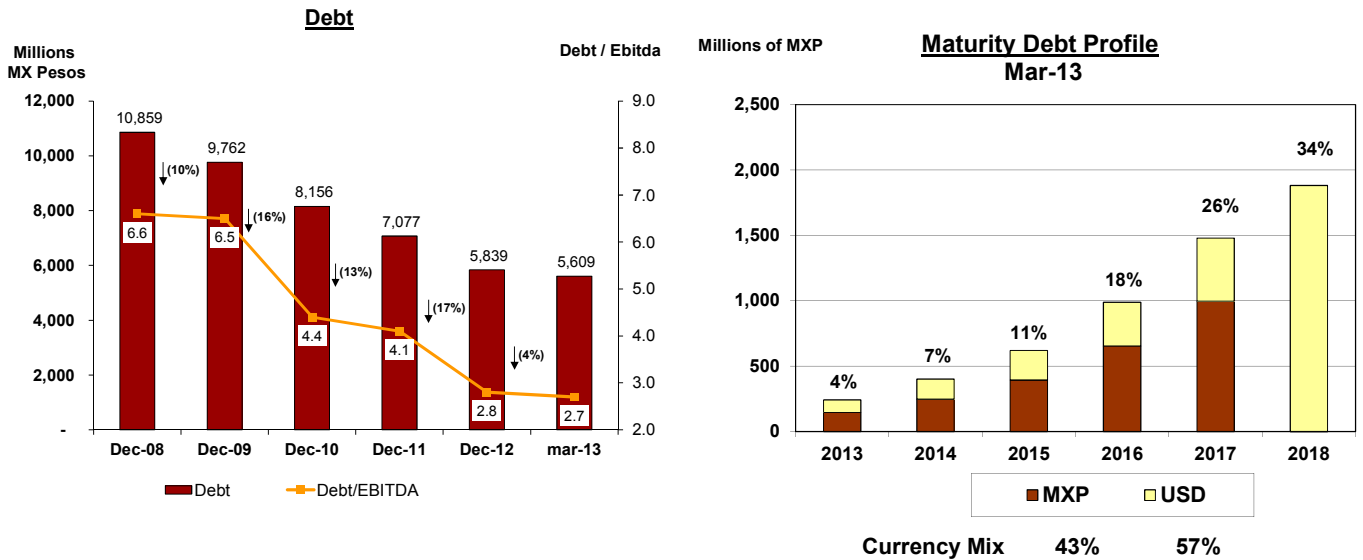


NET COMPREHENSIVE FINANCING COST			
	IQ-12	IQ-13	Chg %
NET FINANCIAL EXPENSE	136	82	-40%
EXCHANGE GAIN	-329	-149	-55%
	-193	-67	-65%

FINANCIAL PERFORMANCE

Lamosa ended up the first quarter with a debt of \$ 5,609 which showed a decrease of 4% when compared to the debt recorded at the end of 2012. The ratio of total debt to EBITDA was 2.7 times, and ended up with a cash balance of \$ 868 million, exceeding the scheduled debt maturities for the next two years.

Investments made during the first three months of the year amounted to \$ 129 million Pesos. These investments were directed mainly to expand production capacity at existing plants in the ceramics division.



Despite the complicated behavior that occurred during the first quarter of the year in the housing market in Mexico, the prospects for medium and long term remain promising and with a high growth potential. Having favorable demographics, strong financial institutions and federal government supporting this industry, these are important variables that should translate into growth opportunities.

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