

**Sales of \$4,724 million pesos during the first half of 2013.
 2% in Debt Reduction. Capex \$ 246 million pesos.**

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

Income Statement	2-Q		Var %
	2012	2013	
Net Sales	2,354	2,367	1%
Cost of Sales	1,439	1,447	1%
Gross Profit	915	920	1%
Gross Margin	39%	39%	
Operating Expenses	513	587	14%
Operating Income	402	333	-17%
Operating Margin	17%	14%	
EBITDA	516	412	-20%
EBITDA Margin	22%	17%	
Comprehensive Financial Cost	289	252	-13%
Net Income	66	49	-26%
Net Margin	3%	2%	

YTD		Var %
2012	2013	
4,703	4,724	0%
2,845	2,846	0%
1,858	1,877	1%
40%	40%	
1,085	1,180	9%
773	697	-10%
16%	15%	
970	859	-11%
21%	18%	
96	185	93%
485	364	-25%
10%	8%	

	2-Q		Var %
	2012	2013	
Export Sales	508	510	0%

YTD		Var %
2012	2013	
1,003	978	-2%

	DEC		Var %
	2012	2013	
Debt	5,839	5,709	-2%
Debt / EBITDA ⁽¹⁾	38	246	
Investments ⁽²⁾	2.8	2.9	

(1) Ebitda LTM

(2) It corresponds to the accumulated investments as of June 30.

Quarterly operating results 2012-2013

	1Q-12	2Q-12	3Q-12	4Q-12	1Q-13	2Q-13
Net Sales	2,349	2,354	2,426	2,436	2,357	2,367
Operating Income	371	402	446	422	364	333
% / Net Sales	16%	17%	18%	17%	15%	14%
Ebitda	453	516	560	533	447	412
% / Net Sales	19%	22%	23%	22%	19%	17%

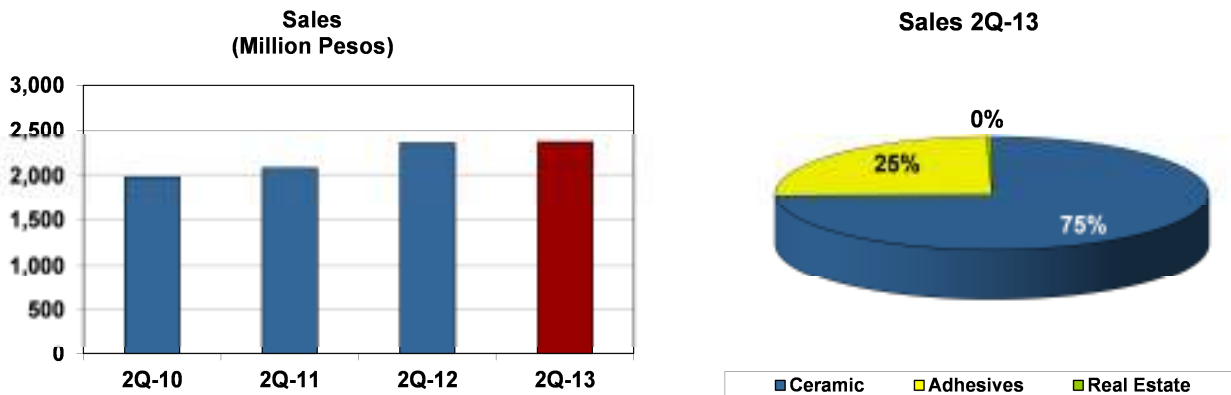
Grupo Lamosa results posted at the end of the first half of the year were affected by the construction slowdown in Mexico, suffered during the first months of the year, as well as the significant increase in the cost of energy.

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

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

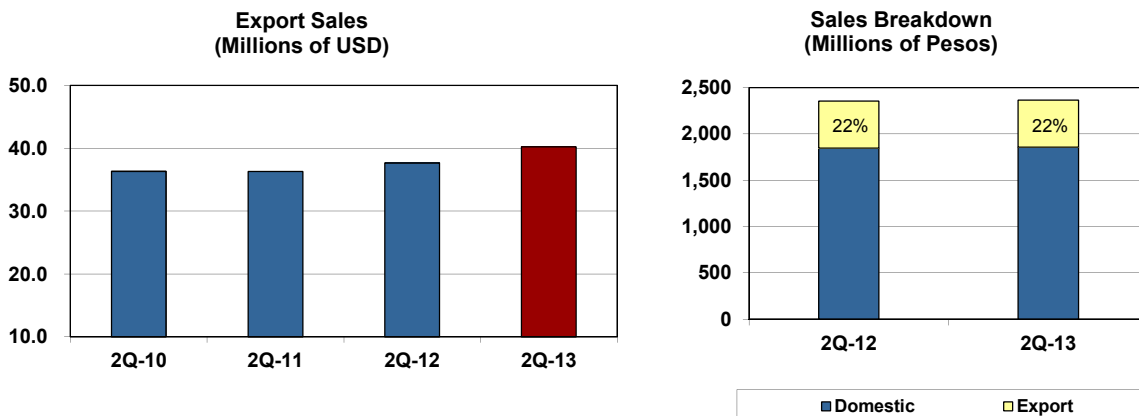
SALES

Consolidated sales for the first six months of the year ascended to \$ 4.724 million pesos, slightly higher than the \$ 4.703 million Pesos recorded during the first half of 2012. The loss in the strength of demand is due to a lower economic growth scenario, in relation to the expectations held earlier this year, as well as to lower public spending that has affected the building sector in our country.



EXPORT SALES

Export sales reached by Grupo Lamosa during the first half of the year amounted to \$ 978 million Pesos, up 2% lower than export sales \$1.003 million recorded during the same period of 2012. The reduced export earnings are explained by a reduction in sales to South America, and the appreciation of 4% showed by the peso against the U.S.A. dollar during the first six months of the current year.



PERFORMANCE PER BUSINESS SEGMENT

	Ceramics			Adhesives			Real Estate			YTD		
	YTD			YTD			YTD			YTD		
	Jun-12	Jun-13	Var	Jun-12	Jun-13	Var	Jun-12	Jun-13	Var	Jun-12	Jun-13	Var
Total Sales	3,536	3,565		1,162	1,156		7	4		5,233	5,236	
Intersegment Sales	0	0		-2	-2		0	0		-530	-513	
Net Sales	3,536	3,565	1%	1,160	1,154	-1%	7	4	-35%	4,703	4,724	0%
EBIT	517	440	-15%	276	277	0%	1	-12		773	697	-10%
Dep., Amort. & Others	155	136	-12%	24	11	-53%	0	0		197	162	-18%
EBITDA	672	576	-14%	300	288	-4%	1	-12		970	859	-11%
%	19%	16%		26%	25%		19%			21%	18%	

* Year to date figures.

	Ceramics			Adhesives			Real Estate			Total		
	2Q-12	2Q-13	Var	2Q-12	2Q-13	Var	2Q-12	2Q-13	Var	2Q-12	2Q-13	Var
Total Sales	1,793	1,772		563	595		0	0		2,632	2,601	
Intersegment Sales	0	0		-1	-1		0	0		-277	-235	
Net Sales	1,793	1,772	-1%	562	594	6%	0	0		2,354	2,367	1%
EBIT	275	198	-28%	131	152	16%	-1	-10		402	333	-17%
Dep., Amort. & Others	94	72	-24%	12	-1	-108%	0	0		114	79	-31%
EBITDA	369	270	-27%	143	151	6%	-1	-10		516	412	-20%
%	21%	15%		25%	25%					22%	17%	

CERAMIC DIVISION

The ceramic division ended up the first half of the year with sales of \$ 3.565 million Pesos, which accounted for 76% of the consolidated sales and a growth of 1% compared to sales in the first half of 2012.

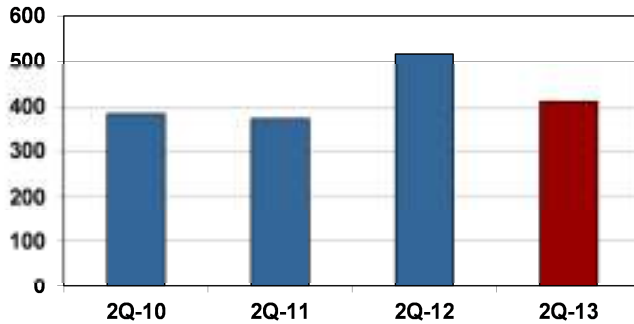
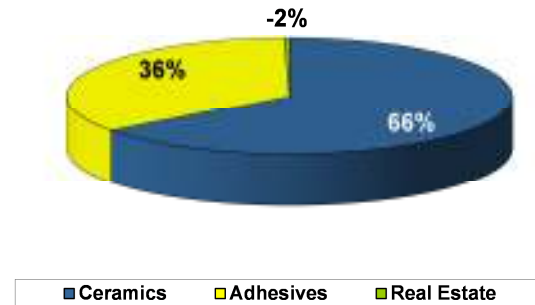
ADHESIVES DIVISION

Adhesives division reported sales of \$1.154 million Pesos during the first six months of the year, representing only 24% of the Group's revenue and a 1% reduction when compared to the sales recorded during the same period last year.

OPERATING INCOME

Operating income totaled \$697 million Pesos during the first six months of 2013, a 10% less reduction when compared to \$773 million Pesos recorded in the first half of 2012. The results were affected by the behavior of the average natural gas price, which showed during the first half of the year an increase of almost 55% when compared with the first half of 2012.

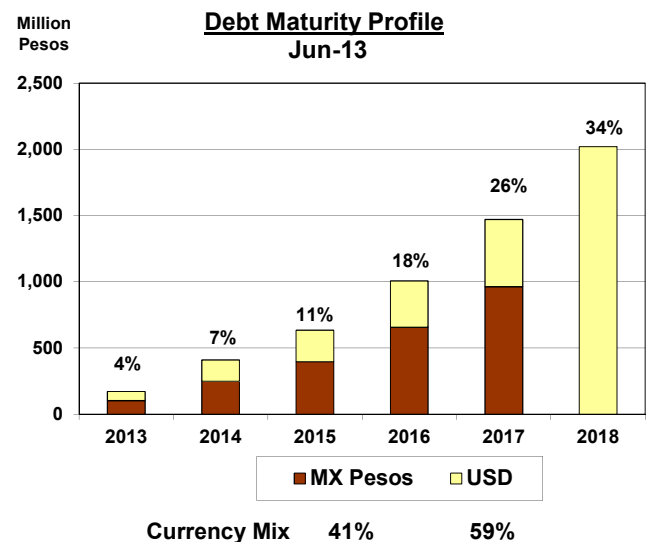
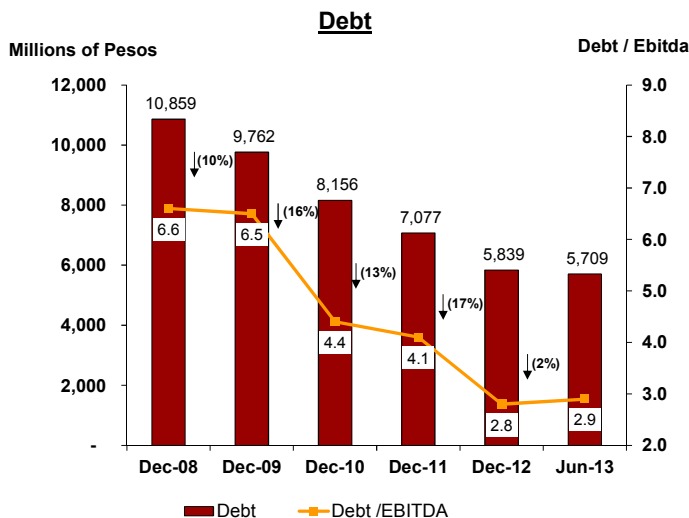
EBITDA during the first half of the year amounted to \$859 million Pesos, a reduction of 11% in relation to EBITDA of \$970 million Pesos recorded in the first half of 2012.

**Ebitda
(Millions of Pesos)**

Ebitda 2Q-13


FINANCIAL PERFORMANCE

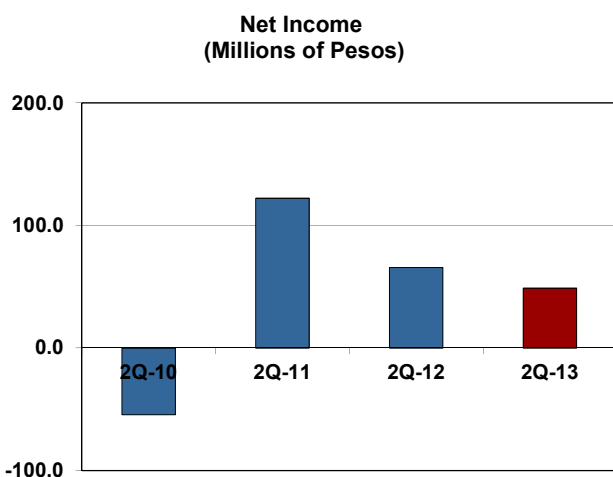
The adequate financial performance and the decreased showed regarding the levels of leverage of the company, allowed according to current credit agreements, to resume during the year the declaration of dividends, proceeding with the payment of a cash dividend of \$ 0.20 MXP per share, as well as a stock dividend of 1%. Also, the lower level of indebtedness reached contributed to significantly reduce the debt financial cost, posting net financial expenses for the first six months of the year of \$ 174 million Pesos, 35% lower than the net financial expenses of \$ 269 million Pesos recorded for the first half of 2012.

Despite the reduction in the net financial expenses, the comprehensive financing cost almost doubled during the first half of the year, ascending to \$ 185 million Pesos, compared with \$ 96 million Pesos recorded during the same period of 2012. This result was mainly due to a foreign exchange loss of \$ 11 million Pesos recorded during the first six months of the year, versus a foreign exchange gain of \$ 173 million Pesos posted during the first half of 2012.



NET INCOME

Net income for the first half of 2013 amounted to \$ 364 million Pesos, representing an 8% of total sales, but a 25% decrease when compared with the net income of \$ 485 million Pesos obtained in the first half of 2012. The decrease in net income was primarily due to lower operating results as well as the increase in the comprehensive financing cost.



COMPREHENSIVE FINANCING COST			
	Jun-12	Jun-13	VAR
INTEREST EXPENSE, NET	269	174	-35%
EXCHANGE (GAIN) LOSS	-173	11	-106%
	96	185	93%

* Year to date figures.

The slowdown of the Mexican economy during the first half of the year showed a significantly lower growth than the estimated, causing a difficult business environment to achieve the goals set at the beginning of the year. Despite the latter, the expectations of a greater public spending by the federal government, as well as the favorable evolution of the construction sector in the United States, should be important factors to generate growth opportunities in the second half of the current year.

Contacts:

Moisés Benavides
 Investor Relations LAMOSA
 Tel: (0181) 8047-4231
 Fax: (0181) 8047-4200
moises.benavides@lamosa.com

Alejandro Vera
 IR Communications
 Tel: (0152) 5644-1247
 Fax: (0152) 5630-6320
alejandro@irandpr.com