

# Minto Apartment REIT

T3/R16 Tax Information Year ended December 31, 2020

Schedule of Taxable and Non-Taxable Distributions

TIN# T35 723 284

Québec Tax ID: 1226398640

Minto Apartment Real Estate Investment Trust ("Minto Apartment REIT") is pleased to report the successful completion of its operations for 2020. During the year, Minto Apartment REIT distributed \$0.44629 per unit. The following chart summarizes the total per unit cash distributions for 2020 and indicates the percentage of distributions that should be allocated to investment income, capital gains distributed and return of capital.

			Allocation of 2020 Distributions					
				Capital Gains				
			55.50%	0.00%	0.00%	0.00%	44.50%	100%
Record Date	Payment Date	Distribution per Unit	Taxable Income (A) T3 - Box 26 R16 - Box G	Taxable Portion (B)	Non-Taxable Portion (C)	Total Capital Gains Distributed T3 - Box 21 R16 - Box A	Return of Capital (D) T3 - Box 42 R16 - M	Distribution per Unit (A+B+C+D)
January 31, 2020	February 14, 2020	\$ 0.03667	\$ 0.02035	\$ -	\$ -	\$ -	\$ 0.01632	\$ 0.03667
February 29, 2020	March 16, 2020	\$ 0.03667	\$ 0.02035	\$ -	\$ -	\$ -	\$ 0.01632	\$ 0.03667
March 31, 2020	April 15, 2020	\$ 0.03667	\$ 0.02035	\$ -	\$ -	\$ -	\$ 0.01632	\$ 0.03667
April 30, 2020	May 15, 2020	\$ 0.03667	\$ 0.02035	\$ -	\$ -	\$ -	\$ 0.01632	\$ 0.03667
May 31, 2020	June 15, 2020	\$ 0.03667	\$ 0.02035	\$ -	\$ -	\$ -	\$ 0.01632	\$ 0.03667
June 30, 2020	July 15, 2020	\$ 0.03667	\$ 0.02035	\$ -	\$ -	\$ -	\$ 0.01632	\$ 0.03667
July 31, 2020	August 14, 2020	\$ 0.03667	\$ 0.02035	\$ -	\$ -	\$ -	\$ 0.01632	\$ 0.03667
August 31, 2020	September 15, 2020	\$ 0.03792	\$ 0.02105	\$ -	\$ -	\$ -	\$ 0.01687	\$ 0.03792
September 30, 2020	October 15, 2020	\$ 0.03792	\$ 0.02105	\$ -	\$ -	\$ -	\$ 0.01687	\$ 0.03792
October 31, 2020	November 16, 2020	\$ 0.03792	\$ 0.02105	\$ -	\$ -	\$ -	\$ 0.01687	\$ 0.03792
November 30, 2020	December 15, 2020	\$ 0.03792	\$ 0.02105	\$ -	\$ -	\$ -	\$ 0.01687	\$ 0.03792
December 31, 2020	January 15, 2021	\$ 0.03792	\$ 0.02105	\$ -	\$ -	\$ -	\$ 0.01687	\$ 0.03792
	<b>Total</b>	\$ 0.44629	\$ 0.24770	\$ -	\$ -	\$ -	\$ 0.19859	\$ 0.44629