TRANSLATION OF THE ORIGINAL SWEDISH

Dividend, SEK 9.50/share

Statement by the Board of Directors pursuant to Chapter 18, section 4 of the Swedish Companies Act on the proposed dividend for 2016

At the end of 2016 the financial position was strong. The Group's interest-bearing net liabilities amounted to SEK 0.4 billion.

The proposed dividend to shareholders decreases the Group's visible equity/assets ratio from 40 to 36 percent and the Parent Company's visible equity/assets ratio from 42 to 38 percent. The Group's adjusted equity/assets ratio is substantially higher when taking into account the surplus value of the Group's holdings of development properties.

The Group conducts its business with fundamentally good demand in the majority of JM's housing markets.

It is the Board's opinion that after the proposed dividend JM will continue to have the financial capacity to meet the requirements that the operation's nature, scope, investment needs and risks place on the shareholders' equity of both the Group and the Parent Company. The proposal is therefore reasonable, taking into account the Group and the Parent Company's needs for consolidation, liquidity and position in general, which means that the proposal does not prevent the Company and other companies in the Group from meeting their short- and long-term obligations.

Stockholm, February 6, 2017

JM AB (publ)

Lars Lundquist
Chairperson of the Board

Kaj-Gustaf Bergh
Member

Eva Nygren
Member

Kia Orback Pettersson
Member

Åsa Söderström Jerring
Member

Thomas Thuresson
Member

Thomas Mattsson
Employee-appointed

Jan Strömberg
Employee-appointed