RSID3: R$ 2,09 share
OTC: RSRZY
Total shares: 85,766,684

Market cap:
R$ 179,3 million

Conference Call
May 15, 2015

In Portuguese with simultaneous translation

10:00 a.m. (Brasília)
9:00 a.m. (US ET)

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About Rossi

Rossi is one of Brazil's leading real estate developers and builders. Its portfolio consists of numerous sales successes registered by its residential projects. Rossi is traded on the Novo Mercado segment of the Bovespa under the ticker RSID3 and on the U.S. over-the-counter market under the ticker RSRZY).

For more information, visit www.rossiresidencial.com.br/ri

São Paulo, May 14, 2015 – Rossi Residencial S.A. (BM&FBovespa: RSID3; OTC: RSRZY; Bloomberg: RSID3 BZ Equity), one of Brazil's leading real estate developers and builders, announces its results for the first quarter of 2015 (1Q15).

1Q15 Highlights

- **Cash generation totaled R$145.4 million (Rossi's share R$144.8 million)** in the quarter. Based on IFRS consolidation, cash generation reached **R$ 121.8 million**.

- **Cash inflow of R$ 785.0 million (Rossi's share R$ 637.5 million)** in the quarter, an increase of 24.0% quarter-on-quarter.

- **Improved efficiency and growth in volume of financing transfers.** Volume transferred (signing of financing agreements or settlement by customers) totaled **R$ 748.9 million** in the quarter. Sales speed (SOS) of unit transfers (ratio of (i) number of contracts signed and units paid off to (ii) registered units with transfer potential) reached **34.6%** in the quarter, increasing **11.4 p.p.** from the same period in 2014.

- **Volume of deliveries**. Total potential sales value (PSV) in the quarter reached **R$987.9 million (Rossi's share R$761.1 million)**, which represents 2,800 units, contributing to the increase in transfer potential. Receivables from completed units total **R$ 1.2 billion**.

- **Increased participation of Rossi's in-house engineering team in construction works.** Rossi's in-house teams are executing **90%** of the projects launched since 2013 and **80%** of all the projects under construction.

- **Growth of inventory sales.** Focus on inventory units ready and to be delivered in 2015, which accounted for **82.2%** of the sales in the period, increasing the potential for financing transfers.

- **Acceleration of Sales Speed.** Increase in sales speed (VSO) in the last 12 months to **49.0%**, an increase of **6.4 p.p.** from 1Q14.

- **Increase in sales cancellations to speed up cash generation.** Rescissions totaled R$ 337.4 million (Rossi's share R$ 248.0 million) in the year, **39.6%** of which have already been sold. Of these, **R$ 28.5** million have already generated cash in the quarter and **R$ 85.0** million are in the financial transfer process.

Operational and Financial Indicators

R$ million	1Q15	1Q14	Chg.
Operational Performance			
Launches - 100%	-	157.8	N/A
Gross Sales - 100%	423.6	552.0	-23.3%
Sales Cancellation - 100%	337.4	233.2	+44.7%
Net Sales - 100%	86.2	318.8	-73.0%
Launches - % Rossi	-	129.4	N/A
Gross Sales - % Rossi	323.5	435.0	-25.6%
Sales Cancellation - % Rossi	248.0	177.7	+39.6%
Net Sales - % Rossi	75.5	257.3	-70.6%
Financial Performance			
Net Revenue	247.0	475.8	-48.1%
Gross Margin	*9.4%*	*17.9%*	*-8.5 p.p.*
Gross Margin (ex interest)[1]	*19.8%*	*29.5%*	*-9.7 p.p.*
Adjusted EBITDA [2]	(35.0)	91.7	N/A
Adjusted EBITDA Margin[2]	*N/A*	*19.3%*	*N/A*
Net (Loss) Income	(129.0)	6.8	N/A
Net Margin	*N/A*	*1.4%*	*N/A*
Net Debt / Equity (%)	*110.9%*	*89.9%*	*+20.9 p.p.*
Cash (Burn) Generation	121.8	167.6	-27.3%

[1] Gross Margin excluding interest booked under cost.
[2] Adjusted EBITDA and Adjusted EBITDA Margin do not include non-recurring items and expenses not involving any cash disbursement. EBITDA reconciliation in accordance with CVM Instruction 527/2012 is available on page 17 and in the glossary at the end of this document.

Event Subsequent to the Reporting Period

On May 13, 2015, the Company rolled over a loan of R$ 100 million, originally maturing on May 31, 2015 and payable in a single installment. The loan maturity is now twenty-four (24) months, with a grace period of twelve (12) months for amortization of principal and twelve (12) monthly repayments, from May 2017 to May 2018. Properties owned by the Company were provided as collateral in the debt renegotiation.

Message from the CEO

The beginning of 2015 was marked by the sixth consecutive quarter of cash generation by Rossi, which enabled it to reduce its debt despite a challenging market scenario.

Improvements made to the financing transfer process enabled cash inflows of R$ 785 million in the quarter. The indicator that analyzes the speed of transfers, whereby the number of financing agreements signed by clients and units paid in full is compared to an initial base, consisting of units ready for financing transfer, continues to increase in comparison with 2014, reaching 35% despite more restrictive terms in lending to buyers.

Despite the seasonal effect at the start of the year, sales volume has been growing, recovering strongly in March, leveraged by discounts campaigns, after sales in the initial months were lower than in 2014. As a result, sales speed in the last 12 months reached 49%, which shows the resilient demand and, especially, the right choice of products and marketing initiatives.

With regard to the sales cancellation policy, we continued to focus on accelerating transfers and cash generation, and we are evaluating the most appropriate pricing strategy at the time of transfer for each of the projects in the delivery phase.

Our delivery volumes remain strong and will remain so throughout the second quarter, which, combined with the sale of completed units in inventory and units to be delivered, will increase the cash generation potential in the second half.

The conclusion of legacy projects continues in tandem with the delivery of projects launched until 2011, which will be practically concluded by the first half of 2016, contributing to a gradual recovery of margins.

In line with a more conservative strategy, driven by the focus on cash generation, careful selection of projects and a more challenging market, we have decided not to launch any projects this quarter and will continue this strategy until we get a better picture of market conditions.

In this regard, the lower volume of launches in the last two years places us in a relatively comfortable position to ride out the challenging scenario faced by the industry, especially from the viewpoint of mortgage lending, considering that cash outflows from ongoing works continue to decline. The lengthening of corporate debt maturities last year also helped us to transit through this adverse moment. We continue to get positive response from banks whenever additional rollover opportunities arise.

As part of the constant pursuit of efficiency, we adjusted our administrative expense to reflect both the current scenario and the volume of launches we plan to attain in the medium and long terms. There was a significant reduction in manpower, which will bring efficiency gains in the coming months. We are also simplifying and rationalizing Rossi’s operations by reducing the number of projects, SPEs and areas of operation.

To conclude, despite the challenging scenario, I am confident of the strategic direction we have taken and, as the supply and demand dynamics in the real estate market go through adjustments, the outlook and confidence in the future improve, enabling us to continue offering differentiated products to increase future profitability.

I once again thank our team for their combined efforts and determination and count on this commitment so that we can sustain the results over the coming years.

Leonardo Nogueira Diniz
CEO

Operational Performance

The operational metrics in this earnings release are calculated according to the proportional consolidation method. In addition to the proportional operating metrics, we are also presenting the consolidated results in accordance with IFRS, as shown in Appendix I. The information related to amounts considering 100% of operations, regardless of the consolidation criteria, is available in Appendix II.

Launches

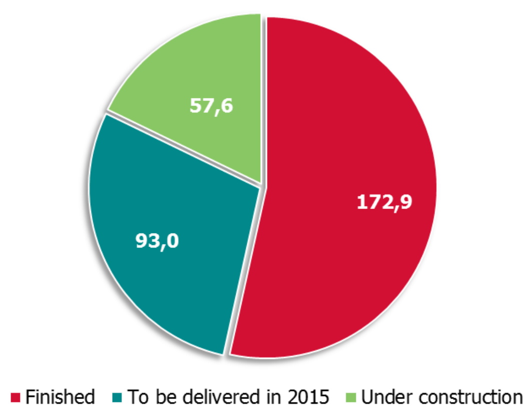
The Company did not launch any projects in 1Q15. This strategy is in line with Rossi's objective of reducing the inventory of finished units.

The Company will continue with this conservative approach to launches, carefully analyzing the projects to be launched to ensure greater profitability in the future.

Contracted Sales and Sales Speed (SoS)

Gross contracted sales totaled R$ 423.6 million in the quarter (Rossi's share R$ 323.5 million), decreasing 23.3% from the same period in 2014. This decline was mainly because there were no launches in 1Q15.

The following chart, which shows gross sales by stage of construction, reflects the continued success of sales campaigns held for completed projects, which, in 1Q15, represented 53% of total sales (% Rossi), increasing the potential for financing transfer and, consequently, cash generation.



The following tables present details on gross contracted sales, consolidated based on Rossi's share in the projects, segmented by metropolitan area and stage of construction:

% Rossi | R$ million	Concluded	To be delivered in 2015	Under Construction	Total
Belo Horizonte	4.0	3.5	2.1	9.6
Brasília	4.0	11.8	-	15.8
Campinas	13.5	16.9	3.7	34.1
Capital Rossi	13.2	14.3	10.5	38.0
Curitiba	6.0	10.1	-	16.1
Norcon Rossi	3.5	3.2	10.8	17.5
Porto Alegre	11.7	4.6	6.7	23.0
Rio de Janeiro	9.0	2.7	9.2	20.9
São Paulo	40.4	5.0	8.2	53.6
Non Core	67.7	20.8	6.4	94.9
Total	**172.9**	**93.0**	**57.6**	**323.5**
%	*53.4%*	*28.7%*	*17.8%*	*100.0%*

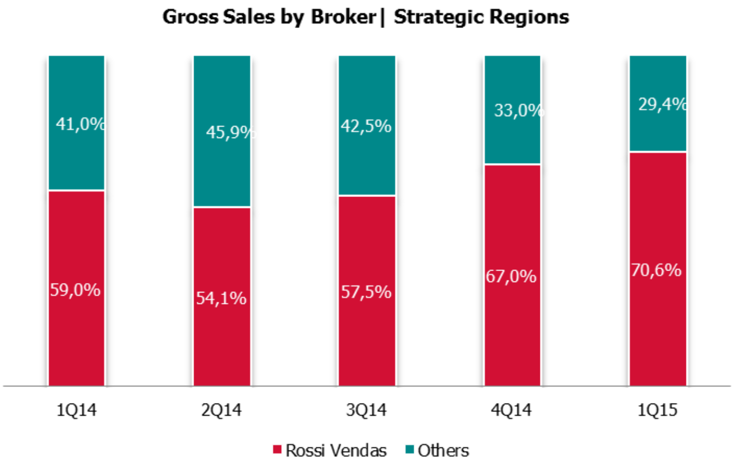
The following tables show the sales speed (SOS) in the quarter and the last 12 months, considering Rossi's share in the projects: SOS declined in comparison with 4Q14 since historically sales volume in the first quarter is lower, because of fewer business days in February and since the Company had not launched any projects in the quarter. SOS in the last 12 months reached 47.8% p.a., the highest in the last 5 quarters.

Quarterly Sales Speed | % Rossi	1Q14	2Q14	3Q14	4Q14	1Q15
Inventory BOP	3,246.8	3,126.5	2,817.9	2,791.1	2,780.0
Launches	129.4	244.6	72.9	163.4	-
Total Supply	**3,376.2**	**3,371.1**	**2,890.8**	**2,954.5**	**2,779.9**
Gross Sales	435.0	519.0	476.6	404.5	323.5
Sales Speed (%)	**12.9%**	**15.4%**	**16.5%**	**13.7%**	**11.6%**
Sales Cancellation	177.7	261.9	311.9	288.7	247.7
Adjustments/ Mark to market	7.6	(296.1)	65.0	(58.8)	(139.8)
Inventory EOP	**3,126.5**	**2,817.9**	**2,791.1**	**2,779.9**	**2,564.4**

Sales Speed (Last 12 months) % Rossi	1Q14	2Q14	3Q14	4Q14	1Q15
Inventory BOP	3,417.2	3,393.2	3,424.1	3,246.8	3,126.5
Launches	968.9	1.065.1	696.1	610.3	480.9
Total Supply	**4,386.1**	**4,458.3**	**4,120.2**	**3,857.1**	**3,607.4**
Gross Sales	1,921.3	2,007.2	1,876.7	1,835.1	1,723.6
Sales Speed (%)	**43.8%**	**45.0%**	**45.5%**	**47.6%**	**47.8%**
Sales Cancellation	639.2	736.5	871.7	1,040.2	1,110.2
Adjustments/ Mark to market	22.5	(369.7)	(324.1)	(282.3)	(429.7)
Inventory EOP	**3,126.5**	**2,817.9**	**2,791.1**	**2,780.0**	**2,564.4**

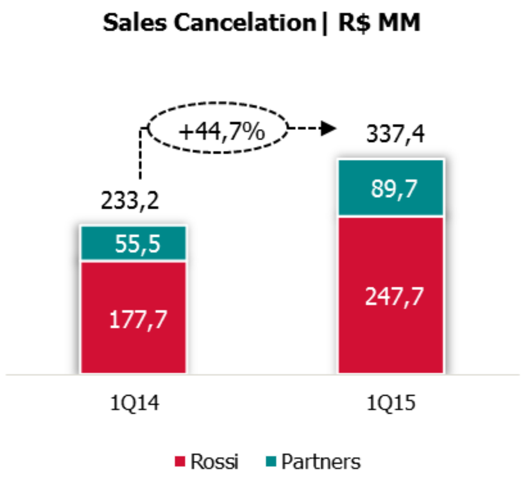
Rossi Vendas

Rossi Vendas accounted for 70.6% of gross contracted sales in strategic metropolitan regions in the quarter, an increase of 11.6 p.p. from 1Q14.



Sales Cancellation

Sales cancellations totaled R$ 337.4 million in the quarter (Rossi's share R$ 247.7 million), increasing 44.7% from the same period in 2014.



The increase was due to Rossi's policy of speeding up portfolio turnover through contract rescissions of clients who, after the delivery of units, are not delinquent but are not interested in transfer of financing, either because they did not get approval for financing due to adverse credit standing or because they were potential investors who backed out from the acquisition and whose contracts were rescinded. Thus, depending on the expected sales speed and resale price, Rossi proactively starts the process of resale to another actual buyer in order to speed up cash generation. Of the units canceled in 2014, units worth R$ 1.1.billion have already been resold (70.6%), of which R$ 517.7 million has already been received until December. The balance of R$ 278.2 million is in the process of financing transfer and will contribute to cash generation over the coming months. The rationale behind Rossi's strategy of speeding up the rescission process is based on the following: (i) the amount returned to the client is recovered within three months; (ii) the buyer of completed units is normally the final buyer, who is fully interested in quickly carrying out the financing transfer process.

The following table provides the breakdown of rescissions by stage of construction and metropolitan region, consolidated according to Rossi's share in the projects.

% Rossi | R$ million	Concluded	To be delivered in 2015	Under Construction	Total
Belo Horizonte	3.0	2.6	0.4	6.0
Brasília	5.0	9.9	0.4	15.3
Campinas	18.1	3.1		21.2
Capital Rossi	18.9	12.2	11.6	42.7
Curitiba	3.2	2.0	0.6	5.8
Norcon Rossi	7.2	6.1	5.0	18.3
Porto Alegre	15.4	7.9	3.1	26.4
Rio de Janeiro	13.5	4.5	3.2	21.2
São Paulo	30.0	9.6	2.8	42.4
Non Core	38.5	8.5	1.4	48.4
Total	**152.8**	**66.3**	**28.6**	**247.7**
%	*61.7%*	*26.8%*	*11.5%*	*100.0%*

Inventory at Market Value

Inventory at market value in proportion to Rossi's share in projects reached R$2.6 billion in the quarter, with completed units corresponding to 15.4% of total units. The following tables show detailed information by product type, year of launch and estimated year of delivery: Units in the Economic Segment and the Minha Casa Minha Vida housing program correspond to only 4.5% of total inventory, aligned with the company's strategy of scaling down operations in these segments.

Inventory % Rossi	Launch Year (R$ million)					
Product	2010 and Prior	2011	2012	2013	2014	Total
Commercial	85.6	35.7	111.8	23.8	-	256.9
Conventional	200.0	495.4	696.9	362.6	436.4	2,191.3
MCMV	17.4	9.2	4.5	-	-	31.1
Low Income	28.7	37.4	19.0	-	-	85.1
Total	**331.7**	**577.7**	**832.2**	**386.4**	**436.4**	**2,564.4**
%	*12.9%*	*22.5%*	*32.5%*	*15.1%*	*17.0%*	*100.0%*

Inventory % Rossi	Expected Delivery Year (R$ million)				
Product	Delivered	2015	2016	2017	Total
Commercial	94.8	45.4	92.9	23.8	256.9
Conventional	214.4	579.7	897.2	500.0	2,191.3
MCMV	21.8	9.3	-	-	31.1
Low Income	63.8	21.3	-	-	85.1
Total	**394.8**	**655.7**	**990.1**	**523.8**	**2,564.4**
%	*15.4%*	*25.6%*	*38.6%*	*20.4%*	*100.0%*

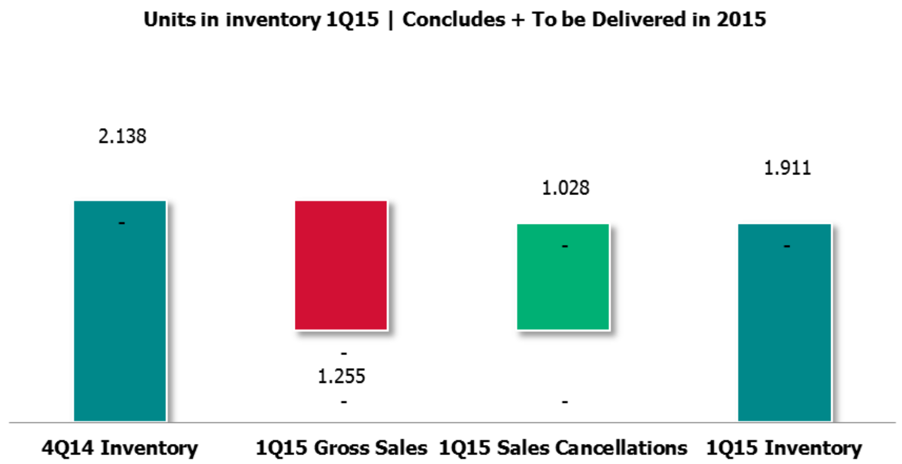
The following table shows detailed information by metropolitan region and year of launch:

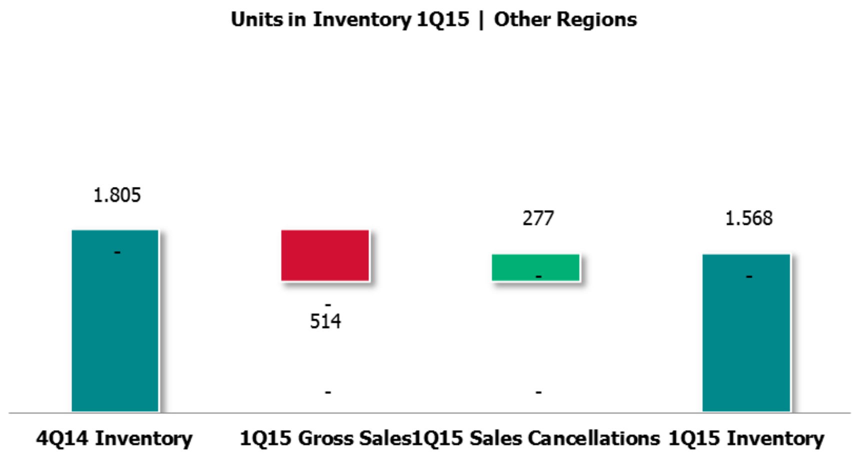
Inventory % Rossi	Launch Year (R$ million)					
Metropolitan Region	**2010 and Prior**	**2011**	**2012**	**2013**	**2014**	**Total**
Belo Horizonte	0.4	20.8	65.4	-	40.8	127.4
Brasília	34.2	36.2	82.1	-	-	152.5
Campinas	23.6	13.3	30.5	115.9	-	183.3
Capital Rossi	48.1	69.3	198.2	23.8	-	339.4
Curitiba	37.8	90.8	10.1	31.7	-	170.4
Norcon Rossi	0.3	49.7	94.9	56.7	55.8	257.4
Porto Alegre	26.2	-	74.4	8.7	63.0	172.3
Rio de Janeiro	11.4	23.2	60.9	86.4	86.0	267.9
São Paulo	28.7	29.0	141.9	63.0	190.8	453.4
Non Core	121.0	245.4	73.8	0.2	-	440.4
Total	**331.7**	**577.7**	**832.2**	**386.4**	**436.4**	**2,564.4**
%	*12.9%*	*22.5%*	*32.5%*	*15.1%*	*17.0%*	*100.0%*

The following table shows detailed information by metropolitan region and estimated year of launch:

Inventory % Rossi	Expected Delivery Year (R$ million)				
Metropolitan Region	**Delivered**	**2015**	**2016**	**2017**	**Total**
Belo Horizonte	0.4	73.5	12.7	40.8	127.4
Brasília	34.2	36.2	82.1	-	152.5
Campinas	58.3	61.3	-	63.7	183.3
Capital Rossi	41.5	61.8	212.3	23.8	339.4
Curitiba	39.1	20.9	110.4	-	170.4
Norcon Rossi	10.5	60.4	130.7	55.8	257.4
Porto Alegre	10.8	16.1	82.4	63.0	172.3
Rio de Janeiro	19.5	85.2	77.3	85.9	267.9
São Paulo	40.2	73.6	148.8	190.8	453.4
Non Core	140.3	166.7	133.4	-	440.4
Total	**394.8**	**655.7**	**990.1**	**523.8**	**2,564.4**
%	*15.4%*	*25.6%*	*38.6%*	*20.4%*	*100.0%*

In recent quarters, Rossi concentrated its efforts on reducing inventory, with the focus always on units completed and units to be delivered, which are responsible for the increase in financing transfer potential. At the same time, it seeks to speed up the simplification process by disposing of units located in non-strategic regions. The following charts show, in number of units, that the inventory of units completed and units to be delivered decreased by 10.6% and 13.1%, respectively, in non-strategic cities, despite a more challenging scenario.





Deliveries

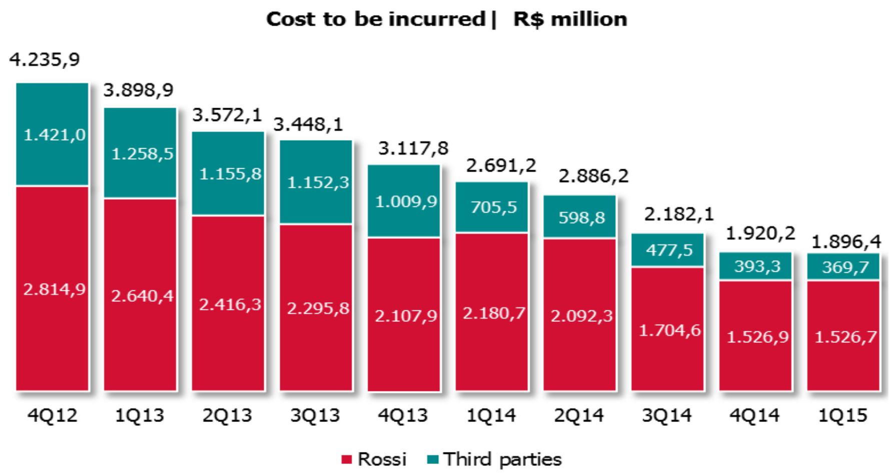
Rossi concluded 2,827 units in 1Q15. Rossi currently has 49 construction sites and 12,313 units under construction, totaling potential sales of R$ 987.8 million (Rossi's share R$ 761.0 million), corresponding to 62% of the total estimated for 2015, with PSV of around R$ 1.6 billion (Rossi's share R$ 1.3 billion), considering the value on launch date, comprising between 5,000 and 6,000 units. The launch value, restated by the National Construction Cost Index (INCC) up to March 2015, is R$1.9 billion (Rossi's share R$ 1.6 billion).

The following table gives a breakdown of deliveries in the quarter by certificates of occupancy in each product segment:

	1Q15		
Product	**# of units**	**100% PSV (R$ million)**	**Rossi´s PSV (R$ million)**
Conventional	1,857	802.6	628.2
Commercial	366	98.7	89.7
Low income	368	56.7	31.2
MCMV	236	29.8	11.9
Total	**2,827**	**987.8**	**761.0**

Cost to be incurred

The chart below shows cost to be incurred (100%) on construction carried out by Rossi and third parties. Volume remained stable in 1Q15 due to the start of six projects during the period, but the downward trend will continue in the coming months.



Following that, we have shown total cost to be incurred (units sold and in inventory) in proportion to Rossi's share, broken down by date of conclusion and launch. We expect a gradual improvement in margins as the share of projects launched in and after 2012 increases, whose profitability is above Rossi's current levels.

% Rossi (R$ million)	Expected Conclusion Year			
Launch Year	**2015**	**2016**	**2017**	**Total**
2011	130.8	145.3	25.2	301.3
2012	39.4	162.7	148.0	350.1
2013	31.5	102.8	199.4	333.7
2014	-	-	395.1	395.1
Total	**201.7**	**410.8**	**767.7**	**1,380.2**
%	*14.6%*	*29.8%*	*55.6%*	*100.0%*

The following table shows total cost to be incurred (units sold and in inventory), considering IFRS consolidation, broken down by date of conclusion and launch. A gradual improvement in margins is expected as the share of projects launched in and after 2012 increases, as these projects present higher profitability levels compared to Rossi's current levels.

IFRS (R$ million)	Expected Conclusion Year			
Launch Year	**2015**	**2016**	**2017**	**Total**
2011	113.4	103.0	31.5	247.9
2012	16.8	92.9	72.5	182.2
2013	32.6	81.4	188.7	302.7
2014			387.9	387.9
Total	**162.8**	**277.3**	**680.6**	**1,120.7**
%	*14.5%*	*24.7%*	*60.7%*	*100.0%*

Land Bank

Rossi has a top quality land bank and the amounts are segmented in line with its strategy and the respective operating profile:

R$ million	100% PSV	Rossi´s PSV
Potential Launches up to 2017	5,265.3	4,450.0
Launches after 2017	2,969.5	2,396.6
Decommissioning	1,691.2	1,149.7
Consolidated Land Bank	**9,926.0**	**7,996.3**

The land bank for the construction and development of residential properties, with potential for launch up to 2017, totals R$ 5.3 billion (Rossi's share R$ 4.4 billion), as well as: (i) R$ 1.7 billion for potential decommissioning, that is, available for sale or cancellation of the swap agreement, and (ii) land for long-term development of residential projects in the amount of R$ 3.0 billion. The following table details Rossi's PSV, available for launches up to 2017, for residential developments broken down by core region and product:

Metropolitan Region / Product	R$ 200 up to R$ 350k	R$ 350 up to R$ 500k	R$ 500 up to R$ 650k	R$ 650 up to R$ 750k	> R$ 750k	Total
Aracaju	161.8	199.5	58.2	241.1	202.1	**862.7**
Belo Horizonte		46.9	72.3		290.0	**409.2**
Campinas	147.8	250.8		395.6	238.0	**1,032.2**
Manaus		89.3		53.9	153.5	**296.7**
Porto Alegre	240.1	146.6	180.5	107.7	142.8	**817.7**
Rio de Janeiro	112.9	82.8		416.8		**612.5**
São Paulo		335.6			83.4	**419.0**
Total	**662.6**	**1,151.5**	**311.0**	**1,215.1**	**1,109.8**	**4,450.0**

The following table shows the Entreverdes Urbanismo land bank:

Location	100% PSV (R$ million)	Entreverdes´s PSV (R$ million)	# of Lots
Interior of São Paulo	3,773.1	1,519.4	7,327
Rio Grande do Sul	49.,3	147.4	704
Total	**4,264.4**	**1,666.8**	**8,031**

Financial Performance

The financial information in this earnings release was prepared in accordance with the accounting practices adopted in Brazil, including CPCs19 (R2) and 36 (R3), related to the consolidation of certain equity interests. Thus, since 1Q13, Rossi has been consolidating all its interests in subsidiaries and joint ventures in accordance with these accounting standards.

Net Revenue

Net revenue from property sales and services, recognized according to the Percentage of Completion (PoC) method, totaled R$ 247.0 million in the quarter, down 48.1% from the same period the previous year, mainly due to: (i) the 57.5% drop in net sales; (i) the 8.8% discount in selling prices in relation to 1Q14 after adjusting for inflation; and (iii) the 39.7% decrease in backlog result due to the lower volume of launches in the last 12 months and the increased volume of deliveries. These decreases were partially offset by the sales mix concentrated in completed units and to be delivered in 2015.

R$ million	1Q15	1Q14	Chg.(%)
Real Estate Development Sales	252.6	488.5	-48.3%
Taxes and Deductions	(5.6)	(12.7)	-55.9%
Net Operating Revenue	**247.0**	**475.8**	**-48.1%**

Cost of Properties and Services Sold

The cost of properties and services sold was R$ 223.8 million in 1Q15, down 42.7% year on year.

R$ million	1Q15	1Q14	Chg.(%)
Construction+Land	198.0	335.4	-41.0%
Capitalized interests	25.8	55.2	-53.2%
Total Cost of Property and Services	**223.8**	**390.6**	**-42.7%**

Gross Income and Gross Margin

Gross Income, excluding charges allocated to costs, totaled R$ 65.0 million in the quarter, with margin of 24.7%.

R$ million	1Q15	1Q14	Chg.(%)
Gross Profit	23.2	85.2	-72.8%
Gross Margin (%)	9.4%	17.9%	-8.5 p.p.
Adjusted Gross Profit[1]	49.0	140.4	-65.1%
Adjusted Gross Margin (%) [1]	**19.8%**	**29.5%**	**-9.7 p.p.**

[1] Excluding capitalized interest allocated to cost.

As these projects are delivered simultaneously with the progress made in more recent projects, Rossi's margins should increase gradually. Note that the discounts campaign started in May 2014 involves only the units completed and to be delivered in 2015 in order to speed up the cash generation process, even if it affects results in the short term.

The following tables show the breakdown of margin by year of launch and metropolitan region:

	1Q15	
R$ million	Net Revenue	Gross Margin (ex interest)
Strategic Regions	197.7	21.7%
Non Core	49.3	12.2%
Total	**247.0**	**19.8%**

	1Q15	
R$ million	Net Revenue	Gross Margin (ex interest)
2010 and Prior	81.2	8.2%
2011	79.5	15.7%
2012	43.3	29.2%
2013	37.1	40.0%
2014	6.0	39.5%
Total	**247.0**	**19.8%**

[1] Excluding capitalized interest allocated to cost.

Operating Expenses

Administrative expenses totaled R$ 39.4 million in the quarter.

R$ million	1Q15	1Q14	Chg.(%)
G&A Expenses (a)	39.4	46.0	-14.3%
Selling Expenses (b)	21.6	33.5	-35.5%
G&A Expenses ÷Net Revenue	16.0%	9.7%	+6.3 p.p.
Selling Expenses ÷ Net Revenue	8.7%	7.0%	+1.7 p.p.
(a) + (b)	61.0	79.5	-23.3%
(a) + (b) ÷ Net Revenue	**24.7%**	**16.7%**	**+8.0 p.p.**

[1] Including profit sharing and senior management compensation

As mentioned on page 13, a significant part of the operation is not consolidated; however, the major share of the expenses is centralized at the head office, distorting analysis under IFRS. Also, the higher volume of rescissions reduces the significance of expenses as a percentage of net revenue. Hence, to enable better comparability and complement the information already disclosed, the following table shows 100% of the operations, regardless of the consolidation criterion, and percentages in relation to gross sales. The increase in selling expenses was mainly due to the spending on maintenance of completed units.

R$ million	1Q15	1Q14	Chg.(%)
G&A Expenses (a)	43.0	45.9	-6.3%
Selling Expenses (b)	40.4	49.3	-18.0%
Selling Expenses ÷ Gross Sales	9.5%	8.9%	+0.6 p.p.
(a) + (b) ÷ Gross Sales	**19.1%**	**17.2%**	**+1.8 p.p.**

[1] Administrative expenses of 1Q14 excluding R$ 7.0 million relating to Rossi Construtora for comparison purposes.

Other Operating Revenue/Expenses, Net

Other net operating expenses totaled R$ 12.2 million in the quarter, decreasing R$ 16.4 million in comparison with other net operating income of R$ 4.2 million in the same period in 2014, mainly due to the higher gains from asset divestments in 2014 than in 2015, increased provisions, increase in expenses with canceled units and increased expenses with guarantee and maintenance of completed units.

Equity income

The following tables details the results, segmented between consolidated companies and non-consolidated companies. Note that margins from companies not consolidated are higher as they practically consist of the joint ventures Norcon Rossi and Capital Rossi, which are market leaders in their areas, namely, Aracaju and Manaus.

	1Q15		
R$ million	**IFRS**	**Equity Income (loss)**	**100%**
Net Revenue	**247.0**	**118.4**	**365.4**
Cost of Properties and Services	**(223.8)**	**(95.9)**	**(319.7)**
Construction+Land	(198.0)	(62.0)	(260.0)
Capitalized interests	(25.8)	(33.9)	(59.7)
Gross Profit	**23.2**	**22.5**	**45.7**
Gross Margin (%)	*9.4%*	*19.0%*	*12.5%*
Adjusted Gross Profit[1]	**49.0**	**56.4**	**105.4**
Adjusted Gross Margin[1] (%)	*19.8%*	*47.6%*	*28.8%*

[1] Excluding capitalized interests allocated to cost.

EBITDA

Adjusted EBITDA in the quarter was R$35.0 million negative. The key impacts are described on pages 12 and 13, under the items Gross Income and Operating Expenses, respectively.

R$ million	1Q15	1Q14	Chg.(%)
Net (Loss) Income	(129.0)	6.8	N/A
(+/-) Net Financial (Revenue) Expenses	52.3	6.6	+694.3%
(+) Tax and Social Contrib. Provision	5.6	11.1	-49.4%
(+) Depreciation and Amortization	3.4	3.3	+3.0%
(+/-) Minority Interest	4.4	4.9	-10.2%
EBITDA [1]	**(63.3)**	**32.7**	**N/A**
(+) capitalized interests on COGS	25.8	55.2	-53.2%
(+/-) Stock Options	2.5	3.9	-35.7%
Adjusted EBITDA [2]	**(35.0)**	**91.8**	**N/A**
Adjusted EBITDA Margin (%)	*N/A*	*19.3%*	*N/A*

[1] EBITDA according to CVM Instruction 527/2012.

[2] Adjusted EBITDA does not include non-recurring items and expenses not involving any cash disbursement. For more details, see the glossary at the end of this report.

Net Financial Result

The net financial result in the quarter was an expense of R$ 52.3 million, with the following main variations compared to the same period in 2014: (i) financial charges related to debt rollovers made last year, which were earlier capitalized to inventory in 1Q14 and are now booked as financial expenses; (ii) higher discounts granted (iii) discount on assignment of receivables; and (iv) lower financial income due to lower cash balance.

R$ million	1Q15	1Q14	Chg.(%)
Financial Income	18.7	31.0	-39.7%
Financial Expenses	(71.0)	(37.6)	+88.8%
Net Financial Result	**(52.3)**	**(6.6)**	**+692.4%**

Net Income (Loss)

Rossi posted net loss of R$ 129.0 million in the quarter, as detailed in the items above.

Backlog Result

The following table shows the backlog results, including PIS and Cofins taxes and excluding interest allocated to cost.

R$ million	1Q15	1Q14	Chg.(%)
Backlog Gross Revenue	750.9	768.2	-2.3%
Construction Costs (w/o capitalized interests on COGS)	(485.0)	(499.5)	-2.9%
Backlog Results	**265.9**	**268.7**	**-1.0%**
Backlog Margin (%)	*35.4%*	*35.0%*	*+0.4 p.p.*

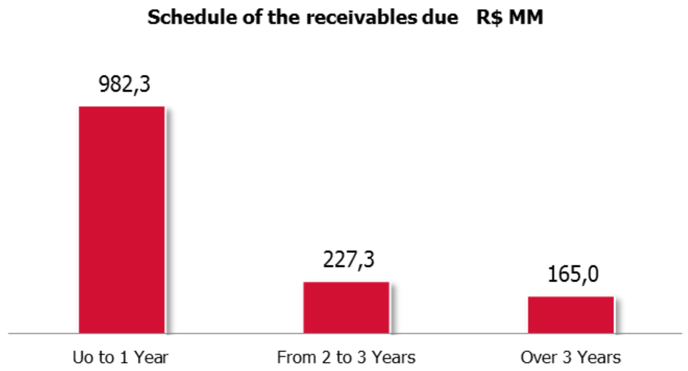
The following table shows the schedule of Revenue to be recognized from units sold, segmented between consolidated and non-consolidated projects, which shows organic improvement in gross margin in 2015 and 2016, due to projects launched after 2012.

	Expected Conclusion year			
R$ million	**2015**	**2016**	**2017**	**Total**
Consolidated	278.9	271.5	200.6	751.0
Equity Income	171.7	313.4	82.4	567.5
Backlog Revenue	**450.6**	**584.9**	**283.0**	**1.318.5**
Consolidated	(190.9)	(178.5)	(115.7)	(485.0)
Equity Income (loss)	(113.1)	(198.6)	(45.0)	(356.7)
Backlog Costs	**(304.0)**	**(371.1)**	**(160.7)**	**(841.7)**
Consolidated	31.6%	34.3%	42.3%	35.4%
Equity Income (loss)	34.1%	36.6%	45.4%	37.1%
Backlog Results	**32.5%**	**35.5%**	**43.2%**	**36.2%**

Accounts Receivable

Trade accounts receivable, in IFRS, plus balance of real estate developments to be recognized under the PoC method (recognition of the Revenue and respective costs and expenses from real estate development over the course of construction) totaled R$2.5 billion. From the third quarter, the item "Transfer from customers", which refers to clients, whose works have been completed and are pending release for linking and transferring financial institutions that financed the project, were reclassified to short-term receivables due to their nature. The decline in relation to 3Q14 is due to the heavy volume of financing transfer in the period and the cancellation of completed units that were included in Rossi's inventory.

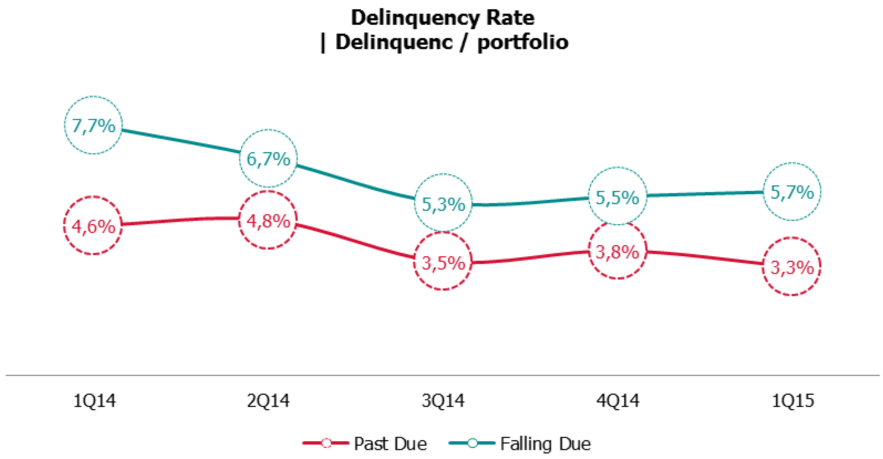
The following chart shows the schedule of receivables due, considering the estimated date of delivery of the projects. Note that considering the amounts receivable in up to one year, added to the cash position in the quarter of R$ 314.0 million, Rossi has more than R$ 1.0 billion in potential cash available to pay for the costs to be incurred and its debt.



R$ million	1Q15	4Q14	Chg.(%)
Short Term	**1,307.4**	**1,588.8**	**-17.7%**
Units under construction	346.6	527.5	-34.3%
Delivered units	939.3	1.034.0	-9.2%
Land receivables	21.5	27.3	-21.3%
Long Term	**392.3**	**383.9**	**2.2%**
Units under construction	101.2	123.8	-18.2%
Delivered units	278.6	245.8	13.3%
Land receivables	12.5	14.3	-12.6%
Total	**1,699.7**	**1,972.7**	**-13.8%**
Receivables to be recognized by Percentage of Completion Method			
Short Term	500.1	576.3	-13.2%
Long Term	250.8	192.0	30.6%
Total	**750.9**	**768.3**	**-2.3%**
Total Accounts Receivables	**2,450.6**	**2,741.0**	**-10.6%**

Delinquency

In absolute terms, the delinquent portfolio remains stable, with the increase in the delinquency rate caused by the reduction in the receivables portfolio. The rate represents total balance of clients with any amount overdue more than 90 days. It also includes contract installments falling due, in order to provide a conservative view of the rate.



Marketable Properties

The following table details marketable properties booked in the balance sheet at historical cost. The increase in competed units was due to the volume of rescissions and deliveries in 1Q15.

Marketable Properties R$ million	1Q15	4Q14	Chg.(%)
Finished properties	293.6	275.4	+6.6%
Properties Under Construction	517.3	500.6	3.3%
Land for future developments	614.2	609.1	0.8%
Consumables	5.2	6.2	-16.1%
Advances to suppliers	25.6	32.0	-20.0%
Capitalized Interest	77.1	86.0	-10.3%
Total	**1,533.0**	**1,509.3**	**1.6%**

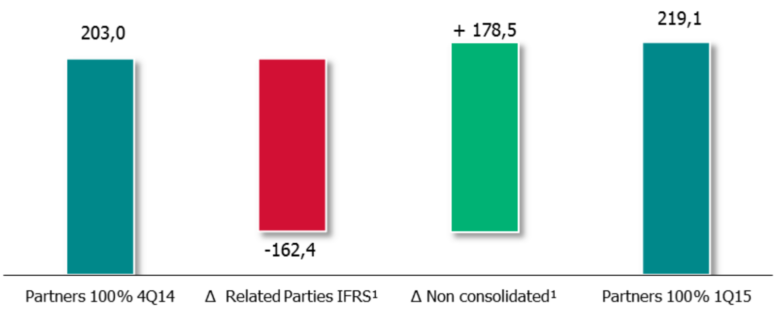
Decommissioning and Sale of Assets

Total asset sale agreements signed in 1Q15 reached R$ 24.1 million. As the table on Accounts Receivable on page 20 shows, R$ 41.6 million has already been booked.

Related Parties and Financing for SPEs

In order to improve communication and facilitate understanding of the Company's operations, we started providing, since 3Q14, as we did with debt and cash position, the reconciliation in the following chart, between the IFRS amounts and 100% consolidation, where all the projects are fully considered, as well as the related parties and advances to business partners. At the end of 4Q14, these amounted to accounts receivable for Rossi of R$ 203.0 million. This amount receivable refers to the structure that was used during the company's expansion cycle, especially between 2009 and 2011, by which Rossi financed a few partners through special purpose entities (SPE). Rossi used to inject funds relating to its share and granted an advance to the partner, who in return became a debtor of Rossi. This structure ceased to be used in 2012 and hence this balance will be received as the projects launched until 2011 are delivered or their financing transferred, which will mainly occur until the first half of 2016. Note that this payment will be made from the results of the projects themselves and Rossi will perform the financial management of these SPEs.

Related Parties Reconciliation | R$ MM



¹ Net amount of related parties and advances to business partners consolidated

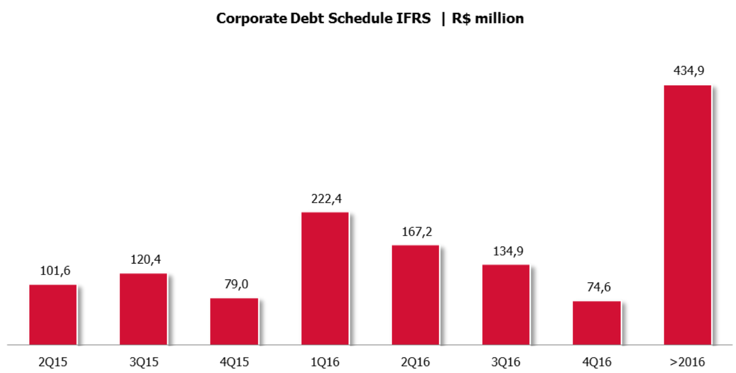
² Net amount of related parties and advances to business partners not consolidated

Indebtedness

Rossi ended 1Q15 with a cash balance of R$ 314.0 million and total debt of R$ 2.1 billion, down 11.8% from 4Q14, due to: (i) settlement of debentures held by Caixa Econômica on March 17; and (ii) reduction of SFH outstanding balance of R$156.9 million. Cash generation, calculated by net debt variation, was R$ 121.8 million in the quarter. Real estate credit consists of loans for construction (SFH) and bank credit notes (CCB), contracted for the construction and development of pre-determined housing projects. Weighted average cost of debt in the quarter was 14.6% p.a. (111.1% of the CDI rate) with weighted average term of 18.6 months, consisting of: (i) SFH with cost of 11.7% p.a. and term of 14.5 months and (ii) corporate debt, with cost of 16.3% p.a. and average term of 21 months.

R$ million	1Q15	4Q14	Chg.(%)
Short Term	**1,251.1**	**1,335.2**	**-6.3%**
Construction Loans	1,032.4	1,021.1	1.1%
SFH	517.1	687.0	-24.7%
CCB	515.3	334.1	54.2%
Working Capital	194.4	181.0	7.4%
Receivables Securitization	24.3	31.6	-23.1%
Debentures	-	101.5	N/A
Long Term	**888.2**	**1,091.5**	**-18.6%**
Construction Loans	837.5	1,019.9	-17.9%
SFH	287.1	274.2	4.7%
CCB	550.4	745.7	-26.2%
Working Capital	50.7	71.6	-29.2%
Gross Debt	**2,139.3**	**2,426.7**	**-11.8%**
Cash and Cash Equivalents	314.0	479.6	-34.5%
Net Debt	**1,825.3**	**1,947.1**	**-6.3%**
Net Debt ÷ Shareholder's Equity	**110.9%**	**109.8%**	**+1.0 p.p.**
Cash (Burn) Generation	**121.8**	**226.2**	**-46.1%**

The following chart shows the maturity schedule of corporate debt based on IFRS pro forma consolidation, considering that (i) the overdraft facility of R$ 100 million, which is automatically renewable in December, was reclassified for beyond 2016, and (ii) the rollover of another loan operation in the amount of R$ 100 million, originally maturing in a single installment in May 2015. Note that most of the debt is allocated in the holding company Rossi Residencial, and a portion of the cash is in SPEs not consolidated. The balance available for amortization of corporate debt is R$ 355.3 million (in proportion to Rossi's share), as per the table on page 20, which enables Rossi to amortize all the debts maturing until the end of 2015.



In line with Rossi's strategy of constantly improving the disclosure of information to enable the economic agents understand the current situation of its operations, the following table shows the company's debt situation from two complementary angles to IFRS: (i) 100% of the companies, regardless of the consolidation criterion of IFRS; and (ii) Rossi's proportional share in the projects. Thus, it is possible to conclude that, regardless of the consolidation criterion, the company has been generating cash consistently in recent quarters. We notice that a few of our actions, mainly related to the centralization of surplus cash from SPEs in at Rossi Residencial, impact both the IFRS and proportional numbers, which could make it difficult to understand the operating cash flow. Operating cash flow will continue to be shown in these three angles, so long as necessary, to enable better understanding of the company's cash generation.

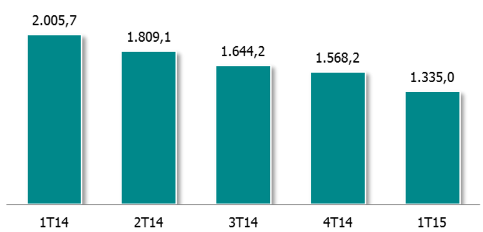
	100%				
R$ million	**1Q15**	**4Q14**	**3Q14**	**2Q14**	**1Q14**
Gross Debt	**3,124.8**	**3,486.4**	**3,881.0**	**4,168.4**	**4,434.4**
Cash and Cash Equivalents	471.0	687.1	775.5	1.000.4	1.221.4
Net Debt	**2,653.8**	**2,799.3**	**3,105.5**	**3,.168.0**	**3,213.0**
Net Debt ÷ Shareholder's Equity	**129.0%**	**126.8%**	**117.2%**	**108.7%**	**110.1%**
Cash (Burn) Generation	**145.4**	**306.2**	**62.6**	**44.9**	**68.2**
Cash (Burn) Generation LTM	**559.1**				

	Proportional				
R$ million	**1Q15**	**4Q14**	**3Q14**	**2Q14**	**1Q14**
Gross Debt	**2,626.4**	**2,965.8**	**3,327.0**	**3,574.0**	**3,832.1**
Cash and Cash Equivalents	355.3	549.9	656.0	816.1	1,067.2
Net Debt	**2,271.1**	**2,415.9**	**2,671.0**	**2,757.9**	**2,764.9**
Net Debt ÷ Shareholder's Equity	**138.0%**	**133.0%**	**125.1%**	**114.9%**	**115.2%**
Cash (Burn) Generation	**144.8**	**255.1**	**86.9**	**6.9**	**75.1**
Cash (Burn) Generation LTM	**493.8**				

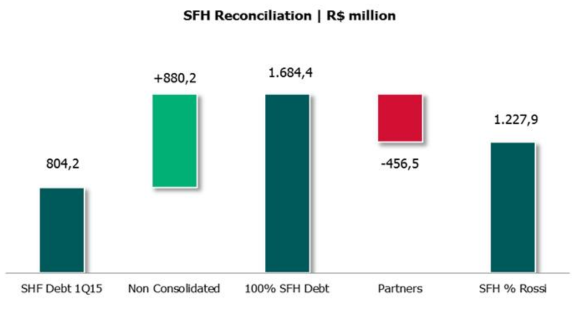
	IFRS				
R$ million	**1Q15**	**4Q14**	**3Q14**	**2Q14**	**1Q14**
Gross Debt	**2,139.3**	**2,.426.7**	**2,744.7**	**3,011.6**	**3,134.5**
Cash and Cash Equivalents	314.0	479.6	571.4	746.4	973.0
Net Debt	**1,825.3**	**1,947.1**	**2,173.3**	**2,265.2**	**2,161.5**
Net Debt ÷ Shareholder's Equity	**110.9%**	**109.8%**	**101.9%**	**94.6%**	**89.9%**
Cash (Burn) Generation	**121.9**	**226.1**	**91.9**	**(103.7)**	**167.6**
Cash (Burn) Generation LTM	**336.2**				

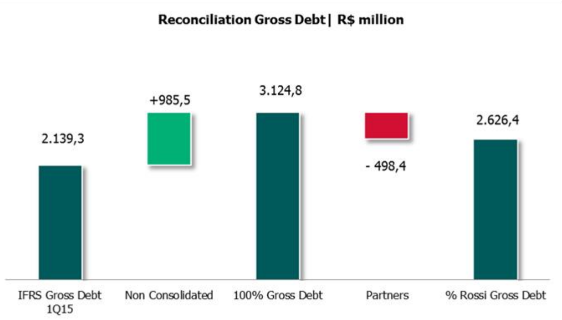
It is important to note the reduction in Ross's debt level, in line with its strategy of focus on cash generation, which will enable it to balance its capital structure.

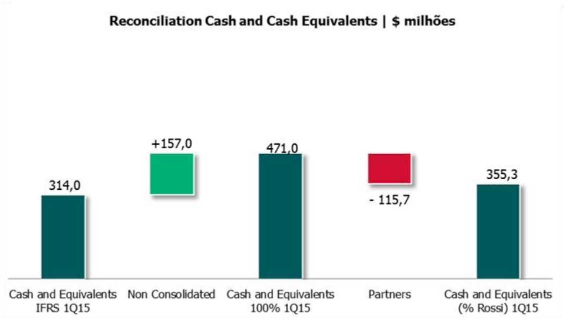
Evolution of Corporate Debt| R$ MM



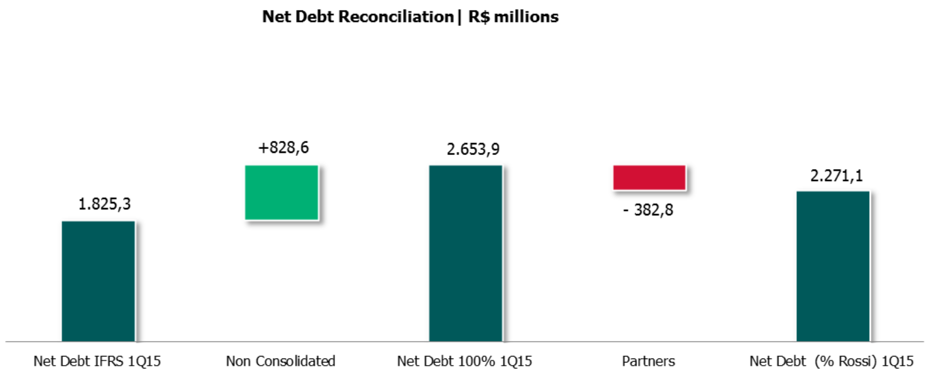
The following charts show the reconciliation of debt in the three angles:





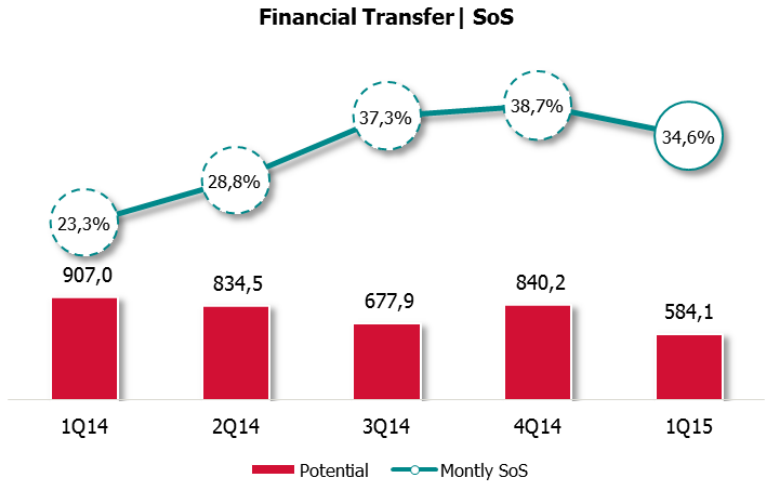


Below is the reconciliation of net debt in the three angles:



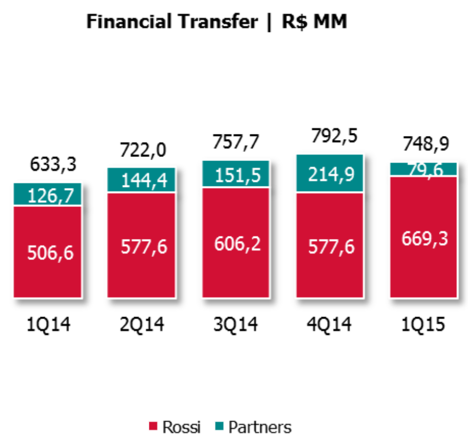
Financial Transfers and Rossi Fácil

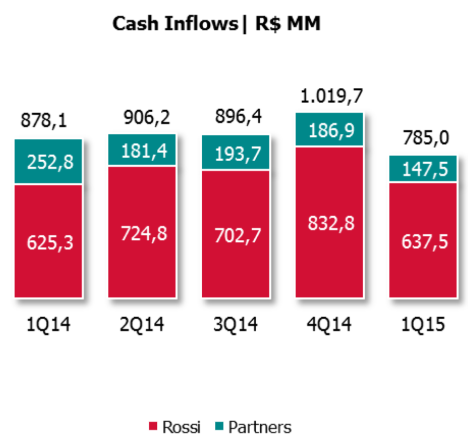
The following chart shows the quarterly indicator that measures the efficiency of financing transfer. The red bars show the potential transfer amounts, that is, the sum of the outstanding balance of the units that have already been registered. The speed, or SOS, of the process is measured by the ratio between the amount of transfers and payment settlements during the period and this potential. It can be noticed that, despite the lower potential in 2015, changes in process management have normalized the indicator at above 30%. As mentioned earlier, the potential will increase over the coming quarters as Rossi continues to increase deliveries while, at the same time, reselling the canceled units.



The following charts detail the evolution of transfers and settlements, which increased 18.3% from early 2014.

Moreover, cash flows from financing transfers and receipts from clients declined due to the advance entry of cash in 4Q14 and the lower sales volume in January and February 2015 than in 2014, which resulted in a reduction in the potential for financing transfer, that is, in the number of units qualified for financing transfer. This potential should increase during the year as deliveries increase and the units already delivered have the entire transfer documentation ready, and will be driven by sales of completed units, which picked up speed in March, such that cash inflows should increase, especially in the second half of the year.





Relationship with Independent Auditors

In compliance with CVM Instruction 381/03, we inform that Deloitte Touche Tohmatsu Auditores Independentes was hired to provide the following services in 2014: audit of the financial statements in accordance with the accounting practices adopted in Brazil and the International Financial Reporting Standards (IFRS); review of interim quarterly financial information in accordance with Brazilian and international standards for reviewing interim statements (NBC TR 2410 – Revisão de Informações Intermediárias Executadas pelo Auditor da Entidade and ISRE 2410 – Review of Interim Financial Information Performed by the Independent Auditor of the Entity, respectively). The Company did not contract the independent auditors for services other than those related to the audit of financial statements.

The contracting of independent auditors is based on the principles that aim to preserve the independence of the auditor, namely: (a) the auditor should not audit their own work; (b) auditors should not hold management positions; and (c) auditors should not provide services that could be construed as prohibited by applicable laws. Furthermore, the Management obtains from the independent auditors a declaration that any special services provided do not affect their professional independence.

The information in the performance report that is not clearly identified as a copy of the information contained in the financial statements did not undergo any audit or review.

Appendix I | Indicators 100%- R$ million

Quarterly Sales Speed | 100%	1Q14	2Q14	3Q14	4Q14	1Q15
Inventory BOP	4,061.7	3,971.0	3,791.2	3,822.4	3,979.0
Launches	157.8	299.5	72.9	163.4	-
Total Supply	**4,219.5**	**4,270.5**	**3,864.1**	**3,985.8**	**3,979.0**
Gross Sales	552.0	648.3	615.6	520.5	423.6
Sales Speed (%)	**13.1%**	**15.2%**	**15.9%**	**13.1%**	**10.6%**
Sales Cancellation	233.2	343.5	422.9	381.2	337.4
Adjustments/ Mark to market	70.3	(174.5)	151.0	132.5	(395.1)
Inventory EOP	**3,971.0**	**3,791.2**	**3,,822.4**	**3,979.0**	**3,497.7**

Sales Speed Last 12 months | 100%	1Q14	2Q14	3Q14	4Q14	1Q15
Inventory BOP	4,518.2	4,317.9	4,,476.5	4,061.7	3,971.0
Launches	1,282.4	1,418.2	784,4	693,6	535,8
Total Supply	**5,800.6**	**5,736.1**	**5,,260.9**	**4,755.3**	**4,,506.8**
Gross Sales	2,470.2	2,547.0	2,386.5	2,336.4	2,,208.0
Sales Speed (%)	**42.6%**	**44.4%**	**45.4%**	**49.1%**	**49.0%**
Sales Cancellation	834.9	970.9	1.165.8	1.380.8	1.484.9
Adjustments/ Mark to market	(194.3)	(368.8)	(217.8)	179.3	(286.1)
Inventory EOP	**3,971.0**	**3,791.2**	**3,822.4**	**3,979.0**	**3,497.7**

Appendix II | Indicators IFRS R$ million

Quarterly SOS | Consolidated IFRS	1Q14	2Q14	3Q14	4Q14	1Q15
Inventory - BOP	2.844,7	2.749,9	2.706,4	2.736,6	2.901,0
Launches	63,2	299,5	72,9	163,4	-
Inventory + Launches	**2.907,9**	**3.049,4**	**2.779,3**	**2.900,0**	**2.901,0**
Gross Sales	343,7	431,5	362,6	297,0	234,0
Sales Speed (SoS) (%)	**11,8%**	**14,1%**	**13,0%**	**10,2%**	**8,1%**
Rescission	142,0	204,6	230,9	222,5	178,9
Adjusts / Revalue	43,8	(116,1)	88,9	75,6	(237,0)
Inventory - EOP	**2.749,9**	**2.706,4**	**2.736,6**	**2.901,0**	**2.608,9**

VSO Trimestral | Equity Income	1Q14	2Q14	3Q14	4Q14	1Q15
Inventory - BOP	1.217,0	1.221,0	1.084,7	1.085,8	1.077,9
Launches	94,6	-	-	-	-
Inventory + Launches	**1.311,6**	**1.221,0**	**1.084,7**	**1.085,8**	**1.077,9**
Gross Sales	208,3	216,8	253,0	223,5	189,6
Sales Speed (SoS) (%)	**15,9%**	**17,8%**	**23,3%**	**20,6%**	**17,6%**
Rescission	91,2	138,9	192,0	158,7	158,5
Adjusts / Revalue	26,5	(58,4)	62,1	56,9	(158,0)
Inventory - EOP	**1.221,0**	**1.084,7**	**1.085,8**	**1.077,9**	**888,8**

Appendix III | Income Statement - R$ thousand

	1Q15	4Q14	Chg. (%)
Gross Operating Revenue			
Property sales and services	252,596	488,525	-48.3%
Taxes and deductions	(5,590)	(12,741)	-56.1%
Net Operating Revenue	**247,006**	**475,784**	**-48.1%**
Cost of Property and Services	**(223,803)**	**(390,624)**	**-42.7%**
Construction + Land	(198,031)	(335,441)	-41.0%
Financial Charges	(25,772)	(55,183)	-53.3%
Gross Income	**23,203**	**85,160**	**N/A**
Gross Margin	***9.4%***	***17.9%***	***-8.5 p.p.***
Gross margin (ex interest)	***19.8%***	***29.5%***	***-9.7 p.p.***
Operating Expenses	**(89,834)**	**(55,793)**	**+61.0%**
Administrative	(39,419)	(46,031)	-14.4%
Selling	(21,621)	(33,495)	-35.5%
Depreciation and amortization	(2,220)	(1,667)	+33.2%
Equity income (loss)	(14,380)	21,240	-167.7%
Other operating income (expenses)	(12,194)	4,160	-393.1%
Earnings before financial result	**(66,631)**	**29,367**	**N/A**
Financial Result	**(52,315)**	**(6,584)**	**+694.6%**
Financial Income	18,669	31,043	-39.9%
Financial Expenses	(70,984)	(37,627)	+88.7%
Operating Income (Loss)	**(118,946)**	**22,783**	**N/A**
Operating Margin	***-48.2%***	***4.8%***	***N/A***
Provision for income tax and social contrib.	(16,306)	(8,678)	+87.9%
Deferred income tax	10,677	(2,386)	-547.5%
Non-controlling interest	(4,393)	(4,887)	-10.1%
Net Income (Loss)	**(128,968)**	**6,832**	**N/A**
Net Margin	***N/A***	***1.4%***	***N/A***

Appendix IV Balance Sheet | Assets – R$ thousand

ASSETS	1Q15	4Q14	Chg.(%)
CURRENT			
Cash and equivalents	156,710	278,709	-43.8%
Marketable securities	71,496	49,242	+45.2%
Trade accounts receivable	1,307,442	1,588,831	-17.7%
Marketable properties	1,218,945	1,109,363	+9.9%
Other assets	166,428	182,338	-8.7%
Total Current Asset	**2,921,021**	**3,208,483**	**-9.0%**
NON CURRENT			
Securities	85,823	151,613	-43.4%
Trade accounts receivable	392,279	383,905	+2.2%
Marketable properties	313,998	399,897	-21.5%
Judicial deposits	58,303	59,425	-1.9%
Related parties	320,410	296,303	+8.1%
Advances to partners	679,559	629,668	+7.9%
Investments	1,663,530	1,557,296	+6.8%
Fixed	38,435	41,977	-8.4%
Intangible	65,063	62,459	+4.2%
Total Long Term	**3,617,400**	**3,582,543**	**+1.0%**
TOTAL ASSETS	**6,538,421**	**6,791,026**	**-3.7%**

Appendix V | Liabilities and Shareholders' Equity

LIABILITIES AND SHAREHOLDER'S EQUITY	1Q15	4Q14	Chg.(%)
CURRENT			
Construction financing – mortgage loan	1,032,419	1,023,048	+0.9%
Loans – working capital	218,676	210,716	+3.8%
Debentures	-	101,499	N/A
Trade payables	46,130	46,184	-0.1%
Accounts payable for land site acquisition	198,634	160,698	+23.6%
Payroll and related charges	23,921	39,526	-39.5%
Taxes and contributions payable	38,680	64,943	-40.4%
Profit sharing payable	19,595	19,892	-1.5%
Advances from clients	237,351	222,160	+6.8%
Related parties	1,406,990	1,170,128	+20.2%
Other	83,089	96,551	-13.9%
Total Current Liabilities	**3,305,485**	**3,155,345**	**+4.8%**
NON CURRENT			
Construction financing – mortgage loan	837,549	1,017,936	-17.7%
Loans – working capital	50,736	73,546	-31.0%
Debentures	-	-	N/A
Accounts payable for land site acquisition	112,405	175,442	-35.9%
Taxes and contributions payable	25,554	25,554	+0.0%
Provisions	78,722	72,641	+8.4%
Provision for guarantees	25,137	23,690	+6.1%
Provision for investment losses	55,852	55,253	+1.1%
Deferred taxes and contributions	175,754	192,402	-8.7%
Other accounts payable	154,782	157,448	-1.7%
Total noncurrent Liabilities	**1,516,491**	**1,793,912**	**-15.5%**
SHAREHOLDERS' EQUITY			
Capital stock	2,611,390	2,611,390	+0.0%
Treasury stock	(83,313)	(83,068)	+0.3%
Capital reserve	54,927	52,265	+5.1%
Retained earnings (accumulated losses)	(810,137)	(448,695)	+80.6%
Total Shareholders' Equity	**1,772,867**	**2,131,892**	**-16.8%**
Non-controlling interest	68,902	71,877	-4.1%
TOTAL LIABILITIES	**6,663,745**	**7,153,026**	**-6.8%**

Glossary

Accounting Pronouncement Committee (CPC) – Created by Resolution 1,055/05 of the Federal Accounting Board (CFC), the CPC has the objective of "analyzing, preparing and issuing Technical Pronouncements on accounting procedures and disclosing information of this nature to allow Brazil's regulatory authority to issue standards with a view to centralizing and standardizing its production processes, always considering the convergence of Brazilian and international accounting standards".

Adjusted EBITDA – Earnings before the financial result, income tax and social contribution on net income, depreciation, amortization, financial charges associated with the cost of properties sold, expenses with share issuances, expenses with the stock option plan and other non-operating expenses. Adjusted EBITDA is not a measure of financial performance recognized by generally accepted accounting practices in Brazil (BR GAAP) and should not be considered alone, as an alternative to net income, as a measure of operating performance, as an alternative to operating cash flow or as a measure of liquidity. Adjusted EBITDA does not have a standardized definition and Rossi's definition of Adjusted EBITDA may differ from those used by other companies.

Backlog Margin – Equivalent to "Backlog Results" divided by "Backlog Revenue" to be recognized in future periods.

Backlog Result – As a result of the Percentage of Completion Method of recognizing Revenue, we recognize Revenue and expenses over a multi-year period for each residential unit we sell. Therefore, the balance of the Backlog Result represents Revenue less costs that will be recognized in future periods from past sales.

Backlog Revenue – Backlog Revenue correspond to sales contracts with Revenue to be recognized in future periods as the construction progresses and not upon the signing of the contract. Therefore, our Backlog revenue represents Revenue that will be incurred in future periods from past sales.

Cash Burn - Variation in net debt, less capital increases, dividends paid and non-recurring expenses.

CFC Resolution 963/03 and Percentage of Completion (PoC) Method – Revenue, as well as costs and expenses from real estate development, is recognized throughout the project's construction period in line with the costs incurred, in accordance with Resolution 963/03 of the Federal Accounting Board (CFC).

Contracted Sales – Contracted sales are the aggregate amount of sales resulting from all agreements for the sale of units entered into during a certain period, including new units and units in inventory. Contracted sales are recorded as revenue as construction progresses (PoC method). There is no definition of "contracted sales" under Brazilian GAAP.

EBITDA – Earnings before the financial result, income tax and social contribution on net income, depreciation, amortization and financial charges associated with the cost of properties sold. The EBITDA calculation method adopted by Rossi is in accordance with the definition laid down by CVM Instruction of October 4, 2012.

Economic Segment (excluding MCMV) – Units with average price between R$170,000 and R$200,000.

INCC – National Construction Cost Index measured by the Fundação Getulio Vargas (FGV).

Land Bank – Land Bank formed by lots for future projects, which are acquired in cash or through swap agreements.

Launch PSV – Potential sales value corresponds to the total potential value obtained by the Company from the sale of all the units from a given development launched at a certain price.

Minha Casa Minha Vida (MCMV) – Housing program launched in 2009 with units priced up to R$170,000.

PoC Method – Under Brazilian GAAP, real estate development Revenue, costs and related expenses are recognized using the Percentage of Completion ("PoC") method of accounting by measuring progress towards completion in terms of actual costs incurred versus total budgeted expenditures for each stage of a development.

PSV – Potential Sales Value.

Rossi's PSV – The potential sales value obtained or to be obtained by Rossi from the sale of all the units from a given development launched at a certain predetermined price, proportional to its share of the enterprise.

SFH Funds – Funds from the National Housing System (SFH) come from the Government Severance Indemnity Fund (FGTS) from savings deposits. Commercial banks are required to invest 65% of their total savings deposits in the housing sector, either to final customers or developers, at lower interest rates than the private market.

SOS – Sales over Supply ratio

Swap – A system in which we grant the landowner a certain number of units to be built on the lot or a percentage of the proceeds from the sale of units in the development in exchange for the lot. By acquiring land through this system, we reduce our cash requirements and increase our returns.