

Fortress Investment Group LLC

2014 Credit Suisse Financial Services Forum

February 2014



Disclaimer

In General. This disclaimer applies to this document and the verbal or written comments of any person presenting it. This document, taken together with any such verbal or written comments, is referred to herein as the “Presentation.” Fortress Investment Group LLC, taken together with its affiliates, is referred to herein as “Fortress,” “FIG,” or the “Company.” **Unless otherwise noted, figures presented are for the three months ended or as of September 30, 2013, and “YTD” refers to the nine months ended September 30, 2013.** The Presentation relates to Fortress Investment Group LLC, a publicly traded company (NYSE: FIG) and is not intended for current or potential investors in any Fortress managed fund or account.

No offer to purchase or sell securities. The Presentation does not constitute an offer to sell, or a solicitation of an offer to buy, any security and may not be relied upon in connection with the purchase or sale of any security. Any such offer would only be made by means of formal offering documents, the terms of which would govern in all respects. You are cautioned against using this information as the basis for making a decision to purchase any security or to otherwise engage in an investment advisory relationship with Fortress.

Forward-looking statements. The Presentation contains certain “forward-looking statements” within the meaning of the Private Securities Litigation Reform Act of 1995, which reflect our current views with respect to, among other things, future events and the financial performance of Fortress. Readers can identify these forward-looking statements by the use of forward-looking words such as “outlook,” “believes,” “expects,” “potential,” “continues,” “may,” “will,” “should,” “could,” “seeks,” “approximately,” “predicts,” “intends,” “plans,” “estimates,” “assumed,” “anticipates,” “positioned,” “targets” or the negative version of those words or other comparable words. Any forward-looking statements contained in this report are based upon the historical performance of us and our subsidiaries and on our current plans, estimates and expectations. The inclusion of this forward-looking information, including our business focus, should not be regarded as a representation by us or any other person that the future plans, estimates or expectations contemplated by us will be achieved. Such forward-looking statements are subject to various risks, uncertainties and assumptions relating to our operations, financial results, financial condition, business prospects, growth strategy and liquidity, including those risks described in our filings with the Securities and Exchange Commission (see our Quarterly Report on Form 10-Q filed on October 31, 2013). If one or more of these or other risks or uncertainties materialize, or if our underlying assumptions prove to be incorrect, our actual results may vary materially from those indicated in these statements. Accordingly, you should not place undue reliance on any forward-looking statements.

No reliance, no update and use of information. You should not rely on the Presentation as the basis upon which to make any investment decision. To the extent that you rely on the Presentation in connection with any investment decision, you do so at your own risk. The Presentation does not purport to be complete on any topic addressed. The information in the Presentation is provided to you as of the dates indicated, and Fortress does not intend to update the information after its distribution, even in the event that the information becomes materially inaccurate. Certain information contained in the Presentation includes calculations or figures that have been prepared internally and have not been audited or verified by a third party. Use of different methods for preparing, calculating or presenting information may lead to different results, and such differences may be material.

Past performance. In all cases where historical performance is presented, please note that past performance is not a reliable indicator of future results and should not be relied upon as the basis for making an investment decision.

Non-GAAP Financial Data Information. The Presentation discloses Distributable Earnings, Fund Management Distributable Earnings, Distributable Earnings per Weighted Average Dividend Paying Shares and Units Outstanding (DEPS) and Net Cash & Investments, which are not recognized measurements under GAAP. In analyzing performance or liquidity, you should evaluate each adjustment in our reconciliations and explanatory footnotes and use these measures in addition, and not as an alternative, to net income, book value and earnings per share (EPS), each as defined under GAAP. See Appendix.

Knowledge and experience. You acknowledge that you are knowledgeable and experienced with respect to the financial, tax and business aspects of the Presentation and that you will conduct your own independent financial, business, regulatory, accounting, legal, and tax investigations with respect to the accuracy, completeness and suitability of the Presentation should you choose to use or rely on the Presentation, at your own risk, for any purpose.

No tax, legal, accounting or investment advice. The Presentation is not intended to provide, and should not be relied upon for, tax, legal, accounting or investment advice. Any statements of federal tax consequences contained in the Presentation were not intended to be used and cannot be used to avoid penalties under the Internal Revenue Code or to promote, market or recommend to another party any tax related matters addressed herein.

Distribution of this Presentation. These materials are not intended for distribution to, or use by, any person or entity in any jurisdiction or country where such distribution or use is contrary to local law or regulation.



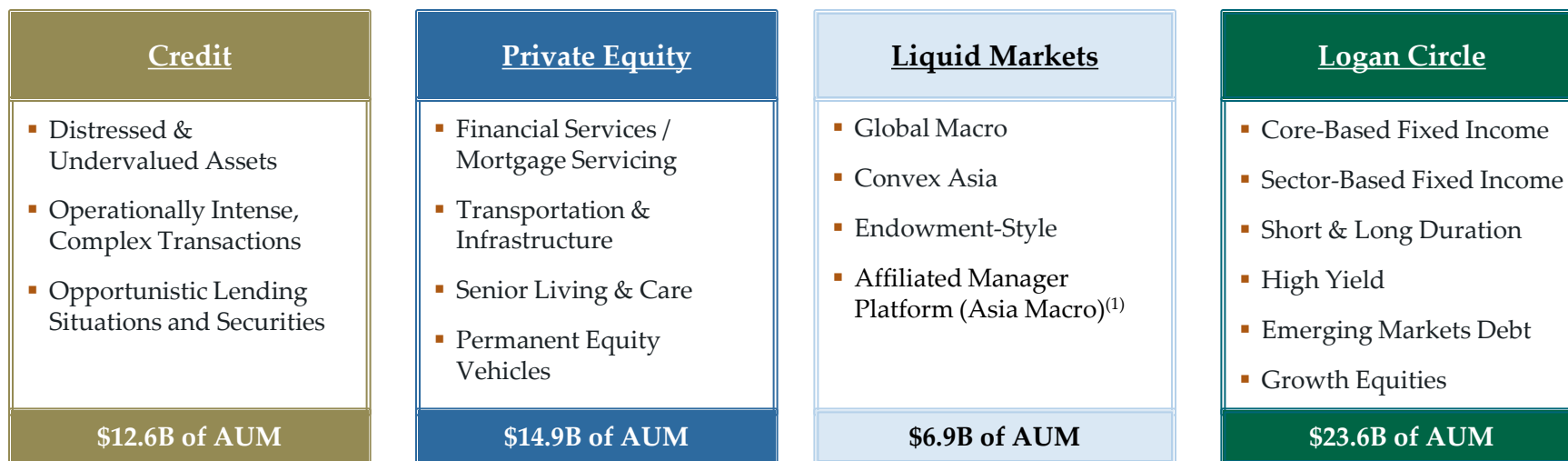
“We believe a highly diversified, global asset manager delivering top-tier investment performance will create extraordinary opportunities for earnings growth and value creation.”

- Wes Edens, Fortress Co-Founder, Co-Chairman & Head of Private Equity

Fortress Today

Three large, non-correlated alternative businesses complemented by a highly scalable traditional asset management platform

- Stable, recurring earnings base with significant incentive income upside potential
- Core strategies provide foundation for organic strategic growth
- Increasing scale of permanent equity platform provides high multiple, perpetual fee-based earnings
- Substantial balance sheet value relative to share price



On pace for highest full year of distributable earnings since 2007⁽²⁾

(1) In January 2014, Fortress announced the launch of a new affiliated manager platform pursuant to which Fortress takes a non-control economic interest in a fund manager and earns fees for infrastructure, technology and related services, with Fortress Asia Macro Fund ("FAMF") as the first fund to join the platform.

(2) Based on annualized YTD 2013 results.

Strong YTD 2013 Results Reflect Strength of Earnings Model

<i>\$ millions</i>	YTD 2013 ⁽¹⁾	YTD 2012 ⁽²⁾	YoY Δ	
Fee-Paying AUM	\$57,971	\$51,475	+13%	▪ Eight consecutive quarters of over \$1 billion in new alternative capital raised
Management Fees	\$397	\$348	+14%	▪ \$27.4 billion of AUM in permanent equity or long-term investment structures
Incentive Income	\$357	\$164	+118%	▪ \$18.8 billion⁽³⁾ of incentive-eligible NAV above incentive income thresholds
Gross Unrecognized Incentive Income	\$807	\$543	+49%	▪ \$1.63 per share⁽⁴⁾ of gross embedded incentive income yet to impact DE
Net Cash & Investments⁽⁵⁾	\$1,575	\$1,243	+27%	▪ \$3.18 per share⁽⁴⁾ of Net Cash & Investments represents 40% of FIG's share price ⁽⁶⁾

Financial performance and embedded value point to substantial momentum and valuation upside potential

- (1) Reflects the nine month period from January 1, 2013 through September 30, 2013 for Management Fees and Incentive Income. As of September 30, 2013 for AUM, Gross Unrecognized Incentive Income and Net Cash & Investments.
- (2) Reflects the nine month period from January 1, 2012 through September 30, 2012 for Management Fees and Incentive Income. As of September 30, 2012 for AUM, Gross Unrecognized Incentive Income and Net Cash & Investments.
- (3) Includes \$1.2 billion of Private Equity Castle equity eligible for incentive.
- (4) Based on 495 million dividend paying shares outstanding as of September 30, 2013.
- (5) Net Cash & Investments, which is a non-GAAP financial measure, means cash & cash equivalents plus investments less debt outstanding, as described in Fortress's third quarter 2013 earnings release. The release is available in the "Public Shareholders – News" section of Fortress's website, www.fortress.com. For a reconciliation of GAAP Book Value Per Share to Net Cash & Investments Per Share please see Appendix slide #6.
- (6) FIG stock price as of February 7, 2014.

Key Investment Themes

1

Highly diversified and scalable core investment platforms

- Meaningful growth potential from permanent capital vehicles and sector-specific funds
- Opportunities for strategic additions to Liquid Markets affiliated manager platform⁽¹⁾
- Logan Circle build-out into broader traditional asset manager

2

Strong investment performance across businesses

- Strong full year 2013 absolute returns in flagship liquid and credit hedge funds
- Top-tier Credit PE fund performance⁽²⁾; all flagship Credit funds above preferred thresholds
- Significant value appreciation in legacy PE buyout funds

3

Substantial, underappreciated balance sheet value

- Zero debt obligations outstanding
- \$1.6 billion of Net Cash & Investments on the balance sheet⁽³⁾
- Potential for increased shareholder distributions from realization events

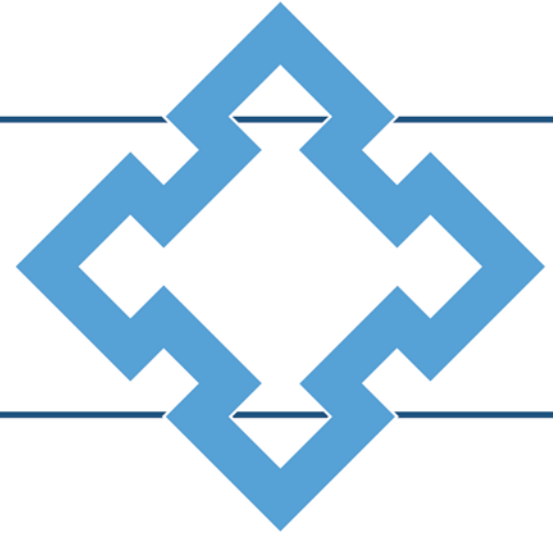
(1) In January 2014, Fortress announced the launch of a new affiliated manager platform pursuant to which Fortress takes a non-control economic interest in a fund manager and earns fees for infrastructure, technology and related services, with Fortress Asia Macro Fund ("FAMF") as the first fund to join the platform.

(2) Source: Cambridge Associates, September 2013.

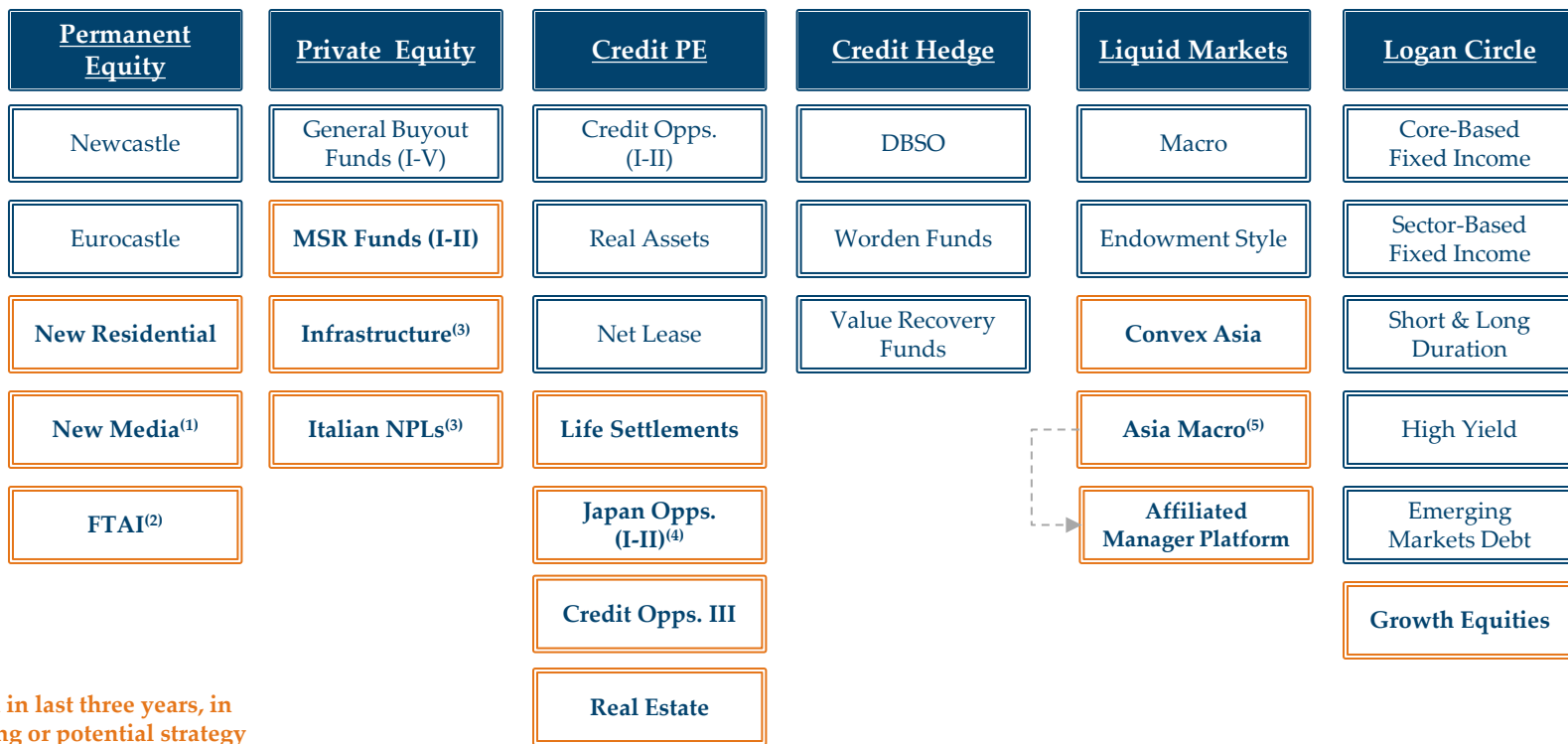
(3) Net Cash & Investments, which is a non-GAAP financial measure, means cash & cash equivalents plus investments less debt outstanding, as described in Fortress's third quarter 2013 earnings release. The release is available in the "Public Shareholders – News" section of Fortress's website, www.fortress.com. For a reconciliation of GAAP Book Value Per Share to Net Cash & Investments Per Share please see Appendix slide #6.

1

Highly Diversified Business Model With Scalable Investment Platforms



1 Diversified Business Model Continuing to Build From Core Strategies














Fund Life	Permanent	7 – 10 years	3 – 25 years	Annual	Monthly/Quarterly	N/A
AUM	\$3.2 billion ⁽⁶⁾	\$11.6 billion	\$6.9 billion	\$5.7 billion	\$6.9 billion	\$23.6 billion
Avg Mgmt Fee Rate	1.5%	1.2%	1.4%	2.0%	1.8%	0.2%

- (1) The spin-off of Newcastle’s (NCT) media assets into New Media Investment Group Inc. (“New Media”) has been approved by Newcastle’s Board of Directors and is expected to be completed with the distribution of shares of common stock of New Media (NYSE: NEWM) on or about February 13, 2014.
- (2) Fortress’s ability to complete an IPO of Fortress Transportation and Infrastructure Investors LLC (“FTAI”) is subject to certain conditions, including but not limited to, the SEC declaring the registration statement relating to the IPO effective and approval of an application to list FTAI’s common stock on the NYSE.
- (3) Potential fund strategy or strategy still in fundraising period.
- (4) Japan Opportunity Fund was launched in June 2009; Japan Opportunity Fund II was launched in December 2011.
- (5) In January 2014, Fortress announced the launch of a new affiliated manager platform pursuant to which Fortress takes a non-control economic interest in a fund manager and earns fees for infrastructure, technology and related services, with Fortress Asia Macro Fund (“FAMF”) as the first fund to join the platform.
- (6) Subsequent to September 30, 2013, NCT raised \$0.3 billion of permanent equity capital.

1 Build-out of Permanent Capital Vehicles & Sector PE Funds

Leverage investment and operating experience in core sectors that have large, addressable markets, attractive supply/demand dynamics, favorable economics and long duration assets

Investment Opportunity	Fortress Advantage	Permanent Capital Vehicles	Sector-Focused Funds
Mortgage Servicing Rights (MSRs)		 ✓	 MSR Fund I & Fund II
Senior Housing & Care		 ✓	
Transportation & Infrastructure	<ul style="list-style-type: none"> acquisition of over \$15 billion of assets worldwide since 2002 	FTAI ⁽²⁾ ✓	 Infrastructure Fund ⁽³⁾ ✓
Italian NPLs		 ✓	 Italian NPL Fund ⁽³⁾ ✓
Total Capital Raised (2012 – December 2013)		\$1.8bn	\$2.6bn⁽⁴⁾
Media		 ✓	

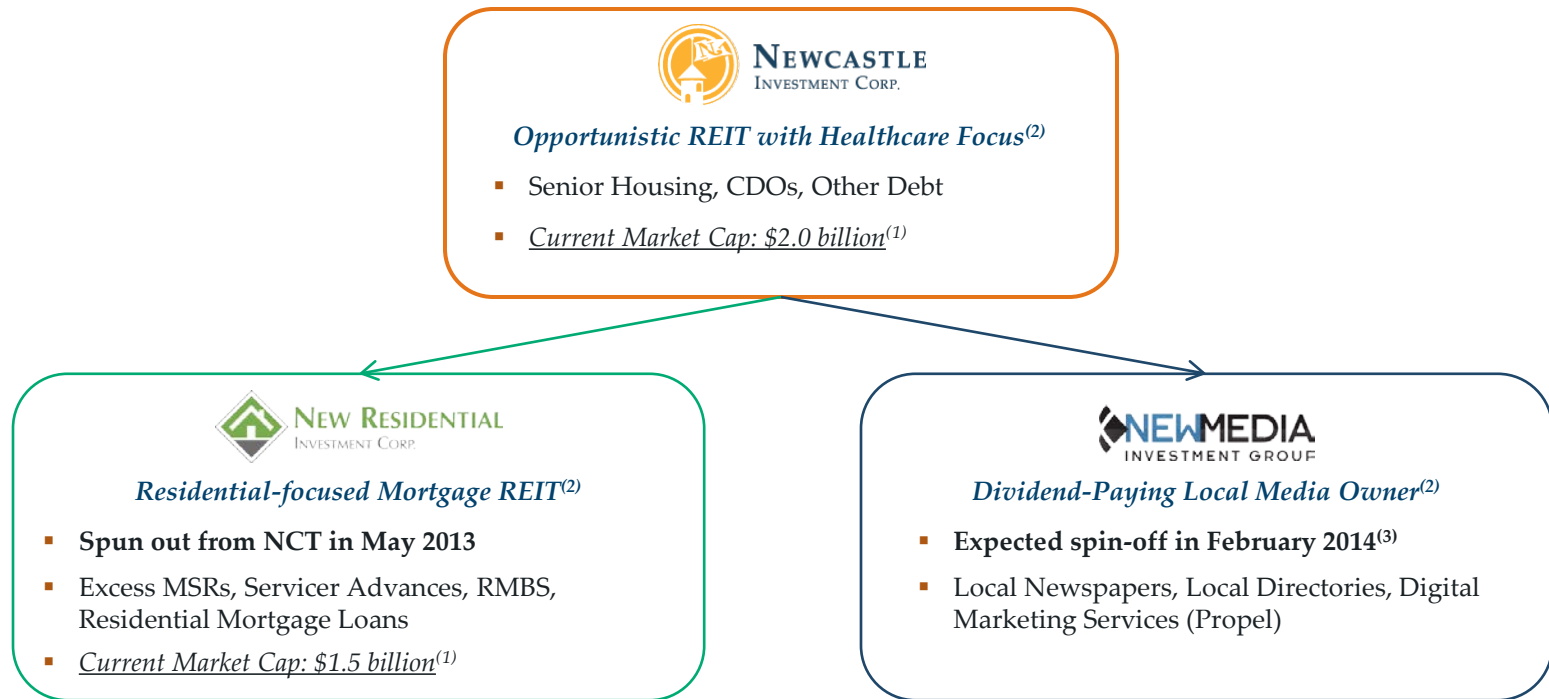
✓ Fund currently raising private capital or public company with ability to raise additional equity

- (1) Includes senior housing properties currently owned by Newcastle and managed by a FIG senior living property management subsidiary.
- (2) Fortress's ability to complete an IPO of FTAI is subject to certain conditions, including but not limited to, the SEC declaring the registration statement relating to the IPO effective and approval of an application to list FTAI's common stock on the NYSE.
- (3) Potential fund strategy or strategy still in fundraising period.
- (4) Includes \$1.1 billion raised for MSR Fund II, \$0.6 billion raised for MSR Fund I, \$0.6 billion raised for Italian NPL Fund and \$0.3 billion raised for WWTAI (now FTAI).
- (5) The spin-off of Newcastle's media assets into New Media Investment Group Inc. ("New Media") has been approved by Newcastle's Board of Directors and is expected to be completed with the distribution of shares of common stock of New Media (NYSE: NEWM) on or about February 13, 2014.

1 NCT: A \$2.0 Billion REIT⁽¹⁾ & Engine for Platform Diversification

Newcastle focused on harvesting value in core real estate investments, strategically acquiring senior housing properties and making opportunistic investments with attractive returns

- Each new permanent capital vehicle has meaningful growth prospects, which could drive additional management fees and potential incentive income to Fortress



NCT's market cap was \$8 million in 2009; combined market cap of NCT & NRZ is currently \$3.5 billion⁽¹⁾

(1) Market Capitalization based on share price and shares outstanding as of February 7, 2014.

(2) Newcastle, New Residential and New Media may invest in assets that differ significantly from its current portfolio and each company's portfolio may change meaningfully over time. Any dividend declarations are at the sole discretion of the respective company's Board of Directors and there can be no assurance of the amount or timing of any future dividends. New Media's predecessor, GateHouse Media, Inc., recently emerged from bankruptcy, and there can be no assurance that it will be able to pay dividends.

(3) The spin-off of Newcastle's media assets into New Media has been approved by Newcastle's Board of Directors and is expected to be completed with the distribution of shares of common stock of New Media (NYSE: NEWM) on or about February 13, 2014.

1 Meaningful Potential DE Upside from Growing Perm. Equity Platform

Every \$1 billion of incremental permanent equity capital could potentially generate annual distributable earnings of \$26-35 million at a 15-20% target net investment return⁽¹⁾

- Total permanent equity capital of **\$3.2 billion** as of September 30, 2013

Hypothetical Permanent Equity Capital Impact to Fortress Earnings (millions)⁽²⁾

Assumed Incremental AUM	\$1,000	\$2,000	\$3,000	→	\$10,000
Assumed Revenue					
Management Fees ⁽³⁾	\$15	\$30	\$45		\$150
Incentive Income, 17.5% net return ⁽⁴⁾	\$19	\$38	\$56		\$188
Options ⁽⁵⁾	\$10	\$20	\$30		\$100
Total Revenue	\$44	\$88	\$131		\$438
Assumed Expenses⁽⁶⁾					
	(\$13)	(\$26)	(\$39)		(\$131)
Fund Mgmt DE⁽⁷⁾	\$31	\$61	\$92		\$306
Fund Mgmt DE/share⁽⁸⁾	\$0.06	\$0.12	\$0.19		\$0.62
Fund Mgmt DE at 15.0% net return	\$26	\$53	\$79		\$263
Fund Mgmt DE at 20.0% net return	\$35	\$70	\$105		\$350

- There can be no assurance that Fortress will achieve any given target return. Target returns are subject to a number of trends and uncertainties, many of which are beyond our control, that could cause actual results to differ materially.
- The hypothetical assumptions for AUM, management fees, incentive income, net returns and operating margins are presented solely for illustrative purposes and actual results could differ materially.
- Assumes 1.5% management fee rate on incremental permanent equity capital.
- Assumes 25% incentive fee rate over 10% hurdle. Net returns reflect performance data after taking into account management fees and expenses.
- Assumes 10% appreciation on option grants of 10% of specified AUM. Assumes Fortress exercises its in-the-money Castle options and sells the resulting shares.
- Assumes 70% operating margin.
- Fund Management Distributable Earnings is a non-GAAP financial measure described in Fortress's third quarter 2013 earnings release. The release is available in the "Public Shareholders – News" section of Fortress's website, www.fortress.com. For a reconciliation of GAAP Net Income to Fund Management Distributable Earnings please see Appendix slide #2.
- Based on 495 million dividend paying shares outstanding as of September 30, 2013.

1 Liquid Markets: Scalability of New Affiliated Manager Platform

Recently launched new affiliated manager platform to expand Fortress's footprint in the liquid hedge fund investment space

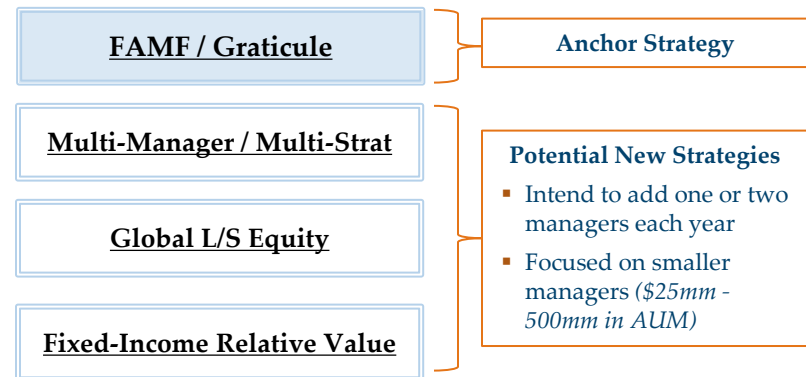
- Fortress to take a minority, non-control economic interest in high potential start-up and established hedge fund managers
- Funds will be able to leverage Fortress's existing technology, infrastructure and investor relationships
 - Typical platform participant will pay fee to Fortress for back-office support and capital raising capabilities

Fortress Asia Macro Fund ("FAMF") to become anchor strategy for new growth platform⁽¹⁾

Fortress Asia Macro business will be rebranded as Graticule Asset Management Asia ("Graticule")

- Asia Macro Funds have **\$1.8 billion** of AUM⁽²⁾
- FY 2013 net returns of **17.1%**
- CIO Adam Levinson to remain as Graticule CIO and is expected to join FIG Board of Directors
- Fortress will retain perpetual minority interest in Graticule, including economics generated by FAMF and future Graticule funds

Potential Platform Growth



(1) In January 2014, Fortress announced the launch of a new affiliated manager platform pursuant to which Fortress takes a non-control economic interest in a fund manager and earns fees for infrastructure, technology and related services, with Fortress Asia Macro Fund ("FAMF") as the first fund to join the platform.

(2) Combined AUM for Fortress Asia Macro Ltd, Fortress Asia Macro LP and Fortress Asia Macro Managed Accounts as of September 30, 2013.

1 Logan Circle: Focus on Organic Growth and Strategic Expansion

Logan Circle's AUM has more than doubled to \$23.6 billion since acquisition in 2010

- All Logan Circle fixed income strategies currently in the market raising new capital
- Recently launched new growth equities business; team that previously managed \$20 billion currently raising capital for four new equity strategies with substantially higher fee rates (60bps)

Hypothetical Annual Impact to DE from Assumed Logan Circle AUM Growth⁽¹⁾

<u>CORE FIXED INCOME</u>	Assumed AUM		
(millions)	\$30,000	\$40,000	\$50,000
<i>Assumed Mgmt Fee Rate (bps)</i>	15	16	17
Gross Annual Mgmt Fees	\$45	\$64	\$85
<i>Assumed Operating Margin</i>	20%	30%	40%
Fund Mgmt DE⁽²⁾	\$9	\$19	\$34
Fund Mgmt DE/share⁽³⁾	\$0.02	\$0.04	\$0.07

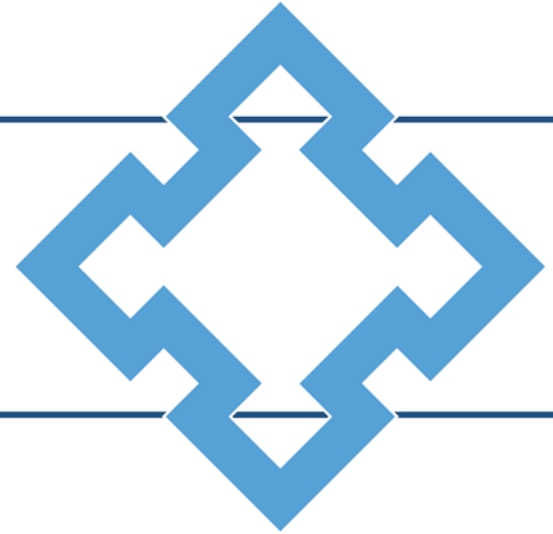
<u>NEW GROWTH EQUITIES</u>	Assumed AUM		
(millions)	\$5,000	\$10,000	\$20,000
<i>Assumed Mgmt Fee Rate (bps)</i>	60	60	60
Gross Annual Mgmt Fees	\$30	\$60	\$120
<i>Assumed Operating Margin</i>	20%	30%	40%
Fund Mgmt DE⁽²⁾	\$6	\$18	\$48
Fund Mgmt DE/share⁽³⁾	\$0.01	\$0.04	\$0.10

Established, highly scalable global platform with potential to generate substantial fee earnings

- (1) The hypothetical assumptions for AUM growth, management fees, and operating margins are presented solely for illustrative purposes and actual results could differ materially.
 (2) Fund Management Distributable Earnings is a non-GAAP financial measure described in Fortress's third quarter 2013 earnings release. The release is available in the "Public Shareholders – News" section of Fortress's website, www.fortress.com. For a reconciliation of GAAP Net Income to Fund Management Distributable Earnings please see Appendix slide #2.
 (3) Based on 495 million dividend paying shares outstanding as of September 30, 2013.

2

**Strong Investment Performance is
the Cornerstone of Growth &
Value Creation**



2 Investment Performance Snapshot

Strong YTD investment performance has led to **\$357 million** of incentive income in the first nine months of 2013, a **28% increase compared to full year 2012**

Credit

- DBSO LP and DBSO Ltd FY 2013 net returns of **18.4%** and **15.6%**, respectively
- FCO, FCO II and FJOF annualized ITD net returns of **25.9%**, **18.4%** and **20.6%**, respectively⁽¹⁾

Private Equity

- PE Fund YTD 2013 NAV appreciation of **17.2%**⁽¹⁾
- Over **\$6 billion** of value created since the beginning of 2012⁽¹⁾

Liquid Markets

- Fortress Macro Funds FY 2013 net returns of **14.1%**
- Fortress Asia Macro Funds FY 2013 net returns of **17.1%**

Logan Circle

- **13 of 16** LCP fixed income strategies outperformed respective benchmarks YTD in 2013⁽¹⁾
- **All 16** LCP fixed income strategies have outperformed respective benchmarks since inception⁽¹⁾

Fund performance drives new capital formation, higher incentive income and earnings growth

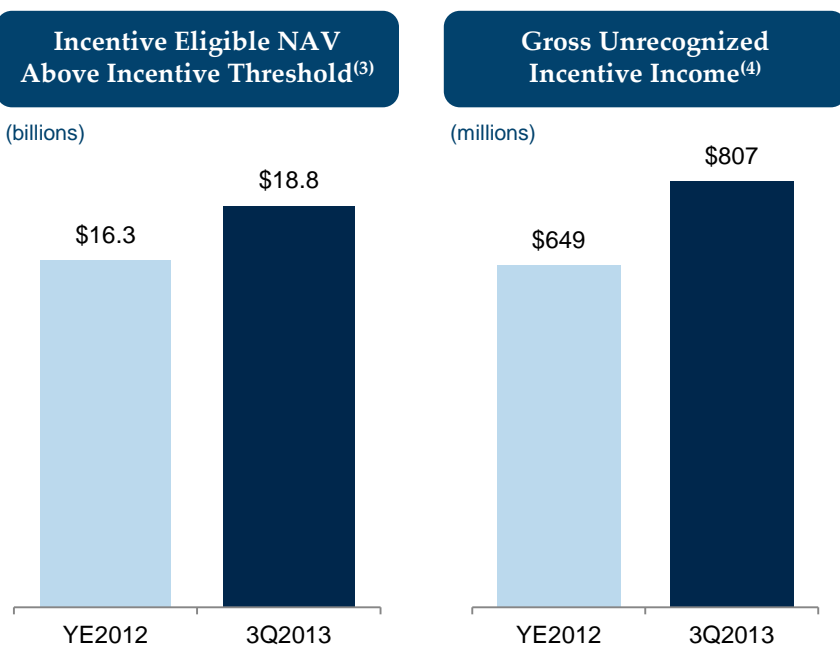
For additional investment performance disclosure please see Appendix slide #1.

(1) As of September 30, 2013.

2 Performance Drives...Substantial Embedded Value Yet to Impact DE

\$807 million, or \$1.63 per share⁽¹⁾, of gross unrecognized incentive income

- \$706 million, or \$1.43 per share⁽¹⁾, of gross unrecognized incentive income from Credit Funds
- \$90 million in gross unrecognized incentive income from in-the-money options for PE Castles⁽²⁾



(millions)	Incentive Eligible NAV Above Incentive Threshold ⁽³⁾	Gross Unrecognized Incentive Income ⁽⁴⁾
Credit PE Funds	\$8,247	\$612
Credit Hedge Funds	\$4,794	\$94
PE Funds	\$737	\$5
PE Castles	\$1,196	\$90 ⁽²⁾
Liquid Hedge Funds	\$3,831	\$6
Total	\$18,805	\$807

(1) Based on 495 million dividend paying shares outstanding as of September 30, 2013.

(2) Unrecognized Incentive Income for Private Equity Castles includes incentive income that would have been recorded in Distributable Earnings if Fortress had exercised all of its in-the-money Newcastle, New Residential and Eurocastle options and sold all of the resulting shares at their September 30, 2013 closing price.

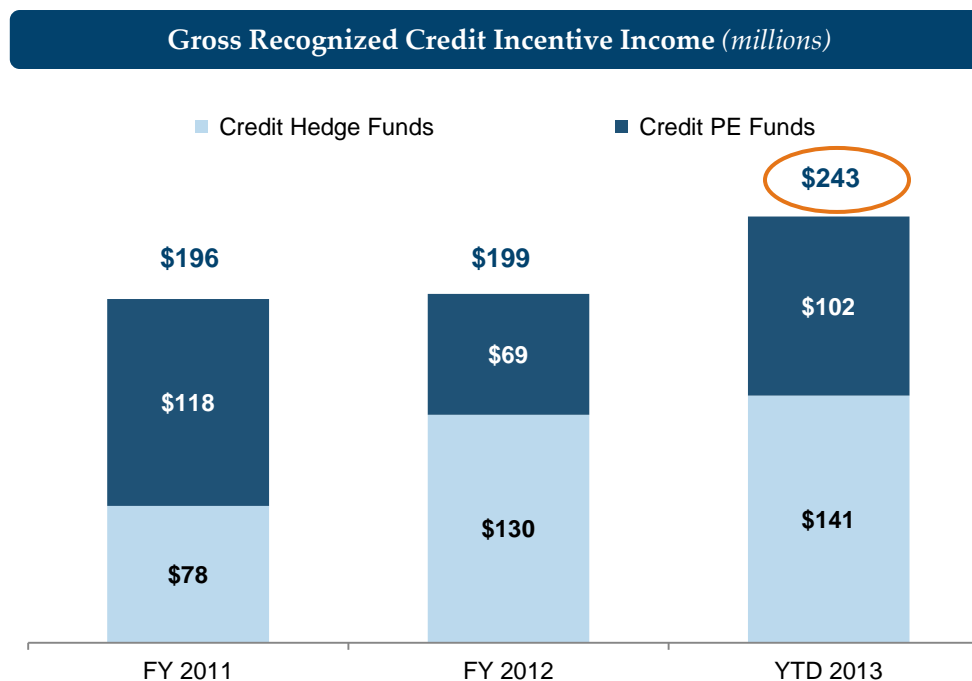
(3) The Incentive Eligible NAV Above Incentive Threshold presented for Hedge Funds excludes sidepocket investments. The Incentive Eligible NAV Above Incentive Income Threshold presented for Private Equity Funds and Credit Private Equity Funds represents total fund NAV. Includes \$1.2 billion of Private Equity Castle equity eligible for incentive as of September 30, 2013.

(4) Unrecognized Incentive Income presented above includes the impact of sidepocket investments on Hedge Funds. Unrecognized Incentive Income for Private Equity Funds, Credit Private Equity Funds and Hedge Fund sidepocket and redeeming capital account (RCA) investments has not been recognized in Distributable Earnings and will be recognized when realized; Undistributed Incentive Income for other Hedge Fund investments was recognized in Distributable Earnings when earned.

2 Performance Drives...Significant Credit Incentive Income

Credit Hedge and Credit PE Fund performance has resulted in substantial recognized and unrecognized incentive income

- Based on annualized YTD 2013 results, Credit business on pace for record full year of incentive income
- Annualized five-year net returns of **19.3%** and **20.3%** for DBSO LP and DBSO Ltd, respectively⁽¹⁾



(1) Annualized five-year net returns represent management's unaudited return estimates from January 1, 2009 through December 31, 2013.

2 Performance Drives...Carry Potential in Main PE Funds

Legacy PE funds have potential to generate substantial fees over next three to five years

- \$11.4 billion of value created since trough in 1Q 2009
- Completed IPO of Springleaf (NYSE: LEAF) in 4Q 2013 at \$17 per share, representing a 10x multiple of invested capital

PE Fund (<i>vintage</i>)	Current Fund NAV	YTD 2013 NAV Appreciation ⁽¹⁾	Current Gross Multiple ⁽²⁾	Select Investments
Fund II (2002)	\$0.1bn	7.8%	1.8x	GAGFAH*
Fund III (2004)	\$2.8bn	45.5%	1.7x	Nationstar*, GAGFAH*
Fund IV (2006)	\$4.4bn	23.7%	1.5x	Nationstar*, Florida ⁽³⁾ , Holiday
Fund V (2007)	\$4.4bn	14.6%	1.3x	Florida ⁽³⁾ , CW Financial, Springleaf*, Penn Gaming*
Total Main Funds	\$11.7bn	24.4%	1.6x	
Co-investments ⁽⁴⁾	\$5.6bn	5.0%	1.1x	Florida ⁽³⁾ , Holiday
Sector Funds ⁽⁵⁾	\$0.6bn	13.0%	1.1x	MSRs, Transportation & Infrastructure Assets
Total PE Funds	\$17.9bn	17.2%	1.4x	*Publicly traded company

(1) For additional investment performance disclosure please see Appendix slide #1.

(2) Multiple equals current NAV plus inception to date distributions, divided by the lesser of capital committed or equity invested. For purposes of calculating the gross multiple, equity invested excludes capital called for management fees and other expenses. The inclusion of such amounts would reduce the gross multiple. Gross multiple is not an accurate indicator of the Company's proximity to incentive income thresholds and is different from the statistic which would be computed based on the Company's periodic 34 Act reporting, which reports net amounts.

(3) Florida includes Florida East Coast Railway and Flagler.

(4) Includes Fund III Co, Fund IV Co, Fund V Co, FHIF, FECL, FRIC, FRID, FICO, GAGACQ-Co and FFPF.

(5) Includes MSR Funds I & II and WWTAI (now FTAI).

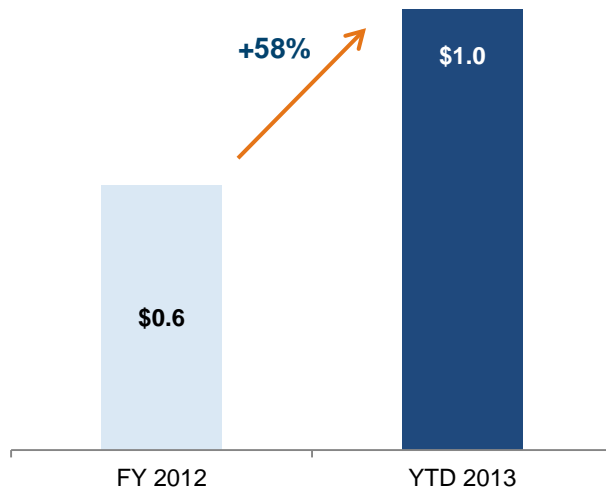
2 Performance Drives...Macro Fund Flows & Incentive Income

Macro Hedge Fund⁽¹⁾ performance can drive meaningful AUM and earnings growth

- Fortress Macro Fund net returns of **14.1%** for FY 2013⁽²⁾

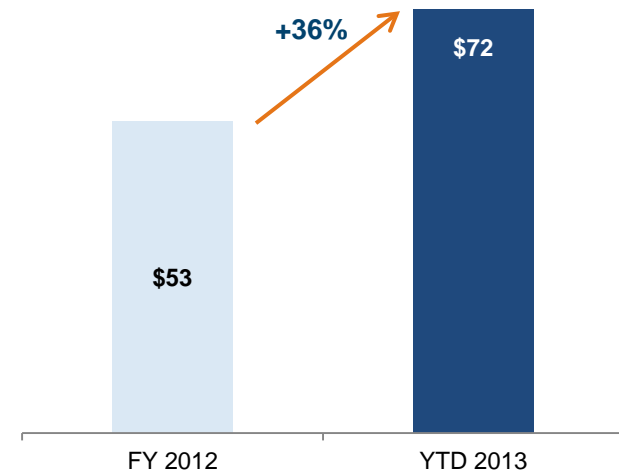
Macro Fund⁽¹⁾ Capital Raised

(billions)



Macro Fund⁽¹⁾ Incentive Income⁽³⁾

(millions)

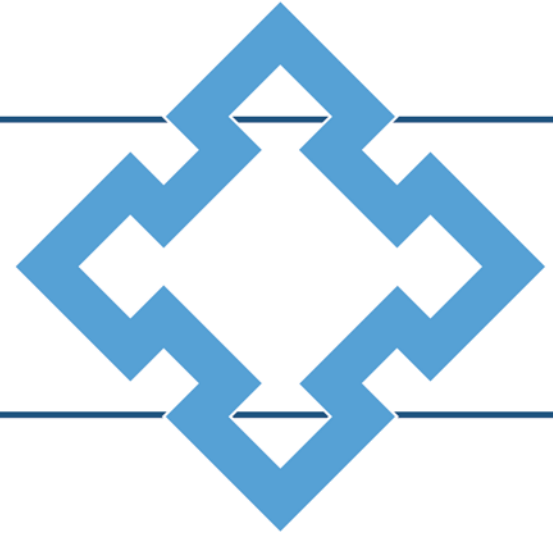


Continued strong Macro Fund⁽¹⁾ performance can substantially alter earnings dynamics

- Represents Fortress Macro Onshore Fund LP, Fortress Macro Fund Ltd, Fortress Macro MA1, Fortress Redwood Fund Ltd, Fortress Macro managed accounts, Drawbridge Global Macro Fund LP and Drawbridge Global Macro Intermediate Fund LP.
- Net returns are for Fortress Macro Fund Ltd only and exclude certain other funds, which may have returns that are materially lower than those presented above. FY 2013 performance data are based on management's unaudited return estimates for performance from January 1, 2013 to December 31, 2013.
- The incentive income figures presented above are gross of profit-sharing expenses.

3

Substantial & Underappreciated Value on Balance Sheet

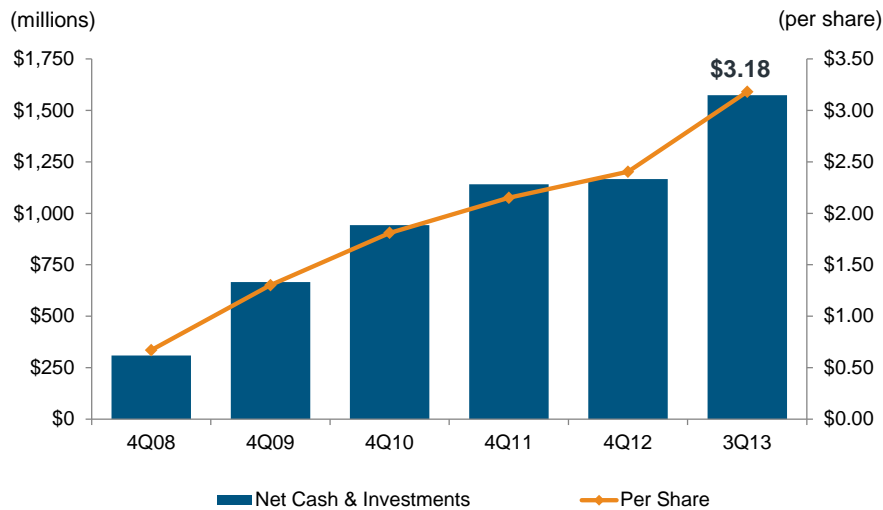


3 Balance Sheet in Strongest Position Since IPO...

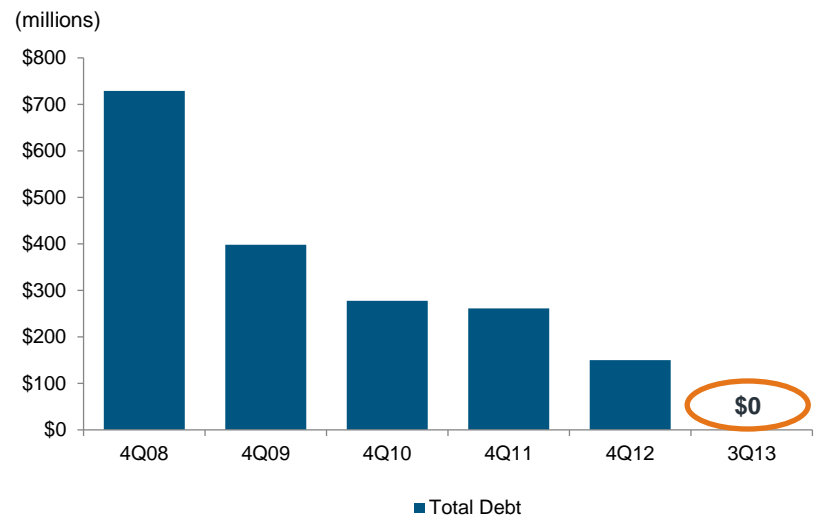
Net Cash & Investments increased 37% YoY to \$3.18 per share

- \$603 million of embedded gains that would be recognized in earnings if investments were liquidated at current values
- \$311 million of cash & cash equivalents and no outstanding debt obligations as of September 30, 2013

Net Cash & Investments⁽¹⁾



Outstanding Debt Obligations



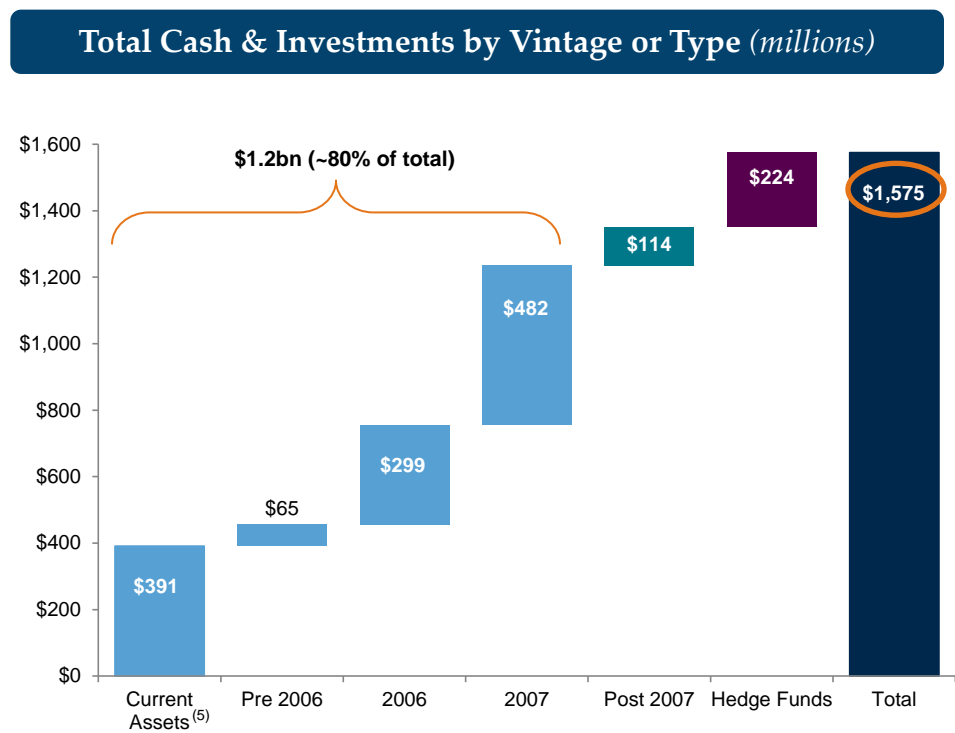
(1) Net Cash & Investments, which is a non-GAAP financial measure, means cash & cash equivalents plus investments less debt outstanding, as described in Fortress's third quarter 2013 earnings release. The release is available in the "Public Shareholders – News" section of Fortress's website, www.fortress.com. For a reconciliation of GAAP Book Value Per Share to Net Cash & Investments Per Share please see Appendix slide #6.

3 ...With Considerable Upside Potential

Potential for increased distributions from balance sheet realization events

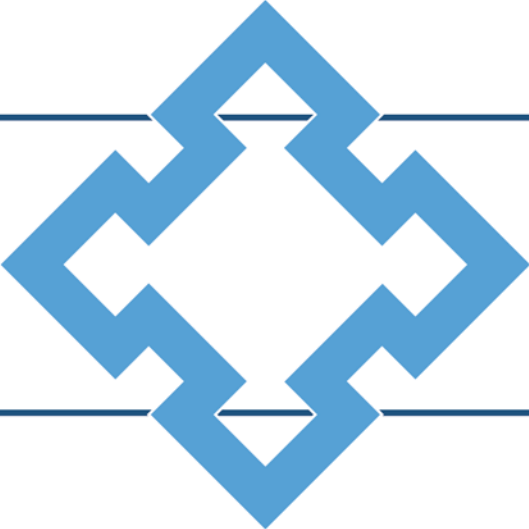
- Nearly 80% of balance sheet assets in cash, direct equity or 2007 or earlier vintage funds
- \$807 million of private equity fund investments with meaningful upside potential

Balance Sheet	As of Sept. 30, 2013	
<i>(\$ millions)</i>	Carrying Value	% of Total
Cash & Cash Equivalents	311	20%
Direct Public Stock ⁽¹⁾	80	5%
Cash & Direct Equity Investments	391	25%
Public Stock of Portfolio Co's ⁽²⁾	161	10%
Private Co-Investment in Portfolio Co's ⁽³⁾	430	27%
Direct Investment in PE Funds	216	14%
Direct Investment in Credit PE Funds	145	9%
Private Equity Fund Investments	952	60%
Liquid Capital	120	8%
Sidepocket Investments	104	6%
Hedge Fund Investments⁽⁴⁾	224	14%
Other Direct Investments	8	1%
Total Cash & Investment Assets	1,575	100%



(1) GAGFAH, Newcastle, New Residential and Eurocastle shares.
(2) Brookdale, Eurocastle, GAGFAH, Gatehouse, Walker & Dunlop, Penn Gaming and Nationstar shares.
(3) Investments in GAGACQ, FRID, FRIC, FHIF and FECL.
(4) Hedge Funds include Credit Hedge Fund and Liquid Hedge Fund Investments and related sidepockets.
(5) Current Assets includes cash and direct investments in public stock.

Summary



Strong YTD 2013 Results With Significant Upside Potential

Growth opportunities across every business can meaningfully alter earnings dynamics

- New fund launches, growth of existing platforms and strategic additions can drive higher management fee revenues
- Hedge fund performance and increased PE realization activity can drive higher incentive income
- Balance sheet gains and dispositions can drive higher investment income

Fund Management Distributable Earnings – By Business⁽¹⁾

(\$ millions)

	2007	2008	2009	2010	2011	2012	LTM 3Q2013 ⁽²⁾	Annual Average ⁽³⁾	Annual High ⁽³⁾
Credit	61	35	44	168	138	126	177	95	168
PE & Castles	312	81	137	145	118	115	123	151	312 ⁽⁴⁾
Liquid	161	102	28	64	14	45	108	69	161
Logan Circle	n/a	n/a	n/a	(15)	(17)	(10)	(10)	(14)	(10)
Total⁽⁵⁾	524	216	208	358	253	277	398	301	631
Per share⁽⁶⁾	\$1.24	\$0.48	\$0.42	\$0.69	\$0.48	\$0.52	\$0.80	\$0.61	\$1.28

(1) Fund Management Distributable Earnings is a non-GAAP financial measure described in Fortress's third quarter 2013 earnings release. The release is available in the "Public Shareholders – News" section of Fortress's website, www.fortress.com. For a reconciliation of GAAP Net Income to Fund Management Distributable Earnings please see Appendix slide #2.

(2) Reflects the twelve month period from October 1, 2012 through September 30, 2013.

(3) Does not include LTM 3Q2013 results.

(4) Fortress has reserved \$57 million of net clawback liabilities in respect of DE previously distributed.

(5) Total Fund Management DE for 2007, 2008, 2009 and 2010 includes unallocated expenses of \$9 million, \$2 million, \$1 million and \$4 million, respectively.

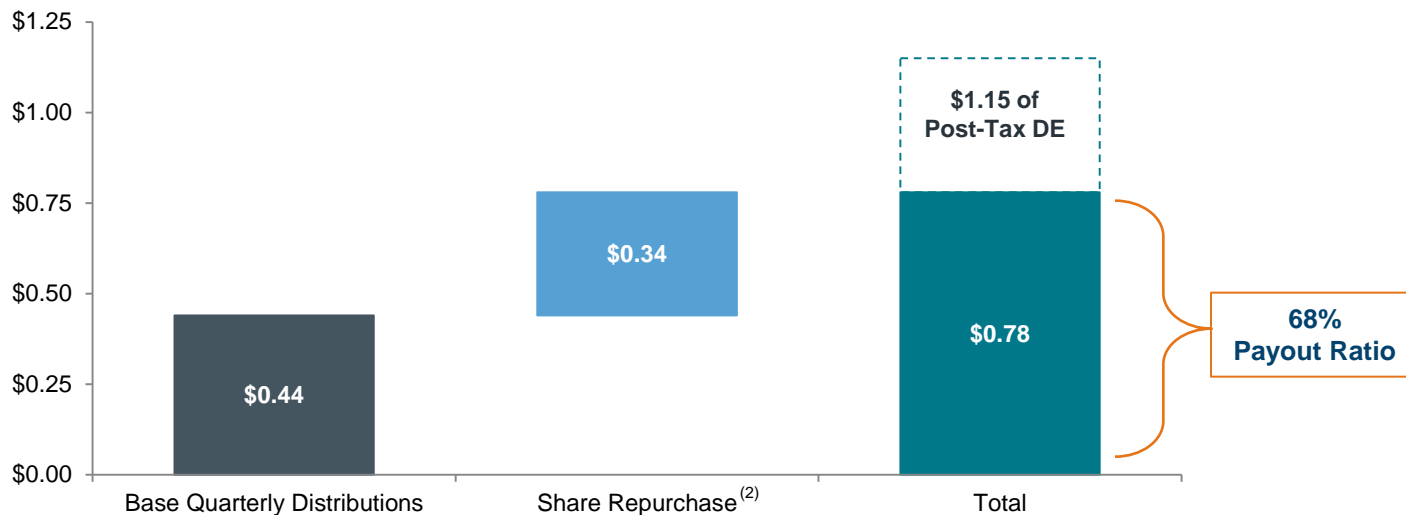
(6) Based on reported weighted average dividend paying shares outstanding in applicable period for 2007, 2008, 2009, 2010, 2011 and 2012. Based on 495 million dividend paying shares outstanding as of September 30, 2013 for LTM 3Q2013, Annual Average and Annual High.

Substantial Cash Generation Supports Shareholder Distributions⁽¹⁾

Have distributed nearly 70% of post-tax DE over last eight quarters in the form of base quarterly dividends and 4Q 2012 share repurchase⁽²⁾

- Increased base quarterly dividend by 20% to \$0.06 per share in 4Q 2012

Shareholder Distributions Over Last Eight Quarters (per dividend paying share)⁽³⁾



(1) Any dividend declarations or share buybacks may be subject to approval by FIG's Board of Directors and there can be no assurance of the amount or timing of any future dividends or share buybacks.

(2) Repurchased 51.3 million shares in 4Q 2012 for a total purchase price of \$180 million. 534 million shares outstanding at time of purchase.

(3) Represents the period from 4Q 2011 through 3Q 2013.

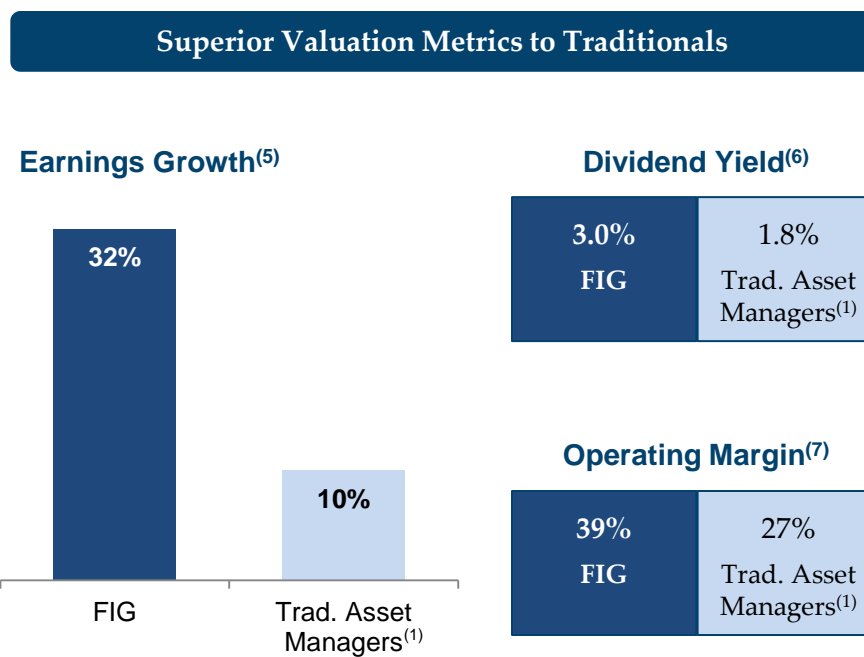
Significant Discount to Traditionals: Room For Multiple Expansion

Fortress trades at a ~60% discount to traditional asset managers⁽¹⁾ (net of balance sheet value) despite superior earnings growth and operating fundamentals

- At a traditional asset manager multiple of 16x earnings, FIG would trade at over **\$12.00 per share** – with no credit for embedded value and future growth

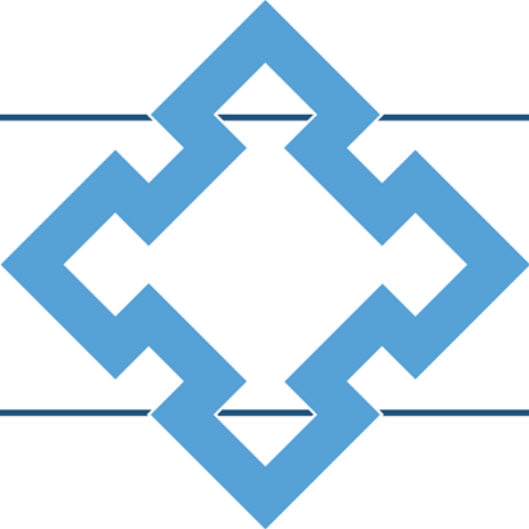
Price / Earnings Multiple Calculation (per share)	
Current FIG Stock Price ⁽²⁾	\$7.89
Less: Net Cash & Investments ⁽³⁾	\$3.18
Stock Price ex. B/S Value	\$4.71
2013 Consensus DEPS ⁽⁴⁾	\$0.75
Price / Earnings Ratio	10.5x
Price / Earnings Ratio (ex. B/S Value)	6.3x
<i>Traditional Asset Manager Price / Earnings Ratio⁽¹⁾</i>	<i>16.1x</i>

Implies FIG is trading at a ~60% discount to Traditionals



(1) "Traditional Asset Managers" defined as S&P 500 Asset Management and Custody Trust Banks Sub Industry Index from Bloomberg.
 (2) FIG stock price as of February 7, 2014.
 (3) Net Cash & Investments, which is a non-GAAP financial measure, means cash & cash equivalents plus investments less debt outstanding, as described in Fortress's third quarter 2013 earnings release. The release is available in the "Public Shareholders – News" section of Fortress's website, www.fortress.com. For a reconciliation of GAAP Book Value Per Share to Net Cash & Investments Per Share please see Appendix slide #6.
 (4) 2013 consensus earnings estimates per Bloomberg.
 (5) Trailing two-year CAGR of DEPS for FIG and EPS for Traditional Asset Managers. Based on annualized YTD 2013 results for FIG and FY 2013 results for Traditional Asset Managers.
 (6) Based on FIG's stock price as of February 7, 2014 and annualized YTD 2013 dividend with no consideration given for potential 4Q top-up dividend. Annualized dividend yield for Traditional Asset Managers sourced from Bloomberg.
 (7) Based on YTD 2013 operating margin for FIG. FY 2013 Traditional Asset Manager operating margin sourced from Bloomberg.

Appendix



Appendix Slide #1

Liquid Hedge Funds

Net returns are for Fortress Macro Fund Ltd and Fortress Asia Macro Fund Ltd only and exclude certain other funds, which may have returns that are materially lower than those presented above. Net returns reflect performance data after taking into account management fees and expenses borne by such funds and incentive allocations, as applicable. FY 2012 data reflect audited returns, while FY 2013 performance data are based on management's unaudited return estimates for performance from January 1, 2013 to December 31, 2013. Such data may change upon completion of the month-end and year-end valuation procedures, and any such changes could be material.

Credit Hedge Funds

Net returns are for Drawbridge Special Opportunities Fund LP and Drawbridge Special Opportunities Fund Ltd only and exclude certain other funds, which may have returns that are materially lower than those presented above. Net returns reflect performance data after taking into account management fees and expenses borne by the above referenced funds, and incentive allocations, as applicable. Performance data for FY 2013 are based on management's unaudited estimates, as of the date hereof, for performance of the above referenced funds from January 1, 2013 to December 31, 2013. Such data may change upon completion of the month-end and year-end valuation procedures, and any such changes could be material.

Private Equity Funds

Percentages exclude certain other funds included in the Private Equity segment, which, if included, could materially reduce the percentages presented. Percentages represent the aggregate performance of multiple funds rather than any single fund. For additional detail regarding historical performance of individual funds, which presents fund performance as internal rates of return, please see "Management's Discussion and Analysis of Financial Condition and Results of Operation" in our quarterly report on Form 10-Q for the period ending September 30, 2013. FY 2012 data reflect audited returns, while YTD 2013 data reflects unaudited return estimates through September 30, 2013. Such data may change upon completion of the month-end and year-end valuation procedures, and any such changes could be material.

Credit PE Funds

Net returns are for Fortress Credit Opportunities Funds I, Credit Opportunities Fund II and Japan Opportunity Fund only and exclude certain other funds, which may have returns that are materially lower than those presented above. Net returns represent net annualized internal rates of return to limited partners after management fees and incentive allocations, and are computed on an inception-to-date basis consistent with industry standards. Annualized inception-to-date data reflects management's unaudited return estimates through September 30, 2013. Such data may change upon completion of the month-end and year-end valuation procedures, and any such changes could be material.

Appendix Slide #2

Reconciliation of GAAP Net Income (Loss) to Pre-tax Distributable Earnings and Fund Management DE (dollars in millions)

	Twelve Months Ended December 31,		
	2010	2011	2012
GAAP Net Income (Loss)	\$ (782)	\$ (1,117)	\$ 219
Principals' and Others' Interests in (Income) Losses of Consolidated Subsidiaries	497	685	(141)
GAAP Net Income (Loss) Attributable to Class A Shareholders	\$ (285)	\$ (432)	\$ 78
Private Equity incentive income	38	44	(2)
Hedge Fund incentive income	3	-	-
Reserve for clawback	-	(5)	8
Distributions of earnings from equity method investees	15	11	6
Losses (earnings) from equity method investees	(87)	(34)	(142)
Losses (gains) on options	(2)	5	(6)
Losses (gains) on other Investments	(1)	23	(41)
Impairment of investments	(5)	(4)	(1)
Adjust income from the receipt of options	-	(13)	(22)
Mark-to-market of contingent consideration in business combination	(1)	(3)	-
Amortization of intangible assets and impairment of goodwill	1	22	-
Employee, Principal and director compensation, primarily equity based	218	235	219
Principals' forfeiture agreement expense (expired in 2011)	952	1,051	-
Adjust non-controlling interests related to Fortress Operating Group units	(507)	(691)	133
Tax receivable agreement liability reduction	(22)	(3)	9
Taxes	55	36	39
Pre-tax Distributable Earnings	\$ 372	\$ 242	\$ 278
Investment Loss (income)	(34)	(8)	(16)
Interest Expense	20	19	15
Fund Management DE	\$ 358	\$ 253	\$ 277
GAAP Revenues	\$ 950	\$ 859	\$ 970
Adjust management fees	2	(1)	-
Adjust incentive income	44	41	5
Adjust income from the receipt of options	-	(13)	(22)
Other revenues	(156)	(179)	(196)
Segment Revenues	\$ 840	\$ 707	\$ 757

Appendix Slide #3

Reconciliation of GAAP Net Income (Loss) to Pre-tax Distributable Earnings and Fund Management DE (dollars in millions)

	Three Months Ended			Nine Months Ended	
	September 30, 2012	June 30, 2013	September 30, 2013	September 30, 2013	
GAAP Net Income (Loss)	\$ 7	\$ (2)	\$ 101	\$ 166	
Principals' and Others' Interests in (Income) Losses of Consolidated Subsidiaries	(6)	-	(59)	(111)	
GAAP Net Income (Loss) Attributable to Class A Shareholders	\$ 1	\$ (2)	\$ 42	\$ 55	
Private Equity incentive income	14	34	2	58	
Hedge Fund incentive income	46	133	(6)	186	
Reserve for clawback	-	-	1	3	
Distributions of earnings from equity method investees	2	5	3	12	
Losses (earnings) from equity method investees	(48)	(24)	(57)	(117)	
Losses (gains) on options	6	5	(3)	(27)	
Losses (gains) on other Investments	(4)	(2)	4	(9)	
Impairment of investments	(1)	(1)	-	(1)	
Adjust income from the receipt of options	(9)	(10)	-	(36)	
Amortization of intangible assets and impairment of goodwill	-	-	-	-	
Employee, Principal and director compensation, primarily equity based	49	13	6	34	
Adjust non-controlling interests related to Fortress Operating Group units	4	(4)	58	105	
Tax receivable agreement liability reduction	-	-	-	8	
Taxes	4	1	15	42	
Pre-tax Distributable Earnings	\$ 64	\$ 148	\$ 65	\$ 313	
Investment Loss (income)	(4)	(6)	(13)	(24)	
Interest Expense	3	2	1	5	
Fund Management DE	\$ 63	\$ 144	\$ 53	\$ 294	
GAAP Revenues	\$ 181	\$ 223	\$ 232	\$ 699	
Adjust management fees	-	-	-	-	
Adjust incentive income	60	167	(3)	247	
Adjust income from the receipt of options	(9)	(10)	-	(36)	
Other revenues	(51)	(53)	(51)	(156)	
Segment Revenues	\$ 181	\$ 327	\$ 178	\$ 754	

Appendix Slide #3A

“Distributable earnings” is Fortress’s supplemental measure of operating performance used by management in analyzing segment and overall results. It reflects the value created which management considers available for distribution during any period. As compared to generally accepted accounting principles (“GAAP”) net income, distributable earnings excludes the effects of unrealized gains (or losses) on illiquid investments, reflects contingent revenue which has been received as income to the extent it is not expected to be reversed, and disregards expenses which do not require an outlay of assets, whether currently or on an accrued basis. Distributable earnings is reflected on an unconsolidated and pre-tax basis, and, therefore, the interests in consolidated subsidiaries related to Fortress Operating Group units (held by the principals) and income tax expense are added back in its calculation. Distributable earnings is not a measure of cash generated by operations which is available for distribution nor should it be considered in isolation or as an alternative to cash flow or net income in accordance with GAAP and it is not necessarily indicative of liquidity or cash available to fund the Company’s operations. For a complete discussion of distributable earnings and its reconciliation to GAAP, as well as an explanation of the calculation of distributable earnings impairment, see note 10 to the financial statements included in the Company’s Quarterly Report on Form 10-Q for the quarter ended September 30, 2013.

Fortress’s management uses distributable earnings:

- in its determination of periodic distributions to equity holders;
- in making operating decisions and assessing the performance of each of the Company’s core businesses;
- for planning purposes, including the preparation of annual operating budgets; and
- as a valuation measure in strategic analyses in connection with the performance of its funds and the performance of its employees.

Growing distributable earnings is a key component to the Company’s business strategy and distributable earnings is the supplemental measure used by management to evaluate the economic profitability of each of the Company’s businesses and total operations. Therefore, Fortress believes that it provides useful information to investors in evaluating its operating performance. Fortress’s definition of distributable earnings is not based on any definition contained in its amended and restated operating agreement.

“Fund management DE” is equal to pre-tax distributable earnings excluding our direct investment-related results. It is comprised of “Segment Revenues” net of “Segment Expenses” and “Principal Performance Payments.” Fund management DE and its components are used by management to analyze and measure the performance of our investment management business on a stand-alone basis. Fortress defines segment operating margin to be equal to fund management DE divided by segment revenues. The Company believes that it is useful to provide investors with the opportunity to review our investment management business using the same metrics. Fund management DE and its components are subject to the same limitations as pre-tax distributable earnings, as described above.

Appendix Slide #4

Reconciliation of Weighted Average Class A Shares Outstanding (Used for Basic EPS) to Weighted Average Dividend Paying Shares and Units Outstanding (Used for DEPS)

	Twelve Months Ended December 31,		
	2010	2011	2012
Weighted Average Class A Shares Outstanding (Used for Basic EPS)	165,446,404	186,662,670	214,399,422
Weighted average fully vested restricted Class A share units with dividend equivalent rights	(4,450,465)	(4,082,385)	(3,194,380)
Weighted average fully vested restricted Class A shares	(174,203)	(480,777)	(737,309)
Weighted Average Class A Shares Outstanding	160,821,736	182,099,508	210,467,733
Weighted average restricted Class A shares ⁽¹⁾	339,533	522,365	749,007
Weighted average fully vested restricted Class A share units which are entitled to dividend equivalent payments	4,450,465	4,082,385	3,194,380
Weighted average nonvested restricted Class A share units which are entitled to dividend equivalent payments	19,695,924	13,994,757	6,609,155
Weighted average Fortress Operating Group units	302,123,167	304,832,761	299,559,853
Weighted average Fortress Operating Group RPU ⁽²⁾	31,000,000	22,563,471	12,817,851
Weighted Average Class A Shares Outstanding (Used for DEPS)	518,430,825	528,095,247	533,397,979
Weighted average vested and nonvested restricted Class A share units which are not entitled to dividend equivalent payments	26,436,872	23,439,170	18,419,024
Weighted Average Fully Diluted Shares and Units Outstanding (Used for Diluted DEPS)	544,867,697	551,534,417	551,817,003

“Dividend paying shares and units” represents the number of shares and units outstanding at the end of the period which were entitled to receive dividends or related distributions. The Company believes it is useful for investors in computing the aggregate amount of cash required to make a current per share distribution of a given amount per share. It excludes certain potentially dilutive equity instruments, primarily non-dividend paying restricted Class A share units, and, therefore, is limited in its usefulness in computing per share amounts. Accordingly, dividend paying shares and units should be considered only as a supplement and not an alternative to GAAP basic and diluted shares outstanding. The Company’s calculation of dividend paying shares and units may be different from the calculation used by other companies and, therefore, comparability may be limited.

(1) Includes both fully vested and nonvested restricted Class A shares.

(2) Includes both fully vested and nonvested Fortress Operating Group RPU.

Appendix Slide #5

Reconciliation of Weighted Average Class A Shares Outstanding (Used for Basic EPS) to Weighted Average Dividend Paying Shares and Units Outstanding (Used for DEPS)

	Three Months Ended September 30,		Nine Months Ended September 30,	
	2013	2012	2013	2012
Weighted Average Class A Shares Outstanding (Used for Basic EPS)	239,404,587	220,641,776	234,750,585	212,297,285
Weighted average fully vested restricted Class A share units with dividend equivalent rights	(982,225)	(2,519,869)	(2,821,011)	(4,068,945)
Weighted average fully vested restricted Class A shares	(952,016)	(828,211)	(909,641)	(706,787)
Weighted Average Class A Shares Outstanding	237,470,346	217,293,696	231,019,933	207,521,553
Weighted average restricted Class A shares ¹	952,016	828,211	909,641	722,413
Weighted average fully vested restricted Class A share units which are entitled to dividend equivalent payments	982,225	2,519,869	2,821,011	4,068,945
Weighted average nonvested restricted Class A share units which are entitled to dividend equivalent payments	5,744,629	6,434,147	4,759,829	6,667,917
Weighted average Fortress Operating Group units	249,534,372	299,397,765	249,534,372	301,815,314
Weighted average Fortress Operating Group RPU ² s	-	10,333,334	3,255,189	13,652,069
Weighted Average Class A Shares Outstanding (Used for DEPS)	494,683,588	536,807,022	492,299,975	534,448,211
Weighted average vested and nonvested restricted Class A share units which are not entitled to dividend equivalent payments	14,766,136	16,426,317	15,761,068	19,212,189
Weighted Average Fully Diluted Shares and Units Outstanding (Used for Diluted DEPS)	509,449,724	553,233,339	508,061,043	553,660,400

“Dividend paying shares and units” represents the number of shares and units outstanding at the end of the period which were entitled to receive dividends or related distributions. The Company believes it is useful for investors in computing the aggregate amount of cash required to make a current per share distribution of a given amount per share. It excludes certain potentially dilutive equity instruments, primarily non-dividend paying restricted Class A share units, and, therefore, is limited in its usefulness in computing per share amounts. Accordingly, dividend paying shares and units should be considered only as a supplement and not an alternative to GAAP basic and diluted shares outstanding. The Company’s calculation of dividend paying shares and units may be different from the calculation used by other companies and, therefore, comparability may be limited.

(1) Includes both fully vested and nonvested restricted Class A shares.

(2) Includes both fully vested and nonvested Fortress Operating Group RPU^s.

Appendix Slide #6

Reconciliation of GAAP Book Value Per Share to Net Cash and Investments Per Share (dollars and shares in thousands)

	As of September 30, 2013		As of December 31, 2012		As of September 30, 2012	
	GAAP Book Value	Net Cash and Investments	GAAP Book Value	Net Cash and Investments	GAAP Book Value	Net Cash and Investments
Cash and Cash equivalents	\$ 311,114	\$ 311,114	\$ 104,242	\$ 104,242	\$ 253,731	\$ 253,731
Investments	1,263,392	1,263,392	1,211,684	1,211,684	1,169,306	1,169,306
Investments in options ¹	100,123	-	38,077	-	30,316	-
Due from Affiliates	165,801	-	280,557	-	289,889	-
Deferred Tax Asset	370,944	-	402,135	-	379,372	-
Other Assets	146,259	-	124,798	-	102,787	-
Assets	2,357,633	1,574,506	2,161,493	1,315,926	2,225,401	1,423,037
Debt Obligations Payable	\$ -	\$ -	\$ 149,453	\$ 149,453	\$ 180,528	\$ 180,528
Accrued Compensation and Benefits	305,361	-	146,911	-	222,719	-
Due to Affiliates	343,495	-	357,407	-	345,009	-
Deferred Incentive Income	287,182	-	231,846	-	245,957	-
Other Liabilities	99,850	-	59,226	-	81,193	-
Liabilities	1,035,888	-	944,843	149,453	1,075,406	180,528
Net	\$ 1,321,745	\$ 1,574,506	\$ 1,216,650	\$ 1,166,473	\$ 1,149,995	\$ 1,242,509
	GAAP	Dividend Paying	GAAP	Dividend Paying	GAAP	Dividend Paying
	Basic Shares	Shares and Units	Basic Shares	Shares and Units	Basic Shares	Shares and Units
Class A Shares	238,613	238,613	217,458	217,458	219,361	219,361
Restricted Class A Shares	956	956	828	828	828	828
Fortress Operating Group Units	249,535	249,535	249,535	249,535	298,724	298,724
Fully Vested Class A Shares - Dividend Paying	-	21	-	556	-	637
Nonvested Class A Shares - Dividend Paying	-	5,745	-	6,434	-	6,434
Fortress Operating Group RPU's	-	-	-	10,333	-	10,333
Shares Outstanding	489,104	494,870	467,821	485,144	518,913	536,317
Per Share	\$ 2.70	\$ 3.18	\$ 2.60	\$ 2.40	\$ 2.22	\$ 2.32

Net cash and investments represents cash and cash equivalents plus investments less debt outstanding. The Company believes that net cash and investments is a useful supplemental measure because it provides investors with information regarding the Company's net investment assets. Net cash and investments excludes certain assets (investments in options, due from affiliates, deferred tax asset, other assets) and liabilities (due to affiliates, accrued compensation and benefits, deferred incentive income and other liabilities), its utility as a measure of financial position is limited. Accordingly, net cash and investments should be considered only as a supplement and not an alternative to GAAP book value as a measure of the Company's financial position. The Company's calculation of net cash and investments may be different from the calculation used by other companies and, therefore, comparability may be limited.

- (1) The definition of net cash and investments has been modified to exclude investments in options. The intrinsic value of options in equity method investees totaled \$90 million at quarter end and is included in our undistributed, unrecognized incentive income. This value represents incentive income that would have been recorded in Distributable Earnings if Fortress had exercised all of its in-the-money Newcastle, New Residential and Eurocastle options and sold all of the resulting shares at their September 30, 2013 closing price and differs from the fair value derived from option pricing models included in the table above. All prior periods have been recast to reflect this change

Fortress Investment Group LLC

1345 Avenue of the Americas

New York, NY 10105



Contact:

Gordon Runté, *Managing Director of Investor Relations and Corporate Communications*

+1 212 798 6082

grunte@fortress.com