

Limited Issue 1 Year Fixed Rate Bond (Issue 162)

keyfacts[®]

The Financial Conduct Authority is a financial services regulator. It requires us, Leeds Building Society, to give you this important information. You should read this document carefully so that you understand how the account operates, then keep it safe for future reference.

Summary Box Key Product Information for our Savings Account(s)	
Account Name	1 Year Fixed Rate Bond (Issue 162)
Interest rates (AERs)	<u>Annual Interest</u> 1.50% Gross* p.a./AER# (fixed)
Tax Status	The gross rate(s) of interest shown will be payable net of the appropriate rate of income tax (which may be reclaimed by non-taxpayers) or, subject to the required certification, gross. The tax treatment depends on the individual circumstances of each customer and may be subject to change in the future.
Conditions for bonus payment	There is no bonus available on this account.
Withdrawal arrangements	Access is limited to withdrawals of up to 25% of your capital investment without notice or loss of interest, prior to maturity (2 August 2015), subject to the minimum balance of £100 being maintained. Closure of the account is not permitted until the day after maturity (3 August 2015).
Access	Account can be opened through any of our branches, via our website or by post, and can be operated through any of our branches or by post.

*Gross means the rate of interest payable before the deduction of income tax at the rate specified by law. #AER stands for Annual Equivalent Rate and illustrates what the interest rate would be if interest was paid and added each year. Rates correct at 6 June 2014.

The 1 year Fixed Rate Bond (Issue 162) is a limited issue and may be withdrawn without notice.

Minimum and maximum investment and operating balance

The minimum investment and operating balance is £100 and the maximum investment and operating balance is £1,000,000 (£2,000,000 for joint accounts) plus accrued interest credited to the account. In the event that the balance falls below £100, the basic investment rate of interest which is currently 0.05% Gross* p.a./AER# (variable) shall apply.

When is interest paid?

Interest is calculated daily and paid on maturity (2 August 2015).

How is interest paid?

Interest can be credited to the account or transferred to another building society/bank account or to another account held with the Society.

What happens to my investment at maturity?

The 1 Year Fixed Rate Bond (Issue 162) will mature at midnight on 2 August 2015. On the day after maturity (3 August 2015), the Society will transfer your investment (including interest) to an instant access maturity account. Full details including terms and conditions will be provided before maturity.

What about income tax?

The gross rate of interest shown will be payable net of the appropriate rate of income tax (which may be reclaimed by non-taxpayers) or, subject to the required certification, gross. If you are a non-taxpayer and require your interest to be paid gross, an 'Interest with no tax deducted' form is available on request. The tax treatment depends on the individual circumstances of each customer and may be subject to change in the future.

What if I change my mind?

From the date of account opening you have 14 days to notify us (in writing) if you are not happy with your choice of account. Please write to Customer Services Team, 105 Albion Street, Leeds LS1 5AS. Within that period we will, if instructed by you, refund your investment with interest from account opening, or subject to eligibility, transfer the investment to another account of your choice without any charge for early withdrawal. Please refer to the Society's General Investment Terms and Conditions for further information.

What if I have a complaint?

We aim to provide a high quality service to customers at all times. Unfortunately mistakes do occur, but when this happens we shall do our best to resolve problems or misunderstandings which arise. Should you need to refer a matter of complaint to us, details of the procedure are available from your local branch or our Customer Helpline on 0113 225 7777. Ultimately, your complaint may be referred to the Financial Ombudsman Service, of Exchange Tower, Harbour Exchange Square, London, E14 9GE.

Product Terms & Conditions

The Society's General Investment Conditions will apply unless (and to the extent that) they are inconsistent with these Terms and Conditions.

1 Year Fixed Rate Bond (Issue 162) Effective from the date of account opening

1. Operation of the Account

- 1.1 The 1 Year Fixed Rate Bond (Issue 162) is a fixed rate, fixed term account.
- 1.2 The 1 Year Fixed Rate Bond (Issue 162) is a limited issue and may be withdrawn without notice.
- 1.3 Account can be opened through any of our branches, via our website or by post, and can be operated through any of our branches or by post.
- 1.4 Where the account is operated by post, the Society will aim to deal with all transactions within two working days of receipt of a request. However, the Society cannot be held responsible for delays due to unforeseen circumstances and postal delays.

2. Eligibility

- 2.1 The 1 Year Fixed Rate Bond (Issue 162) is not available to non-UK residents, corporate bodies, nominees, charities or minors.
- 2.2 The 1 Year Fixed Rate Bond (Issue 162) is limited to one account per customer.

3. Minimum/Maximum Investment

- 3.1 The minimum investment and operating balance is £100. In the event that the balance falls below £100, the basic investment rate of interest which is currently 0.05% Gross**p.a./AER*[#] (variable) shall apply.
- 3.2 The maximum investment and operating balance is £1,000,000 (£2,000,000 for joint accounts) plus accrued interest credited to the account.
- 3.3 You can add additional funds (up to the maximum investment) until the product becomes a closed issue, which may be at any time and without notice.

4. Maturity

- 4.1 The 1 Year Fixed Rate Bond (Issue 162) will mature at midnight on 2 August 2015. On the day after maturity (3 August 2015), the Society will transfer your investment (including interest) to an instant access maturity account. Full details including terms and conditions will be provided before maturity.

5. Interest

- 5.1 Interest is calculated daily and paid on maturity (2 August 2015).
- 5.2 Interest can be credited to the account or transferred to another building society/bank account or to another account held with the Society.
- 5.3 The fixed interest rate is related to long term market rates at the time of issue. Future fixed rate products may be offered at higher or lower rates depending upon the changes in market conditions.

6. Withdrawals

- 6.1 Access is limited to withdrawals of up to 25% of your capital investment without notice or loss of interest, prior to maturity (2 August 2015) subject to the minimum balance of £100 being maintained.
- 6.2 Further withdrawals are not permitted until the day after maturity (3 August 2015).

7. Closure of the account

- 7.1 Closure of the account is not permitted until the day after maturity (3 August 2015).

Opening Your Account

How to open an account

To open an account at one of our branches or by post you will need to provide the following:

- A completed and signed application form; and
- A deposit for your investment (for postal applications, a personal cheque is preferred).

Verifying your identity

Under the Money Laundering Regulations and Financial Conduct Authority rules, we are required to verify the name, address and date of birth of investors. To do this, we will ordinarily use an electronic verification system.

For branch applications, you will also need to supply additional proof of your identity, preferably in the form of a full UK or EU photo driving licence or a valid UK or EU passport. For postal applications, you will need to supply a certified copy of one of the above documents and either an original or a certified copy of a utility bill which is less than 3 months old (not a mobile phone bill). For details of other forms of acceptable identification, please contact your local branch (for branch applications) or call our Customer Helpline on 0113 225 7777 (for branch or postal applications).

Existing Customers

If you already have an open account with us, you do not ordinarily need to provide any proof of your name or address. Please ensure you write your existing account number in the space provided on the application form.

Leeds Building Society is a member of the Building Societies Association. The Society is a participant in the Financial Services Compensation Scheme, established under the Financial Services and Markets Act 2000 and compensation may be available if the Society cannot meet its liabilities in respect of this product, please see the General Investment Conditions for full details.

The Society is covered by the Financial Ombudsman Service. We may monitor and/or record your telephone conversations with the Society to ensure consistent service levels (including colleague training).

The Society's main business is the provision of savings products, mortgages and general insurance. The Society offers some investment products that may be operated through branches and by post and certain products, which can be operated by post only.

Leeds Building Society is authorised by the Prudential Regulation Authority and regulated by the Financial Conduct Authority (FCA) and the Prudential Regulation Authority and our registration number is 164992. You can check this on the Financial Services Register by visiting the FCA website at www.fca.org.uk or by contacting the FCA on 0800 111 6768.

Other taxes or costs may exist that are not paid by Leeds Building Society.

Large text, Braille and audio tape versions of our brochures are available on request.

Rates are correct at time of printing.