



Mitsubishi UFJ Lease & Finance

FY3-2010 Results

(Tokyo Stock Exchange / Nagoya Stock Exchange : 8 5 9 3)

Results announcement date: May 12, 2010

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1. Trend of financial performance (consolidated)

◎ Profit & Loss Statement

million yen

	Consolidated				
	FY3/2006	FY3/2007	FY3/2008	FY3/2009	FY3/2010
1 Operating Revenues	524,157	517,429	987,056	818,618	747,043
	-2.4%	-1.3%	+90.8%	-17.1%	-8.7%
2 Lease	380,596	359,973	763,991	613,716	558,615
	-1.8%	-5.4%	+112.2%	-19.7%	-9.0%
3 Installment Sales	117,831	118,460	164,293	140,159	122,615
	-8.8%	+0.5%	+38.7%	-14.7%	-12.5%
4 Loans	12,728	20,522	37,176	38,393	39,048
	+17.4%	+61.2%	+81.2%	+3.3%	+1.7%
5 Others	13,000	18,473	21,596	26,349	26,764
	+33.4%	+42.1%	+16.9%	+22.0%	+1.6%
6 Cost of Revenues	471,951	460,671	883,025	713,903	637,474
	-2.8%	-2.4%	+91.7%	-19.2%	-10.7%
7 CoR / Revenues	90.0%	89.0%	89.5%	87.2%	85.3%
	-0.4P	-1.0P	+0.5P	-2.3P	-1.9P
8 Lease, CoR	341,595	322,205	684,594	539,425	484,581
	-1.9%	-5.7%	+112.5%	-21.2%	-10.2%
9 Installment Sales, CoR	111,283	111,248	152,172	129,784	112,819
	-8.7%	-0.0%	+36.8%	-14.7%	-13.1%
10 Financial expenses	9,596	14,324	34,608	34,533	26,916
	-1.4%	+49.3%	+141.6%	-0.2%	-22.1%
11 Others, CoR	9,474	12,892	11,648	10,160	13,157
	+58.9%	+36.1%	-9.6%	-12.8%	+29.5%
12 Gross Profit	52,206	56,758	104,030	104,715	109,569
	+1.5%	+8.7%	+83.3%	+0.7%	+4.6%
13 Gross Profit / Revenues	10.0%	11.0%	10.5%	12.8%	14.7%
	+0.4P	+1.0P	-0.5P	+2.3P	+1.9P
14 Number of Employees	950	1,029	2,209	2,122	2,219
15 GP per employee	55.0	55.2	47.0	49.3	49.3
	+1.0%	+0.4%	-14.9%	+4.8%	+0.0%
16 SG&A Expenses	23,389	23,825	53,307	77,829	83,755
	+7.9%	+1.9%	+123.7%	+46.0%	+7.6%
17 Personnel Expenses	9,762	10,527	21,439	21,444	21,478
	+5.6%	+7.8%	+103.7%	+0.0%	+0.2%
18 Non-Personnel Expenses	9,865	11,567	27,627	24,594	23,193
	-2.2%	+17.3%	+138.8%	-11.0%	-5.7%
19 Expenses for Non-performing assets	3,761	1,730	4,241	31,790	39,083
	+60.0%	-54.0%	+145.1%	+649.6%	+22.9%
20 Overhead Ratio (Overhead expenses divided by GP)	37.6%	38.9%	47.2%	44.0%	40.8%
	-0.0P	+1.3P	+8.3P	-3.2P	-3.2P
21 Operating Profit	28,816	32,932	50,723	26,885	25,813
	-3.1%	+14.3%	+54.0%	-47.0%	-4.0%
22 OP / Revenues	5.5%	6.4%	5.1%	3.3%	3.5%
	-0.0P	+0.9P	-1.3P	-1.8P	+0.2P
23 Recurring Profit	29,597	33,508	51,705	26,282	25,821
	-2.1%	+13.2%	+54.3%	-49.2%	-1.8%
24 Extraordinary Profit	1,472	3,497	4,573	1,890	14,150
	+27.7%	+137.6%	+30.8%	-58.7%	+648.3%
25 Extraordinary Cost	441	310	2,460	10,860	1,827
	+437.8%	-29.7%	+691.5%	+341.4%	-83.2%
26 Net Profit	21,135	22,064	30,245	7,145	20,727
	+13.4%	+4.4%	+37.1%	-76.4%	+190.1%

※ Percentage ("%") and Point ("P") in the lower line represent yoy ratio.

◎ Balance Sheet

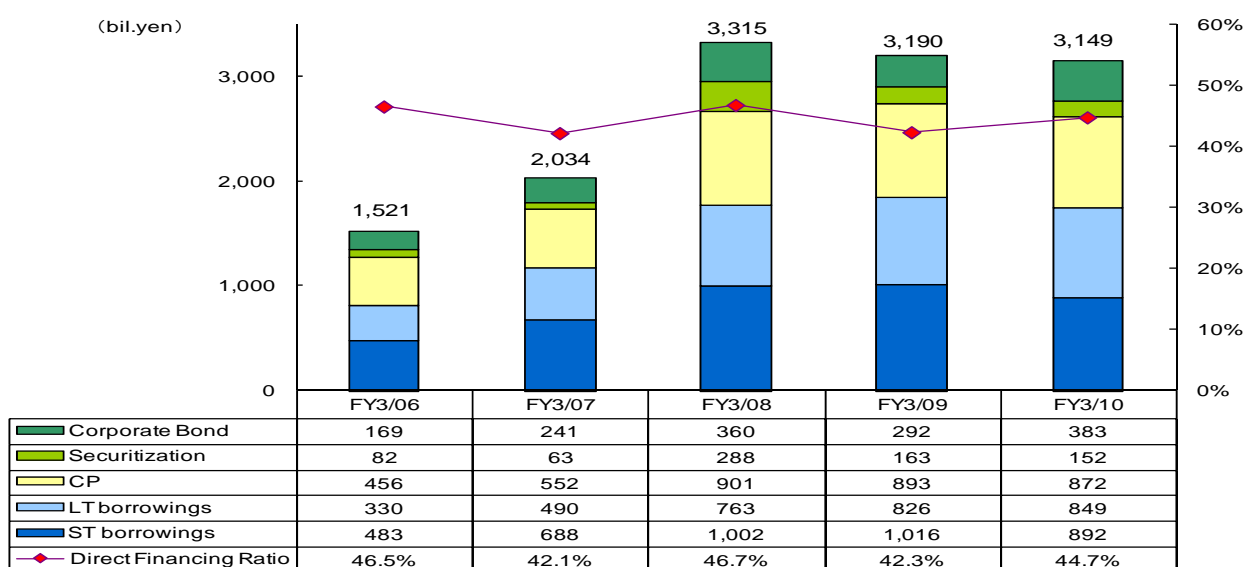
million yen

		Consolidated				
		FY3/2006	FY3/2007	FY3/2008	FY3/2009	FY3/2010
1	Net Assets	130,187	154,267	312,352	342,633	366,891
		+23.4%	+18.5%	+102.5%	+9.7%	+7.1%
2	Total Assets	1,825,087	2,380,467	3,965,891	3,909,077	3,885,161
		+3.7%	+30.4%	+66.6%	-1.4%	-0.6%
3	Operating Assets	1,652,698	2,185,763	3,630,737	3,497,071	3,517,982
		+3.6%	+32.3%	+66.1%	-3.7%	+0.6%
4	Lease	830,630	820,541	1,794,936	1,565,325	1,677,155
		-4.5%	-1.2%	+118.8%	-12.8%	+7.1%
5	Installment Sales	298,793	288,129	431,143	368,467	297,051
		+5.0%	-3.6%	+49.6%	-14.5%	-19.4%
6	Loans	459,531	901,858	1,145,939	1,227,716	1,222,770
		+25.2%	+96.3%	+27.1%	+7.1%	-0.4%
7	Others	63,742	175,233	258,719	335,562	321,005
		-13.4%	+174.9%	+47.6%	+29.7%	-4.3%
8	Impaired Assets	9,314	4,474	6,382	47,983	46,351
		+3.4%	-52.0%	+42.6%	+651.8%	-3.4%
9	Allowance	1,451	1,043	2,014	3,694	8,487
10	Net Balance of Impaired Assets	7,862	3,431	4,368	44,288	37,863
		+19.5%	-56.4%	+27.3%	+913.9%	-14.5%
11	Equity Ratio	7.1%	6.2%	7.5%	8.4%	9.1%
		+1.1P	-0.9P	+1.3P	+0.9P	+0.7P
12	ROE	17.9%	15.9%	13.6%	2.3%	6.1%
		-1.3P	-2.0P	-2.3P	-11.3P	+3.8P
13	ROA	1.2%	1.0%	1.0%	0.2%	0.5%
		+0.1P	-0.2P	+0.0P	-0.8P	+0.3P
14	Total Funding	1,520,766	2,033,869	3,314,673	3,190,431	3,148,926
		+1.5%	+33.7%	+63.0%	-3.7%	-1.3%
15	Indirect Funding	813,827	1,177,464	1,765,716	1,842,291	1,740,993
		+17.6%	+44.7%	+50.0%	+4.3%	-5.5%
16	Direct Funding	706,939	856,404	1,548,957	1,348,139	1,407,932
		-12.3%	+21.1%	+80.9%	-13.0%	+4.4%
17	CP	456,300	552,300	900,800	892,900	872,400
		-4.7%	+21.0%	+63.1%	-0.9%	-2.3%
18	Securitization (Lease Receivables)	81,639	63,004	288,108	162,959	152,256
		-36.7%	-22.8%	+357.3%	-43.4%	-6.6%
19	Corporate Bond	169,000	241,100	360,049	292,280	383,276
		-14.7%	+42.7%	+49.3%	-18.8%	+31.1%
20	Direct Funding Ratio	46.5%	42.1%	46.7%	42.3%	44.7%
		-7.3P	-4.4P	+4.6P	-4.4P	+2.4P

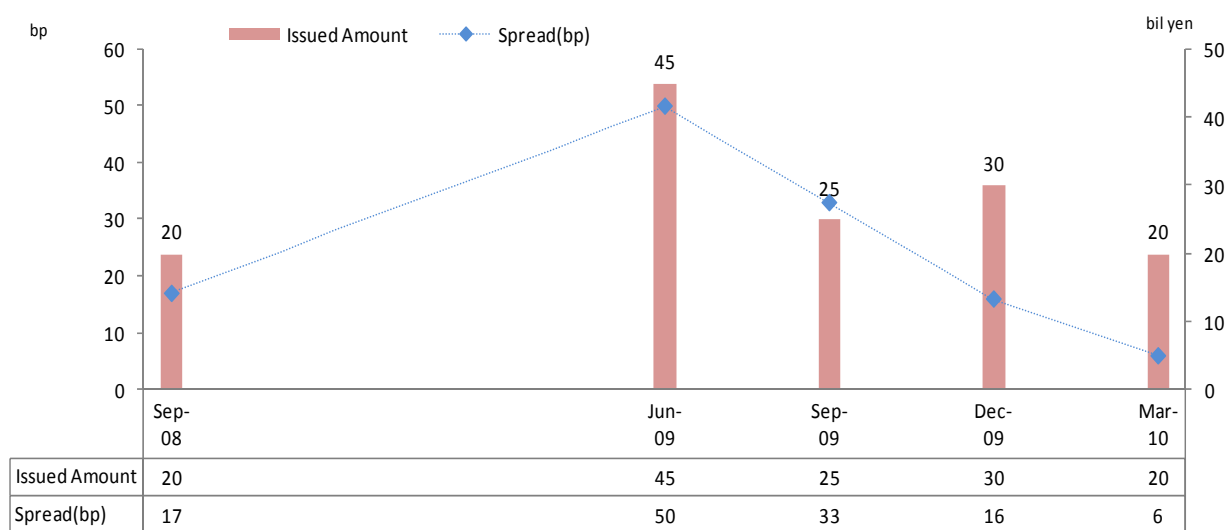
※ Percentage ("%") and Point ("P") in the lower line represent yoy ratio.

2. Funding

1) Funding Structure



2) Issued Straight Bonds (SB) Historical Chart



※SB Rate is a sum of applicable swap rate and the above spread (basis point).

3) Ratings (as of May 12, 2010)

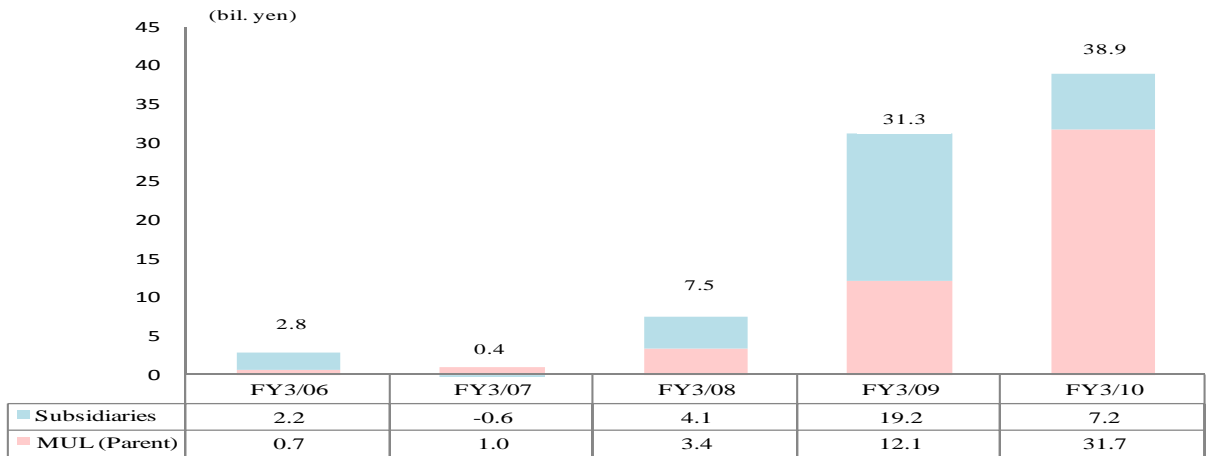
Rating Agency	Long-term	Short-term
JCR	AA-	J-1+
R&I	A+	a-1
Moody's	A1	P-1

JCR = Japan Credit Rating Agency

R&I = Rating and Investment Information

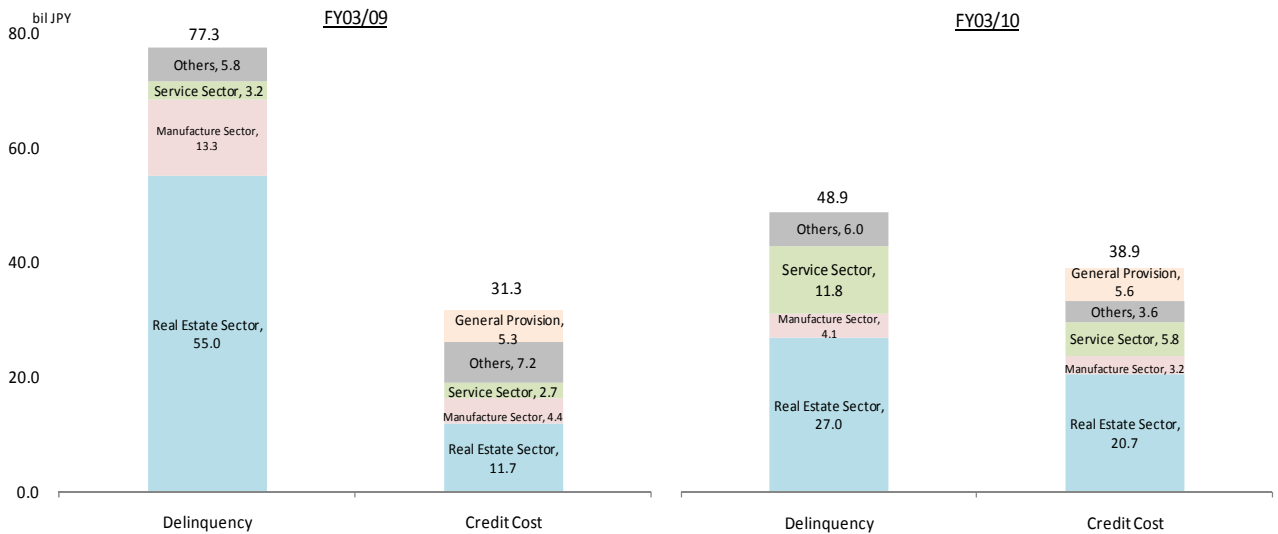
3. Net Credit Cost

1) Net Credit Cost Historical Chart

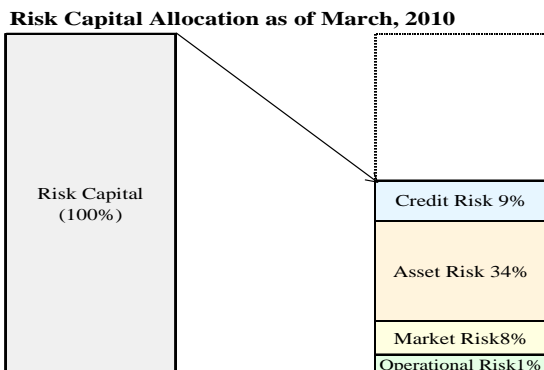


The above figures represent consolidated net credit cost, which includes all related credit cost of Cost of Revenue, SG&A expenses and Extraordinary profit.

2) Breakdown of Delinquency and Net Credit Cost



3) Internal Capital Adequacy Assessment Processes



MUL uses Internal Capital Adequacy Assessment Processes (“ICAAP”) which approaches to quantify various risks and enables to reinforce performance assessment by allocating risk-capital to strategic segments.

4. Overview of Principal Consolidated Companies

million yen

	Mitsubishi UFJ Lease & Finance (Parent)		DFL Lease MUL's Share : 95%	
	Amounts	YOY change	Amounts	YOY change
Revenues	524,186	-7.7%	21,304	-7.1%
Gross Profit	73,511	+5.4%	2,239	-5.8%
Operating Profit	15,884	-48.3%	631	-
Recurring Profit	17,426	-44.4%	638	-
Net Profit	7,303	-47.3%	838	-
Operating Asset	2,885,119	-0.5%	52,275	-17.2%
Total Asset	3,238,022	-1.5%	54,199	-18.3%
Net Asset	327,307	+2.4%	5,822	+16.8%

	Japan Medical Lease MUL's Share : 100%		Shinko Lease MUL's Share : 80%	
	Amounts	YOY change	Amounts	YOY change
Revenues	30,200	+9.9%	32,664	-2.7%
Gross Profit	3,277	+25.7%	2,410	-4.8%
Operating Profit	1,115	+97.0%	628	+463.5%
Recurring Profit	1,112	+90.7%	602	+418.4%
Net Profit	651	+67.8%	223	+36.2%
Operating Asset	90,300	+9.6%	108,293	-2.3%
Total Asset	93,152	+9.3%	116,848	-0.9%
Net Asset	8,213	+8.3%	5,369	+3.7%

	Casio Lease MUL's Share : 80%		Hirogin Lease MUL's Share : 80%	
	Amounts	YOY change	Amounts	YOY change
Revenues	19,101	-0.9%	23,860	-12.4%
Gross Profit	1,715	+23.2%	2,362	-0.0%
Operating Profit	799	+155.5%	939	-
Recurring Profit	802	+154.0%	1,195	-
Net Profit	519	+126.1%	1,115	-
Operating Asset	39,654	-11.4%	61,884	-7.9%
Total Asset	40,586	-11.7%	65,053	-8.1%
Net Asset	9,314	+5.9%	6,032	+22.7%

million yen

	Shutoken Leasing MUL's Share : 76%		Chukyo General Lease MUL's Share : 70%	
	Amounts	YOY change	Amounts	YOY change
Revenues	26,692	-4.5%	7,739	-5.2%
Gross Profit	4,757	+31.4%	882	+2.9%
Operating Profit	1,858	+371.2%	71	-71.0%
Recurring Profit	1,886	+363.3%	76	-68.3%
Net Profit	1,252	+394.8%	86	-48.1%
Operating Asset	99,527	-9.5%	18,239	-5.0%
Total Asset	102,894	-11.2%	19,051	-4.7%
Net Asset	8,258	+17.8%	4,423	+2.1%

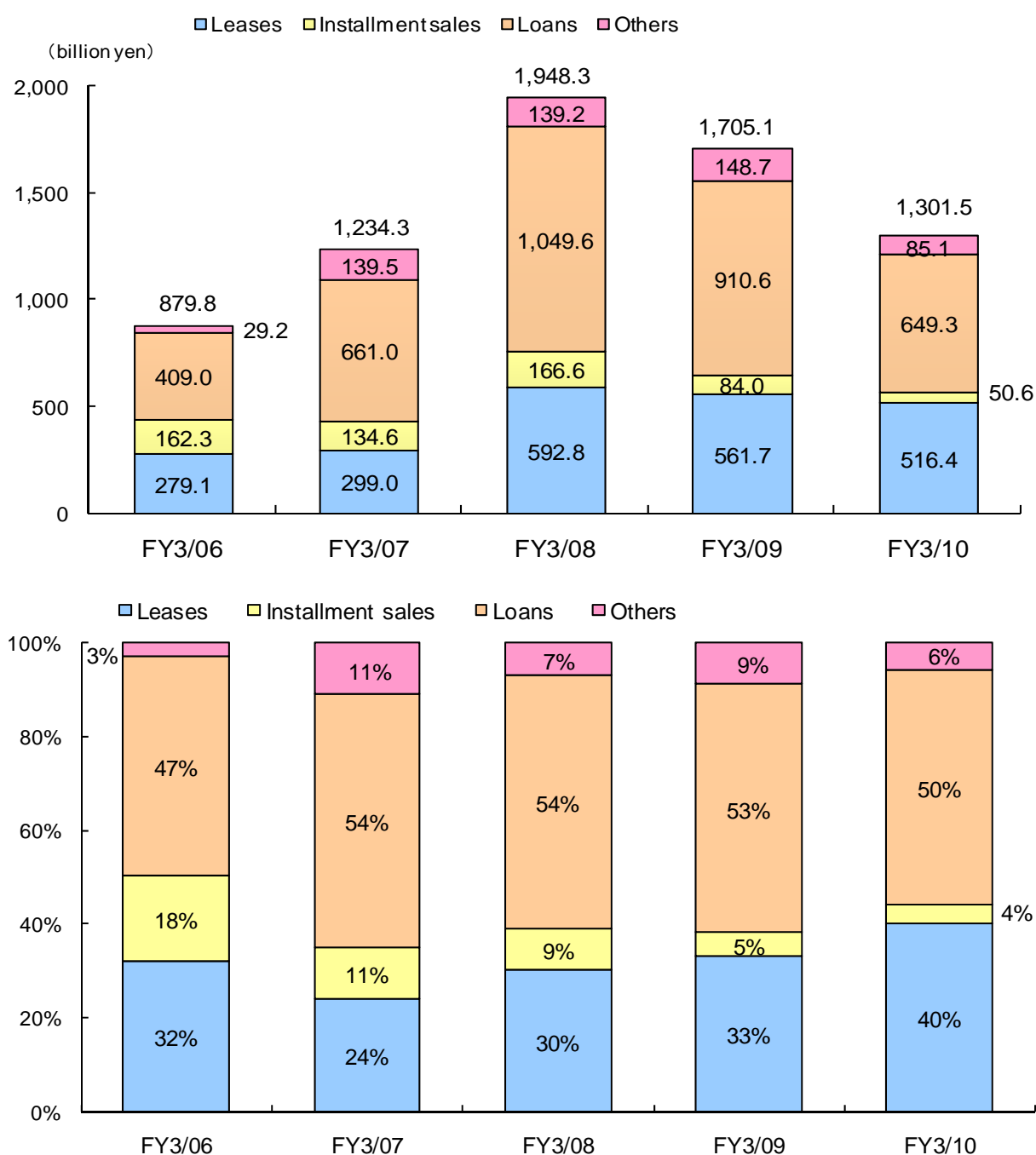
	MMC Diamond Finance MUL's Share : 50%		Diamond Rental System MUL's Share : 100%	
	Amounts	YOY change	Amounts	YOY change
Revenues	16,138	-9.5%	24,627	+7.7%
Gross Profit	5,875	+16.3%	2,355	-8.9%
Operating Profit	609	+35.1%	395	-48.7%
Recurring Profit	610	+38.0%	399	-51.9%
Net Profit	404	+59.3%	240	-45.4%
Operating Asset	185,441	+20.8%	50,669	-1.3%
Total Asset	194,848	+22.5%	53,220	-1.1%
Net Asset	10,863	+3.9%	3,256	+8.0%

	Diamond Asset Finance MUL's Share : 100%		Miyuki Building* MUL's Share : 97%	
	Amounts	YOY change	Amounts	YOY change
Revenues	13,038	+25.0%	4,813	-
Gross Profit	4,167	-14.8%	2,386	-
Operating Profit	-1,101	-	2,018	-
Recurring Profit	-1,028	-	1,668	-
Net Profit	-4,086	-	979	-
Operating Asset	154,755	+13.0%	52,511	-
Total Asset	168,247	+6.4%	56,204	-
Net Asset	10,318	-28.4%	16,490	-

*Miyuki Building Co., Ltd., property owned management company, has been consolidated from July 2009. The above figure shows nine months (July 2009 - March 2010) results.

5. Business Performance (New Transactions)

- New transactions in volume (consolidated) entered in FY3-2010 were decreased by 23.7% (year-on-year) to ¥1,301.5 billion.
- By segment, lease volume was increased by 8.1%, installment sales was decreased by 39.7%, and the loans and other business were decreased by 30.7%.
- Composition of transaction type: Lease 40%, Installment sales 4%, Loans and Others 56%



Leases (new transactions in volume)

(bil.yen)

	FY3/09	FY3/10	yoy change
IT / Office Equip.	167.9	138.1	-17.7%
Industrial Machinery	124.7	141.3	+13.3%
Civil Eng. & Construction Machinery	23.9	18.3	-23.2%
Transport Equip.	37.4	26.4	-29.2%
Medical Equip.	44.2	40.9	-7.4%
Commercial & Service Equip.	61.1	56.8	-7.0%
Others	102.3	94.1	-8.0%
Total	561.7	516.4	-8.1%

Installment sales (new transactions in volume)

(bil.yen)

	FY3/09	FY3/10	yoy change
IT / Office Equip.	2.7	1.6	-40.9%
Industrial Machinery	13.1	7.1	-45.4%
Civil Eng. & Construction Machinery	12.5	6.4	-48.6%
Transport Equip.	6.4	2.6	-58.9%
Medical Equip.	6.9	5.9	-13.2%
Commercial & Service Equip.	9.3	9.8	+5.0%
Others	32.9	16.9	-48.5%
Total	84.0	50.6	-39.7%

Loan transactions (new transactions in volume)

(bil.yen)

	FY3/09	FY3/10	yoy change
Factoring	335.4	282.5	-15.8%
Real estate financing	397.6	201.9	-49.2%
Others	326.2	250.0	-23.4%
Total	1,059.3	734.4	-30.7%

Total (all transactions)

(bil.yen)

	FY3/09	FY3/10	yoy change
Total	1,705.1	1,301.5	-23.7%

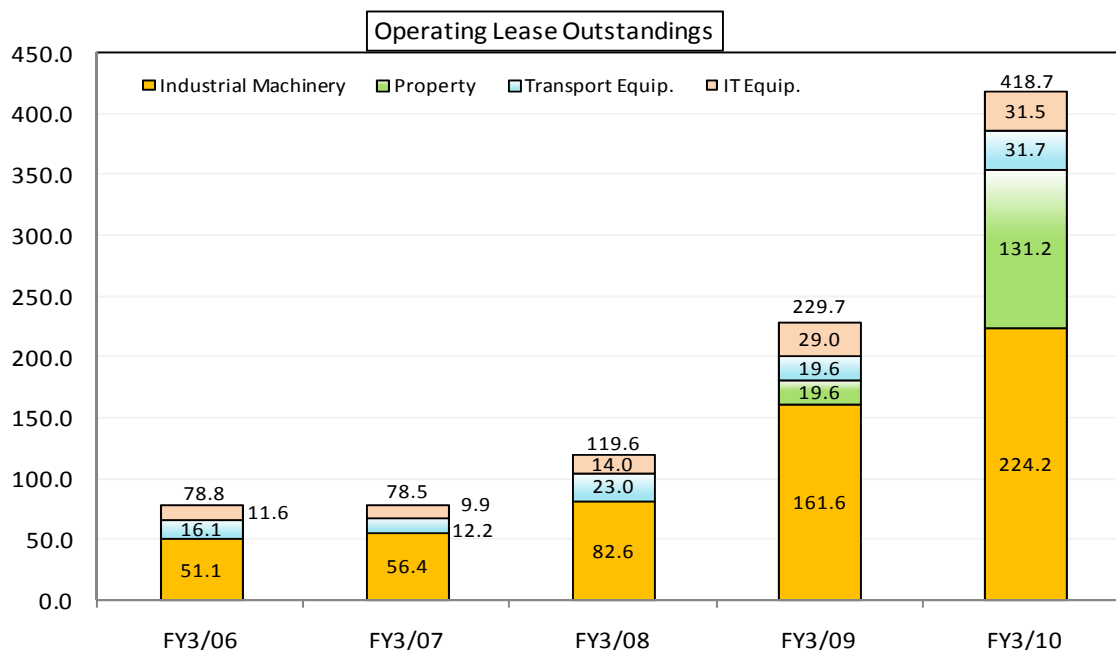
6. Review of Operation

(1) Lease Operating Lease

Operating lease involves leasing industrial machinery, machine tools and other equipment over periods corresponding to customer's flexibilities.

Our Operating Lease is growing, particularly industrial machinery and lease property owned by Miyuki Building*.

*New consolidate company effective from July 2009



(2) Others Trading Used Equipment

MUL is trading broad range of used machinery and equipment which is supported by extensive track record for operating lease and machinery market. MUL can meet various customer requirements though trading used equipments.

~MUL Group Used Equipment Trading Network~



U-Machine Warehouse (below)

U-Machine is a major used industrial machinery trading company and owns 3 warehouses. U-Machine trades approx. 7,000 used machineries p.a.



Diamond Equipment joined SEMICON JAPAN 2009

(below)

Diamond Equipment trades used Semiconductor Production Equipment globally with TLC Equipment, a US based major trading company.

M-Cast Showroom (above)

M-Cast, a major used medical equipment trading company, deals with various medical products. M-Cast takes ISO9001 (Quality Management Standard) and provides high-quality product and service to customers.



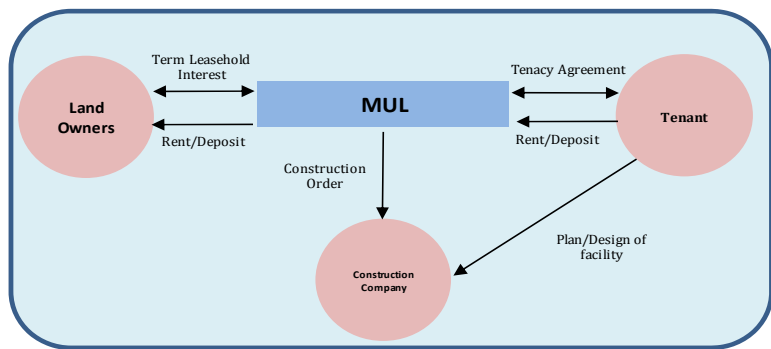
MUL EcoBusiness PC Yard (above)

MUL EcoBusiness ("MULEB") deals lease-up PCs (approx. 280 thousands p.a.). MULEB promotes re-use and recycle after format information.



(3) **Lease** Symphony (Real Estate Lease)

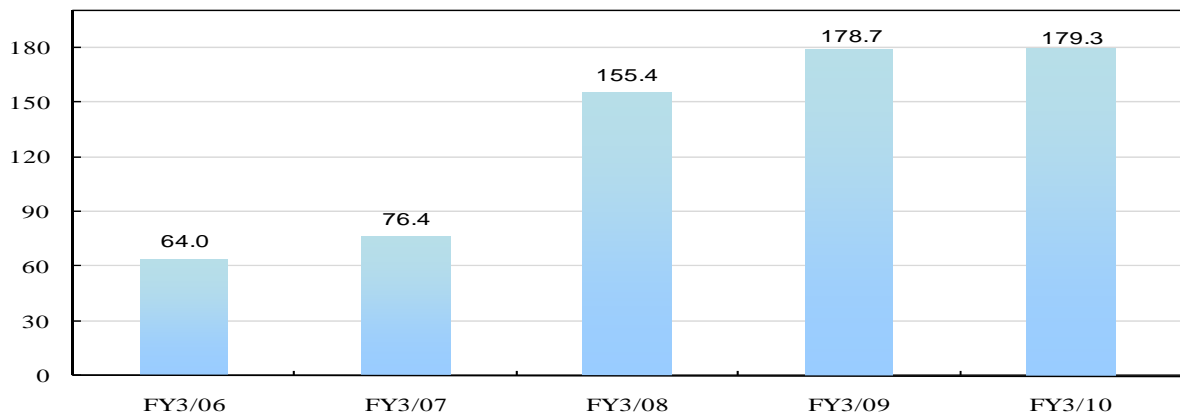
“Symphony “(Real estate lease) involve an arrangement where (i) we lease land from landowners through commercial leaseholds, (ii) construct buildings and facilities with specifications designed by tenants, and (iii) sublease the property to the tenant (e.g. chain-store). This arrangement enables tenants to open stores with small initial investment. Our Symphony is providing optimal solution for tenants, constructors and landowners.



- (Principal Merits)
- Minimize Initial Cost
 - Visible Cash Flow
 - Reduce Owning Burden

Symphony (Real Estate Lease) Outstandings

(bil. yen)



● Example of Symphony transactions



ACROSS PLAZA NAGAOKA(NIIGATA)

ACROSS PLAZA NAGAOKA
 ADDRESS: NIIGATA, NAGAOKA CITY
 OPEN: MARCH 2010
 PROJECT SCALE: JPY2.6bil
 SHOPS: 32

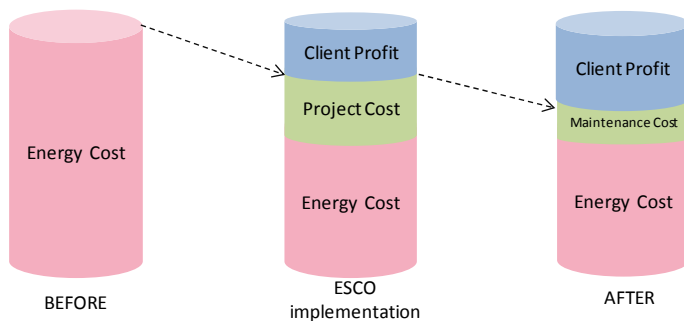
Our Symphony is utilized for logistic center, restaurant, showroom and others.



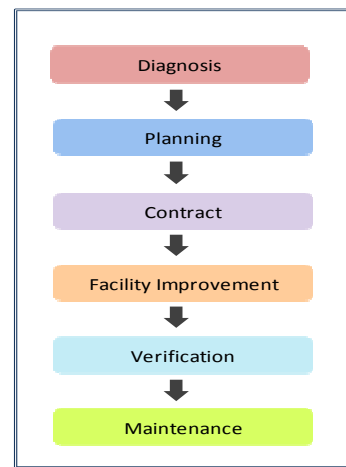
(4) **Lease** ESCO (Energy Service Company) Business

ESCO business is an energy-saving contractual activity. MUL is offering comprehensive energy-related services (consultation, design, maintenance, lease, inspection, etc.). ESCO business is achievable for client to low-cost and high efficient operation.
 MUL has remarkable track records (total 363 transactions). Our ESCO business is expanding its field not only to Japan but also overseas.

● ESCO Structure



● ESCO Flow Chart



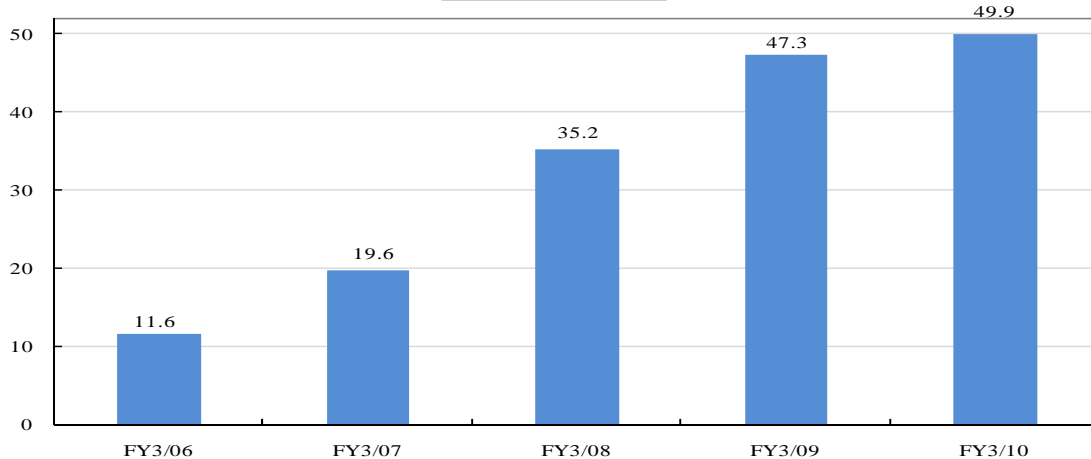
Nagoya University Hospital has introduced our ESCO in April 2010. This ESCO is expected to achieve energy saving by 20.6% and reduce CO2 emission by 21.0% (approx.7,000ton).



Chiyoda Corporation has introduced our ESCO to achieve energy saving.

(bil. yen)

ESCO Outstandings

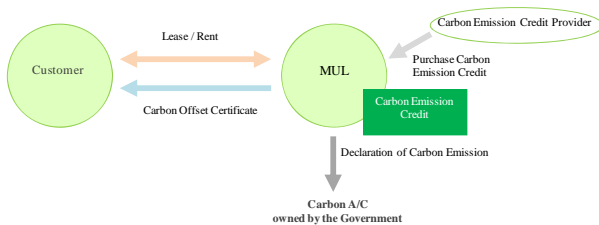


(5) **Lease** Carbon Offset Business

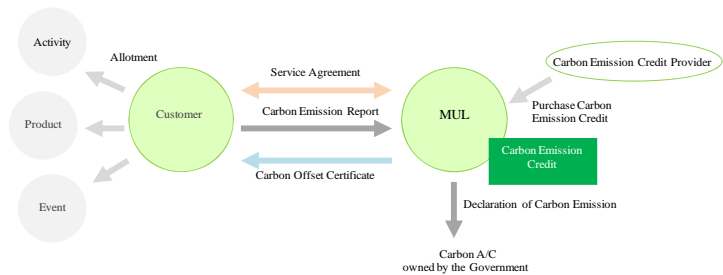
Our main products in this area are (i) Carbon Natural Lease (“CNL”) and (ii) Offset Partners Service (“OPS”). CNL is lease transaction allotted carbon emission credit. Therefore, customer (lessee) can use carbon-free* lease equipments. OPS is carbon trade support service. MUL is offering wide-range carbon trade related services. Our Carbon Offset Business has been implemented since 2008 and has been used by various customers with 1,382 transactions by the end of March 2010.

*by way of offset all or part of carbon emission brought by lease equipment

● Structure of Carbon Natural Lease



● Structure of Offset Partners Service



Carbon Natural Lease	Industrial Machine, Machine Tool Printing Machine Vending Machine Air Conditioning Unit PCs, Server, etc
Offset Partner Service	Sports Event International Cargo Showroom Catalog

Principal CNL transactions

Principal OPS Transactions

(6) **Lease e-Leasing Direct**

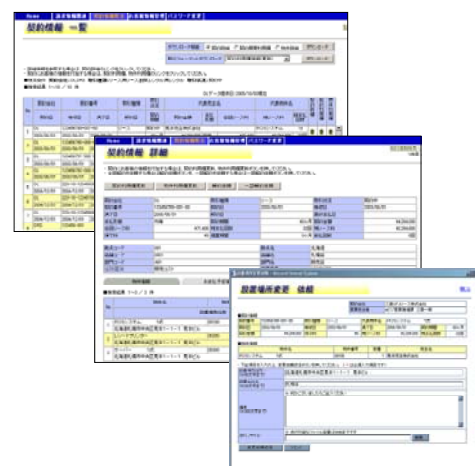
e-Leasing Direct enables customers to perform an entire range of procedures via the internet, including requesting and viewing estimates, as well as completing lease contracts and certificates of completion of lease inspections. Customers can also verify transaction details online during lease periods.

● Principal **e-Leasing Direct** transaction

Main User	Principal Equipment
Retailer, Restaurant	Cash Register
	Automatic Teller Machine (Cash Machine)
Railway Company	Automatic Ticket Gate
Bottling/Drink Company	Vending Machine
Manufacturer	Mold
Rental Company	Rental

User Merit
1. Outsourcing Asset Management
2. Simple Account Treatment
3. Reinforce J-SOX Framework

● Screen image of **e-Leasing Direct**



● Principal **e-Leasing Direct** transaction >



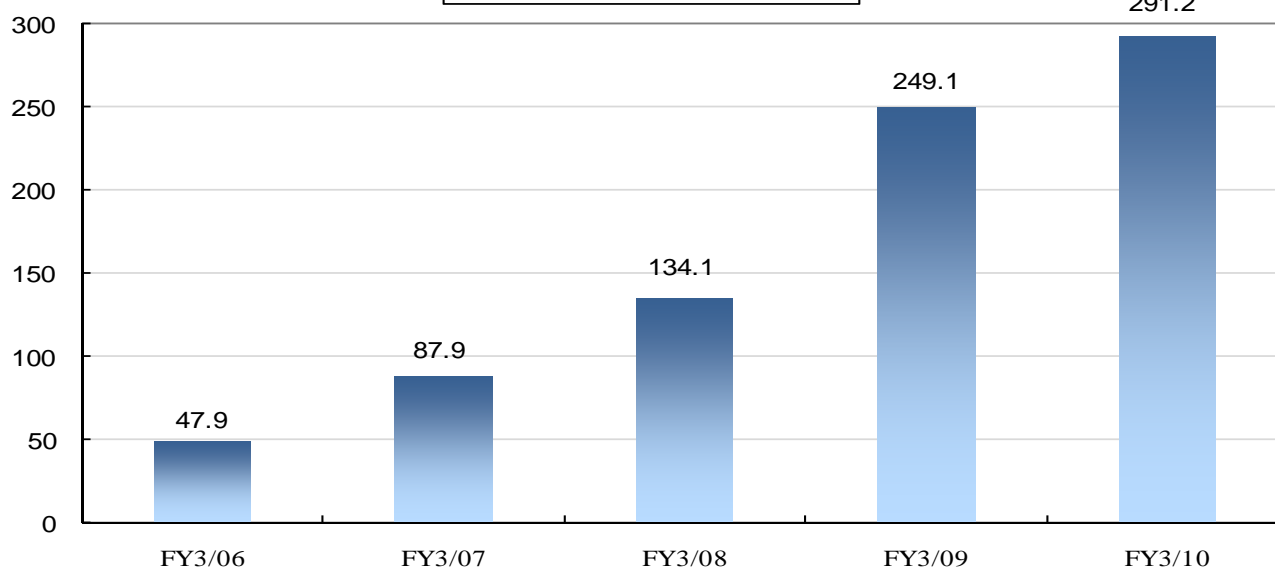
Automatic Ticket Gate lease to Kintetsu Corp.



Vending Machine lease to DyDo Drinco Inc.

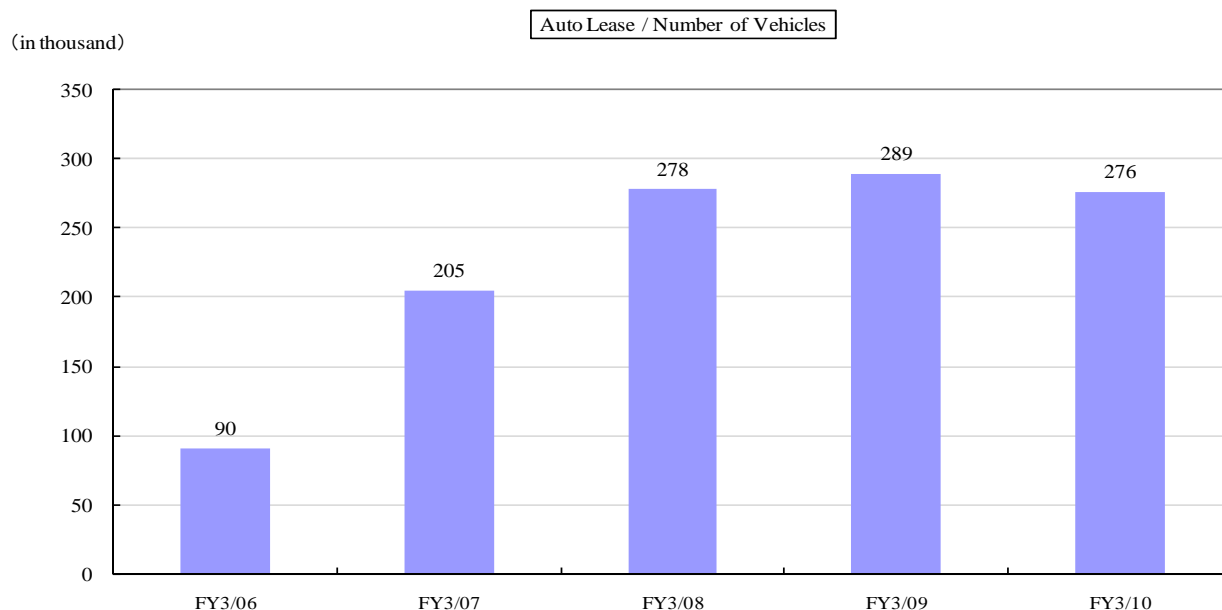
(bil. yen)

e - Leasing Direct Receivables



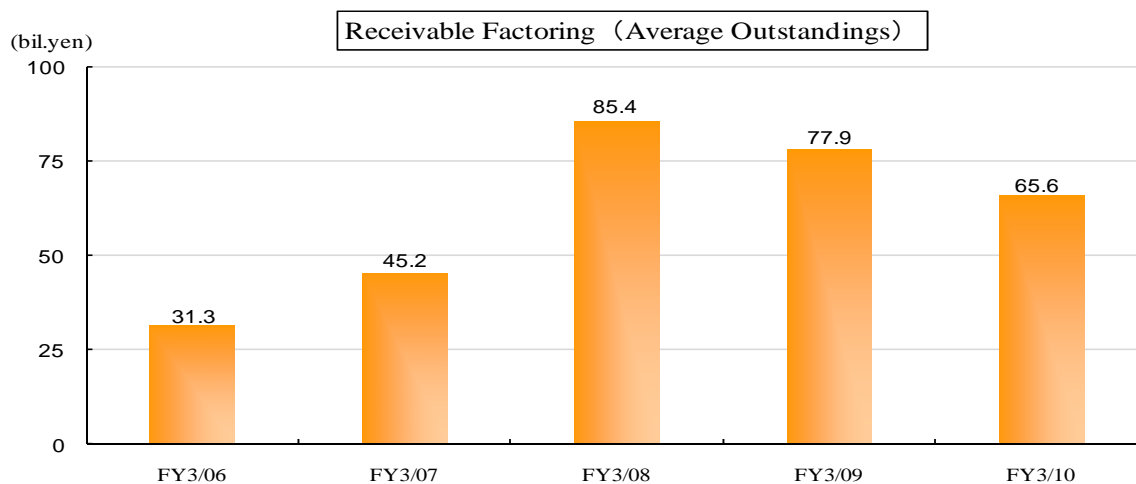
(7) **Lease** Auto Lease

Our Auto lease and finance business are mainly operating through two affiliates, Mitsubishi Auto Leasing and MMC Diamond Finance. As of end of March, 2010, MUL group is operating 276 thousand vehicles in Japanese market.



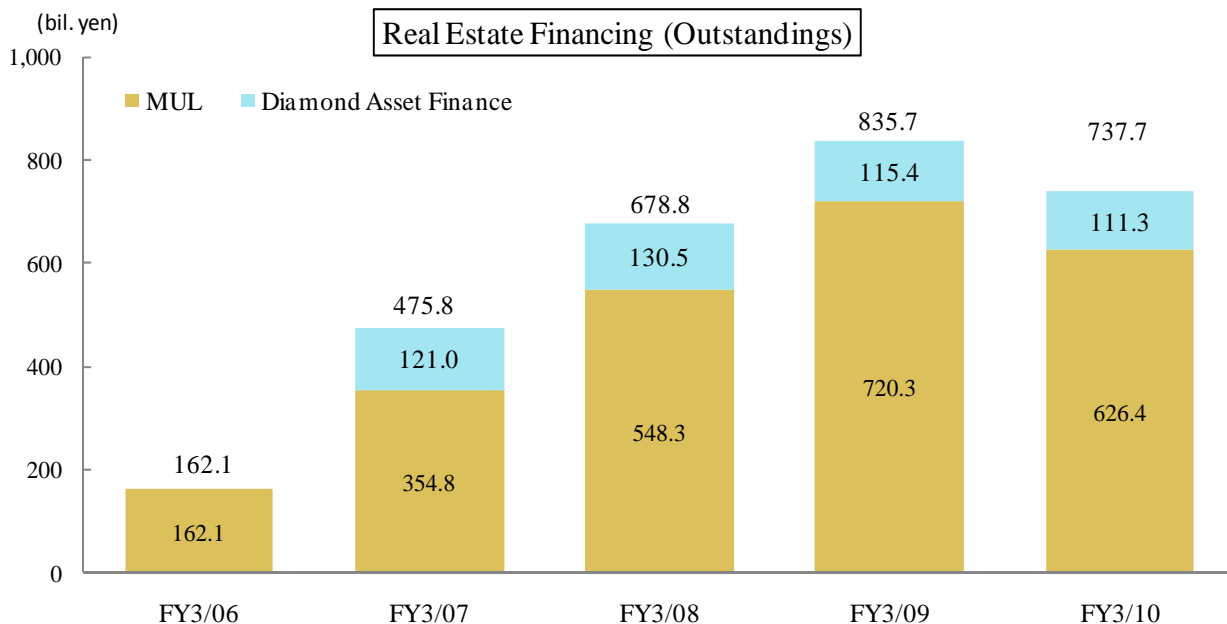
(8) **Loans** Factoring

Our new Factoring system started in August 2002. Main target of Factoring is for Sales receivables, Medical receivables.

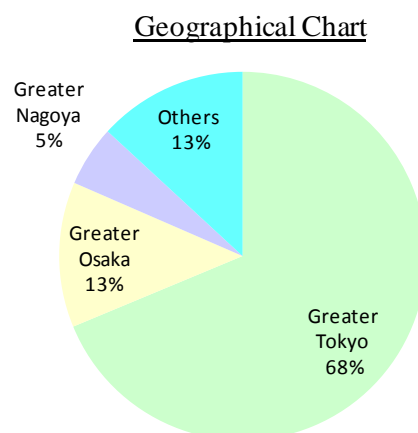
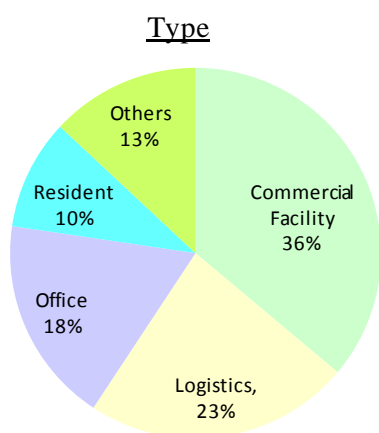


(9) **Loans** Real Estate Finance

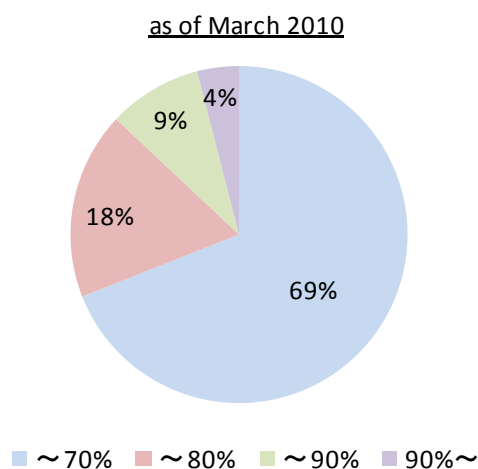
We go beyond leasing operations to provide various types of structured finance to meet market needs related to the opening and relocation of stores, office buildings, logistic centers, residents, and other facilities. We enlarge non-recourse loan under strict risk control



1. Breakdown (MUL Portion)



2. Distribution of LTV (MUL Portion)

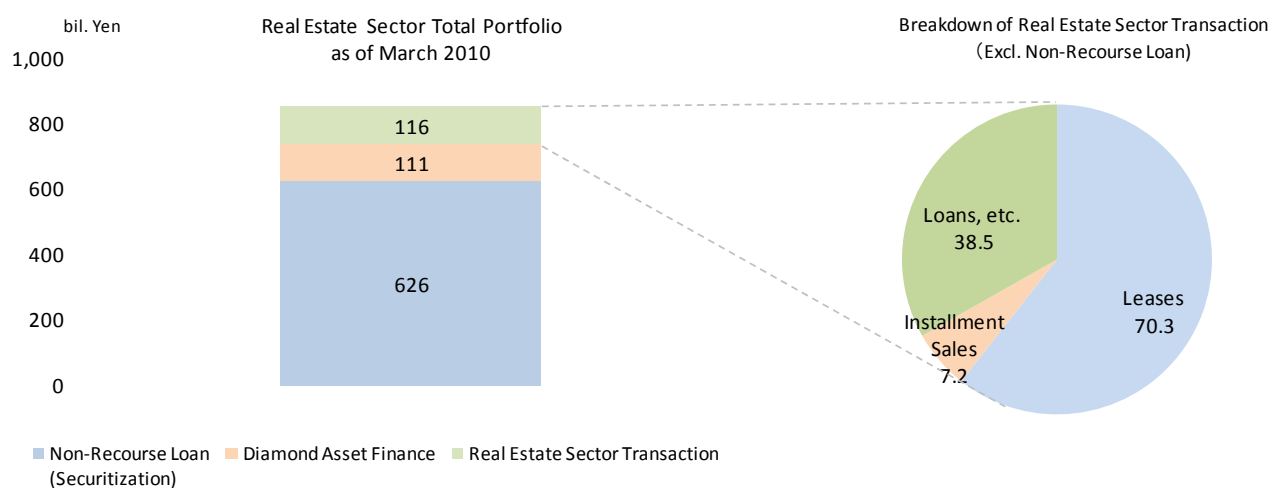


3. Type of Property (MUL Portion)

(bil. Yen)

	Development	Non- Development	Total
Outstandings	56.2	570.2	626.4
Ratio	9%	91%	100%

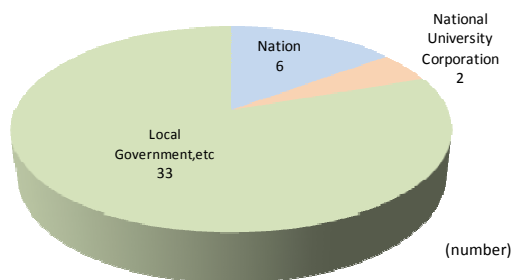
4. Real Estate Sector Total Portfolio (Consolidated)



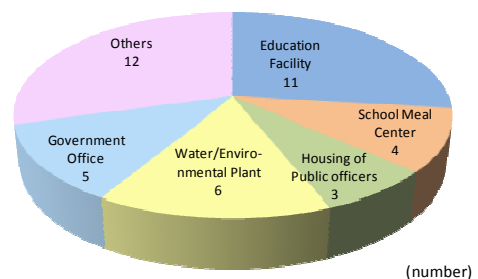
(10) **Loans** PFI (Private Finance Initiative)

The PFI business employs private-sector funds and management expertise to develop and operate public infrastructure. MUL is acting as not only debt provider but also representative company of consortiums. We have entered into 41 transactions (including 13 transactions acting as representative company).

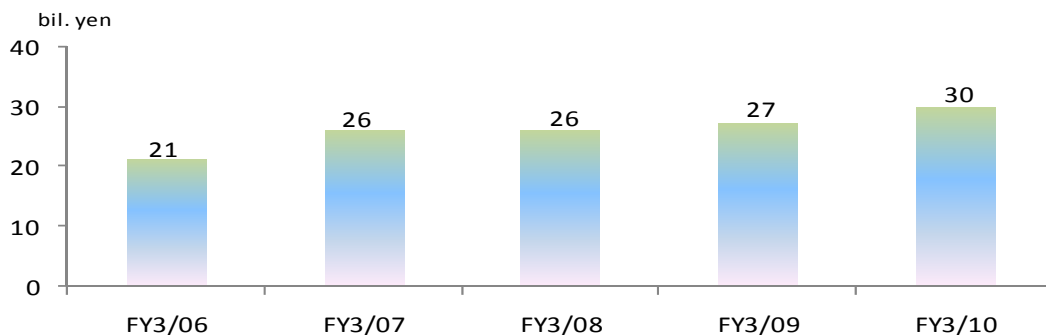
● The type of public sector



● The type of facility



● Operating Assets of PFI related



● Recent Project

Date	Project	Project Scale (bil. yen)
Apr-08	Choshi High School (Chiba)	6.0
Jul-08	Sendai Shintakasago School Meal Center (Miyagi)	10.5
Dec-08	Yokohama Water Purification Plant (Kanagawa)	26.5
Jan-09	Natori School Meal Center (Miyagi)	6.8
Feb-09	Ushita Housing of Public Officers (Hiroshima)	8.1
Jul-09	Minamisenri Public Facilities (Osaka)	8.6
Oct-09	Urayasu Chidori School Meal Center (Chiba)	5.7
Dec-09	Hokuso Water Purification Facility (Chiba)	7.6
Jan-10	Shinome Public Facilities (Tokyo)	12.0
Feb-10	Totsuka Station Re-development (Yokohama)	17.0



TOTSUKA STATION RE-DEVELOPMENT PROJECT (YOKOHAMA)

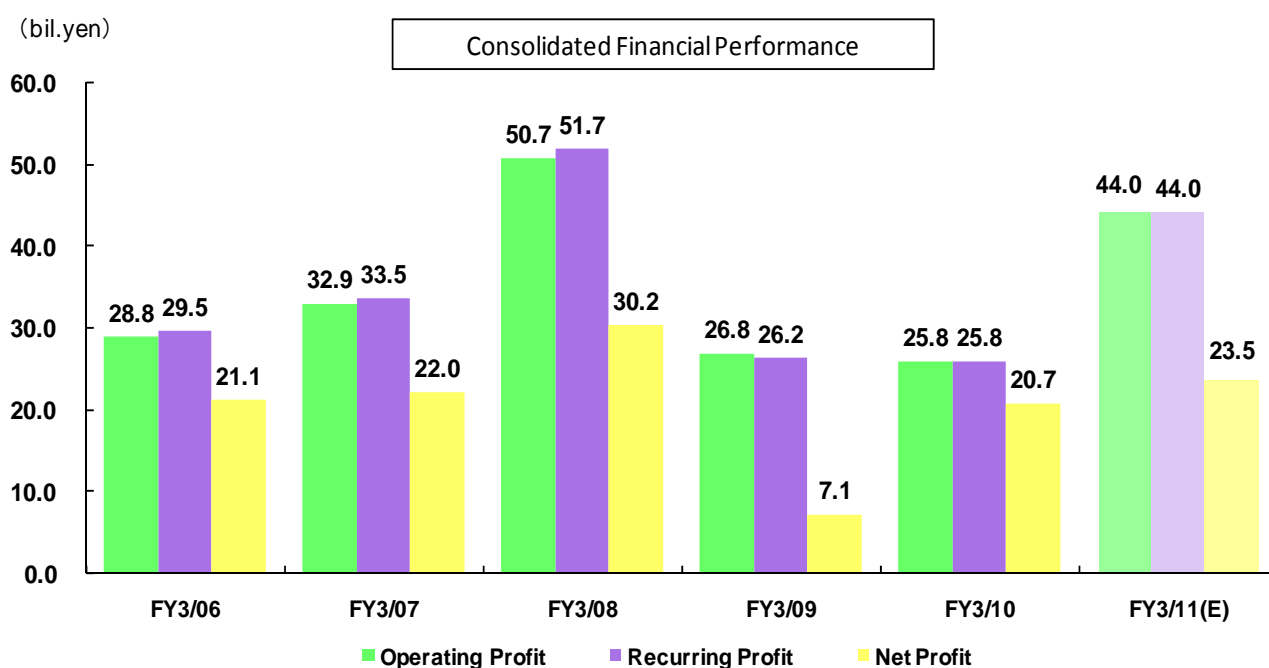


MINAMISENRI PUBLIC FACILITY PROJECT (OSAKA)

7. Forecast for FY3/2011

Forecast for FY3/2011

	Consolidated	
	Amounts(bil.yen)	change
Revenues	740.0	-0.9%
Gross Profit	110.0	+0.4%
Operating Profit	44.0	+70.5%
Recurring Profit	44.0	+70.4%
Net Profit	23.5	+13.4%
Dividend per Share	50 yen	+2 yen



	FY3/06	FY3/07	FY3/08	FY3/09	FY3/10	FY3/11(E)
DPS (yen)	36	40	42	46	48	50
EPS (yen)	370	387	377	80	212	262

8. Progress of Management Strategy in the Medium-Term Plan

1. Results and Achievements

➤ Growth Strategy

- (1) Expand unique MUL services by increasing the functions provided in the value chain and taking a wider variety of asset and business risks

Operating Lease

Used Equipment Purchase
and Sale

Real Estate

Energy Conservation
Environment

Medical and Nursing

- (2) Accelerate development on a global basis

- (3) Strengthen customer contacts

- (4) Promote external growth strategy

Principal Results and Achievements

Consolidation of Miyuki Building

Strategic Alliance with Philips Electronics Japan with regard to medical equipment sale

Alliance with Block Imaging with regard to trading used medical equipment

Agreement of co-work to promote eco-related business in Asia with International Finance Corp.

Alliance with Financial One to promote various businesses in Asia (Taiwan, China, Vietnam, etc.)

Established Los Angeles Branch

Deployed programs to improve sales productivity

Established Middle Market Promotion Division

➤ Strategy to strengthen management base

- (1) Use more advanced management techniques

- (2) Strengthen sales capacity and use more advanced techniques

- (3) Improve Efficiency

- (4) Strengthen IT strategy

- (5) Foster new corporate culture

- (6) Reform human resources management

- (7) Establish credibility

Reinforce group management

Executive Camp

Established Operating Units/Business Center

Built management IT System

Deployed "Credo-Meister", Code of Conduct Awards

Transparent human resources management

Internal Capital Adequacy Assessment Processes

Strengthen Compliance

Reinforce Information Security

2. Going Forward

Promote and Accelerate Strategies

● Reinforce Existence Business

Re-strengthen Core Business

Improve sales capacity, efficiency

● Accelerate Growth Business

Environment

Global

Asset Management

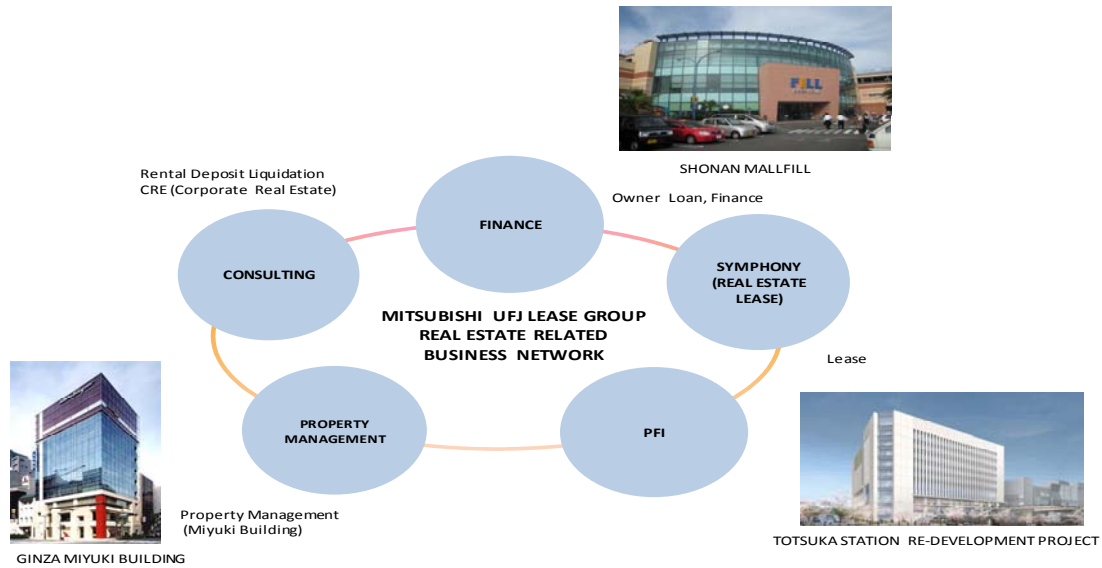
Asset Finance

3. Introduction of principal strategic achievement

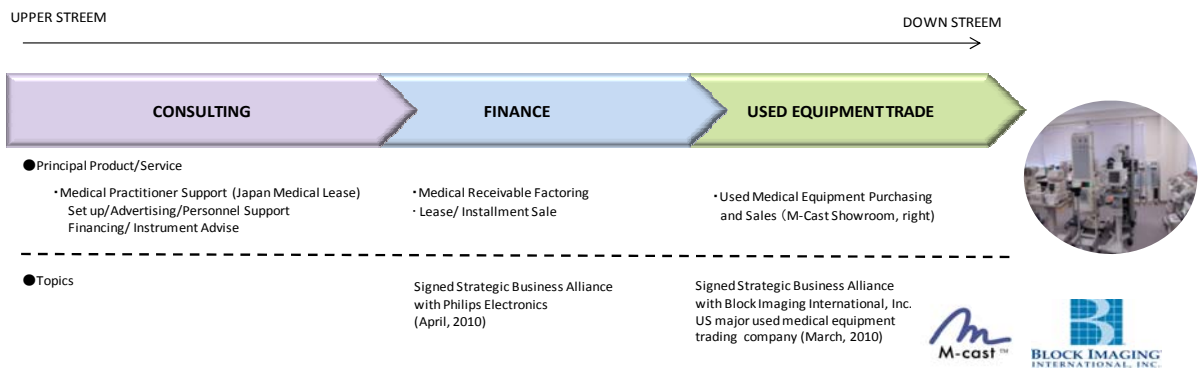
(1) Expanding Value-Chain

MUL is providing optimal solutions to customers by integrating internal/external values and expanding various functions in the value-chain. Our value-chain is expanding in real estate, medical, environment and others.

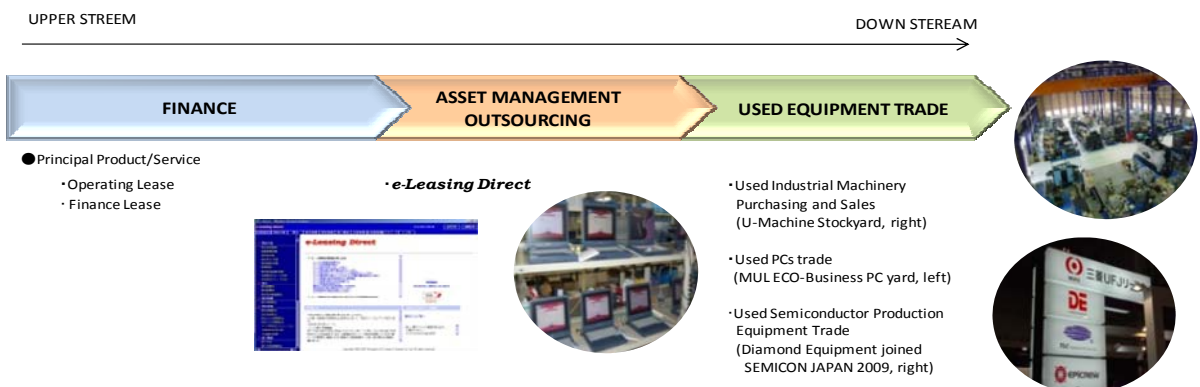
● Real Estate Related Business Value-Chain



● Medical Related Value-Chain



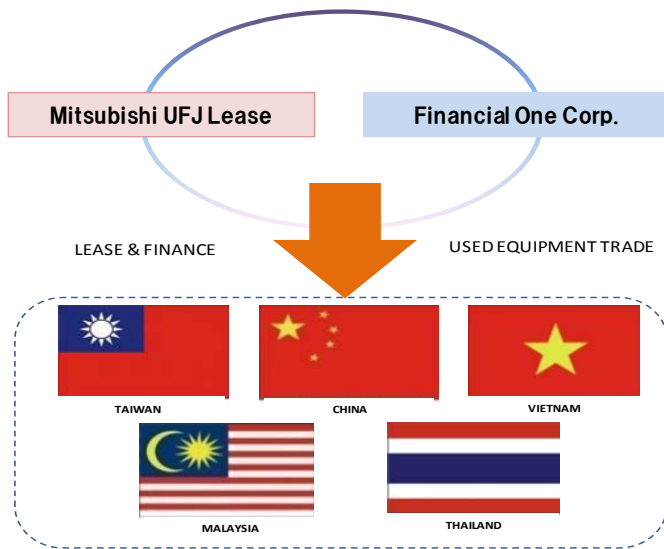
● Capital Investment Value-Chain



(2) Accelerated Global Activities

① Business Alliance with Financial One Corp.

In January 2010, MUL signed business alliance agreement with Financial One Corp., a major financial institution in Asia, to promote lease, finance, used equipment trade and various businesses jointly.



Financial One Corp. Profile

Company Name: Financial One Corp.
 Listed Market: Singapore Stock Exchange
 Chairman: Andre J.L. Koo
 Financial Summary: Revenue USD244mil (FY2008)
 Total Assets USD2,725mil
 Net Assets USD450,411mil
 Group Company: TAIWAN: Chailease Finance CO.,LTD.
 CHINA: Chailease International Finance Co.
 VIETNAM: Chailease International Leasing Co.,LTD.

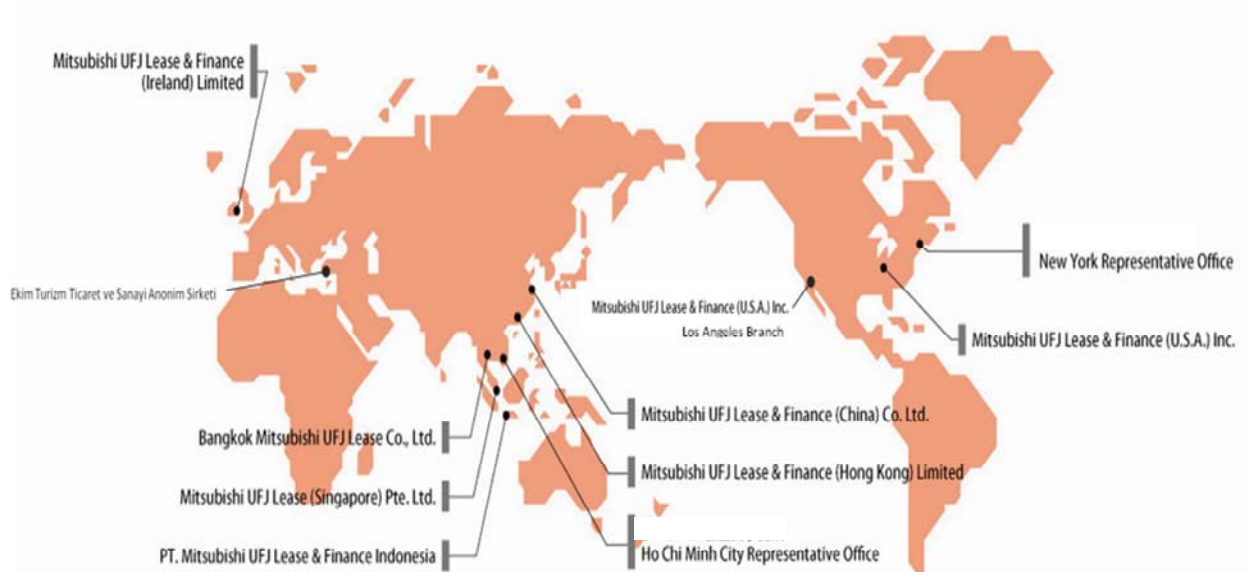


Mr. Obata, Mitsubishi UFJ Lease CEO & President (left) and Mr. Koo, Financial One Corp. Chairman (right)

② Established Los Angeles Branch

In January 2010, MUL (USA) Inc., a wholly owned subsidiary, established Los Angeles Branch for enhancing services to customers.

● MUL Group Global Network



Mitsubishi UFJ Lease & Finance's statements contained in this material of their current expectations are forward-looking statements subject to significant risks and uncertainties, and actual results may differ materially. Factors that could cause actual results to differ materially include, but are not limited to, changes in overall economic conditions, changes in market rates of interest and the effect of new legislation or government directives.

