

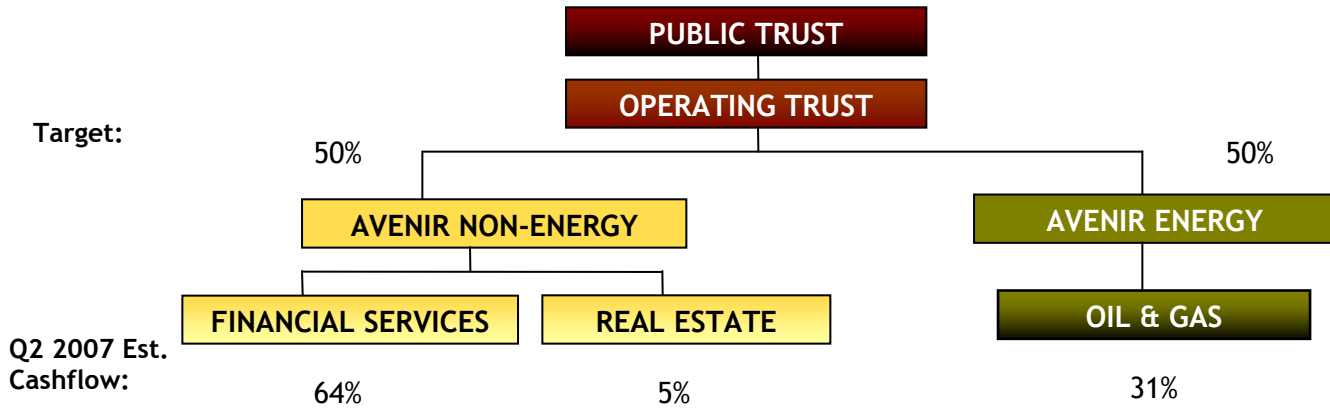
AVENIR DIVERSIFIED INCOME TRUST

CORPORATE



PROFILE

October 2007



AVENIR QUICK FACTS

Toronto Stock Exchange Listing	AVF.UN
Current Trust Units Outstanding	41.9 mm
Q2 2007 Six Month Cashflow	\$ 30.8 mm
Target Payout Ratio	75% to 80%
Q2 2007 Six Month Payout Ratio	67%
Current Trading Price/Unit	\$8.15
Current Monthly Distribution Rate	\$0.083/unit
Current Yield	12.2%
Target Yield	10 - 11.5%

EXECUTIVE MANAGEMENT & BOARD

William Gallacher, P.Eng
President & CEO, Director

Gary Dundas, CMA, MBA
VP Finance & CFO, Director

David Butler, B.Comm, B.A.&Sc.
Director

Stuart Chow, P.Eng.
Director, Chair of Environmental & Reserves

Jeffrey Kohn, BA -Economics
Director

Alan Moon, MBA
Lead Director, Chair of Governance & Comp.

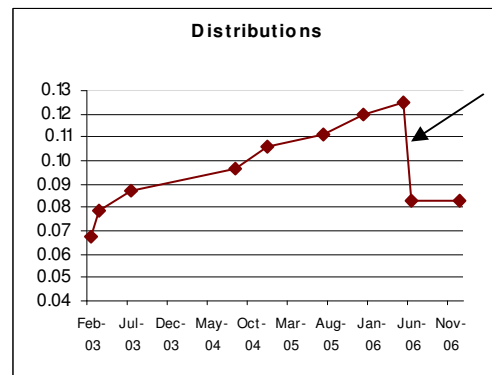
William Patterson, CA
Director, Chair of Audit Committee

DISTRIBUTIONS

- 7 Distribution Increases to Date
- An original \$6.00/unit investment at inception (Jan/03) has returned equivalent distributions of \$9.07/unit

STRATEGY

- Prudent cash flow payout strategy allows for the management of sustainable distributions
- Through diversification, AVF.UN is able to allocate resources and take advantage of opportunities in each segment
- Target quality "trustable" assets for acquisition (too small to become trusts independently)
- Accretively grow each segment to generate steady income and capital appreciation
- Build each business unit to a size of independence for possible divestment
- Each business unit operates independently like a trust on their own with significant input at the Trust level



ESN.un Spin-off (provides \$0.0415/unit value)

FINANCIAL SERVICES BUSINESS UNIT

1. Elbow River Marketing Limited Partnership

A wholesale marketer, transporter and supplier of butane to major refineries and propane to major retailers in the US, Canada and Mexico. Markets ethanol, nat. gas, & bio-diesel.

- Trades approximately 16,500 bbls of liquids per day
- Leases up to 550 rail cars at any one time
- Q2 2007 Six Month cash flow of approximately \$10.7 million
- President of Partnership: Ed Malcolm

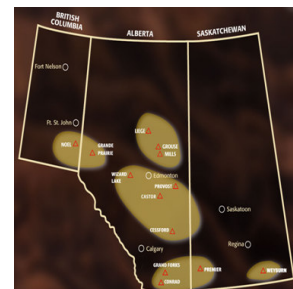
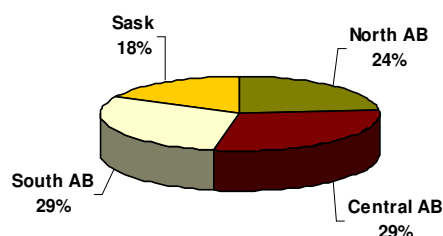
2. EnerVest Limited Partnership (Management Company)

- The sole Manager of the EnerVest Group of Funds (holding approx. \$2.0 billion in assets)
- Revenues are directly correlated to assets under management (“AUM”)
- Q2 2007 Six Month cash flow of approximately \$8.9 million
- Organic growth potential in both existing and new funds by increasing AUM
- Since Avenir’s acquisition of the EnerVest management contract in October 2005, the EnerVest Group has increased AUM by approximately \$400 million despite the trust sector correction
- Cypress Capital Management Ltd. is the investment manager for the EnerVest Group of Funds
- President of Partnership: Kevin Wolfe

ENERGY BUSINESS UNIT

- Current production approx. 3,400 boe/d
- 52% Gas / 48% Oil
- RLI: approx. 7 years
- Approx. 80% total proved reserves
- Q2 2007 Six Month average production of 3,297 boe/d
- Maintained production at approx. 3,400 boe/d for two years through an internal development drilling & work-overs
- Chief Operating Officer: Grant Leslie, P. Eng.

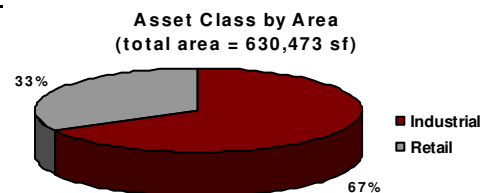
AOC Production Splits by Region (% BOED)



REAL ESTATE BUSINESS UNIT

PROPERTY	LEASABLE SF	EST. NOI
• Western Spirit Portfolio	422,694	--
• Station Crossing	16,210	--
• KFC Portfolio	32,251	--
• Landmark Portfolio	154,489	--
• Landmark Red Deer Dev.*	40,000	--
665,644 SF		\$5,800,000

*when completed at end of 2007



Investment Criteria:

- Single purpose commercial real estate
- Alberta/British Columbia focus
- Financing 60% to 65% mortgage to asset value

Avenir Diversified Income Trust

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www.avenirtrust.com or the Company's Profile at www.sedar.com