

Press Release

Issuer of Real Estate Investment Trust Securities

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Partial Revision of Sale Agreement and Completion of Sale of Asset (Ito-Yokado Shin-Urayasu)

Tokyo, July 31, 2017—Mori Trust Sogo Reit, Inc. (MTR) has announced the completion of the sale of Ito-Yokado Shin-Urayasu announced in the press release “Sale of Asset (Ito-Yokado Shin-Urayasu)” dated May 16, 2017, following a partial revision to the sale agreement. Details are as follows:

1. Overview of Revision

At the request of the buyer, the type of asset to be sold was changed from real estate to real estate trust beneficiary right. The expenses for establishing the trust are payable by the buyer.

No changes are made to the sale agreement other than the above, and the performance forecasts for the fiscal period ending September 30, 2017, and the period ending March 31, 2018, will remain the same.

2. Sale Summary

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|--------------------|---|
| (1) Type of asset: | Real estate trust beneficiary right (Change from real estate) |
| (2) Property name: | Ito-Yokado Shin-Urayasu |
| (3) Sale price: | 14,250 million yen (excluding sale overheads and taxes) |
| (4) Profit: | Approximately 2.8 billion yen
(Because of unconfirmed elements, including expenses for the sale, the amounts above are approximate estimates.) |

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