

AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Primary Parcel: 200-49-585 2 - SPLIT
BOOK MAP PARCEL

Does this sale include any parcels that are being split / divided?

Check one: Yes No

How many parcels, other than the Primary Parcel, are included in this sale? 1

Please list the additional parcels below (attach list if necessary):

(1) 200-49-586 0 (3) _____
(2) _____ (4) _____

2. SELLER'S NAME AND ADDRESS:

KIR Glendale L.P.
c/o Kimco Realty Corporation 1621-B South Melrose Drive
Vista, CA 92081

3. (a) BUYER'S NAME AND ADDRESS:

Glendale Retail I, LLC
1020 Prospect Street, Suite 425
La Jolla, CA 92037

(b) Are the Buyer and Seller related? Yes No

If Yes, state relationship:

4. ADDRESS OF PROPERTY:

5850 W Bell Road
Glendale, AZ 85308

5. (a) MAIL TAX BILL TO: (Taxes due even if no bill received)

Glendale Retail I, LLC
1020 Prospect Street, Suite 425
La Jolla, CA 92037

(b) Next tax payment due 10/1/2015

6. PROPERTY TYPE (for primary parcel): NOTE: Check Only One Box

- a. Vacant land
- b. Single Family Residence
- c. Condo or Townhouse
- d. 2-4 Plex
- e. Apartment Building
- f. Commercial or Industrial Use
- g. Agriculture
- h. Mobile or manufactured Home
 Affixed Not Affixed
- i. Other Use; Specify: _____

7. RESIDENTIAL BUYER'S USE: If you checked **b, c, d** or **h** in item 6 above, please check one of the following:

- a. To be used as a primary residence.
- b. To be rented to someone other than a "qualified family member."
- c. To be used as a non-primary or secondary residence.

See reverse side for definition of a "primary residence, secondary residence" and "family member."

8. If you checked **e** or **f** in item 6 above, indicate the number of units: N / A
For Apartments, Motels / Hotels, Mobile Home / RV Parks, etc.

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9. TYPE OF DEED OR INSTRUMENT (Check Only One Box):

- a. Warranty Deed
- b. Special Warranty Deed
- c. Joint Tenancy Deed
- d. Contract or Agreement
- e. Quit Claim Deed
- f. Other:

10. SALE PRICE: \$24,600,000 00

11. DATE OF SALE (Numeric Digits): 0 5 / 1 5
Month/Year

12. DOWN PAYMENT \$340,000 00

13. METHOD OF FINANCING:

- a. Cash (100% of Sale Price)
- b. Barter or trade
- c. Assumption of existing loan(s)
- d. Seller Loan (Carryback)
- e. New loan(s) from Financial institution:
(1) Conventional
(2) VA
(3) FHA
- f. Other financing; Specify: Commercial Financing

14. PERSONAL PROPERTY (see reverse side for definition):

- (a) Did the Sale Price in item 10 include Personal Property that impacted the Sale Price by 5 percent or more? Yes No
- (b) If Yes, provide the dollar amount of the Personal Property: \$ _____ 00 AND
briefly describe the Personal Property: _____

15. PARTIAL INTEREST: If only a partial ownership interest is being sold, briefly describe the partial interest: _____

16. SOLAR / ENERGY EFFICIENT COMPONENTS:

- (a) Did the Sale Price in Item 10 include solar energy devices, energy efficient building components, renewable energy equipment or combined heat and power systems that impacted the Sale Price by 5 percent or more? Yes No
- If Yes, briefly describe the solar / energy efficient components: _____

17. PARTY COMPLETING AFFIDAVIT (Name, Address, Phone Number):

First American Title Insurance Company National Commercial Services
2425 E. Camelback Road, Suite 300
Phoenix, AZ 85016
Phone (602)567-8100

18. LEGAL DESCRIPTION (attach copy if necessary):

PARCELS 2 AND 3, PRICE CLUB CENTER, A SUBDIVISION RECORDED IN BOOK 358 OF MAPS, PAGE 40, OF THE OFFICIAL RECORDS OF MARICOPA COUNTY, ARIZONA.

THE UNDERSIGNED BEING DULY SWORN, ON OATH, SAYS THAT THE FOREGOING INFORMATION IS A TRUE AND CORRECT STATEMENT OF THE FACTS PERTAINING TO THE TRANSFER OF THE ABOVE DESCRIBED PROPERTY.

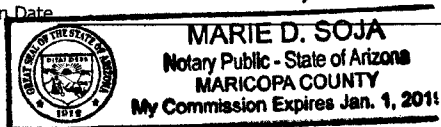
See Attached.

Signature of Seller / Agent _____
State of _____, County of _____
Subscribed and sworn to before me on this 20 1 5
Notary Public _____
Notary Expiration Date _____

Shila Hunter
Signature of Buyer / Agent _____
State of AZ, County of Maricopa
Subscribed and sworn to before me on this 30 day of July 20 1 5
Notary Public Marie D Soja
Notary Expiration Date _____

Signed in counterpart

Jan 1 2019



Seller Signature:

KIR GLENDALE L.P., an Arizona limited partnership

By: KIR Glendale 549, LLC, its general partner

By: Kimco Income Operating Partnership, L.P., its sole member

By: Kimco Income REIT, its general partner

By: 

Kevin Smith
Vice President

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of San Diego)

On July 27, 2015 before me, Nicole Ann Clark, Notary Public
(insert name and title of the officer)

personally appeared Kevin Smith,
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

Unofficial Document

WITNESS my hand and official seal.

Signature *Nicole Ann Clark*

(Seal)

