

AFFIDAVIT OF PROPERTY VALUE

1. ASSESSOR'S PARCEL IDENTIFICATION NUMBER(S)

Table with Primary Parcel: 162-02-095, BOOK, MAP, PARCEL, SPLIT

Does this sale include any parcels that are being split / divided? Check one: Yes [] No [X] How many parcels, other than the Primary Parcel, are included in this sale? 0 Please list the additional parcels below (attach list if necessary):

2. SELLER'S NAME AND ADDRESS:

KP Missouri Commons LLC, c/o AEW Capital Mgmt Two Seaport Lane, World Trade Center East Boston, Massachusetts 02210

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

1440 Missouri Partners, LP, c/o Jevan Capital PLLC 1928 East Highland Avenue, Suite F104-514 Phoenix, Arizona 85016

(b) Are the Buyer and Seller related? Yes [] No [X] If Yes, state relationship:

4. ADDRESS OF PROPERTY:

1430 E. Missouri Avenue, Phoenix, Arizona

5. MAIL TAX BILL TO:

1440 Missouri Partners, LP, c/o Jevan Capital PLLC 1928 East Highland Avenue, Suite F104-514 Phoenix, Arizona 85016

6. PROPERTY TYPE (for Primary Parcel): NOTE: Check Only One Box

- a. [] Vacant Land b. [] Single Family Resident c. [] Condo or Townhouse d. [] 2-4 Plex e. [] Apartment Building f. [X] Commercial or Industrial Use g. [] Agricultural h. [] Mobile or Manufactured Home i. [] Other Use; Specify: [] Affixed [] Not Affixed

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

- [] To be used as a primary residence. [] Owner occupied, not a primary residence. [] To be rented to someone other than a "family member."

See reverse side for definition of a "primary residence" or "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.

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

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

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.

Signature of Seller / Agent [Signature] State of MASSACHUSETTS County of Suffolk Subscribed and sworn to before me on this 15 day of December 20 15 Notary Public Linda M. Prisco Notary Expiration Date 10/2/20

20 14 mo

10. SALE PRICE: \$ 10,850,000.00

11. DATE OF SALE (Numeric Digits): 12/20/15 Month / Year

12. DOWN PAYMENT \$ 10,850,000.00

13. METHOD OF FINANCING: a. [X] Cash (100% of Sale Price) e. [] New loan(s) from financial institution: (1) [] Conventional (2) [] VA (3) [] FHA b. [] Barter or trade c. [] Assumption of existing loan(s) f. [] Other financing; Specify: d. [] Seller Loan (Carryback)

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 [X] (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 [X] If Yes, briefly describe the solar / energy efficient components:

17. PARTY COMPLETING AFFIDAVIT (Name, Address, Phone Number): Stewart Title & Trust Of Phoenix, Inc. 2930 E. Camelback Road, Suite #210, Phoenix, AZ 85016 (480) 557-4560

18. LEGAL DESCRIPTION (attach copy if necessary): LOT 1, Missouri Commons, according to Book 267 of Maps, Page 16, records of Maricopa County, Arizona

Signature of Buyer / Agent [Signature] State of AZ County of Maricopa Subscribed and sworn to before me on this 11 day of December 20 15 Notary Public Rocio E Duran Notary Expiration Date 9-21-18

