Japan Retail Fund Investment Corporation

Japan Retail Fund Investment Corporation (Tokyo Stock Exchange Company Code: 8953)
News Release –July 28, 2015

Completion of Acquisition of Trust Beneficiary Interest in G-Bldg. Ueno 01

Japan Retail Fund Investment Corporation ("JRF") announced today the completion of acquisition of trust beneficiary interest in G-Bldg. Ueno 01, as announced in the press release dated June 29, 2015, "Notice Concerning Acquisition of Trust Beneficiary Interest in G-Bldg. Ueno 01".

1. Contents finalized upon completion of the acquisition (changes are indicated by underline)

(3) Overview of Property

	As of July 28, 2015	As of the initial announcement date: June 29, 2015
	Unchanged sections are intentionally omitted	Unchanged sections above are intentionally omitted
Trustee	Resona Bank, Limited	Resona Bank, Limited
Trust period	From November 28, 2005 to July 31, 2025	Not determined yet
	Unchanged sections are intentionally omitted	Unchanged sections are intentionally omitted
Special notes	・As the boundary indicator of the Property is partially different from the one in the statement of confirmation of property borderlines agreed upon by the seller and the owner of the adjacent land, and the seller was not able to resolve the issue by the acquisition date under the seller's responsibility, the payment from the seller for expenses that arise from fixation of the issue was received today based on the agreement with the seller. ・Although several findings concerning the elevator and escalator were pointed out in the elevator inspection report and other reports, for the elevator, the seller has agreed to fix the problems by instructing the tenant; and for the escalator, the seller has agreed to fix the problems by themself.	・Although the boundary indicator of the Property is partially different from the one in the statement of confirmation of property borderlines agreed upon by the seller and the owner of the adjacent land, the seller has agreed to make utmost effort to resolve the issue by the acquisition date under the seller's responsibility. If the seller fails to resolve it by the acquisition date, the seller has agreed to pay for expenses that arise from fixation of the issue. ・Although several findings concerning the elevator and escalator were pointed out in the elevator inspection report and other reports, for the elevator, the seller has agreed to fix the problems by instructing the tenant; and for the escalator, the seller has agreed to fix the problems by themself.

About JRF: JRF is the third listed Japanese Real Estate Investment Trust ("J-REIT") and the first J-REIT to focus exclusively on retail properties. As of the date of this release, JRF owns 90 properties containing approximately 3.2 million square meters of leasable space.

Please refer to our website at **http://www.jrf-reit.com/english/index.html** for further details.

Contacts: For further information relating to this press release as well as JRF and Mitsubishi Corp.-UBS Realty Inc., its Asset Manager, please feel free to contact:

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This translation is for informational purposes only, and the Japanese language release should be referred to as the original.