

This instrument prepared by (and after recording
should be returned to):
Greenberg Traurig, LLP
77 W. Wacker Dr., Suite 3100
Chicago, IL 60601
Attention: Jason Toon, Esq.

(Space reserved for Public Registry)

TERMINATION OF MEMORANDUM OF AMENDED AND RESTATED GROUND LEASE

THIS TERMINATION OF MEMORANDUM OF AMENDED AND RESTATED GROUND LEASE is made as of this 31st day of December, 2020 (this "**Termination**"), by and between CTCL HOLDINGS LLC, a Delaware limited liability company (ultimate successor in interest to CARY VILLAGE a North Carolina limited partnership) ("**Landlord**"), having an address at c/o Turnbridge Equities, 4 Bryant Park, Suite 200, New York, NY 10018, and BELK, INC., a Delaware corporation ("**Tenant**"), having an address at 2801 W. Tyvola Road, Charlotte, NC 28217, Attn: EVP of Real Estate.

WITNESSETH

WHEREAS, Landlord and Tenant were parties to a certain Amended and Restated Ground Lease (the "**Lease**") dated August 25, 2020, which pertained to Tenant's ground leasing of certain land containing approximately 5.83 acres situated in Cary, Wake County, North Carolina, and more particularly described on Exhibit A attached hereto and incorporated herein, and the buildings and improvements located thereon (the "**Demised Premises**");

WHEREAS, the Lease is evidenced of record by that certain Memorandum of Amended and Restated Ground Lease and Termination of Operating Agreement (the "Memo") recorded in Book 18042, Page 2261-2273, in the Office of the Register of Deeds of Wake County, North Carolina;

WHEREAS, Landlord and Tenant have this date terminated the Lease by mutual agreement; and

WHEREAS, in connection with such termination of Lease, Landlord and Tenant desire to evidence of record such termination so as to cancel and terminate the Memo of record, provided, however, that any termination of the Operating Agreement (as defined in the Memo) shall not be cancelled or terminated and the parties agree that the Operating Agreement shall continue to be cancelled and terminated, effective as of the date of the Memo.

NOW, THEREFORE, Landlord and Tenant acknowledge and confirm that the Lease has been altogether terminated and, consequently, mutually agree that, subject to the foregoing, the Memo likewise has been and is hereby terminated and henceforth shall be of no further force and effect, as if the same had never been recorded.

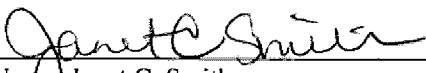
Landlord and Tenant agree that this Termination may be executed in multiple counterparts, each of which shall be deemed an original and all of which, collectively, shall comprise one and the same instrument.

Landlord and Tenant hereby direct the Wake County Registry to cancel and release of record the Memo.

[Signature pages follow]

Attached to and forming part of this Termination.

BELK, INC., a Delaware corporation


By: 
Name: Janet C. Smith
Its: Group Vice President

STATE OF NORTH CAROLINA)
) SS:
COUNTY OF MECKLENBURG)

BEFORE ME, a Notary Public in and for said County and State, personally appeared Janet C. Smith, known to me to be the Group Vice President of BELK, INC., the Corporation which executed the foregoing instrument, who acknowledged that she did sign the foregoing instrument for and on behalf of said Corporation; that the same is her free act and deed as such officers and the free act and deed of said Corporation.

IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal at Charlotte, North Carolina, this 21 day of Dec., 2020.

(NOTARY SEAL)


Rebecca E. Orr, Notary Public
My Commission Expires: 9.26.2021

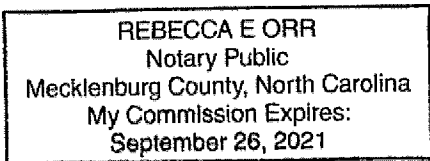


EXHIBIT A**LEGAL DESCRIPTION OF DEMISED PREMISES**

COMMENCING AT A POINT ON THE SOUTHERN RIGHT OF WAY OF CONVENTION DRIVE, AS SHOWN ON BOOK OF MAPS 1990 PAGE 1021 OF THE WAKE COUNTY REGISTRY OF DEEDS, SAID POINT HAVING NORTH CAROLINA GRID COORDINATES N:737,197.75, E:2,071,505.74, THE POINT OF COMMENCEMENT; THENCE SOUTH 66°18'51" WEST A DISTANCE OF 945.62 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 00°12'51" WEST A DISTANCE OF 114.96 FEET TO A POINT; THENCE SOUTH 89°51'04" EAST A DISTANCE OF 13.24 FEET TO A POINT; THENCE SOUTH 00°08'56" WEST A DISTANCE OF 62.08 FEET TO A POINT; THENCE NORTH 89°51'04" WEST A DISTANCE OF 13.31 FEET TO A POINT; THENCE SOUTH 00°12'51" WEST A DISTANCE OF 110.11 FEET TO A POINT; THENCE SOUTH 89°00'43" WEST A DISTANCE OF 78.11 FEET TO A POINT; THENCE SOUTH 00°08'56" WEST A DISTANCE OF 13.98 FEET TO A POINT; THENCE NORTH 89°51'04" WEST A DISTANCE OF 64.73 FEET TO A POINT; THENCE NORTH 00°08'56" EAST A DISTANCE OF 12.70 FEET TO A POINT; THENCE SOUTH 89°00'43" WEST A DISTANCE OF 167.20 FEET TO A POINT; THENCE SOUTH 00°08'56" WEST A DISTANCE OF 64.28 FEET TO A POINT; THENCE NORTH 89°51'04" WEST A DISTANCE OF 19.50 FEET TO A POINT; THENCE SOUTH 00°08'56" WEST A DISTANCE OF 6.00 FEET TO A POINT; THENCE NORTH 89°51'04" WEST A DISTANCE OF 307.49 FEET TO A POINT; THENCE NORTH 06°26'26" WEST A DISTANCE OF 23.96 FEET TO A POINT; THENCE NORTH 00°07'25" WEST A DISTANCE OF 258.73 FEET TO A POINT; THENCE NORTH 06°03'22" EAST A DISTANCE OF 82.88 FEET TO A POINT; THENCE NORTH 00°00'53" EAST A DISTANCE OF 77.69 FEET TO A POINT; THENCE SOUTH 89°51'04" EAST A DISTANCE OF 517.58 FEET TO A POINT; THENCE SOUTH 89°51'04" EAST A DISTANCE OF 16.22 FEET TO A POINT; THENCE SOUTH 00°10'22" EAST A DISTANCE OF 57.77 FEET TO A POINT; THENCE NORTH 89°49'38" EAST A DISTANCE OF 12.46 FEET TO A POINT; THENCE SOUTH 40°38'14" EAST A DISTANCE OF 19.96 FEET TO A POINT; THENCE SOUTH 00°10'22" EAST A DISTANCE OF 7.68 FEET TO A POINT; THENCE NORTH 89°02'44" EAST A DISTANCE OF 73.29 FEET TO THE POINT OF BEGINNING; CONTAINING 253,967 SQUARE FEET OR 5.83 ACRES.