

In order to access the requested file, please read and sign the following Confidentiality Agreement:

This Confidentiality Agreement is to be signed by you prior to the release of the Offering Memorandum. The Offering Memorandum and any subsequent evaluation material you may be provided, including without limitation, tenant financial information disclosed after execution of a purchase and sale agreement (collectively known as the "Offering Memorandum") is intended solely for your limited in considering whether to pursue negotiations to acquire the multi-tenant, Class-A Office Building located at 6000 E. State St., Rockford, Illinois (the "Premises"). The Premises is being marketed for sale by Landmark Real Estate Group ("the Broker").

This Offering Memorandum was prepared by the Broker for you, your shareholders, members, directors, officers, employees, agents and representatives (collectively "Prospective Purchaser"). Neither the Broker nor the Owner of the Premises (the "Owner") makes any representation or warranty, express or implied, as to the completeness or the accuracy of the material contained in the Offering Memorandum.

Prospective Purchasers of the Premises are advised (i) that changes may have occurred in the physical or financial condition of the Premises since the time this Offering Memorandum was prepared and (ii) that the projections contained herein were made by the Broker and not the Owner and are based upon the assumptions of events beyond the control of the Broker and not the Owner, and therefore may be subject to variation. A Prospective Purchaser of the Premises is advised and encouraged to conduct their own comprehensive review and analysis of the Premises.

The Offering Memorandum is a solicitation of interest only and is not an offer to sell the Premises. The Owner and the Broker expressly reserve the right, at their sole discretion, to reject any or all expressions of interest or offers to purchase the Premises and expressly reserve the right, at their sole discretion, to terminate discussions with any entity at any time with or without notice. The Owner shall have no legal commitment or obligation to any entity reviewing the Offering Memorandum or making an offer to purchase the Premises unless and until such offer for the Premises is approved by the Owner and the signature of a duly authorized signatory of Owner is affixed to a Real Estate Purchase Agreement.

This Offering Memorandum is confidential. By accepting the Offering Memorandum, the Prospective Purchaser agrees to keep the information confidential, and will not disclose or otherwise divulge any of the information in any manner to any other individual, entity or party. Notwithstanding the foregoing, Prospective Purchaser may disclose such information to Prospective Purchaser's shareholders, members, directors, officers, employees, agents and representatives who need to know such information in connection with the possible acquisition of the Premises, provided that such shareholders, members, directors, officers, employees, agents and representatives agree to maintain the confidentiality of the Information in accordance with this Agreement.

Prospective Purchaser shall not copy or otherwise duplicate any of the Information, and agrees to return upon demand of the Owner or Landmark Real Estate all information and destroy any extracts, analysis, summaries, or other documents prepared from or based upon this information.

### **Personal Information**

*Please fill in the following information in order to access the requested file.*

*First Name*

*Last Name*

*Title*

*Company*

*Address 1*

*Address 2*

*City*

*State*

*Zip Code*

*Phone Number*

*Email Address*

*I have read and agree to the Confidentiality Agreement above.*