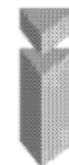


Summary of Fund Terms



| | | |
|--------------------------------|--|------------------------------|
| Fund | GTIS Qualified Opportunity Zone Fund LLC, a Delaware LLC structured as a private REIT | |
| Target Size | \$500 million | |
| Investment Period | 3 years with 2 six-month extensions | |
| Term | Up to 13 years after final capital call | |
| Preferred Return | 8% to Shareholders | |
| Catch-up | 60% to GTIS / 40% to Shareholders until GTIS receives 20% of total profit | |
| Incentive Fee | 20% to GTIS after Catch-up | Full-return Waterfall |
| Management Fee | 1.6% on Shareholder Subscription amount until the end of the Investment Period 1.6% on Net Asset Value thereafter | |
| Investor Qualifications | Open to Accredited Investors | \$100,000 minimum commitment |
| Leverage | Target 60%, Maximum 70% | |
| Sponsor Commitment | Lesser of 1% or \$5 million, in cash commitments by GTIS employees and affiliates | |