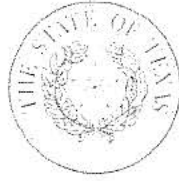


Bryan W. Shaw, Ph.D., P.E., *Chairman*
Toby Baker, *Commissioner*
Zak Covar, *Commissioner*
Richard A. Hyde, P.E., *Executive Director*



TEXAS COMMISSION ON ENVIRONMENTAL QUALITY

Protecting Texas by Reducing and Preventing Pollution

April 6, 2015

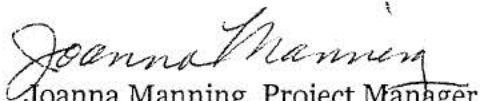
Mr. Scott Ballard, Director of Engineering
POTA JV, LLC c/o Invesco
Three Galleria Tower, Ste. 500
13155 Noel Road
Dallas, Texas 75240

Re: Municipal Setting Designation (MSD) Certificate for POTA, JV, LLC, Plaza of the Americas, 600 and 700 North Pearl Street, Dallas, Dallas County, Texas; MSD No. 273; Customer No. CN604021790; Regulated Entity No. RN106318991

Dear Mr. Ballard:

The Texas Commission on Environmental Quality (TCEQ) received the above referenced Municipal Setting Designation (MSD) application on December 29, 2014, and additional information supporting this MSD application on March 4, 2015. Based on our review, the application contains the required information as outlined in Texas Health and Safety Code (THSC) §361.804. Enclosed is the Municipal Setting Designation Certification for your site. If you have any questions, please do not hesitate to contact me at (512) 239-3737 or via e-mail (Joanna.manning@tceq.texas.gov).

Sincerely,


Joanna Manning, Project Manager
VCP-CA Section
Remediation Division

JAM/jdm

cc: Ms. Samantha Johnson, Targus Associates [REDACTED]
Mr. Sam Barrett, Waste Section Manager, TCEQ Region 4 Office, Dallas/Fort Worth

Enclosure: MSD Certificate

TEXAS COMMISSION ON ENVIRONMENTAL QUALITY



MUNICIPAL SETTINGS DESIGNATION CERTIFICATE

As provided for in §361.807, Subchapter W, Texas Health and Safety Code (Solid Waste Disposal Act):

I, Beth Seaton, Director, Remediation Division, TCEQ, certify the Municipal Setting Designation (MSD) for MSD No. 273 in the City of Dallas, for the tract of land described in Exhibit "A". The eligibility requirements of Texas Health and Safety Code §361.803 are satisfied as attested to by the affidavit in Exhibit "B", provided pursuant to Texas Health and Safety Code §361.804(b)(2)(D). This certificate shall continue in effect so long as the ordinance or restrictive covenant required by Texas Health and Safety Code §361.8065 remains in effect.

Any person addressing environmental impacts for a property located in the certified municipal setting designation shall complete any necessary investigation and response action requirements in accordance with Texas Health and Safety Code §361.808, in conjunction with the applicable Texas Commission on Environmental Quality environmental remediation regulation, as modified by Texas Health and Safety Code §361.808.

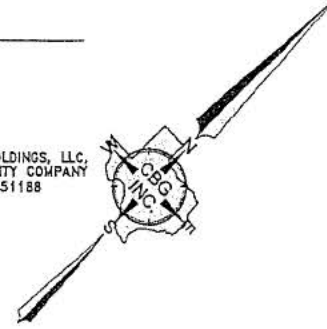
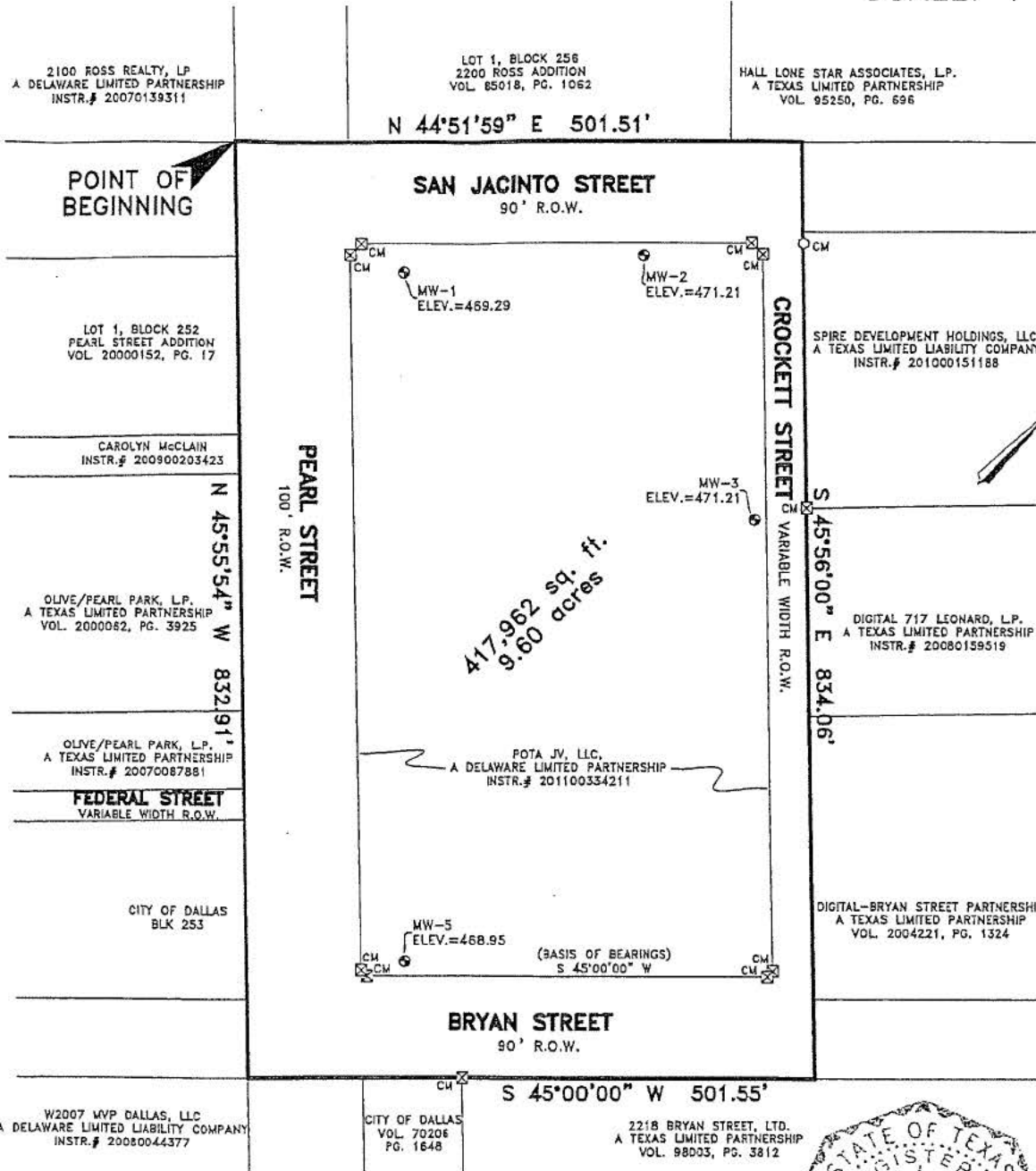
EXECUTED this the 2nd day of April, 2015

Beth Seaton

Beth Seaton, Director
Remediation Division
Texas Commission on Environmental Quality

EXHIBIT TYPE "A" M.S.D. SURVEY

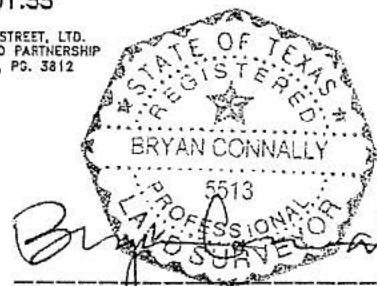
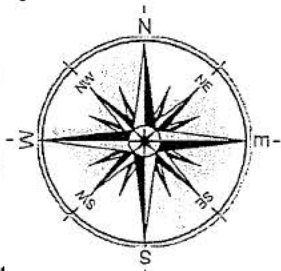
SCALE: 1" = 150'



GENERAL NOTES:

1) BEARINGS ARE BASED ON DEED RECORDED IN INSTRUMENT NO. 201100334211, OFFICIAL PUBLIC RECORDS OF DALLAS COUNTY, TEXAS. (S45°00'00"W)

- MW - MONITORING WELL
- CM - CONTROLLING MONUMENT
- ⊗ - "X" FOUND FOR CORNER
- - 1 INCH IRON PIPE FOUND



Bryan Connally
BRYAN CONNALLY
R.P.L.S. NO. 5513

CBG Surveying, Inc.

PLANNING · SURVEYING
12025 Shiloh Road Suite 230 Dallas, Texas 75228
P 214.349.9485 · F 214.349.2216
www.cbgdffw.com

SHEET 1 OF 3
JOB NO. 1200174-1
DRAWN BY: R.G.
DATE: 02/22/12

EXHIBIT "A"
M.S.D. SURVEY

EXHIBIT "A"
PAGE 2 OF 3

Being a tract of land situated in the John Grigsby Survey, Abstract No. 495 and being all of City Blocks 257 and 258, in the City of Dallas, Dallas County, Texas, and being part of San Jacinto Street, (90 foot right-of-way), Crockett Street (variable width right-of-way), Bryan Street (90 foot right-of-way) and Pearl Street (100 foot right-of-way) and being more particularly described as follows:

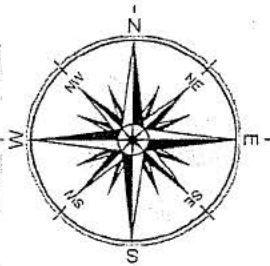
BEGINNING at a point for corner, said corner being in the intersection of the West line of said Pearl Street and the North line of said San Jacinto Street, and being the Southeast corner of a tract of land conveyed to 2100 Ross Realty, LP., a Delaware limited partnership, by deed recorded in Instrument No. 20070139311, of the Official Public Records of Dallas County, Texas;

THENCE North 44 degrees 51 minutes 59 seconds East, crossing said Pearl Street and continuing along the North line of said San Jacinto Street, a distance of 501.51 feet to a point for corner;

THENCE South 45 degrees 56 minutes 00 seconds East, crossing said San Jacinto Street and continuing along the East line of said Crockett Street, a distance of 834.06 feet to a point for corner, said corner lying in the South line of said Bryan Street;

THENCE South 45 degrees 00 minutes 00 seconds West, along the South line of said Bryan Street, a distance of 501.55 feet to a point for corner, said corner being in the intersection of the South line of said Bryan Street and the West line of said Pearl Street;

THENCE North 45 degrees 55 minutes 54 seconds West, crossing said Bryan Street and continuing along the West line of said Pearl Street, a distance 832.91 feet to the POINT OF BEGINNING and containing 417,962 square feet or 9.60 acres of land.



CBG Surveying, Inc.

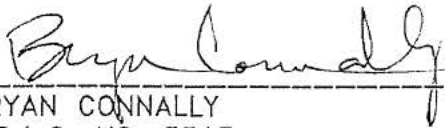
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SHEET 2 OF 3
JOB NO. 1200174-1
DRAWN BY: R.G.
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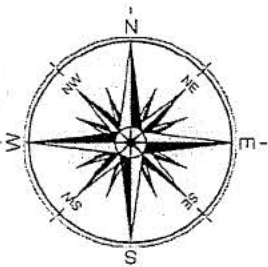
EXHIBIT "A"
M.S.D. SURVEY

The undersigned Registered Professional Land Surveyor (Bryan Connally) hereby certifies that, (a) this survey and the property description set forth hereon were prepared from an actual on-the-ground survey; (b) such survey was conducted by the Surveyor, or under his direction; (c) all monuments shown hereon actually existed on the date of the survey, and the location, size and type of material thereof are correctly shown; Use of this survey by any other parties and/or for other purposes shall be at User's own risk and any loss resulting from other use shall not be the responsibility of the undersigned. The plat hereon is a correct and accurate representation of the property lines and dimensions are as indicated; location and type of buildings are as shown; and EXCEPT AS SHOWN, all improvements are located within the boundaries the distances indicated and there are no visible and apparent encroachments or protrusions on the ground.

Executed this 22nd day of February, 2012



BRYAN CONNALLY
R.P.L.S. NO. 5513



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SHEET 3 OF 3
JOB NO. 1200174-1
DRAWN BY: R.G.
DATE: 02/22/12

EXHIBIT B
MUNICIPAL SETTING DESIGNATION
AFFIDAVIT OF ELIGIBILITY

I, the undersigned, do hereby certify and attest that I am the duly appointed and acting Vice President and Secretary of POTA Manager, LLC, a Delaware limited liability company (the "Company"), the Manager of POTA JV, LLC. I do further attest as follows:

I am of sound mind and capable of making this sworn statement. I am over the age of 18 and legally competent to make this affidavit. I have personal knowledge of the facts stated herein.

1. The MSD eligibility criteria of Tex. Health & Safety Code (TH&SC) § 361.803 are satisfied.
2. True and accurate copies of all documents demonstrating that the MSD eligibility criteria provided by TH&SC § 361.803 have been satisfied and are included with the application.
3. A true and accurate copy of the legal description of the proposed MSD property is included with the application.
4. Notice has been provided in accordance with TH&SC § 361.805.
5. A copy of an ordinance or restrictive covenant and any required resolutions are provided in this application or will be provided before the executive director certifies this application.

IN WITNESS WHEREOF, I have executed this Affidavit of Eligibility as Vice President and Secretary of the Company as of this 19th day of March, 2015.

POTA JV, LLC
a Delaware, LLC

By: POTA Manager, LLC
a Delaware LLC
its Manager




Robert S. Van Der Volgen, Jr.
Vice President

STATE OF CALIFORNIA }
 }
COUNTY OF LOS ANGELES }

On March 19, 2015 before me, Margo McCabe, personally appeared Robert Van Der Volgen, Jr., who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS MY HAND AND OFFICIAL SEAL



Notary Public

