Prepared by and after recording return to:

John M. Steiner, Esq.
Sullivan & Worcester LLP
One Post Office Square
Boston, MA 02109

AFFIDAVIT OF MERGER

COMMONWEALTH OF MASSACHUSETTS)
) ss
COUNTY OF MIDDLESEX)

On May 30, 2025, before me, the undersigned notary public, personally appeared Christopher J. Bilotto who, being by me duly sworn, did state that he is the President and Chief Executive Officer of HPT IHG-2 Properties Trust, a Maryland real estate investment trust (the "Trust"), and he further stated the following in such capacity on behalf of the Trust:

1. The Trust is the owner of the real property, together with the buildings and improvements thereon, more particularly described on Exhibit A attached hereto and made a part hereof (the "Real Property").

2. The Trust is the successor by merger with HPT CW Properties Trust, a Maryland real estate investment trust ("HPT CW"). A copy of the Articles of Merger evidencing the merger of HPT CW with and into the Trust is attached hereto as Exhibit B. Pursuant to such merger, the Trust acquired all of HPT CW's right, title and interest in and to the Real Property.

3. This Affidavit is being recorded to provide constructive notice of the above-referenced merger and to update the identity of the current owner of the Real Property in the applicable real property records.

[Remainder of Page Intentionally Left Blank.]

IN WITNESS WHEREOF, the Trust has caused these presents to be executed in its name, and its corporate seal to be hereunto affixed, by its proper officer thereunto duly authorized, as of the day and year first above written.

TRUST:

HPT IHG-2 PROPERTIES TRUST,
a Maryland real estate investment trust

By: ______________________
Christopher J. Bilotto
President and Chief Executive Officer

NOTARY ACKNOWLEDGEMENT
COMMONWEALTH OF MASSACHUSETTS

County of Middlesex, ss.

On this 21 day of May, 2025, before me, the undersigned notary public, personally appeared Christopher J. Bilotto, personally known to me, and proved to me through satisfactory evidence of identification, which was a driver's license, to be the person whose name is signed on the preceding or attached document, and acknowledged to me that he signed it voluntarily for its stated purpose as President and Chief Executive Officer of HPT IHG-2 Properties Trust, a Maryland real estate investment trust, as the voluntary act of said real estate investment trust.

[affix or imprint official seal]

____
Amanda Mahan, Notary Public
My commission expires: 8/16/30

AMANDA LOREN MAHAN
NOTARY PUBLIC
COMMONWEALTH OF MASSACHUSETTS
MY COMMISSION EXPIRES 08-16-30

EXHIBIT A

PROPERTY DESCRIPTION

Lot 2D-1, according to the Map of The Resurvey of Lot 2D, Meadow Brook Corporate Park Phase I, as recorded in Map Book 21, Page 92, in the Probate Office of Shelby County, Alabama.

EXHIBIT B

ARTICLES OF MERGER

(See attached copy.)

Acknowledgment Number: 1000362002669010

Effective 12-31-11 at 11:59 pm

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HPT IHG PROPERTIES TRUST
HPT IHG-3 PROPERTIES TRUST
HPT CW PROPERTIES TRUST
HPTSHC PROPERTIES TRUST
HPT CW OVERLAND PARK LLC

AND

HPT IHG-2 PROPERTIES TRUST

ARTICLES OF MERGER

THIS IS TO CERTIFY THAT:

FIRST: The entities listed below (collectively referred to herein as the "Merging Entities") and HPT IHG-2 Properties Trust, a Maryland real estate investment trust (the "Surviving Entity"), agree that the Merging Entities shall be merged with and into the Surviving Entity in the manner set forth herein (the "Mergers").

Merging Entities:

HPT IHG Properties Trust, a Maryland real estate investment trust.
HPT IHG-3 Properties Trust, a Maryland real estate investment trust.
HPT CW Properties Trust, a Maryland real estate investment trust.
HPTSHC Properties Trust, a Maryland real estate investment trust.
HPT CW Overland Park LLC, a Maryland limited liability company.

SECOND: The Surviving Entity was formed under the laws of the State of Maryland. Each of the Merging Entities was formed under the laws of the State of Maryland.

THIRD: The principal office of the Surviving Entity is located in Baltimore City, State of Maryland. The principal office of each of the Merging Entities is located in Baltimore City, State of Maryland.

FOURTH: HPT IHG Properties Trust owns an interest in land in Howard County, Maryland. A Certificate of Conveyance from HPT IHG Properties Trust to the Surviving Entity of such interest in land is attached hereto as Exhibit A. HPT CW Properties Trust owns an interest in land in Anne Arundel County, Maryland. A Certificate of Conveyance from HPT CW Properties Trust to the Surviving Entity of such interest in land is attached hereto as Exhibit B. The Merging Entities own no other interest in land in the State of Maryland.

FIFTH: (a) The total number of shares of beneficial interest of all classes which the Surviving Entity has authority to issue is 1,000, consisting of 1,000 common shares, $0.01 par value per share. The aggregate par value of all authorized shares of beneficial interest having par value is $10.

{B1367148; 3}

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(b) Authorized shares of the Merging Entities:

(i) The total number of shares of beneficial interest of all classes which HPT IHG Properties Trust has authority to issue is 1,000, consisting of 1,000 common shares of beneficial interest, $0.01 par value per share. The aggregate par value of all authorized shares of beneficial interest having par value is $10.

(ii) The total number of shares of beneficial interest of all classes which HPT IHG-3 Properties Trust has authority to issue is 1,000 consisting of 1,000 common shares, $0.01 par value per share. The aggregate par value of all authorized shares of beneficial interest having par value is $10.

(iii) The total number of shares of beneficial interest of all classes which HPT CW Properties Trust has authority to issue is 10,000,000 consisting of 5,000,000 common shares of beneficial interest, 4,000,000 preferred shares of beneficial interest and 1,000,000 excess shares of beneficial interest, $0.01 par value per share. The aggregate par value of all authorized shares of beneficial interest having par value is $100,000.

(iv) The total number of shares of beneficial interest of all classes which HPTSHC Properties Trust has authority to issue is 10,000 consisting of 10,000 common shares of beneficial interest, $0.01 par value per share. The aggregate par value of all authorized shares of beneficial interest having par value is $100.

(v) The membership interests in HPT CW Overland Park LLC are all of a single class, totaling 100%.

SIXTH: No amendment to the Declaration of Trust of the Surviving Entity is to be effected as part of the Mergers.

SEVENTH: (a) The terms and conditions of the transaction described in these Articles of Merger with respect to the Mergers were duly advised, authorized and approved by the Surviving Entity in the manner and by the vote required by the laws of the State of Maryland and by the Declaration of Trust, as amended, of the Surviving Entity by means of a unanimous written consent of its Board of Trustees.

(b) The terms and conditions of the transaction described in these Articles of Merger were duly advised, authorized and approved by each of HPT IHG Properties Trust, HPT IHG-3 Properties Trust, HPT CW Properties Trust and HPTSHC Properties Trust in the manner and by the vote required by the laws of the State of Maryland and the Declaration of Trust of each of the foregoing Merging Entities by means of (i) a unanimous written consent of the Board of Trustees of each of the foregoing Merging Entities declaring that the Mergers are advisable on substantially the terms and conditions set forth in the Agreement (as defined herein) and directing that the transaction be submitted for consideration by the sole shareholder of each of the Merging Entities and (ii) a written consent of the sole shareholder of each of the foregoing Merging Entities approving the transaction on substantially the terms and conditions set forth in the Agreement.

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(c) The terms and conditions of the transaction described in these Articles of Merger were duly advised, authorized and approved by HPT CW Overland Park LLC in the manner and by the vote required by the laws of the State of Maryland and by the Limited Liability Company Operating Agreement of HPT CW Overland Park LLC by means of a written consent of the sole member of HPT CW Overland Park LLC.

EIGHTH: At the Effective Time (as defined herein), pursuant to the Merger Agreement, dated as of December 28, 2011 (the "Agreement"), by and among the Surviving Entity and the Merging Entities, each of the Merging Entities shall be merged with and into the Surviving Entity; and, thereupon, the Surviving Entity shall possess any and all purposes and powers of the Merging Entities; and all leases, licenses, property, rights, privileges, and powers of whatever nature and description of the Merging Entities shall be transferred to, vested in, and devolved upon the Surviving Entity, without further act or deed, and all of the debts, liabilities, duties and obligations of the Merging Entities will become the debts, liabilities, duties and obligations of the Surviving Entity.

At the Effective Time, the issued and outstanding (i) shares of beneficial interest of HPT IHG Properties Trust, HPT IHG-3 Properties Trust, HPT CW Properties Trust and HPTSHC Properties Trust and (ii) membership interests of HPT CW Overland Park LLC, shall, by virtue of the Mergers and without any action on the part of the holders thereof, be canceled and retired without any conversion thereof and no payment or distribution of any consideration shall be made with respect thereto.

The shares of beneficial interest of HPT IHG-2 Properties Trust issued and outstanding immediately prior to the Effective Time shall remain issued and outstanding at the Effective Time.

NINTH: The Mergers shall become effective on December 31, 2011 at 11:59 p.m. (the "Effective Time").

TENTH: Each undersigned officer acknowledges these Articles of Merger to be the act of the respective entity on whose behalf he has signed, and further, as to all matters or facts required to be verified under oath, each undersigned officer acknowledges that, to the best of his knowledge, information and belief, these matters and facts relating to the entity on whose behalf he has signed are true in all material respects and that this statement is made under the penalties for perjury.

[*Remainder of Page Intentionally Left Blank*]

IN WITNESS WHEREOF, these Articles of Merger have been duly executed by the parties hereto this 28th day of December, 2011.

SURVIVING ENTITY
HPT IHG-2 Properties Trust

Attest:

Jennifer B. Clark
Jennifer B. Clark
Secretary

By: John G. Murray
John G. Murray
President & Chief Operating Officer

MERGING ENTITIES
HPT IHG Properties Trust
HPT IHG-3 Properties Trust
HPT CW Properties Trust
HPTSHC Properties Trust
HPT CW Overland Park LLC

Attest:

Jennifer B. Clark
Jennifer B. Clark
Secretary

By: John G. Murray
John G. Murray
President & Chief Operating Officer

[*Signature Page to HPT IHG-2 Properties Trust Articles of Merger*]

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Exhibit A

Certificate of Conveyance

PS

Acknowledgment Number: 1000362002669010

CERTIFICATE OF CONVEYANCE

PART I

1. Location of land being conveyed: Howard County, Maryland

(Include name of county or Baltimore City)

2. Transferor: HPT IHG Properties Trust

3. Transferee: HPT IHG-2 Properties Trust

4. Certificate of Conveyance accompanying: (Please check appropriate box)

_x_ Articles of Merger   ____ Articles of Transfer

____ Document evidencing merger or consolidation

____ Articles of consolidation of foreign corporations or foreign limited partnerships.

5. Interest in land affected: (SHOWN SEPARATELY FOR EACH PARCEL A DEED REFERENCE AND BRIEF DESCRIPTION PREFERABLY AS SHOWN ON RECENT TAX BILL. ATTACH ADDITIONAL SHEETS IF NECESSARY.)

8844 Columbia 100 Pkwy, Columbia, Maryland, as more fully described on Exhibit A hereto.

6. Mailing address for receipt of tax bill:
Name & address C/O Hospitality Properties Trust, Two Newton Place, 255 Washington Street, Suite 300, Newton, MA 02458

PART II

Is this a transfer of real property subject to agricultural transfer tax? (YES____NO_X_)

PART III

Is this a transfer of real property under a reorganization described in Section 368(A) of the Internal Revenue Code? (YES____NO_X_)

NOTE: IF THE ANSWER TO THE QUESTION IN PART III IS YES, THEN THIS TRANSACTION IS NOT SUBJECT TO RECORDATION AND/OR TRANSFER TAX. SKIP THE REST OF THE QUESTIONS IN PART IV AND PART V AND GO ON TO PART VI. IF THE ANSWER IS NO, CONTINUE ON WITH THE FOLLOWING QUESTIONS.

PART IV

For use where property is being conveyed by merger or consolidation. (Please check applicable box)

1. Is this a merger of a Partnership into an Limited Liability Company where the identity of the members and allocation of profit and loss are identical for both entities? (YES____NO_X_)

NOTE: IF THIS ANSWER IS YES, THE TRANSACTION IS NOT SUBJECT TO TAX. SKIP THE REST OF PART IV AND ALL OF PART V AND COMPLETE PART VI. IF THE ANSWER IS NO, CONTINUE WITH THE FOLLOWING QUESTIONS.

2. Is this a merger where a partnership or limited liability company is a party to the merger? (YES____NO_X_)

NOTE: IF THE ANSWER TO QUESTION 2. IS YES, THE TRANSACTION IS TAXABLE AND THE TAX IS BASED ON THE VALUE OF THE PROPERTY AS DETERMINED BY THE DEPARTMENT AT THE DATE OF FINALITY IMMEDIATELY BEFORE THE DATE OF THE TRANSACTION. DO NOT ANSWER QUESTIONS 3, 4, AND 6.

3. Is this a merger or consolidation where recordation tax and, if then required to have been paid, transfer tax were paid when the corporation merging out of existence or the corporation consolidating acquired the real property? (YES_X_NO____)

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Acknowledgment Number: 1000362002669010

4. Is this a merger of a parent corporation into its subsidiary corporation? (YES____NO_X__)

5. Is this a merger where a subsidiary corporation is merging into a parent corporation and the parent corporation:

A) previously owned this real property? (YES____NO_X__)

B) owns the stock of the subsidiary and has owned that stock for a period greater than 18 months? (YES____NO_X__)

C) acquires the stock of a subsidiary corporation which has been in existence and has owned the real property for a period of 2 years? (YES____NO_X__)

NOTE: IF ALL ANSWERS TO QUESTIONS 3 THROUGH 5 ARE NO, THEN THIS IS A TRANSACTION THAT IS SUBJECT TO MARYLAND RECORDATION TAX, MARYLAND TRANSFER TAX, AND IF APPLICABLE, LOCAL TRANSFER TAX. THE TAXES ARE BASED ON THE VALUE OF THE PROPERTY AS DETERMINED BY THE DEPARTMENT AT THE DATE OF FINALITY IMMEDIATELY BEFORE THE DATE OF THE TRANSACTION. DO NOT COMPLETE PART V. GO ON TO PART VI. COMPLETE SECTIONS B, C & D OF PART VI IF THIS IS A TAXABLE TRANSACTION, IF IT IS NOT A TAXABLE TRANSACTION COMPLETE ONLY SECTION C & D OF PART VI.

PART V

For use where real property is being conveyed by articles of transfer.

1. Is this a transaction where real property of the corporation is being transferred for consideration and is subject to recordation and/or transfer taxes? (YES____NO____)

NOTE: IF THE ANSWER TO QUESTION 1 IS YES, THE TRANSACTION IS TAXABLE AND THE TAX IS BASED ON THE CONSIDERATION PAID OR TO BE PAID. DO NOT ANSWER QUESTIONS 2, 3, AND 4. GO ON TO PART VI.

2. Is this a transaction where real property of the corporation is being transferred to its shareholders on the liquidation, dissolution or termination of that corporation? (YES____NO____)

NOTE: IF THE ANSWER TO QUESTION 2 IS NO, SKIP 2A, 2B AND 2C. OTHERWISE CONTINUE WITH 2.

Is this real property being transferred to:

2A) a person who was an original shareholder of the corporation? (YES____NO____)

2B) a person who is a direct descendent or relative within 2 degrees of a person who was an original shareholder of the corporation? yes no

2C). a person who acquired the status of shareholder by gift or devise from an original shareholder of the corporation? (YES____NO____)

3. Is this real property being transferred between a parent corporation and its subsidiary corporation or between two or more subsidiary corporations wholly owned by the same parent corporation and the parent is an original stockholder of the subsidiary corporation(s) or became a stockholder of the subsidiary corporation(s) for no consideration, nominal consideration or consideration that comprises only the issuance, cancellation, or surrender of stock of a subsidiary corporation? (YES____NO____)

4. Is this a transfer from a subsidiary corporation to its parent corporation for no consideration, nominal consideration or consideration that comprises only the issuance, cancellation or surrender of a subsidiary's stock where the parent corporation:

4A) previously owned the real property? (YES___NO____)

4B) owns the stock of the subsidiary and has owned that stock for a period greater than 18 months? (YES___NO____)

4C) acquired the stock of a subsidiary corporation which has been in existence and has owned the real property for a period of 2 years? (YES___NO____)

NOTE: THIS TRANSACTION IS NOT SUBJECT TO RECORDATION AND/OR TRANSFER TAX IF: (1.) THE ANSWER TO QUESTION 2 IS YES AND THE ANSWER TO ANY OF QUESTIONS 2A, 2B, 2C, 3, 4A, 4B, OR 4C IS YES; OR (2.) THE ANSWER TO QUESTION 2 IS NO AND THE ANSWER TO ANY OF QUESTIONS 3, 4A, 4B, OR 4C IS YES. IN ALL OTHER CASES, THE TRANSACTION IS SUBJECT TO MARYLAND RECORDATION TAX, MARYLAND TRANSFER TAX, AND IF APPLICABLE, LOCAL TRANSFER TAX. THE TAXES ARE ON THE VALUE OF THE PROPERTY AS

Acknowledgment Number: 1000362002669010

DETERMINED BY THE DEPARTMENT AT THE DATE OF FINALITY IMMEDIATELY BEFORE THE DATE OF THE TRANSACTION. IN ALL CASES GO ON TO PART VI.

PART VI
COMPLETE SECTIONS A, B, C & D OF PART VI IF PART V QUESTION 1 WAS ANSWERED YES. COMPLETE ONLY SECTIONS B, C & D IF IT IS A TRANSACTION SUBJECT TO RECORDATION AND/OR TRANSFER TAX AND PART V QUESTION 1 WAS ANSWERED NO. IN ALL CASES COMPLETE SECTION C & D.

A) Consideration for Real Property conveyed: $_______________

B) Value of Real Property Determined by the Department at the date of finality immediately before the date of the transaction: $_______________

C) All public taxes due by the transferor in the county where the real property is located:
have been paid X have not been paid______ (Please check one)

All personal property taxes due by the transferor in the county where the real property is located:
have been paid X have not been paid______ (Please check one)

D) I hereby acknowledge and affirm under the penalties of perjury that to the best of my knowledge, information and belief, the foregoing representations are true.

HPT IHG Properties Trust
(NAME OF CORPORATION)

John G. Murray
(SIGNATURE AND TITLE)
(MUST BE OFFICER, AGENT OR ATTORNEY OF ONE OF THE PARTIES TO THE TRANSFER,MERGER OR CONSOLIDATION)

John G. Murray
President, Chief Operating Officer and Assistant Secretary

FOR OFFICE USE ONLY
MARYLAND RECORDATION TAX PAID: _______________
MARYLAND TRANSFER TAX PAID: _______________
LOCAL TRANSFER TAX PAID: _______________
TOTAL: _______________

Approved for record by _________________________
State Department of Assessments & Taxation

Revised 3/2011

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Exhibit A

[Columbia/Baltimore, MD]

LEGAL DESCRIPTION

BEING KNOWN AND DESIGNATED as Parcel I-1 on the Plat entitled, "Columbia 100 Office Research Park, Section 1, Area 2, Parcels I-1, J-2 & K-4, a resubdivision of Parcels I, J-1 and K-3 of a subdivision entitled, 'Columbia 100, Office Research Park, Section 1, Area 2', and recorded in the Land Records of Howard County, Maryland as Plat Nos. 7525, 12705 and 12386 respectively", which Plat is recorded among the Land Records of Howard County as Plat M.D.R. No. 13431.

TOGETHER WITH easements for access as depicted on Plat 7525 and as set forth in DECLARATION OF EASEMENT AND MAINTENANCE OBLIGATION FOR USE-IN-COMMON ACCESS AREA dated November 20, 1995 by MJF Associates Limited Partnership and National Association of Credit Management Realty Corporation as recorded among the Land Records of Howard County, Maryland in Liber 3608, folio 461.

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Exhibit B

Certificate of Conveyance

Acknowledgment Number: 1000362002669010

CERTIFICATE OF CONVEYANCE

PART I

1. Location of land being conveyed: Anne Arundel County, Maryland

(Include name of county or Baltimore City)

2. Transferor: HPT CW Properties Trust

3. Transferee: HPT IHG-2 Properties Trust

4. Certificate of Conveyance accompanying: (Please check appropriate box)

X Articles of Merger ____ Articles of Transfer

____ Document evidencing merger or consolidation

____ Articles of consolidation of foreign corporations or foreign limited partnerships.

5. Interest in land affected: (SHOWN SEPARATELY FOR EACH PARCEL A DEED REFERENCE AND BRIEF DESCRIPTION PREFERABLY AS SHOWN ON RECENT TAX BILL. ATTACH ADDITIONAL SHEETS IF NECESSARY.)

1247 Winerson Road, Baltimore, Maryland, as more fully described in Exhibit A hereto.

6. Mailing address for receipt of tax bill:
Name & address C/O Hospitality Properties Trust, Two Newton Place, 255 Washington Street, Suite 300, Newton, MA 02458

PART II

Is this a transfer of real property subject to agricultural transfer tax? (YES____NO X)

PART III

Is this a transfer of real property under a reorganization described in Section 368(A) of the Internal Revenue Code? (YES____NO X)

NOTE: IF THE ANSWER TO THE QUESTION IN PART III IS YES, THEN THIS TRANSACTION IS NOT SUBJECT TO RECORDATION AND/OR TRANSFER TAX. SKIP THE REST OF THE QUESTIONS IN PART IV AND PART V AND GO ON TO PART VI. IF THE ANSWER IS NO, CONTINUE ON WITH THE FOLLOWING QUESTIONS.

PART IV

For use where property is being conveyed by merger or consolidation. (Please check applicable box)

1. Is this a merger of a Partnership into an Limited Liability Company where the identity of the members and allocation of profit and loss are identical for both entities? (YES____NO X)

NOTE: IF THIS ANSWER IS YES, THE TRANSACTION IS NOT SUBJECT TO TAX. SKIP THE REST OF PART IV AND ALL OF PART V AND COMPLETE PART VI. IF THE ANSWER IS NO, CONTINUE WITH THE FOLLOWING QUESTIONS.

2. Is this a merger where a partnership or limited liability company is a party to the merger? (YES____NO X)

NOTE: IF THE ANSWER TO QUESTION 2. IS YES, THE TRANSACTION IS TAXABLE AND THE TAX IS BASED ON THE VALUE OF THE PROPERTY AS DETERMINED BY THE DEPARTMENT AT THE DATE OF FINALITY IMMEDIATELY BEFORE THE DATE OF THE TRANSACTION. DO NOT ANSWER QUESTIONS 3, 4, AND 5.

3. Is this a merger or consolidation where recordation tax and, if then required to have been paid, transfer tax were paid when the corporation merging out of existence or the corporation consolidating acquired the real property? (YES X NO____)

Acknowledgment Number: 1000362002669010

4. Is this a merger of a parent corporation into its subsidiary corporation? (YES____NO X)

5. Is this a merger where a subsidiary corporation is merging into a parent corporation and the parent corporation:

A) previously owned this real property? (YES____NO X)
B) owns the stock of the subsidiary and has owned that stock for a period greater than 18 months? (YES____NO____)
C) acquires the stock of a subsidiary corporation which has been in existence and has owned the real property for a period of 2 years? (YES____NO X)

NOTE: IF ALL ANSWERS TO QUESTIONS 3 THROUGH 5 ARE NO, THEN THIS IS A TRANSACTION THAT IS SUBJECT TO MARYLAND RECORDATION TAX, MARYLAND TRANSFER TAX, AND IF APPLICABLE, LOCAL TRANSFER TAX. THE TAXES ARE BASED ON THE VALUE OF THE PROPERTY AS DETERMINED BY THE DEPARTMENT AT THE DATE OF FINALITY IMMEDIATELY BEFORE THE DATE OF THE TRANSACTION. DO NOT COMPLETE PART V. GO ON TO PART VI. COMPLETE SECTIONS B, C & D OF PART VI IF THIS IS A TAXABLE TRANSACTION, IF IT IS NOT A TAXABLE TRANSACTION COMPLETE ONLY SECTION C & D OF PART VI.

PART V
For use where real property is being conveyed by articles of transfer.

1. Is this a transaction where real property of the corporation is being transferred for consideration and is subject to recordation and/or transfer taxes? (YES____NO____)

NOTE: IF THE ANSWER TO QUESTION 1 IS YES, THE TRANSACTION IS TAXABLE AND THE TAX IS BASED ON THE CONSIDERATION PAID OR TO BE PAID. DO NOT ANSWER QUESTIONS 2, 3, AND 4. GO ON TO PART VI.

2. Is this a transaction where real property of the corporation is being transferred to its shareholders on the liquidation, dissolution or termination of that corporation? (YES____NO____)

NOTE: IF THE ANSWER TO QUESTION 2 IS NO, SKIP 2A, 2B AND 2C. OTHERWISE CONTINUE WITH 2.

Is this real property being transferred to:

2A) a person who was an original shareholder of the corporation? (YES____NO____)
2B) a person who is a direct descendent or relative within 2 degrees of a person who was an original shareholder of the corporation? yes no
2C) a person who acquired the status of shareholder by gift or devise from an original shareholder of the corporation? (YES____NO____)

3. Is this real property being transferred between a <u>parent corporation</u> and its subsidiary corporation or between two or more subsidiary corporations wholly owned by the same parent corporation and the parent is an original stockholder of the subsidiary corporation(s) or became a stockholder of the subsidiary corporation(s) for no consideration, nominal consideration or consideration that comprises only the issuance, cancellation, or surrender of stock of a subsidiary corporation?
(YES____NO____)

4. Is this a transfer from a subsidiary corporation to its parent corporation for no consideration, nominal consideration or consideration that comprises only the issuance, cancellation or surrender of a subsidiary's stock where the parent corporation:

4A) previously owned the real property? (YES___NO____)

4B) owns the stock of the subsidiary and has owned that stock for a period greater than 18 months? (YES___NO____)

4C) acquired the stock of a subsidiary corporation which has been in existence and has owned the real property for a period of 2 years? (YES___NO____)

NOTE: THIS TRANSACTION IS NOT SUBJECT TO RECORDATION AND/OR TRANSFER TAX IF: (1.) THE ANSWER TO QUESTION 2 IS YES AND THE ANSWER TO ANY OF QUESTIONS 2A, 2B, 2C, 3, 4A, 4B, OR 4C IS YES; OR (2.) THE ANSWER TO QUESTION 2 IS NO AND THE ANSWER TO ANY OF QUESTIONS 3, 4A, 4B, OR 4C IS YES. IN ALL OTHER CASES, THE TRANSACTION IS SUBJECT TO MARYLAND RECORDATION TAX, MARYLAND TRANSFER TAX, AND IF APPLICABLE, LOCAL TRANSFER TAX. THE TAXES ARE ON THE VALUE OF THE PROPERTY AS

Acknowledgment Number: 1000362002669010

DETERMINED BY THE DEPARTMENT AT THE DATE OF FINALITY IMMEDIATELY BEFORE THE DATE OF THE TRANSACTION. IN ALL CASES GO ON TO PART VI.

PART VI
COMPLETE SECTIONS A, B, C & D OF PART VI IF PART V QUESTION 1 WAS ANSWERED YES. COMPLETE ONLY SECTIONS B, C & D IF IT IS A TRANSACTION SUBJECT TO RECORDATION AND/OR TRANSFER TAX AND PART V QUESTION 1 WAS ANSWERED NO. IN ALL CASES COMPLETE SECTION C & D.

A) Consideration for Real Property conveyed: $____________

B) Value of Real Property Determined by the Department at the date of finality immediately before the date of the transaction: $____________

C) All public taxes due by the transferor in the county where the real property is located:
have been paid X have not been paid______ (Please check one)

All personal property taxes due by the transferor in the county where the real property is located:
have been paid X have not been paid______ (Please check one)

D) I hereby acknowledge and affirm under the penalties of perjury that to the best of my knowledge, information and belief, the foregoing representations are true.

HPT CW Properties Trust — John G. Murray
(NAME OF CORPORATION) (SIGNATURE AND TITLE)
(MUST BE OFFICER, AGENT OR ATTORNEY OF ONE OF THE PARTIES TO THE TRANSFER,MERGER OR CONSOLIDATION)

John G. Murray
President, Chief Operating Officer
and Assistant Secretary

FOR OFFICE USE ONLY

MARYLAND RECORDATION TAX PAID: ____________

MARYLAND TRANSFER TAX PAID: ____________

LOCAL TRANSFER TAX PAID: ____________

TOTAL: ____________

Approved for record by ____________
State Department of Assessments & Taxation

Revised 3/2011

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Acknowledgment Number: 1000362002669010

Exhibit A

All of that property situate and being in Anne Arundel County, Maryland, together with easements appurtenant thereto, and more particularly described as follows:

Parcel 1

Lot no. 1 (containing 4.9060 acres of land, more or less) as shown on the plat entitled "Resubdivision of Airport Square 2 and Airport Square 12 (Benny/Ballfield)", which Plat is recorded among the Land Records of Anne Arundel County, Maryland in Plat Book 124 folio 15. The improvements thereon being known as No. 1247 Winterson Road.

tax id number 5-000-90069600

Parcel 2

Together with a non-exclusive easement to connect to the existing Storm Water Management Facilities located on Lot 2 for the sole purpose of draining storm water off of a portion of the aforesaid Lot 1 and a non-exclusive sanitary sewer easement burdening Lot 2 established by Reciprocal Easement and Operating Agreement by and between Winter son Properties Company and Candled Baltimore, MD - Airport, LLC dated March 27, 1998 and recorded in Liber 8363 at folio 431 among the land records of Anne Arundel County, Maryland.

CUST ID:0002687174
WORK ORDER:0003903754
DATE:12-28-2011 02:09 PM
AMT. PAID:$254.00

SHELBY COUNTY ALABAMA

Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County Clerk
Shelby County, AL
06/02/2025 01:39:12 PM
$73.00 KELSEY
20250602000167470

Allen S. Boyd

Authentication Number: sErj4ZeSEUKCt7ITojcPhw