

Authorization for a transaction with a related party under article 101 par. 2 of Law 4548/2018

The Board of Directors of the Company, under the trade name "**TRASTOR Real Estate Investment Company**" and the distinctive title "**TRASTOR R.E.I.C.**" hereinafter the "**Company**", announces the following:

Following the decision of the Extraordinary General Meeting of the Shareholders of the Company dated 13/01/2023 regarding the issuance of a Convertible Bond Loan (CBL) for an amount up to € 55,000,000.00, in accordance with the provisions of Law 4548/2018, with disapplication of the pre-emption rights of the existing shareholders in accordance with paragraph 1 of article 27 of Law 4548/2018 and offer of the CBL through private placement, the Board of Directors of the Company, during its meeting held on 23/02/2023, after specifying the individual terms of the CBL, decided to issue the CBL in accordance with the provisions of Law 4548/2018 for an amount up to €55,000,000.00, in accordance with the specific terms contained in the CBL's program and the CBL's bond subscription agreement together with the annexes thereto, which were submitted to the BoD and resolved to offer all the bonds (100%) through private placement to the shareholder Piraeus Bank Société Anonyme, granted under article 100 of Law 4548/2018, a special permission for the execution of the transaction of the Company with a related party, and in particular the conclusion of the CBL's bond subscription agreement together with its annexes and any other contract or document between the Company and the shareholder Piraeus Bank Société Anonyme with regards to the CBL. The purpose of the bond subscription agreement is the subscription by the shareholder Piraeus Bank Société Anonyme of all bonds, of each series and sub-issue, to be issued under the CBL.

The above resolution of the Board of Directors to authorize the execution of the above transaction was taken based on the attached "Independent Auditor's Special Evaluation Report" dated 23/01/2023, prepared by the Independent Auditor-Accountant Mr. Eleftherios Koutsopoulos (No SOEL: 44651), of the audit firm Grant Thornton, and pursuant to which the transaction is evaluated as fair and reasonable for the Company and any other of its shareholders, which are not a related party.

The majority shareholder "Piraeus Bank Société Anonyme" declared, pursuant to article 100 par. 3 of Law 4548/2018, that it does not intend to request the convening of a (new) general meeting to decide on the granting of the special permission of article 99 of Law 4548/2018. Given that the aforementioned main majority shareholder holds more than 98% of the paid-up share capital of the Company and the Articles of Association of the Company do not provide a reduced percentage for the exercise of the right of article 100 par. 3 of Law 4548/2018, as in force, there is no other shareholder holding a percentage of the Company's share capital of at least 5%, so that he/she/it can request the convening of a general meeting to decide on this issue.

Athens, 24 February 2023