

Monthly/Quarterly Reporting Package

July 2021

Distribution Date: 08
Record Date: 08
Determination Date: 07

08/10/2021 08/09/2021 07/31/2021

Table of Contents

SECTION I – Monthly Reporting Schedules	04
Monthly Certificate Distribution Detail	
Monthly Cash Source and Uses	
Monthly Cash Distributions	07
Property Sales This Month	
Retail Portfolio as of Determination Date	
Distribution Center Portfolio as of Determination Date	
Landlord and Tenant Option Properties as of Determination Date	
Substitution Properties This Month	
Monthly Leasing Activity: Distribution Centers	
Monthly Leasing Activity: Retail Properties	
Summary Select Financial Information	
SECTION II – Provided Quarterly	
Master Lease Guarantor Operating Performance	
Master Lease Retail Tenant Operating Performance for Retail Portfolio as of Determination Date	
Master Lease Subtenants for the Period Ended August 1, 2021	
SECTION III	
Management's Comments	
SECTION IV – Provided Quarterly – Penney Intermediate Holdings LLC Financial Statements	
Consolidated Statement of Operations (Unaudited)	
Consolidated Balance Sheet (Unaudited)	
Consolidated Statement of Member's Equity (Unaudited)	
Consolidated Statement of Cash Flows(Unaudited)	
Notes to the Unaudited Interim Consolidated Financial Statements	
Narrative Report for the Three Months Ended August 1, 2021	
Statement of Consolidated Adjusted EBITDA	
SECTION V – Definitiions and Disclaimers	21
Definitions	22
Disclaimer	

Trustee

GLAS Trust Company, LLC 3 Second Street, Suite 206 Jersey City, NJ 07311 Contact: Yana Kislenko Phone: 201-839-2183

Email: yana.kislenko@glas.agency

Manager

Hilco JCP, LLC 5 Revere Drive, Suite 410 Northbrook, IL Contact: Larry Finger Phone: 703-244-4588

Email: Ifinger@ctltrust.net



For additional information, please contact: Investor Relations at (310) 526-1707 Distribution Date: 08
Record Date: 08
Determination Date: 07

08/10/2021 08/09/2021 07/31/2021

Forward-Looking Statements & Non-GAAP Presentation

This distribution statement contains "forward-looking statements" within the meaning of Section 27A of the Securities Act of 1933, as amended, and Section 21E of the Securities Exchange Act of 1934, as amended. These forward-looking statements include, among others, statements of expectations, beliefs, future plans and strategies, anticipated results from operations and developments and other matters that are not historical facts. The forward-looking statements are based on our beliefs as well as on a number of assumptions concerning future events. Readers of these materials are cautioned not to put undue reliance on these forward-looking statements, which are not a guarantee of performance and are subject to a number of uncertainties and other factors that could cause actual events or results to differ materially from those expressed or implied by the forward-looking statements.

Certain of the financial measures presented in this distribution statement are non-GAAP financial measures, other metrics and other information. We believe that non-GAAP financial measures, other metrics and other information provide useful information to investors regarding our financial condition, result of operations and other matters. The non-GAAP financial measures, other metrics and information as presented in this distribution statement may be adjusted in management's reasonable judgment as appropriate, taking into account a variety of circumstances, facts and conditions. These adjustments may be material and may or may not be specifically identified in footnotes or otherwise. Our measures, metrics and other information (and the methodologies used to derive them) may not be comparable to those used by other companies.

Please refer to Section III of this distribution statement, titled "Disclaimer", for additional information.

www.ctltrust.net 3 |

For additional information, please contact: Investor Relations at (310) 526-1707 Distribution Date: 08/10/2021 Record Date: 08/09/2021 Determination Date: 07/31/2021

SECTION I

Monthly Reporting Schedules

For additional information, please contact: Investor Relations at (310) 526-1707 Distribution Date: 08/10/2021 Record Date: 08/09/2021 Determination Date: 07/31/2021

Monthly Certificate Distribution Detail

CUSIP	Aggregate Certificates Outstanding	Aggregate Net Sales Proceeds Distribution	Ор	Aggregate Net erations Distribution	Aggregate Total Distribution
217519107	75,000,000	\$ 31,544,164.52	\$	6,837,204.31	\$ 38,381,368.83

ı	Per Certificate				
	CUSIP	Aggregate Certificates Outstanding	ate Net Sales Is Distribution	Aggregate Net ations Distribution	Aggregate Total Distribution
_	217519107	75,000,000	\$ 0.420589	\$ 0.091163	\$ 0.511752

For additional information, please contact: Investor Relations at (310) 526-1707

Distribution Date: 08/10/2021 Record Date:

08/09/2021 07/31/2021 Determination Date:

Monthly Cash Sources and Uses

	Sources of Cash fro	om Operations
Distribution Center Master Lease Rent	\$	2,948,333.34
Retail Master Lease Rent		5,022,050.77
Total Rent	\$	7,970,384.11
Sales & Use Tax Recovery	\$	31,509.86
Total Other Sources of Cash	\$	31,509.86

Total Sources of Cash from Operations \$ 8,001,893.97	Total Sources of Cash from Operations	\$	8,001,893.97
---	---------------------------------------	----	--------------

Sources of Cash from S	Sales /	Capital Activity
Distribution Center Gross Sales Proceeds	\$	-
Retail Master Lease Gross Sales Proceeds ****		32,250,000.00
Total Gross Sales Proceeds	\$	32,250,000.00
Other Financing / Capital Activity		-
Other		-
Total Other	\$	-
Total Sources of Cash from Sales / Capital Activity	\$	32,250,000.00

Net Cash Available for Distributi							
Total Sources of Cash from Operations	\$	8,001,893.97					
Total Uses of Cash from Operations		(1,164,689.66)					
Net Cash Provided by Operations	\$	6,837,204.31					
Total Sources of Cash from Sales / Capital Activity	\$	32,250,000.00					
Total Uses of Cash from Sales / Capital Activity		(705,835.48)					
Net Cash Provided by Sales / Capital Activity	\$	31,544,164.52					
Net Cash Available for Distribution	\$	38,381,368.83					

Uses of Cash from Operations		
Accounting and Financial Reporting	\$	179,648.33
Investor Relations		9,799.00
Legal		137,035.25
Insurance		-
Management Fees -Operations and Other Professional Fees		765,969.00
BOV's and Other		-
Total Operating Expenses	\$ 1	,092,451.58
Sales & Use Tax	\$	31,509.86
Gross Receipts/Entity Level Taxes to be Recovered from Tenant	\$	40,728.22
Formation, Closing & Related Costs	\$	_
Total Other Uses of Cash	\$	72,238.08
Total Uses of Cash from Operations	\$ 1	,164,689.66

Uses of Cash from Sales / Capital Activity							
Management Fees -Sales	\$	127,500.00					
Third Party Expenses: Distribution Center Sales		-					
Third Party Expenses: Retail Sales		541,099.23					
Prepaid Sales Expenses		37,236.25					
Other		-					
Total Expenses of Sales	\$	705,835.48					
Cash Provided (Used) Sales / Capital Activity	\$	-					
Total Uses of Cash from Sales / Capital Activity	\$	705,835.48					

- Management Fees: Operations: Primarily Hilco's Asset Management Fees
- Accounting, Financial Reporting & Tax: Includes all third-party professional fees
- Trustee & Other: BOV and Investment Banker Fees, if applicable
- **** Some of the proceeds from the sales which occurred during the month were not received by the Trust until August 2, 2021

For additional information, please contact: Investor Relations at (310) 526-1707 Distribution Date: Record Date:

Record Date: 08/09/2021

Determination Date: 07/31/2021

08/10/2021

Monthly Cash Distributions

Distribution Date	Net Rental Income Distribution Sales and Capital Activity Distribution		Sales and Capital Activity Distribution		Total Distributions	
	·		•		•	
10-Aug-21	\$	6,837,204.31	\$	31,544,164.52	\$	38,381,368.83
09-Jul-21		6,822,411.96		-		6,822,411.96
10-Jun-21		6,449,331.63		-		6,449,331.63
10-May-21		6,915,430.00		-		6,915,430.00
12-Apr-21		6,900,130.88		-		6,900,130.88
10-Mar-21		1,565,979.82		-		1,565,979.82
		-		-		-
		-		-		-
		-		-		-
		-		-		-
		-		-		-
		-		-		-
Trailing 12 mos.	\$	35,490,488.60	\$	31,544,164.52	\$	67,034,653.12
Inception to Date	\$	35,490,488.60	\$	31,544,164.52	\$	67,034,653.12

www.ctltrust.net 7 |



For additional information, please contact: Investor Relations at (310) 526-1707 Distribution Date: 08/10/2021 Record Date: 08/09/2021 Determination Date: 07/31/2021

Property Sales This Month

Sale Date	Property ID / Name	Square Feet	Rent for Lease Year at Closing Date ¹	Gross GAAP Basis ²	Gross Sales Price	Net Sales Price ³	Net Sales Price Per Square Foot	Implied Cap. Rate / Rent Yield at Closing	Selling Costs ⁵	Selling Costs as Percentage of Gross Sales Price	Selling Broker
Retail Property Sales This Month											
09-Jul-21	1950 / Fashion Valley	268,859	941,007	15,200,000	14,750,000	14,750,000	54.86	6.38%	237,753	1.61%	Newmark
29-Jul-21	2795 / Stonebriar Centre	163,800	982,800	9,800,000	10,500,000	10,500,000	64.10	9.36%	231,525	2.20%	Newmark
29-Jul-21	2757 / Park Meadows	151,293	302,586	6,200,000	7,000,000	7,000,000	46.27	4.32%	253,042	3.61%	Newmark
Total Retail Property Sales this Month		583,952	2,226,393	31,200,000	32,250,000	32,250,000	55.23	6.90%	722,319	2.24%	
Distribution Center Property Sales This I	Month										
Total Distribution Center Property Sales	this Month	-	-	-	-	-	-	-	-	-	
Total Property Sales this Month		583,952	2,226,393	31,200,000	32,250,000	32,250,000	55.23	6.90%	722,319	2.24%	
Retail Properties											
Distribution Centers											
Previous Distribution Period Total:		-	-	-	-	-	-	-	-	-	
Previous Distribution Periods Average:		-	-	-	-	-	-	-	-	-	
Retail Properties		583,952	2,226,393	31,200,000	32,250,000	32,250,000	55.23	6.90%	722,319	2.24%	
Distribution Centers											
Cumulative Distribution to Date Total: Cumulative Distribution to Date		583,952	2,226,393	31,200,000	32,250,000	32,250,000	55.23	6.90%	722,319	2.24%	
Average:		194,651	742,131	10,400,000	10,750,000	10,750,000	55.23	6.90%	240,773	2.24%	

- 1. Annualized Monthly Rent (e.g. Monthly Rent due in Sale Period X 12). Rental Abatement shall be disregarded.
- 2. GAAP Basis before depreciation and amortization. The Trust determined fresh start accounting fair value (not cost) of the investment properties based upon the fair value of the individual assets and liabilities assumed as of the Effective Date (1/31/21). The total fair Value of the properties acquired was \$1.935 Billion.
- 3. Net of credits provided to Buyer other than pro-rations. Selling costs are not netted in Net Sales Price
- ${\bf 4.}\,$ Gross Sales Price divided by the Annual Rent as defined above
- 5. Selling costs may include previously paid costs, and therefore, may not tie into the Total Expenses of Sale as reported on the Monthly Sources and Uses Report.

www.ctltrust.net 8 |



For additional information, please contact: Investor Relations at (310) 526-1707 Distribution Date:
Record Date:
Determination Date:

08/10/2021 08/09/2021 07/31/2021

Retail Portfolio as of Determination Date

By Current Lease Year Rent Per Square Foot Tier:

Tier	Properties	Square Feet	Current Lease Year Rent ¹
Tier 1 -\$9.00	33	4,091,827	\$ 36,826,443.00
Tier 2 -\$6.00	83	10,971,840	65,831,040.00
Tier 3 -\$3.50	19	2,809,897	9,834,644.00
Tier 4 -\$2.00	22	3,254,431	6,508,862.00
Total:	157	21,127,995	\$ 119,000,989.00

By Property Ownership Type:

Ownership Type	Properties	Square Feet	Current Lease Year Rent ¹
Fee	135	18,010,742	\$ 101,220,609.00
Ground Lease	22	3,117,253	17,780,380.00
Total:	157	21,127,995	\$ 119,000,989.00

By Current Lease Year Rent Per Property:

Tier	Properties	Square Feet	Current Lease Year Rent ¹
>=\$950,000	38	6,574,686	\$ 46,942,800.00
>=\$700,000 & < \$950,000	42	5,452,794	35,897,317.00
>=\$500,000 & < \$700,000	40	4,452,546	23,515,430.00
<=\$500,000	37	4,647,969	12,645,442.00
Total:	157	21,127,995	\$ 119,000,989.00

By Property Type:

Property Type	Properties	Square Feet	Current Lease Year Rent ¹
Shopping Center	37	3,737,762	\$ 23,657,840.00
Freestanding	4	372,420	2,533,116.00
Mall	116	17,017,813	92,810,033.00
Total:	157	21,127,995	\$ 119,000,989.00

www.ctltrust.net 9 |

^{*} Current Lease Year Rent = Monthly Rent x12, excluding rental abatement.

<u>Contact Us</u> For additional information, please contact: Investor Relations at (310) 526-1707

Distribution Date: 08/10/2021 Record Date: 08/09/2021 Determination Date: 07/31/2021

Retail Portfolio as of Determination Date (Cont'd)

By Geography:

State	Properties	Square Feet	Current Lease Year Rent *
AR	2	186,745	\$ 1,120,470
AZ	5	651,164	3,848,169
CA	27	4,164,721	23,361,377
СО	3	361,775	1,376,834
СТ	3	464,682	929,364
DE	1	159,878	959,268
FL	9	1,292,316	9,874,971
GA	2	204,634	1,143,372
IA	1	85,278	298,473
ID	1	151,985	1,367,865
IL	5	845,224	4,414,248
IN	1	99,317	893,853
KS	2	316,856	1,471,852
KY	2	251,289	1,821,111
LA	2	229,181	1,749,054
MA	1	141,692	495,922
MD	4	559,312	2,424,176
MI	6	863,012	3,699,718
MN	2	255,941	1,535,646

State	Properties	Square Feet	Current Lease Year Rent *
МО	2	229,828	1,378,968
MS	1	99,396	894,564
NC	1	104,198	208,396
NH	2	230,842	1,122,962
NJ	5	882,946	3,510,571
NM	2	265,910	2,014,848
NV	3	437,937	3,941,433
NY	4	673,802	2,830,244
ОН	5	645,447	3,504,477
ОК	3	332,223	1,494,714
OR	1	157,928	947,568
PA	4	555,087	2,984,042
PR	2	185,946	1,115,676
TN	3	347,331	1,241,828
TX	29	3,105,945	20,314,284
UT	1	99,411	347,939
VA	5	736,563	3,330,898
WA	4	666,272	4,515,948
WI	1	85,981	515,886
Total:	157	21,127,995	\$ 119,000,989

1 Current Lease Year Rent = Monthly Rent X 12, excluding rental abatement.

<u>Contact Us</u> For additional information, please contact: Investor Relations at (310) 526-1707

Distribution Date:
Record Date:
Determination Date:

08/10/2021 08/09/2021 07/31/2021

Distribution Center Portfolio as of Determination Date

Property ID		9005	9130	9132	9316	9435	9486
Location		Statesville, NC	Columbus, OH	Lenexa, KS	Reno, NV	Haslet, TX	Forest Park, GA
	New JCP	595,209	2,000,000	2,308,100	1,838,800	1,133,027	2,233,475
Causes Foot	Other Tenants	0	0	0	0	0	0
Square Feet	Vacant	0	0	0	0	0	0
	Total	595,209	2,000,000	2,308,100	1,838,800	1,133,027	2,233,475
	New JCP	\$ 1,785,627.00	\$ 6,500,000.00	\$ 6,294,058.75	\$ 8,734,300.00	\$ 4,248,851.25	\$ 7,817,162.50
Current Lease Year Rent ¹	Other Tenants	0	0	0	0	0	0
	Total	\$ 1,785,627.00	\$ 6,500,000.00	\$ 6,294,058.75	\$ 8,734,300.00	\$ 4,248,851.25	\$ 7,817,162.50
	New JCP	\$3.00	\$3.25	\$2.73	\$4.75	\$3.75	\$3.50
Current Lease Year Rent - PSF ²	Other Tenants	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00	\$0.00
	Total	\$3.00	\$3.25	\$2.73	\$4.75	\$3.75	\$3.50

1. Monthly Rent X 12

2. Current Lease Year Rent PSF = (Monthly Rent X 12) / Square Feet

www.ctltrust.net 11 |

Distribution Date: 08/10/2021 Record Date: 08/09/2021 Determination Date: 07/31/2021

Landlord and Tenant Option Properties as of Determination Date

Property ID	Option Type	Property Name	Location	Square Feet	Current Lease Year Rent ¹	Option Notice (Y/N)	Option Exercise / Closing Date	Manager Commentary
246	Landlord	SouthBay Pavilion at Carson	20700 Avalon Boulevard, Carson, CA	200,697	\$ 1,204,182.00	N		
389	Landlord	Stoneridge S/C	1500 Stoneridge Mall Road, Pleasanton, CA	155,919	311,838.00	N		
1229	Landlord	The Oaks	280 Hillcrest Drive W, Thousand Oaks, CA	144,959	289,918.00	N		
1572	Landlord	Westfield Culver City	6000 S Hannum Avenue, Culver City, CA	203,832	1,222,992.00	N		
1959	Landlord	The Shops at Tanforan	1122 El Camino Real, San Bruno, CA	223,232	446,464.00	N		
1417	Landlord	Westfield Santa Anita	400 S Baldwin Avenue, Arcadia, CA	204,563	715,971.00	N		
1950	Landlord	Fashion Valley	6987 Friars Road, San Diego, CA	N/A	N/A	N	Property Sold 07-09-21	
2649	Landlord	Westminster Mall	400 Westminster Mall, Westminster, CA	152,567	533,985.00	N		
2757	Landlord	Park Meadows	8417 S Park Meadows Center Drive, Loan Tree CO	N/A	N/A	N	Property Sold 07-29-21	
2256	Landlord	Danbury Fair	7 Backus Avenue, Danbury, CT	136,375	272,750.00	N		
2102	Landlord	Westfield Annapolis	1695 Annapolis Mall, Annapolis, MD	126,732	760,392.00	N		
1623	Landlord	Twelve Oaks Mall	27150 Novi Road, Novi, MI	155,807	545,325.00	N		
2247	Landlord	Pheasant Lane Mall	310 Daniel Webster Highway, Suite 103, Nashua, NH	104,836	366,926.00	N		
2297	Landlord	Newport Centre	10 Mall Drive W, Jersey City, NJ	185,330	648,655.00	N		
2477	Landlord	Freehold Raceway Mall	3710 Highway 9, Freehold, NJ	149,608	299,216.00	N		
2814	Landlord	Queens Center	92-59 59th Avenue. Elmhurst, NY	204,340	1,226,040.00	N		
197	Landlord	Gateway Shopping Center I & II	360 Gateway Drive, Brooklyn, NY	123,942	247,884.00	N		
2040	Landlord	Barton Creek Square	2901 S Capitol of Texas Highway, Austin, TX	144,129	864,774.00	N		
2763	Landlord	The Woodlands Mall	1201 Lake Woodlands Drive, Suite 500, Woodlands, TX	146,000	511,000.00	N		
2795	Landlord	Stonebriar Centre	2607 Preston Road, Frisco, TX	N/A	N/A	N	Property Sold 07-29-21	
2881	Landlord	Memorial City S/C	300 Memorial City Way, Houston, TX	140,486	842,916.00	N		
192	Landlord	Fair Oaks Mall	11801 Fair Oaks Mall, Fairfax, VA	193,422	386,844.00	N		
1462	Landlord	Springfield Town Center	6699 Springfield Mall, Springfield, VA	205,772	1,234,632.00	N		
2865	Tenant	Tamarack Village	8348 Tamarack Village, Woodbury, MN	81,973	491,838.00	N		
2801	Tenant	Polaris Fashion Place	1450 Polaris Parkway, Columbus, OH	146,990	881,940.00	N		
2921	Tenant	Robertson's Creek	5751 Long Prairie Road, Flower Mound, TX	103,689	362,912.00	N		
2934	Tenant	University Oaks S/C	151 University Oaks, Round Rock, TX	103,525	621,150.00	N		
2982	Tenant	Village at Fairview	301 Stacy Road, Fairview, TX	117,641	705,846.00	N		
2749	Tenant	Dulles Town Centre	21030 Dulles Town Circle, Sterling, VA	125,917	440,710.00	N		
Total:				3,982,283	\$ 16,437,100			

^{1.} Current Lease Year Rent = Monthly Rent X 12, excluding rental abatement.

www.ctltrust.net 12 |



For additional information, please contact: Investor Relations at (310) 526-1707 Distribution Date: 08/10/2021 Record Date: 08/09/2021 Determination Date: 07/31/2021

Substitution Properties as of Determination Date

(No Substitution Properties July 2021)

Property ID Property Name	Property Location	Substitution Type (Outgoing / Incoming)	Square Feet	Current Lease Year Rent *	Notice Date	Exercise Date
---------------------------	-------------------	--	----------------	------------------------------	-------------	---------------

Total:

1. Current Lease Year Rent = Monthly Rent X 12.

www.ctltrust.net 13 |



For additional information, please contact: Investor Relations at (310) 526-1707 Distribution Date: 08/10/2021 Record Date: 08/09/2021

Determination Date: 07/31/2021

Monthly Leasing Activity Distribution Centers

(No Leasing Activity July 2021)

Property ID Lease Start Tenant Name Square Feet Current Lease Current Lease Operating Initial Term Extension Tenant Business Ma	Property ID		Tenant Name	Square Feet		_					Manager Commentary
---	-------------	--	-------------	-------------	--	---	--	--	--	--	-----------------------

Total:

- 1. Current Lease Year Rent PSF = (Monthly Rent X 12) / Square Feet
- 2. Current Lease Year Rent = Monthly Rent X 12



For additional information, please contact: Investor Relations at (310) 526-1707 Distribution Date: 08/10/2021 Record Date: 08/09/2021

Record Date: 08/09/2021

Determination Date: 07/31/2021

Monthly Leasing Activity Retail Properties

(No Leasing Activity July 2021)

Property ID	Lease Start Date	Tenant Name	Square Feet	Current Lease Year Rent -PSF ³	Current Lease Year Rent ⁴	Real Estate Operating Expenses	Initial Term (Months)	Extension Options (Years)	Tenant Business Description	Manager Commentary
----------------	---------------------	-------------	----------------	--	---	--------------------------------------	--------------------------	------------------------------	-----------------------------------	-----------------------

Total:

- 3. Current Lease Year Rent PSF = (Monthly Rent X 12) / Square Feet, excluding rental abatement.
- 4. Current Lease Year Rent PSF = (Monthly Rent X 12) / Square Feet, excluding rental abatement.

www.ctltrust.net 15 |



For additional information, please contact: Investor Relations at (310) 526-1707

Distribution Date: 08/10/2021 Record Date:

08/09/2021 **Determination Date:** 07/31/2021

Summary Select Financial Information

For copies of our most recent financial statements, including management's discussion and analysis of financial condition and results of operations, sales and capital activity, you can access our Annual Report on Form 10-K, Quarterly Reports on Form 10-Q, Current Reports on Form 8-K and amendments to those reports filed or furnished pursuant to Section 13(a) or 15(d) of the Exchange Act at www.ctltrust.net as soon as reasonably practicable after they are filed with, or furnished to, the SEC. You can also review these SEC filings and other information by accessing the SEC's website at http://www.sec.gov.

The SEC file number is 000-56236.

For additional information, please contact: Investor Relations at (310) 526-1707 Distribution Date: 08/10/2021 Record Date: 08/09/2021 Determination Date: 07/31/2021

SECTION II

(Provided Quarterly)

The following financial information was prepared by Penney Tenant I LLC and Penney Tenant II LLC.

As such, the Trust has not independently verified this Financial Information.

www.ctltrust.net 17 |

For additional information, please contact: Investor Relations at (310) 526-1707 Distribution Date: 08/10/2021 Record Date: 08/09/2021 Determination Date: 07/31/2021

SECTION III

www.ctltrust.net 18 |

For additional information, please contact: Investor Relations at (310) 526-1707 Distribution Date: 08/10/2021 Record Date: 08/09/2021

Record Date: 08/09/2021
Determination Date: 07/31/2021

Management's Comments

(Management Commentary will be provided in our 10Q's and 10K's)

For additional information, please contact: Investor Relations at (310) 526-1707 Distribution Date: 08/10/2021 Record Date: 08/09/2021 Determination Date: 07/31/2021

SECTION IV

(Provided Quarterly)

The following financial statements were prepared by Penney Intermediate Holdings LLC. As such, the Trust has not independently verified these Financial Statements.

www.ctltrust.net 20 |

For additional information, please contact: Investor Relations at (310) 526-1707 Distribution Date: 08/10/2021 Record Date: 08/09/2021 Determination Date: 07/31/2021

SECTION V

Definitions and Disclaimers

www.ctltrust.net 21 |



For additional information, please contact: Investor Relations at (310) 526-1707 Distribution Date:
Record Date:
Determination Date:

08/10/2021 08/09/2021 07/31/2021

Monthly Distribution Date Statement

Definitions

The following metrics apply to Quarterly Reporting only:

- (A) "Tenant's Sales per Square Foot" is not a measure of the Trust's financial performance and is provided solely for investors' informational purposes based on the information that the Trust receives from the Tenant. This measure of operations is derived from sales information reported to the Trust by the Tenant in accordance with the retail master lease and/or distribution center master lease (each, a "Master Lease"), as applicable. The Trust and the Manager do not have the ability to verify the calculation of this information. The calculation of this information by the tenant may be different than how similar measures of operations might be calculated by others. Finally, the Trust is unable to reconcile "Tenant's Sales per Square Foot" to a comparable GAAP financial measure because no reconciliation is provided for in the applicable Master Lease. Therefore, investors should be cautious about relying upon "Tenant's Sales per Square Foot."
- (B) "Tenant's Four-Wall EBITDAR" is not a measure of the Trust's financial performance and is provided solely for investors' informational purposes based on the information that the Trust receives from the Tenant. This measure of operations is calculated in accordance with the [Master Lease] and is reported to the Trust by the tenant in accordance therewith. The Trust and the Manager do not have the ability to verify the calculation of this measure of operations. In addition, the calculation of "Tenant's Four-Wall EBITDAR" in accordance with the applicable Master Lease may be different than how similar measures of operating statistic might be calculated by others. Finally, the Trust is unable to reconcile "Tenant's Four-Wall EBITDAR" to a comparable GAAP financial measure because no reconciliation is provided for in the applicable Master Lease. Therefore, investors should be cautious about relying upon "Tenant's Four-Wall EBITDAR."

www.ctltrust.net 22 |



For additional information, please contact: Investor Relations at (310) 526-1707 Distribution Date: 08/ Record Date: 08/ Determination Date: 07/

08/10/2021 08/09/2021 07/31/2021

Monthly Distribution Date Statement

Disclaimer

Forward-Looking Statements: This distribution statement contains "forward-looking statements" within the meaning of Section 27A of the Securities Act of 1933, as amended, and Section 21E of the Securities Exchange Act of 1934, as amended. These forward-looking statements include, among others, statements of expectations, beliefs, future plans and strategies, anticipated results from operations and developments and other matters that are not historical facts. The forward-looking statements are based on our beliefs as well as on a number of assumptions concerning future events. Readers of these materials are cautioned not to put undue reliance on these forward-looking statements, which are not a guarantee of performance and are subject to a number of uncertainties and other factors that could cause actual events or results to differ materially from those expressed or implied by the forward-looking statements. We do not undertake a duty to update these forward- looking statements, which speak only as of the date on which they are made. The most important factors that could prevent us from achieving the stated goals include, but are not limited to: (a) the severity, duration and geographical scope of the COVID-19 pandemic and the effects of the pandemic and measures intended to prevent its spread on our business, results of operations, cash flows and financial condition, including declines in rental revenues and increases in operating costs in the portfolio, deterioration in the financial conditions of the tenants and their ability to satisfy their payment obligations, increased risk of claims, litigation and regulatory proceedings and the ability of federal, state and local governments to respond to and manage the pandemic effectively; (b) the ability and willingness of the tenants, operators, managers and other third parties to satisfy their obligations under their respective contractual arrangements, including, in some cases, their obligations to indemnify, defend and hold us harmless from and against various claims, litigation and liabilities; (c) the ability of the tenants, operators, borrowers and managers to maintain the financial strength and liquidity necessary to satisfy their respective obligations and liabilities to third parties; (d) macroeconomic conditions such as a disruption of or a lack of access to the capital markets, changes in the debt rating on U.S. government securities, default or delay in payment by the United States of its obligations; (e) the nature and extent of future competition, including new construction in the markets in which the our properties are located; (f) the ability of the tenants, operators and managers, as applicable, to comply with laws, rules and regulations in the operation of the properties; (g) the ability and willingness of the tenants to renew their leases upon expiration of the leases, the ability to reposition our properties on the same or better terms in the event of nonrenewal or in the event the we exercises our right to replace an existing tenant or manager; and (h) the other factors set forth in the our periodic filings with the Securities and Exchange Commission.

Non-GAAP Presentation: Certain of the financial measures presented in this distribution statement are non-GAAP financial measures, other metrics and other information. We believe that non-GAAP financial measures, other metrics and other information provide useful information to investors regarding our financial condition, result of operations and other matters. The non-GAAP financial measures, other metrics and information as presented in this distribution statement may be adjusted in management's reasonable judgment as appropriate, taking into account a variety of circumstances, facts and conditions. These adjustments may be material and may or may not be specifically identified in footnotes or otherwise. Our measures, metrics and other information (and the methodologies used to derive them) may not be comparable to those used by other companies. The foregoing language applies to (and supersedes if different from) the specific definitions contained herein. Readers are cautioned to refer to our periodic filings furnished to or filed with the SEC, including our Annual Report on Form 10-K, Quarterly Reports on Form 10-Q and Current Reports on Form 8-K, which are prepared in accordance with GAAP. This distribution statement and the information contained herein should be reviewed in conjunction with such filings.

SEC Reporting: The information in this distribution statement should be read in conjunction with our Annual Report on Form 10-K, Quarterly Reports on Form 10-Q, Current Reports on Form 8-K, our earnings press release dated March 5, 2021 and other information filed with, or furnished to, the SEC. You can access our Annual Report on Form 10-K, Quarterly Reports on Form 10-Q, Current Reports on Form 8-K and amendments to those reports filed or furnished pursuant to Section 13(a) or 15(d) of the Exchange Act at www.ctltrust.net as soon as reasonably practicable after they are filed with, or furnished to, the SEC. You can also review these SEC filings and other information by accessing the SEC's website at http://www.sec.gov. We routinely post important information on our website at www.ctltrust.net in the "Investors" section, including financial information. We intend to use our website as a means of disclosing material, non-public information and for complying with our disclosure obligations under Regulation FD. Such disclosures will be included on our website under the heading "Investors." Accordingly, investors should monitor such portion of our website in addition to following our press releases, public conference calls and filings with the SEC. The information on or connected to our website is not, and shall not be deemed to be, a part of, or incorporated into this distribution statement.

www.ctltrust.net 23 |