

**BENEFICIAL OWNER DECLARATION OF ELIGIBILITY FOR GROSS
PID PAYMENTS FROM UK REIT**REIT name: Picton Property Income Limited (the REIT)
REIT ISIN: GB00B0LCW208

Shareholder name:

Shareholder reference number:
(see Note 1)Shareholder address:
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.....

I/We confirm that I am/we are the beneficial owner of the above-mentioned shareholding and eligible for gross PID payments under regulation 7 SI 2006/2867 and request that all future PID payments in respect of this shareholding be made without deduction of tax.

I/We undertake to inform the REIT, or any agent acting for the REIT, immediately if i/we subsequently become aware of any change in circumstances that invalidates this request.

In the event that a PID payment is made without deduction of tax under this declaration and it is subsequently established that the PID payment should have been subject to tax, i/we agree to repay an amount equal to the tax due on the PID payment upon demand by the REIT or any agent acting for the REIT.

Signed: (Note 2) Signed: (Note 2)

Name: Name:

Capacity: Capacity:

Date: Date:

Notes:

1. This is the reference number allocated to the shareholder on the REIT's share register.
2. A company should arrange for this form to be signed under company seal or by authorised officials in accordance with its articles of association.
3. Please return completed form to Computershare, The Pavilions, Bridgwater Road, Bristol, BS13 8FB