



Secretary of State
Application for Registration
Foreign Limited Partnership (LP)

LP-5

For Office Use Only

-FILED-

File No.: 202565209197

Date Filed: 1/2/2025

Foreign Certificate of Good Standing is required.

Filing Fee - \$70.00

Certified Copy Fee (Optional) - \$5.00

Note: Registered LPs in California may have to pay minimum \$800 tax to the California Franchise Tax Board each year. For more information, go to <https://www.ftb.ca.gov/>.

Above Space For Office Use Only

1. Name of Foreign LP (Only enter an alternate name if the foreign LP name in Item 1a is not available in CA.)

1a. Enter the Exact Name of the Foreign LP (as listed on the Certificate of Good Standing.)

Realty Income U.S. Core Plus TX 2, LP

1b. Enter the Alternate Name to be Used in California, if required.

2. LP Jurisdiction (Ensure that the jurisdiction matches the attached Certificate of Good Standing.)

Jurisdiction (State, foreign country or place where this LP is formed.)

Delaware

3. Business Addresses (Enter the complete business addresses. Items 3a and 3b cannot be a P.O. Box or "in care of" an individual or entity.)

a. Street Address of Principal Office - **Do not enter a P.O. Box**

11995 El Camino Real

City (no abbreviations)

San Diego

State

CA

Zip Code

92130

b. Mailing Address of Principal Office, if different than item 3a

City (no abbreviations)

State

Zip Code

c. Address of required office in Jurisdiction of Formation, if any

11995 El Camino Real

City (no abbreviations)

San Diego

State

CA

Zip Code

92130

4. Service of Process (Must provide either Individual OR Corporation.)

INDIVIDUAL - Complete Items 4a and 4b only. Must include agent's full name and California street address.

a. California Agent's First Name (if agent is **not** a corporation)

Middle Name

Last Name

Suffix

b. Street Address (if agent is **not** a corporation) - **Do not enter a P.O. Box**

City (no abbreviations)

State

CA

Zip Code

CORPORATION - Complete Item 4c only. Only include the name of the registered agent Corporation.

c. California Registered Corporate Agent's Name (if agent is a corporation) - **Do not complete Item 4a or 4b**

Corporation Service Company Which Will Do Business In California As CSC - Lawyers Incorporating Service

5. General Partners (Enter the name and addresses of all the General Partners. Attach additional pages, if necessary.)

5a. General Partner's Name

Realty Income U.S. Core Plus General Partner, LLC

5b. General Partner's Address

11995 El Camino Real

City (no abbreviations)

San Diego

State

CA

Zip Code

92130

6. Foreign Limited Liability Limited Partnership (Check this box only if applicable)

☐ Check this box if the foreign limited partnership is a foreign limited liability limited partnership.

All attachments are part of this document. I declare that I am the person who signed this instrument, which is my act and deed. I further declare the information is true and correct, and I am authorized to sign.

General Partner's Signature

Bianca Martinez, SVP of Realty Income U.S. Core Plus General Partner, LLC, General Partner

Type or Print Name

Delaware

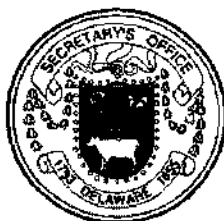
The First State

Page 1

I, JEFFREY W. BULLOCK, SECRETARY OF STATE OF THE STATE OF DELAWARE, DO HEREBY CERTIFY "REALTY INCOME U.S. CORE PLUS TX 2, LP" IS DULY FORMED UNDER THE LAWS OF THE STATE OF DELAWARE AND IS IN GOOD STANDING AND HAS A LEGAL EXISTENCE SO FAR AS THE RECORDS OF THIS OFFICE SHOW, AS OF THE SECOND DAY OF JANUARY, A.D. 2025.

AND I DO HEREBY FURTHER CERTIFY THAT THE SAID "REALTY INCOME U.S. CORE PLUS TX 2, LP" WAS FORMED ON THE EIGHTEENTH DAY OF OCTOBER, A.D. 2024.

AND I DO HEREBY FURTHER CERTIFY THAT THE ANNUAL TAXES HAVE BEEN ASSESSED TO DATE.



5614430 8300

SR# 20250008960

You may verify this certificate online at corp.delaware.gov/authver.shtml

A handwritten signature in black ink, appearing to read "JBullock", is written over a horizontal line. Below the line, the text "Jeffrey W. Bullock, Secretary of State" is printed in a small font.

Authentication: 202606819

Date: 01-02-25

B3325-0662 01/02/2025 5:00 PM Received by California Secretary of State