

[Provisional Translation Only]

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For Immediate Release

REIT Issuer:

ORIX JREIT Inc. (TSE: 8954)

Koichiro Muta

Executive Director

Investment Trust Management Company:

ORIX Asset Management Corporation

Mitsuo Sato

Representative Director and President

Inquiries:

Hirofumi Yatsuduka

Director, Corporate Senior Vice President

TEL : +81 3 3435 3285

ORIX JREIT Announces to Extend Commitment Line Period

TOKYO, May 28, 2008 - ORIX JREIT Inc. (“OJR”) announced today that its Board of Directors has approved to extend the period of the commitment line contract concluded on June 6, 2007.

Extension of the period of the commitment line contract

OJR extended the period of the commitment line contract for one year.

[Original period] Until June 6, 2008

[Extended period] Until June 5, 2009

[Reference: Outline of the commitment line contract concluded on June 6, 2007]

1. Reason for the establishment

The JPY 27 billion commitment line is established in order to secure flexible and stable funding. More specifically, thanks to this particular new commitment line, OJR is able to secure flexible and stable funding to acquire new properties by borrowing without mortgage, to reduce refinance risk for existing debts, and to improve cash management efficiency through minimizing cash on hand.

2. Outline of the commitment line

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|---|---|
| (1) Limit for the commitment line | : JPY 27.0 billion |
| (2) Contract execution date | : June 6, 2007 |
| (3) Commitment Period | : June 7, 2007 ~ June 6, 2008 |
| (4) Security / Guarantee | : Un-secured. Non-guaranteed |
| (5) Commitment line providers
(Lenders upon execution of loan) | : The Sumitomo Trust and Banking Company, Limited
Mitsubishi UFJ Trust and Banking Corporation
Sumitomo Mitsui Banking Corporation
Mizuho Corporate Bank, Ltd. |
| (6) Arranger | : The Sumitomo Trust and Banking Company, Limited |
| (7) Agent | : The Sumitomo Trust and Banking Company, Limited |

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