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**For Translation Purpose Only**

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### **Notice Concerning Debt Financing (Determination of Interest Rates)**

MID REIT, Inc. (hereafter “MID REIT”) announces today the finalized interest rate, as outlined below, for the borrowing announced on August 21, 2009 (“Term Loan”).

1. Long-term debt (Term Loan) (2 years and 11 months)

Lenders: Mizuho Corporate Bank, Ltd., The Sumitomo Trust & Banking Co., Ltd.,  
Sumitomo Mitsui Banking Corporation, Aozora Bank, Ltd, Resona Bank, Limited,  
Mitsubishi UFJ Trust and Banking Corporation and The Senshu Ikeda Bank, Ltd.

Borrowing Date	Amount	Repayment Date (Note 1)	Applicable Period	Interest Rate (p.a.) (Note 2)
August 31, 2009	¥14.5 billion	July 31, 2012	From December 1, 2010 to February 28, 2011	1.34000%

Notes:

1. Repayment day shall be the day immediately following any repayment day if such repayment day is not a business day. However, the repayment day shall be the day preceding repayment day if such repayment day falls into the next month.
2. The three-month TIBOR for Japanese Yen published by the Japanese Bankers Association shall be applied.

Interest rates after March 1, 2011 will be announced when they are determined.

Note: This press release provides information regarding MID REIT's debt financing, and is not prepared as an inducement or invitation for investment. All readers are advised to consult their own investment advisors before investing in MID REIT. Investment decisions are investors' sole discretion and responsibility and are made at their own risk. MID REIT and its affiliates disclaim any responsibility or liability for the consequence of investment in MID REIT.