

DEMO-NO-LEGAL-VALUE

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Exhibit A

Property Legal Description

legal test

County of Emanuel, State of Georgia.

APN: 13107.

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Exhibit B

Declaration of Trust

This Declaration of Trust (this "Declaration") for the Fabrica YK4JHDE8NZD30 Trust ("Trust") establishes notice of that certain Fabrica Trust Agreement dated as of April 2, 2024 (the "Agreement"). The trust property, the legal description of which is attached as Exhibit A (the "Trust Property"), has been deeded into the Trust.

A digital asset with ID #17638674176794417712 (the "Fabrica NFT") and connected to that certain smart contract (the "Fabrica Smart Contract") running on Ethereum Sepolia Testnet ("Ethereum") at the address 0xb52ed2dc8ebd49877de57de3f454fd71b75bc1fd will be minted or has been minted following the execution of this Declaration. The Fabrica NFT represents the controlling interest of the Trust. Any valid transfer of the Fabrica NFT transfers the beneficial ownership of the Trust and associated rights, as described further in the Agreement.

A record of current and historical ownership of the Fabrica NFT is maintained on Ethereum and is publicly available. For convenience purposes only, this URL has been set up to display the Agreement and any subsequent amendments, as well as a chain of ownership of the Fabrica NFT:

<https://test-sepolia.fabrica.land/property/17638674176794417712>

NOW I, in my official office of Trustee, execute this Declaration as of the date written below.

Trustee

Federico Filippo Rami

Date: 04/02/2024

Name: first b last