

FOR IMMEDIATE RELEASE

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NAI Hallmark Engaged to Represent 550 Water Street

JACKSONVILLE, Fla., – August 3, 2021 – NAI Hallmark, a leading commercial real estate brokerage and property management firm in Jacksonville, announced today that it has been selected to represent the leasing of 550 Water Street in Jacksonville on behalf of CSX Corporation. The 220,000 square foot, 14-story office tower is located on the Northbank of the St. Johns River in downtown. Vice President Kevin Vaughn and Senior Associate Patrick Carney will lead the leasing team.

CSX's decision to optimize its office space utilization provides an opportunity for a variety of co-tenancy businesses to grow in a prime Jacksonville location.

"We are excited for this partnership with CSX to position 550 Water Street as a desired business address, while enhancing CSX's real estate portfolio," said Vaughn of NAI Hallmark. "Immediate plans include curb appeal improvements with new landscaping and branding of the building."

CSX Head of Real Estate Christina Bottomley said, "We are pleased to offer this opportunity to businesses looking for a prime location in downtown Jacksonville. The improvements we're making to our corporate headquarters at 500 Water Street are enabling us to consolidate our offices while welcoming new businesses to the 550 Water Street location."

For more information regarding availability at 550 Water Street, or any questions relating to commercial real estate, please contact NAI Hallmark at +1 904 363 9002.

About NAI Hallmark

NAI Hallmark is a full-service commercial real estate company specializing in sales and leasing brokerage, property and facilities management, and corporate services in Northeast Florida. Established in 1993, NAI Hallmark is currently involved in the leasing and/or management of a portfolio in excess of 6 million square feet of office, industrial and retail properties and is one of the leading investment sales practices in Northeast Florida. As a member of the NAI Global network, NAI Hallmark is also connected to the largest network of independent commercial real estate firms worldwide. Learn more at www.naihallmark.com

About NAI Global

NAI Global is a leading global commercial real estate brokerage firm. NAI Global offices are leaders in their local markets and work in unison to provide clients with exceptional solutions to their commercial real estate needs. NAI Global has more than 375 offices strategically located throughout North America, Latin America and the Caribbean, Europe, Africa and Asia Pacific, with over 6,000 local market professionals, managing in excess of 1.15 billion square feet of property and facilities. Annually, NAI Global completes in excess of \$20 billion in commercial real estate transactions throughout the world.

NAI Global provides a complete range of corporate and institutional real estate services, including brokerage and leasing, property and facilities management, real estate investment and capital market services, due diligence, global supply chain and logistics consulting and related advisory services. To learn more, visit www.naiglobal.com or www.naiglobalnewslink.com

About CSX

CSX, based in Jacksonville, Florida, is a premier transportation company. It provides rail, intermodal and rail-to-truck transload services and solutions to customers across a broad array of markets, including energy, industrial, construction, agricultural and consumer products. For nearly 200 years, CSX has played a critical role in the nation's economic expansion and industrial development. Its network connects every major metropolitan area in the eastern United States, where nearly two-thirds of the nation's population resides. It also links more than 230 short-line railroads and more than 70 ocean, river and lake ports with major population centers and farming towns alike. More information about CSX Corporation and its subsidiaries is available at www.csx.com.

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