

TITANSTAR™

TITANSTAR PROPERTIES INC. OBTAINS SHAREHOLDER APPROVAL TO CONVERT TO A REIT

March 21, 2014. TitanStar Properties Inc. (TSX Venture: TSP; TSP.DB) ("**TitanStar**" or the "**Company**") is pleased to announce that 100% of the shareholders of the Company who voted today at the Company's special meeting of shareholders (the "**Meeting**"), constituting over 30% of all issued and outstanding common shares in the Company, voted to approve the plan of arrangement to effect, among other things, the conversion of the Company's current corporate structure into a real estate investment trust or "REIT" structure (the "**Arrangement**"). Please refer to the Company's news releases dated January 20, 2014 and February 10, 2014 for more information on the Arrangement.

The Company is also pleased to announce that no shareholder exercised their dissent rights with respect to the Arrangement.

Completion of the Arrangement is subject to certain conditions as outlined in the Company's management information circular for the Meeting dated February 20, 2014, including final approval of the Arrangement by the British Columbia Supreme Court.

The Company's application to the British Columbia Supreme Court to obtain the final court order approving the Arrangement is scheduled for Tuesday, March 25, 2014. Assuming such final court approval is obtained and that all other conditions to the Arrangement are satisfied or waived, the Arrangement is expected to become effective on or about April 1, 2014. The Arrangement will not be effected until (a) all applicable release and issuance conditions have been satisfied in connection with the escrow agreement governing the previously disclosed offering of subscription receipts of the Company (the "**Offering**") or (b) the escrow agreement has been terminated in accordance with its terms.

FOR FURTHER INFORMATION PLEASE CONTACT:

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About TitanStar

TitanStar is a real estate issuer whose investment strategy focuses on building a portfolio of well-positioned, undervalued or underperforming stabilized assets, focusing on geographic areas. TitanStar currently holds a 50% limited partnership interest in the Sahara Crossing, LP, a Nevada limited partnership which owns an approximately 61,125 square foot retail building located just east of Decatur Boulevard on Sahara Avenue in Las Vegas, as well as a 50% limited partnership interest in the Deer Springs Crossing Limited Partnership, a Nevada limited partnership which owns the Deer Springs Crossing Shopping Center, a 22.8 acre retail development project also located in Las Vegas. In December 2012, the Company acquired a 50% limited partnership interest in TSP LP I, L.P., a Nevada limited partnership which owns the

Swanway Plaza, a 55,790 square foot retail shopping centre in Tucson, Arizona (see the Company's news release of January 2, 2013). In January 2013, the Company acquired a 50% limited partnership interest in TSP LP II, L.P., a Nevada limited partnership which owns the Kohl's San Tan Plaza, a 29,945 square foot retail shopping centre in Chandler, Arizona (see the Company's news release of January 28, 2013). In September 2013, the Company acquired a 38.4% beneficial interest in Adam's Dairy Landing, a 254,036 square foot retail shopping centre, located in Blue Springs, Missouri (see the Company's news release of September 30, 2013). These recent investments reflect TitanStar's revised investment strategy, announced on September 28, 2012, which added the following objectives:

- begin to build, with or without a partner acceptable to management, a portfolio of stabilized assets that produce a reasonably reliable cash flow that would be available for distribution to shareholders when a distribution policy is determined by the Board of Directors;
- engage local companies to manage such properties; and
- finance the purchase of such assets using conservative financing assumptions, determined by management from time to time.

Additional information regarding TitanStar, its real estate portfolio, investment strategy, and the proposed acquisition as announced herein, can be found in the amended and restated preliminary short form prospectus dated March 4, 2014, available under TitanStar's profile online at www.sedar.com.

Forward-looking statements:

Certain statements in this release are forward-looking statements, which reflect the expectations of management regarding the identification, analysis and potential acquisition of future real estate assets. Forward-looking statements consist of statements that are not purely historical, including any statements regarding beliefs, plans, expectations or intentions regarding the future. Such statements are subject to risks and uncertainties that may cause actual results, performance or developments to differ materially from those contained in the statements. No assurance can be given that any of the events anticipated by the forward-looking statements will occur or, if they do occur, what benefits the Company will obtain from them. In particular, the Company cautions that the timing or completion of the Arrangement, the Offering, and the satisfaction of the release and issuance conditions with respect to the subscription receipts offered and the proceeds raised under the Offering cannot be predicted with certainty, and there can be no assurance at this time that all required or desirable approvals and consents to effect the Arrangement or the Offering will be completed in the manner noted above or at all. These forward-looking statements reflect management's current views and are based on certain expectations, estimates and assumptions which may prove to be incorrect. A number of risks and uncertainties could cause our actual results to differ materially from those expressed or implied by the forward-looking statements, including factors beyond the Company's control. These forward-looking statements are made as of the date of this news release.

Neither TSX Venture Exchange nor its Regulation Services Provider (as that term is defined in the policies of the TSX Venture Exchange) accepts responsibility for the adequacy or accuracy of this release.