



COMPANY: Four Corners Property Trust (www.fcpt.com)

POSITION TITLE: Investment Associate

LOCATION: San Francisco / Mill Valley (Marin County), California

JOB OVERVIEW

Publicly-traded, investment grade rated REIT is hiring an exceptional candidate to join their team as an Investment Associate. The entrepreneurial culture of the company combines a start-up environment (founded in 2015) with the backing and stability of a well-capitalized balance sheet (>\$2 billion valuation). The REIT's investments focus on restaurant real estate, and this position will include working as part of a small team in a fast-paced and highly collaborative environment. The REIT's small team of 15 employees has high deal flow, acquiring 179 properties worth \$400 million over the past two years.

The Associate will take on multiple roles and responsibilities within acquisitions, asset management and financial planning. The Associate will also benefit from direct training and interaction with other investment deal team members and senior executives (CEO, CFO and General Counsel). This unique role is designed to be a first step into principal real estate investing, corporate development, and public company finance.

The Investment Associate will have an active role in:

- Sourcing and underwriting new investments.
- Contract / lease negotiations, due diligence and the transaction closing process.
- Conducting on-site property diligence and site visits across the country.
- Preparing and presenting investment committee memos to Board of Directors.
- Portfolio and asset management for existing properties.
- Internal financial forecasting and Excel modeling.
- Supporting senior company officers, including preparation of financial data, market / economic research, and presentations.

While no prior experience with net lease or REITs is required, it is necessary for the Associate to have a strong passion for real estate and for learning all aspects of the property acquisition process, including underwriting, legal, diligence, asset management and accounting. Competitive compensation with comprehensive benefits package including equity.

EDUCATION AND EXPERIENCE

- Bachelor's Degree from strong undergraduate institution / high achieving academic track record.
- Minimum of 1 year working experience in investment banking, consulting or real estate investing.
- Experience building financial models, including discounted cash flow, three financial statement projection models, net asset value, and comparable transaction valuation. It is very important that these abilities are not limited to updating templates, but instead flexible to allow for innovating around new analyses.
- Entrepreneurial spirit and strong attention to detail.
- Ability to read leases and other due diligence documentation.
- Ability to represent the Company and network in a social setting (outgoing personality).
- Other criteria that will be viewed positively (not requirements):
 - Experience with publicly traded companies, REITs or retail real estate.
 - Restaurant operations experience.
 - Experience underwriting and valuing real estate.
 - Experience in market research via property brokers, owners, municipalities.

Please send resumes to careers@fcpt.com.