

## PATENT ASSIGNMENT COVER SHEET

Electronic Version v1.1  
Stylesheet Version v1.2

EPAS ID: PAT2822424

<b>SUBMISSION TYPE:</b>	NEW ASSIGNMENT
<b>NATURE OF CONVEYANCE:</b>	RELEASE AGREEMENT
<b>CONVEYING PARTY DATA</b>	
<b>Name</b>	<b>Execution Date</b>
JPMORGAN CHASE BANK, N.A., AS ADMINISTRATIVE AGENT	04/01/2014
<b>RECEIVING PARTY DATA</b>	
<b>Name:</b>	COSTAR GROUP, INC.
<b>Street Address:</b>	1331 L STREET, NW
<b>City:</b>	WASHINGTON
<b>State/Country:</b>	DISTRICT OF COLUMBIA
<b>Postal Code:</b>	20005
<b>PROPERTY NUMBERS Total: 6</b>	
<b>Property Type</b>	<b>Number</b>
Patent Number:	6871140
Patent Number:	7076452
Patent Number:	7254559
Patent Number:	7640204
Patent Number:	7174301
Patent Number:	7487114
<b>CORRESPONDENCE DATA</b>	
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<b>ATTORNEY DOCKET NUMBER:</b>	CRS1-39390
<b>NAME OF SUBMITTER:</b>	PENELOPE J.A. AGODOA
<b>SIGNATURE:</b>	/pja/
<b>DATE SIGNED:</b>	04/18/2014
<b>Total Attachments: 3</b>	

PATENT

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**TERMINATION AND RELEASE OF SECURITY INTEREST  
IN PATENT RIGHTS**

TERMINATION AND RELEASE dated as of April 1, 2014, from JPMORGAN CHASE BANK, N.A., as Administrative Agent (the "Agent") for certain banks and other financial institutions (the "Lenders"), to COSTAR GROUP, INC., a Delaware corporation with its principal place of business located at 1331 L Street, NW, Washington, DC 20005 ("Grantor").

**WITNESSETH:**

WHEREAS, pursuant to the Guarantee and Collateral Agreement, dated as of April 30, 2012, made by the Grantor in favor of the Agent (the "Guarantee and Collateral Agreement"), a security interest (the "Security Interest") was granted by the Grantor to the Agent in certain collateral, including the Patent Collateral (as hereinafter defined);

WHEREAS, pursuant to that certain Patent Security Agreement dated as of April 30, 2012, between the Agent and Grantor (the "Patent Security Agreement"), Grantor, by reference to the Security Agreement, reaffirmed its intent to grant a Security Interest to the Agent specifically in certain Patent Collateral;

WHEREAS, the Security Agreement was recorded in the United States Patent and Trademark Office on May 30, 2012 at Reel 28292 and Frame 095 and

WHEREAS, the Agent now desires to terminate and release the entirety of its Security Interest in the Patent Collateral;

NOW, THEREFORE, for good and valuable consideration including the satisfaction of all obligations, indebtedness and liabilities secured by the Patent Collateral pursuant to the Guarantee and Collateral Agreement, the receipt and adequacy of which are hereby acknowledged, and upon the terms set forth in this Termination and Release, the Agent hereby states as follows:

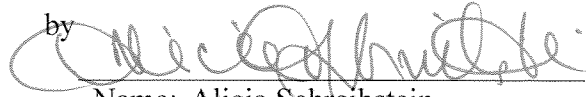
1. Definitions. The term "Patent Collateral," as used herein, shall mean all of the Grantor's right, title and interest of every kind and nature as of the date hereof in the Patents (including, without limitation, those items listed on Schedule A hereto). The term "Patents" shall have the meaning provided by reference in the Guarantee and Collateral Agreement and the Patent Security Agreement.

2. Release of Security Interest. The Agent hereby terminates, releases and discharges its Security Interest in the Patent Collateral, and any right, title or interest of the Agent in such Patent Collateral shall hereby cease and become void.

3. Further Assurances. The Agent hereby agrees to duly execute, acknowledge, procure and deliver any further documents and to do such other acts as may be reasonably necessary to effect the release of the Security Interest contemplated hereby.

JPMORGAN CHASE BANK, N.A., as  
Agent,

by

A handwritten signature in cursive script, appearing to read "Alicia Schreiberstein", written over a horizontal line.

Name: Alicia Schreiberstein

Title: Vice President

[Signature Page – Patent Release Agreement]

**PATENT**  
**REEL: 032723 FRAME: 0693**

Schedule A

U.S. Patents

<b>Patent</b>	<b>Number</b>
System and method for collection, distribution, and use of information in connection with commercial real estate	6,871,140
System and method for collection, distribution, and use of information in connection with commercial real estate	7,076,452
System and method for collection, distribution, and use of information in connection with commercial real estate	7,254,559
System and method for collection, distribution, and use of information in connection with commercial real estate	7,640,204
System and method for accessing geographic-based data	7,174,301
System and method for associating aerial images, map features, and information	7,487,114