

548th CONSECUTIVE COMMON STOCK MONTHLY DIVIDEND DECLARED BY REALTY INCOME

SAN DIEGO, CALIFORNIA, February 5, 2016....Realty Income Corporation (Realty Income, NYSE: O), The Monthly Dividend Company®, today announced that its Board of Directors has declared the 548th consecutive common stock monthly dividend. The dividend amount of \$0.1985 per share, representing an annualized amount of \$2.382 per share, is payable on March 15, 2016 to shareholders of record as of March 1, 2016.

The Board of Directors also declared a dividend on the company's Monthly Income Class F preferred stock. The monthly dividend amount of \$0.138021 on the Class F preferred shares is payable on March 15, 2016 to shareholders of record as of March 1, 2016. The annualized dividend amount for the Class F preferred shares is \$1.65625 per share.

About the Company

Realty Income, The Monthly Dividend Company®, is an S&P 500 company dedicated to providing shareholders with dependable monthly income. The company is structured as a REIT, and its monthly dividends are supported by the cash flow from nearly 4,500 real estate properties owned under long-term lease agreements with regional and national commercial tenants. To date, the company has declared 548 consecutive common stock monthly dividends throughout its 47-year operating history and increased the dividend 84 times since Realty Income's public listing in 1994 (NYSE: O). The company has in-house acquisition, portfolio management, asset management, credit research, real estate research, legal, finance and accounting, information technology, and capital markets capabilities. Additional information about the company can be obtained from the corporate website at www.realtyincome.com.

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