

Carter Validus Mission Critical REIT Closing to New Investments June 6, 2014

(February 21st, 2014 - Tampa, FL) Carter Validus Mission Critical REIT, Inc. ("CVMC REIT") announced today that it will close to new investments on June 6, 2014.

The public, non-traded REIT has more than 20,000 shareholders and has acquired nearly \$1 billion in mission critical data center and healthcare real estate. The closing of this initial offering will not affect current investors or management of the existing portfolio and dividend reinvestment will continue to remain available for CVMC REIT shareholders.

"We remain focused on building an outstanding portfolio of net leased data center and healthcare properties," stated John Carter, CEO of CVMC REIT. "With our strong balance sheet and robust pipeline of potential acquisitions, we believe we are well positioned to deliver exceptional value to our shareholders."

As of January 24, 2014 CVMC REIT's portfolio was \$988.1 million, consisting of 36 investments in 17 states covering more than 3 million square feet. The portfolio is 100% occupied, has an average of 11.5 years remaining on its leases with average annual rent escalators of 2.31%.

About Carter Validus Mission Critical REIT, Inc.

Carter Validus Mission Critical REIT, Inc. is a real estate investment trust that invests in mission critical real estate assets located throughout the United States. Mission critical real estate assets are purpose-built facilities designed to support the most essential operations of tenants.

Forward-Looking Statements

Certain statements contained herein, other than historical fact, may be considered forward-looking statements within the meaning of Section 27A of the Securities Act of 1933, as amended (the "Securities Act"), and Section 21E of the Securities Exchange Act of 1934, as amended (the "Exchange Act"). These statements are predicated on current assumptions regarding operational strategies, anticipated events and trends, the economy, and other future conditions. No forward-looking statement is intended to, nor shall it, serve as a guarantee of future performance. You can identify the forward-looking statements by the use of words such as "anticipate," "believe," "continue," "could," "estimate," "expect," "intend," "may," "outlook," "plan," "potential," "predict," "project," "seek," "should," "will" and other similar terms and phrases, including references to assumptions and forecasts of future results. Forward-looking statements are subject to various risks and uncertainties, including those described under the section entitled "Risk Factors" in the Company's most recent Annual Report on Form 10-K, filed with the Securities and Exchange Commission, and subsequent quarterly filings on Form 10-Q. These factors should not be construed as exhaustive and should be read in conjunction with the other cautionary statements that are included in the Company's filings with the SEC. The Company undertakes no obligation to publicly update or revise any forward-looking statement, whether as a result of new information, future events, or otherwise.