



## NEWLAKE CAPITAL PARTNERS, INC. 2023 Annual Meeting of Stockholders

June 6, 2023, 11:00 a.m. (Eastern Time)

# RULES OF CONDUCT

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Welcome to the Annual Meeting of Stockholders of NewLake Capital Partners, Inc. (the "Company"). It is our goal to conduct a fair and informative Annual Meeting, and we require that you please observe the following Rules of Conduct.

1. In accordance with the Company's Bylaws, the Chairman of the Board (the "Chairman") shall preside over the Annual Meeting and may take such actions as are necessary or desirable for the proper conduct of the Annual Meeting, including the dismissal of business not properly presented, the maintenance of order and safety, limitations on the time allotted to questions or comments on the affairs of the Company and the opening and closing of the voting polls. These Rules of Conduct are subject to the application by, and the interpretation of, the Chairman. In addition, the Chairman may adopt any other rules, procedures or determinations during the course of the Annual Meeting as he deems appropriate with respect to the conduct of the meeting. The Chairman may consult with such persons as he deems appropriate in arriving at any decisions.
2. Because this is a meeting of our stockholders, only our stockholders are permitted to vote and ask questions during the Annual Meeting. Only stockholders of record as of the close of business on April 10, 2023, or their duly authorized proxies can vote or submit questions while participating in the Annual Meeting.
3. You need not vote at this meeting if you have already voted by proxy. However, if you wish to change your vote, or if you have not voted, you may vote any time before the polls are closed by clicking the "Voting Ballot" button on the web portal, completing the ballot in accordance with the instructions, and clicking the "Submit Form" button. The Voting Ballot will be available to stockholders upon logging onto the platform.
4. Certain advance notification requirements apply regarding matters to be submitted by stockholders for a vote at the Annual Meeting, including nominations of directors and proposals of other business. Accordingly, only matters for which notification requirements have been met and that are properly presented at the meeting will be considered.
5. The business of the meeting will be addressed in accordance with the Agenda and these Rules of Conduct. There will be a general session for questions once the business of the meeting has concluded. The Chairman will determine the appropriate length of time for this session.
6. We welcome questions from stockholders; however, they must be appropriate for the purpose of the Annual Meeting. The Company does not intend to respond to any questions or statements that are, among other things:
  - Irrelevant to the business of the Company or to the business of the Annual Meeting;
  - Related to material, non-public information of the Company;



- Related to personal grievances;
  - Derogatory references to individuals or are offensive, contain inappropriate language or are otherwise in bad taste;
  - Repetitious of statements made by another stockholder;
  - In furtherance of the stockholder's personal or business interests; or
  - Out of order or not otherwise suitable for the conduct of the Annual Meeting as determined by the Chairman or the Corporate Secretary.
7. Questions may be submitted during the live webcast of the meeting by visiting ([www.virtualshareholdermeeting.com/NLCP2023](http://www.virtualshareholdermeeting.com/NLCP2023)) and entering the 16-digit control number included in our notice of Internet availability of the proxy materials, on your proxy card or in the instructions that accompanied your proxy materials. To allow us to answer questions from as many stockholders as possible, we will limit stockholders to two questions, time permitting. Questions must be no longer than 1,000 characters and should cover only one topic. Questions from multiple stockholders on the same topic or that are otherwise related may be grouped, summarized and answered together.
- Depending on the number of questions submitted, we may not be able to answer all questions during the Annual Meeting. [We will post answers to all appropriate questions received, including those questions that we cannot get to during the meeting, on our website at [www.newlake.com](http://www.newlake.com) after the Annual Meeting. If there are any matters of individual concern to a stockholder and not of general concern to all stockholders, or if a question posed was not otherwise answered, such matters may be raised separately after the meeting by contacting the Office of the Corporate Secretary at [secretary@newlake.com](mailto:secretary@newlake.com).
8. If we encounter any technical or other difficulties after the meeting has commenced and we are unable, or the Chairman deems it inadvisable, to proceed with the meeting, the Chairman may declare that the notice of the meeting has been properly served; a quorum is present; the inspector of election has been properly appointed; all proposals are deemed to be properly presented before the meeting; polls will be closed at the conclusion of the meeting; and the meeting is concluded.
9. The Chairman may adjourn the meeting or call a recess at any time and for any reason, including disorder, a technical malfunction or any other significant problem that disrupts the meeting.
10. The meeting contains proprietary and copyrighted materials. You may not record, rebroadcast, stream, post, modify, distribute or reproduce all or any portion of the meeting in any manner or format, in each case, without first obtaining the Company's prior written consent (which may be withheld in its sole discretion).
11. If you encounter any difficulties accessing the meeting during the check-in or meeting time, please call the technical support number posted on the virtual web portal log-in page. Technical support will be available starting at 10:45 a.m. EDT on June 6, 2023.

***Thank you for your cooperation and for joining NewLake Capital Partner Inc.'s  
2023 Annual Meeting of Stockholders.***