



NEWS RELEASE

FOR IMMEDIATE RELEASE

DATE: March 13, 2015

XENIA HOTELS & RESORTS, INC. DECLARES DIVIDEND FOR FIRST QUARTER 2015

Orlando, FL – March 13, 2015 – Xenia Hotels & Resorts, Inc. (NYSE: XHR) (“Xenia” or the “Company”) today announced that its Board of Directors has authorized a cash dividend of \$0.1457 per share of the Company’s common stock for the first quarter of 2015. The dividend represents the Company’s anticipated regular quarterly dividend of \$0.23 per share, prorated for the period from February 3, 2015, the date of completion of the Company’s spin-off from Inland American Real Estate Trust, Inc., to March 31, 2015, the last day of the first quarter. The dividend will be paid on April 15, 2015 to all holders of record of the Company’s common stock as of the close of business on March 31, 2015.

About Xenia Hotels & Resorts, Inc.

Xenia Hotels & Resorts, Inc. is a self-advised and self-administered REIT that invests primarily in premium full service, lifestyle and urban upscale hotels, with a focus on the top 25 U.S. lodging markets as well as key leisure destinations in the United States. As of December 31, 2014 we owned 46 hotels, comprising 12,636 rooms, across 19 states and the District of Columbia, and had a majority interest in two hotels under development. Our hotels are primarily operated by industry leaders such as Marriott®, Hilton®, Hyatt®, Starwood®, Kimpton®, Aston®, Fairmont® and Loews®, as well as leading independent management companies, under various nationally recognized brands. For more information on our business, refer to the company website at www.xeniareit.com.

Forward-Looking Statements Disclaimer

Certain statements in this press release constitute "forward-looking statements" within the meaning of the Securities Exchange Act of 1934, as amended, and the Private Securities Litigation Reform Act of 1995. Forward-looking statements are statements that are not historical, including statements regarding management's intentions, beliefs, expectations, representations, plans, guidance or predictions of the future, and are typically identified by words such as "believe," "expect," "anticipate," "intend," "estimate," "predict," "potential," "continue," "likely," "plan," "seek," "may," "will," "should," "would" and "could." Similarly, statements that describe or contain information related to matters such as management's intent, belief or expectation with respect to the financial performance of the Company, future dividends and other matters are forward-looking statements. These forward-looking statements are not historical facts but are the intent, belief or

current expectations of the Company's management based on their knowledge and understanding of the business and industry, the economy and other future conditions. These statements are not guarantees of future performance, and stockholders should not place undue reliance on forward-looking statements. Actual results may differ materially from those expressed or forecasted in the forward-looking statements due to a variety of risks, uncertainties and other factors, including but not limited to the factors listed and described under "Risk Factors" in the Company's most recent registration statement on Form 10, as filed with the SEC. The Company intends that such forward-looking statements be subject to the safe harbors created by Section 27A of the Securities Act of 1933, as amended, and Section 21E of the Securities Exchange Act of 1934, as amended, except as may be required by applicable law. The Company undertakes no obligation to update or revise forward-looking statements to reflect changed assumptions, the occurrence of unanticipated events or changes to future operating results, except as may be required by applicable law. This press release shall not constitute an offer to sell or the solicitation of an offer to buy any securities.

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*For additional information or to receive press releases via email, please visit our website at
www.xeniareit.com*

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