
**UNITED STATES
SECURITIES AND EXCHANGE COMMISSION
WASHINGTON, DC 20549**

FORM 8-K

**CURRENT REPORT PURSUANT TO
SECTION 13 OR 15(D) OF THE
SECURITIES EXCHANGE ACT OF 1934**

Date of report (Date of earliest event reported): December 21, 2018

CorEnergy Infrastructure Trust, Inc.

(Exact Name of Registrant as Specified in Its Charter)

Maryland

(State or Other Jurisdiction of Incorporation)

1-33292

(Commission File Number)

20-3431375

(IRS Employer Identification No.)

1100 Walnut, Suite 3350, Kansas City, MO

(Address of Principal Executive Offices)

64106

(Zip Code)

(816) 875-3705

(Registrant's Telephone Number, Including Area Code)

Not Applicable

(Former Name or Former Address, if Changed Since Last Report)

Check the appropriate box below if the Form 8-K filing is intended to simultaneously satisfy the filing obligation of the registrant under any of the following provisions:

- Written communications pursuant to Rule 425 under the Securities Act (17 CFR 230.425)
- Soliciting material pursuant to Rule 14a-12 under the Exchange Act (17 CFR 240.14a-12)
- Pre-commencement communications pursuant to Rule 14d-2(b) under the Exchange Act (17 CFR 240.14d-2(b))
- Pre-commencement communications pursuant to Rule 13e-4(c) under the Exchange Act (17 CFR 240.13e-4(c))

Indicate by check mark whether the registrant is an emerging growth company as defined in Rule 405 of the Securities Act of 1933 (§230.405 of this chapter) or Rule 12b-2 of the Securities Exchange Act of 1934 (§240.12b-2 of this chapter). Emerging growth company

If an emerging growth company, indicate by check mark if the registrant has elected not to use the extended transition period for complying with any new or revised financial accounting standards provided pursuant to Section 13(a) of the Exchange Act.

Item 8.01 Other Events.

On December 21, 2018, CorEnergy Infrastructure Trust, Inc. (the "Company") issued a press release announcing that CorEnergy has sold its Portland Terminal Facility and remaining interest in the Joliet Terminal to Zenith Energy Terminals Holdings LLC ("Zenith") for \$61 million. A copy of the press release is attached to this report as Exhibit 99.1 and incorporated herein by reference.

Item 9.01 Financial Statements and Exhibits

d) Exhibits

<u>Exhibit No.</u>	<u>Description</u>
99.1	Press Release dated December 21, 2018

SIGNATURES

Pursuant to the requirements of the Securities Exchange Act of 1934, the registrant has duly caused this report to be signed on its behalf by the undersigned hereunto duly authorized.

COREENERGY INFRASTRUCTURE TRUST, INC.

Dated: December 21, 2018

By: /s/ Rebecca Sandring

Rebecca Sandring
Secretary



CorEnergy Sells Portland Terminal to Zenith Energy

KANSAS CITY, Mo.-December 21, 2018- CorEnergy Infrastructure Trust, Inc. ("CorEnergy" or the "Company") announced today that it sold its Portland Terminal Facility and its remaining interest in the Joliet Terminal ("Joliet") to Zenith Energy Terminals Holdings ("Zenith") for an aggregate consideration of \$61 million.

Pursuant to CorEnergy's lease agreement with its tenant, Zenith had the option, effective in February 2017, to purchase the terminal. Following an asset and market review, CorEnergy and Zenith entered a negotiated sale. The Portland Terminal was purchased by CorEnergy in January 2014 for \$42 million, with the Company investing an additional \$10 million for improvements in the asset. Zenith became the parent company of the tenant when it purchased the original tenant, a subsidiary of Arc Logistics, LP, in December 2017.

CorEnergy also sold its remaining interests in Joliet, the owner of a multi-purpose storage facility in Illinois. As of September 30, 2018, CorEnergy valued these interests at approximately \$1.2 million, and CorEnergy was not anticipating receiving material distributions from the investment in the near term.

"The rent payments CorEnergy received on the Portland Terminal over the last five years, as well as the gain on sale from this transaction, have provided a total annual return within CorEnergy's low to mid-teens target range for this type of asset," said CorEnergy's CEO and President, Dave Schulte. "With the funds we are receiving, CorEnergy expects to invest in another asset in 2019. We remain committed to our underwriting disciplines and also have the flexibility to deleverage to further strengthen our capital structure. We do not expect the sale of Portland to affect CorEnergy's ability to maintain its current quarterly dividend of \$0.75 per share." As of December 21, 2018, CorEnergy had repurchased 177,773 shares of its 7.375% Series A Preferred Stock, for approximately \$4.3 million.

Regarding the partnership with Zenith, Schulte added, "Our tenant's operating team developed the commercial potential for the Portland Terminal, while CorEnergy fulfilled our role of funding the initial acquisition and upgrades. The relationship has proven beneficial to both parties. We are pleased with the transaction, to have had Zenith as a tenant, and to have played a role in its continuing terminal acquisition success."

About CorEnergy Infrastructure Trust, Inc.

CorEnergy Infrastructure Trust, Inc. (NYSE: CORR, CORRPrA), is a real estate investment trust (REIT) that owns essential energy assets, such as pipelines, storage terminals, and transmission and distribution assets. We receive long-

term contracted revenue from operators of our assets, primarily under triple-net participating leases. For more information, please visit coreenergy.reit.

Forward-Looking Statements

This press release contains certain statements that may include "forward-looking statements" within the meaning of Section 27A of the Securities Act of 1933 and Section 21E of the Securities Exchange Act of 1934. All statements, other than statements of historical fact, included herein are "forward-looking statements." Although CorEnergy believes that the expectations reflected in these forward-looking statements are reasonable, they do involve assumptions, risks and uncertainties, and these expectations may prove to be incorrect. Actual results could differ materially from those anticipated in these forward-looking statements as a result of a variety of factors, including those discussed in CorEnergy's reports that are filed with the Securities and Exchange Commission. You should not place undue reliance on these forward-looking statements, which speak only as of the date of this press release. Other than as required by law, CorEnergy does not assume a duty to update any forward-looking statement. In particular, any distribution paid in the future to our stockholders will depend on the actual performance of CorEnergy, its costs of leverage and other operating expenses and will be subject to the approval of CorEnergy's Board of Directors and compliance with leverage covenants.

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