Exhibit 99.1  
VOTING AGREEMENT  
THIS VOTING AGREEMENT (this “Agreement”) is made and entered into as of June 27, 2023 by and among Western Asset Mortgage Capital Corporation, a Delaware corporation (the “Parent”), Terra Offshore Funds REIT, LLC, a Delaware limited liability company, and Terra JV, LLC, a Delaware limited liability company (together with Terra Offshore Funds REIT, LLC, the “Stockholders”, and each, a “Stockholder”).  
WITNESSETH:  
WHEREAS, concurrently with the execution and delivery of this Agreement, Parent, Maverick Merger Sub, LLC, a Maryland limited liability company and wholly owned subsidiary of Parent (“Merger Sub”), and Terra Property Trust, Inc., a Maryland corporation (the “Company”), have entered into an Agreement and Plan of Merger, dated as of the date hereof (as it may be amended from time to time, the “Merger Agreement”), which provides for, among other things, (i) the merger of Merger Sub with and into the Company, with the Company surviving such merger (the “Merger”) and (ii) the issuance of shares of Parent Class B Common Stock, to the holders of Class B common stock of the Company, $0.01 par value per share (“Company Class B Common Stock”), pursuant to the Merger Agreement (the “Parent Stock Issuance