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KTR CAPITAL PARTNERS ANNOUNCE 400,000 SF ACQUISITION IN ATLANTA, GA

New York, NY- March 1, 2010 - KTR Capital Partners ("KTR") announced today that an affiliate has closed on the acquisition of 3781 Southside Industrial Court, also known as Airport Distribution Center III, in Atlanta, GA. The 406,989 SF cross-dock distribution facility is located in the South Atlanta-Airport submarket and is situated on 27 acres within close proximity of I-285, I-75 and Hartsfield-Jackson International Airport. The building features 30' clear ceiling height, ESFR sprinklers, 119 dock doors, and 212 trailer spaces. The facility is 100% leased to one tenant.

PJ Charlton, Senior Vice President of Investments at KTR, stated, "This transaction was an opportunity to acquire a highly functional, stabilized Class A asset in a proven submarket of Atlanta. This is our first acquisition in Atlanta, and we look forward to growing our presence in the market. We will continue to seek out industrial investment opportunities in Atlanta, and other major logistics markets in the US, including direct property acquisitions, equity recapitalizations and debt purchases."

This acquisition brings KTR's portfolio in the Southeast to over 5 million square feet spread across Florida, Tennessee and Georgia.

KTR CAPITAL PARTNERS

KTR Capital Partners is a real estate private equity fund manager and operating company specializing in the industrial property sector. Headquartered in New York City with offices in Philadelphia, Chicago, Miami and Los Angeles, KTR manages a series of discretionary value-add investment funds that target opportunities throughout major markets in North America. KTR's current investment vehicles provide approximately \$3 billion of investment capacity. For further information go to www.ktrcapital.com.