

FOR IMMEDIATE RELEASE

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**KTR ANNOUNCES ACQUISITION OF 1500 & 1575 DISTRIBUTION COURT IN
LITHIA SPRINGS, GA**

New York, NY- February 3, 2011 – KTR Capital Partners (“KTR”) announced today that an affiliate closed on the acquisition of 1500 & 1575 Distribution Court in Lithia Springs, GA. The two buildings sit on 25 acres within the Westfork Business Park located in the I-20 West submarket of Atlanta. The warehouse facilities total 321,400 SF and feature 24’ – 26’ clear ceiling heights, 44 exterior docks and 3 ramp-in doors. KTR plans to upgrade and reposition the property upon acquisition.

PJ Charlton, Senior Vice President of Investments at KTR stated “This was an opportunity to buy high quality distribution buildings in one of the largest submarkets of Atlanta at a substantial discount to replacement cost. We are purchasing the properties largely vacant and have a repositioning plan to renovate the offices and provide T-5 lighting, among other planned upgrades – we are confident that the project will compete well within the Class A sector of the market.”

KTR is actively seeking industrial investment opportunities in major logistics markets in North America, including direct property acquisitions, equity recapitalizations, and debt purchases. This acquisition brings KTR’s portfolio in the Southeast to 6 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.