



FOR RELEASE AT 4:00 P.M. ON MAY 26, 2004

**\$70-MILLION LIFESTYLE CENTER PLANNED FOR GREEN HILLS  
H. G. Hill Realty To Build Hill Center - Green Hills, A Retail, Dining And Office Community**

NASHVILLE, Tenn. (May 26, 2004) – H. G. Hill Realty Company has announced the concept for a \$70-million lifestyle center in Green Hills expected to open in the first quarter of 2006.

Planning is underway for a mixed-use development called Hill Center – Green Hills that combines the energy of retail, dining and offices to create an exciting destination within the larger community of Green Hills. Two luxury office buildings and a select group of nationally recognized retail stores and restaurants will create a human oriented streetscape with places for people to walk, or sit and visit along a tree-lined avenue that will cross the property between Hillsboro Road and Hillsboro Circle.

To design Hill Center – Green Hills, H. G. Hill Realty Company has tapped an internationally recognized architectural firm known for their community-building designs. RTKL Associates Inc. is the worldwide planning, architecture, design and creative services organization that has developed popular lifestyle centers including Pentagon Row in Arlington, VA; Mockingbird Station in Dallas, TX; and Reston Town Center in Reston, VA. Local firms working on the project include Hawkins Partners, Inc., landscape planner; Barge Cauthen & Associates, civil engineer; and RPM & Associates, traffic consultant.

“We’re focused on creating a unique ambiance and customer convenience,” stated Jimmy Granbery, chief executive officer of H. G. Hill Realty Company. “In planning Hill Center – Green Hills, we’ve devoted the most visible parts of our property to landscaping, shopping, dining and relaxing as opposed to dedicating it to asphalt and parking. As you drive toward Hill Center along Hillsboro Road, you’ll instantly see that it’s a different kind of shopping environment by its look, feel and presence. You’ll know you’ve arrived at a special place.”

The 10 acre site, located on Hillsboro Road, will be developed into a center with 162,000 square feet of retail and restaurant space and 126,000 square feet of office space. Gorney Realty, headed by Susan Gorney, will serve as retail leasing agent and Southeast Venture LLC, headed by Randy Parham, will serve as office leasing agent.

"Research has shown that consumer fulfillment is created through the ability to walk, shop and be a part of a lifestyle community," stated Granbery. "Hill Center will help to fulfill the community's vision and desire for creating a central sense of place in Green Hills as demonstrated by the recent passage of the UDO (Urban Design Overlay). We look forward to watching this project come to life over the next two years and to the future enjoyment of Hill Center – Green Hills by all who it will serve."

ADD ONE

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The current H. G. Hill Shopping Center in Green Hills will officially close on May 31. The property will be fenced soon thereafter and work to transition the site will begin. Hoar Construction, a full-service general contractor and construction manager, will serve as the project's construction manager. They will be assisted by Smith Seckman Reid for mechanical, electrical and plumbing engineering and EMC for structural engineering.

Since 1895, H. G. Hill Realty Company has built a legacy of service and stewardship in Middle Tennessee as manager of one of the largest privately held real estate portfolios in the Southeast. Company-owned property has been donated for the YMCA centers in Green Hills, East Nashville and Brentwood, and to Down Syndrome Association of Middle TN, Global Education Center, Ramsey Church of Christ – Nashville and Faith Presbyterian Church – Goodlettsville. Over the past decade, H. G. Hill Realty Company has initiated several major redevelopment projects that have spurred positive growth and earned community recognition including “The Good Hood Award” from the Hillsboro-West End Neighborhood Association and the Nashville Tree Foundation's “Victor Johnson Award” for efforts to conserve the natural environment. The company's property at 21<sup>st</sup> Avenue and Blair Boulevard recently won top honors in Nashville's annual Excellence in Development Awards.

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