

**H.G. HILL REALTY BREAKS GROUND
ON HILL CENTER AT BELLE MEADE**

**Fall 2008 Opening Targeted for new Publix Grocery Store
And Mixed-Use Development**

Nashville, Tenn. (December 5, 2007) – With initial site work completed and architectural plans now finalized, Nashville-based H.G. Hill Realty Company LLC has begun construction on its **Hill Center at Belle Meade** mixed-use development on Harding Road next door to St. Thomas Hospital.

The first phase of the project – which will redevelop the former H.G. Hill shopping center – includes a 45,600 square foot **Publix** store, a 59,645 square foot four-story retail and office building, a 9,822 square foot retail out-parcel building and a 63,850 square foot parking facility for 154 vehicles (in addition to surface parking for 305), according to Jimmy Granbery, HG. Hill Realty Company’s chief executive officer. Estimated completion of the project’s first phase is fall 2008.

The Picnic Café, which late last year remodeled the former Laundromat building on the site and moved into it as its permanent location, will remain open during construction. Other retail and office space tenants for the new center have not yet been announced.

Hill Center at Belle Meade has been designed to be fully compliant with the City of Nashville’s Harding Town Center Transportation Plan and Urban Design Overlay (UDO) adopted in May 2005. “We’ve worked closely with the City, its Planning Commission, and neighborhood residents and businesses to help create the best possible overlay, traffic improvements and pedestrian access for the area,” says Granbery. “Our redevelopment will accommodate all aspects of future road construction and planned amenities – even to the point of building a trailhead on our property to the new Richland Creek Greenway during the first phase.”



The new Hill Center at Belle Meade development will include a Publix along with nearly 70,000 square feet of additional office and retail space. Shown: retail out-parcel.

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Hill Center at Belle Meade's second phase – adding even more office and retail space, and potentially some residential units – will begin after a new connector road between White Bridge and Harding Road is completed as detailed in the UDO. “We are optimistic that the City and State will push forward to build the new road which is important to the success of the UDO vision,” Granbery says.

Publix joins a growing list of grocery retailers that in recent years have participated in H.G. Hill Realty developments. “Since we exited our grocery store operations we’ve had the pleasure of working with an impressive portfolio of companies such as Whole Foods, Harris Teeter, Dollar General Market, Fresh Market – and now Publix,” notes Granbery.

H.G. Hill Realty's Hill Center at Green Hills, which opened in September, also brought retailers like Anthropologie, west elm, California Pizza Kitchen, Merrell, Swoozie's, Francesca's Collections – and Whole Foods – to Nashville for the first time.

Lakeland, Fla.-based Publix is among the largest-volume supermarket chains in the U.S. with nearly 900 stores and annual sales of over \$20 billion. The company's Hill Center at Belle Meade location will be its 14th store in the metro Nashville area. “Their track record across the U.S. and in Nashville has been one of delivering the highest levels of service and value to their customers,” says Granbery. “We're pleased with their decision to become part of the Belle Meade community.”

Architect for the Hill Center at Belle Meade redevelopment is Southeast Venture, along with Barge Cathern and Associates as the civil engineer and Hawkins Partners as landscape architect. The general contractor is JE Crain & Son. Leasing of the office space is being handled by Tom Hooper with Eakin Partners. All are Nashville-based companies. Granbery is overseeing the retail space leasing.

A private ground-breaking ceremony hosted by H.G. Hill Realty Company is planned for December 5.

Since 1895, H.G. Hill Realty has built a legacy of service and stewardship in Middle Tennessee as owner of one of the largest privately held real estate portfolios in the Southeast.

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