



NEWS RELEASE

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FOR IMMEDIATE RELEASE

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Cadwalader Expanding into Additional Space at Akridge's 700 Sixth Street

Law Firm Will Occupy More Than 100,000 Square Feet

(Washington, DC) Comprehensive real estate services firm Akridge is pleased to announce a newly-expanded lease with global law firm Cadwalader, Wickersham & Taft LLP at 700 Sixth Street, NW, in DC's East End. Cadwalader, having pre-leased more than 85,000 square feet in 2007 while the building was still in development, will now lease another 16,000 square feet, bringing the firm's total building presence to 101,475 square feet. Cadwalader recently launched its Energy and Commodities Advisory Practice, bolstering an already deep regulatory and mergers and acquisitions bench and leading to its need for additional office space.

"We originally selected 700 Sixth Street for its state-of-the-art facilities, convenient access to our DC client base, and flexibility to allow for the firm's expansion," said Ray Banoun, Cadwalader's Managing Partner in DC. "We are pleased to come to an agreeable arrangement for this additional space."

Thomas M. Fulcher, Jr. and Matthew Barlow, both Executive Vice Presidents with Studley, represented Cadwalader in the new lease. Akridge's Benjamin A. Meisel, Director of Leasing, and Gregory P. Tomasso, Vice President of Leasing, represented the building ownership. Akridge completed construction of the LEED Platinum Certified 700 Sixth Street in mid-2009, and it is currently over 90 percent leased.

About Akridge

Akridge is a comprehensive real estate services company that provides acquisition, development, property management, leasing, asset management and consulting services. Since 1999, Akridge has won ten national "best in the industry" awards for Client satisfaction from the industry's foremost benchmarking firm, CEL & Associates. The Akridge organization has been honored with the National Capital Business Ethics Award, awarded by the Society of Financial Service Professionals, and has also been recognized as the 'Best Place to Work' in Greater Washington according to the *Washington Business Journal*. For more information, please visit www.akridge.com.

About Cadwalader, Wickersham & Taft LLP

Cadwalader, Wickersham & Taft LLP, established in 1792, is one of the world's premier international law firms, with offices in New York, London, Charlotte, Washington, Houston, Hong Kong and Beijing. Cadwalader serves a diverse client base, including many of the world's top financial institutions, undertaking business in more than 50 countries in six continents. The firm offers legal expertise in antitrust, banking, business fraud, corporate finance, corporate governance, environmental, financial restructuring and reorganizations, healthcare, insurance and reinsurance, litigation, mergers and acquisitions, private client, private equity, real estate, regulation, securitization,

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structured finance, and tax. More information about Cadwalader can be found at www.cadwalader.com.

About 700 Sixth Street

Akridge's 700 Sixth Street is a 12-story, 300,000 square foot trophy class building offering environmentally sensitive, energy-efficient, and technologically advanced features, combined with classic architecture by HOK. It was one of the first buildings in Washington, DC to achieve LEED Platinum certification, and features the city's largest green roof on a private sector building. Located on the same block as the Verizon Center and Gallery Place, 700 Sixth Street is primarily leased to prestigious law firms. For more information, please visit www.700sixth.com.

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