



Real Estate
Investment
Trust I

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**KBS Signs New 33,257 Sq. Ft. Lease
at Riverview Business Center I & II in Nashville, Tenn.**

Standard Parking's new lease makes Riverview a 100-percent leased property

NASHVILLE, Tenn. (Dec. 2, 2013) – [KBS Real Estate Investment Trust](#) (KBS REIT I), a non-traded real estate investment trust based in Newport Beach, Calif., announces a 33,257-square-foot lease signed by [Standard Parking](#) at its [Riverview Business Center I & II](#) in Nashville, Tenn. Riverview Business Center I & II, part of KBS REIT I's 551,184-square-foot Nashville Flex Portfolio, is now 100-percent leased.

Riverview Business Center I & II is located at 533 and 501 Mainstream Dr., near Interstate-65 and Interstate-24 in the Metro Center/North Rhodes Park area of Nashville. The Metro Center submarket benefits from close proximity to Nashville's CBD while offering higher parking ratios at no cost. The Nashville Flex Portfolio consists of institutional-quality developments with easy access to major highways in a pro-business region. The Nashville Flex Portfolio is home to several Fortune 500 companies, such as Caterpillar and CVS/Caremark.

Standard Parking is a service provider of KBS' in the Southeast where it manages the company's parking services at [555 Washington](#) in Miami Beach. There, Standard Parking has helped to significantly increase KBS' parking revenue.

"KBS values its relationship with Standard Parking and has been working closely with its executive team to ensure its move to Riverview Business Center I & II is smooth for all of its employees," said Allen Aldridge, KBS senior VP and asset manager.

Sarah Pettigrew of CBRE Nashville and Jarrett Annenberg of CBRE Chicago represented Standard Parking in the lease. Taylor Hillenmeyer and J.T. Martin of CBRE Nashville represented KBS in the transaction, as well as another lease signed recently at Riverview Business Center I & II: a 2,263-square-foot expansion with Mission Point Health Partners.

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Riverview Business Center I & II, [Royal Parkway Center I & II](#) and [Cumberland Business Center](#) comprise KBS REIT I's Nashville Flex Portfolio. Also in Nashville, a KBS-affiliated company owns the [McEwen Building](#), a seven-story office property measuring 175,262 square-feet in the Cool Springs submarket.

About KBS

KBS Capital Advisors is an affiliate of KBS Realty Advisors, a private equity real estate company and SEC-registered investment advisor founded in 1992. Since its inception, KBS and its affiliated companies have completed transactional activity of approximately \$26 billion via 14 separate accounts, six commingled funds, five sovereign wealth funds and five non-traded REITs. For information, visit www.kbscapital.com.

This release may contain forward-looking statements within the meaning of Section 27A of the Securities Act of 1933, as amended and Section 21E of the Securities Exchange Act of 1934, as amended, including KBS REIT I's ability to invest in and manage a diverse portfolio, the performance of Riverview Business Center I & II, the Nashville Flex Portfolio and the performance of the Nashville, Tennessee real estate market. These statements are subject to known and unknown risks, uncertainties and other factors which may cause KBS REIT I's actual results, performance or achievements to be materially different from any future results, performance or achievements expressed or implied by such forward-looking statements.

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