



News Release

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MedAssets Leases 100% of Duke's Office Building in Plano 100,000-Square Foot Building at 5556 Tennyson Parkway Will Become Company's Regional Headquarters

(Dallas, Tex. – June 29, 2009) Duke Realty Corporation's Dallas office announces that MedAssets, a health care financial solutions provider, has agreed to a phased-in occupancy of its entire 100,000-square foot office building at 5556 Tennyson Parkway in Legacy Business Park in Plano. MedAssets will consolidate two of its Dallas area offices into the new location, with 5556 Tennyson Parkway becoming their regional headquarters.

MedAssets' lease of 5556 Tennyson Parkway will be done in two phases beginning in September 2009. Initially, MedAssets will lease 50 percent of the building, which formerly was leased, but unoccupied by Oracle. Duke and Oracle have terminated Oracle's lease with respect to this half of the building to make way for MedAssets. In the fourth quarter of 2010, when current tenant Oracle's lease expires on the remaining half of the building, MedAssets also will take occupancy of that portion.

"MedAssets was looking for a building that would provide them with a first-class corporate address and be ideal for consolidating their two operations," said Jeff Thornton, senior vice president, Duke's Dallas operation. "5556 Tennyson Parkway gives them a desirable location and will enable them to integrate their operations over a 12–18 month period."

"We are pleased to be able to accommodate MedAssets' space needs and meet our goal of pre-leasing square footage that we knew would be coming online soon," said Ben Appleby, office leasing representative with Duke. "This lease also benefited Oracle by backfilling space that they had been trying to sublet."

MedAssets was represented by John Flack with Cresa Partner's Atlanta office and Jeff Ellerman, Scott Hobbs and Robert Blount with CBRE. Duke's Appleby represented ownership along

(more)

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with Dale Ray of Peloton. Oracle was represented by Greg Langston and Brett Hefton with Cresa Partner's Dallas office.

About Duke Realty Corporation

In the greater Dallas area, Duke Realty Corporation employs more than 50 associates and owns, manages, or has under development more than 15 million square feet of office and industrial properties.

Duke Realty Corporation specializes in the ownership, management and development of office, industrial, and healthcare real estate. The company owns, manages or has under development more than 135 million rentable square feet in 21 U.S. cities. Duke Realty Corporation is publicly traded on the NYSE under the symbol DRE and is listed on the S&P MidCap 400 Index. More information about Duke is available at www.dukerealty.com.

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Editor's Note: Please contact Duke's Communications Department if you need a rendering of 5556 Tennyson Parkway.