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Jones Lang LaSalle and Colliers Meredith & Grew arrange 105,130 s/f lease

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Holland & Knight, LLP has committed to a 105,130 s/f lease extension at 10 St. James Ave. in Back Bay. The law firm has maintained offices here since 2001, and will remain on floors 11, 12, 14 and 15 of the class A office tower.

The Jones Lang LaSalle team of managing directors Bill Barrack, Bill Motley, and Michael Smith negotiated on behalf of the tenant. Colliers Meredith & Grew co-chairman and CEO Tom Hynes, executive vice president Frank Durand, and senior vice president Roger Breslin represented the landlord, St. James/Arlington Real Estate Limited Partnership.

Completed in 2000, 10 St. James Ave. is a 20-story 565,758 s/f LEED-Certified Silver office building.

The complex with retail and restaurant space is one block from the Boylston and Arlington St. MBTA station.

Holland & Knight's Boston office maintains an impressive broad base of practices including bankruptcy and creditors' rights, commercial litigation, corporate and securities, education, healthcare and life sciences, intellectual property, labor and employment, private wealth services, real estate and syndication and tax credits. In 1998, Holland & Knight was one of the first national law firms to open its doors in Boston and currently has 119 attorneys in its Boston location.

"After examining many options, remaining at 10 St. James was the best decision in the aggregate for Holland & Knight," said Motley. "The building meets all of their objectives: stable ownership, first class image, efficiencies, location, and economics."

Many offices have views of the Boston Public Garden. The building's galleria evokes classic European shopping passages and connects to the St. James Ave. and Stuart St. entrances while creating an inviting common area. 10 St. James is winner of the 2008 Building Owners & Managers Association Boston Office Building of the Year award.

About Holland & Knight

Holland & Knight is a global law firm with more than 1,000 lawyers in 17 U.S. offices as well as Abu Dhabi, Beijing and Mexico City. The firm is among the nation's largest law firms, providing representation in litigation, business, real estate and governmental law. Interdisciplinary practice groups and industry-based teams provide clients with access to attorneys throughout the firm, regardless of location.

About Jones Lang LaSalle

Jones Lang LaSalle (NYSE:JLL) is a financial and professional services firm specializing in real estate. The firm offers integrated services delivered by expert teams worldwide to clients seeking increased value by owning, occupying or investing in real estate. With 2009 global revenue of \$2.5 billion, Jones Lang LaSalle serves clients in 60 countries from 750 locations worldwide, including

180 corporate offices. The firm is an industry leader in property and corporate facility management services, with a portfolio of approximately 1.6 billion square feet worldwide. LaSalle Investment Management, the company's investment management business, is one of the world's largest and most diverse in real estate with approximately \$40 billion of assets under management. For further information, please visit our Web site, www.joneslanglasalle.com.

About Colliers Meredith & Grew

Colliers Meredith & Grew is a Boston-based commercial real estate company with integrated service groups including Brokerage, Capital Markets, Counseling & Valuation, Development & Advisory, Investment Sales, and Property & Asset Management. In addition to representing its core clients in New England, Colliers Meredith & Grew provides national and international real estate services to its multi-market clients as a member and owner/member of Strategic Alliance Mortgage LLC (SAM). Colliers Meredith & Grew is a member of Colliers International, a leading global real estate services company with over 480 offices in 61 countries. For more information, please visit www.colliers.com.

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