

**CRESCENT ANNOUNCES DALLAS LAW FIRM GARDERE LEASE FOR  
ICONIC MCKINNEY & OLIVE DEVELOPMENT IN UPTOWN**

**DALLAS, April 3, 2014,** – **Crescent Real Estate Holdings LLC** announced that prestigious law firm **Gardere Wynne Sewell LLP** has signed a lease at **McKinney & Olive**, Crescent’s newest development in Dallas’ Uptown, offering the latest in world-class design by architects, Pelli Clarke Pelli. Gardere, founded in 1909 and regarded as one of Texas’ leading law firms, will lease 109,000 square feet and occupy four floors at McKinney & Olive. Gardere was represented by Jeffrey S. Ellerman and Phil Puckett of CBRE.

“We’re thrilled that Gardere, one of Texas’ finest law firms, chose McKinney & Olive,” said John Goff, chairman and chief executive officer for Crescent Real Estate Holdings LLC. “Uptown has become the epicenter for Dallas, and Gardere has recognized this and fully embraced all that McKinney & Olive offers – from Cesar Pelli’s stunning architecture and the prime, pedestrian-friendly location to the premier amenities and customer service with which Crescent has built its reputation.”

Crescent expects to break ground this summer on the 3.1-acre site at McKinney Avenue and Olive Street, the last infill space open for development in the prestigious core of Uptown. The estimated completion date for the 530,000-square-foot development is summer 2016.

“This development is unlike anything Dallas has ever seen. Not only is the location unrivalled, but thanks to the artistry of Cesar Pelli, McKinney & Olive will become the first commercial development in Uptown designed by an internationally renowned architect since the 1980s,” said John Zogg, managing director of leasing for Crescent Real Estate Holdings LLC.

Zogg adds that McKinney & Olive was designed to offer a quality amenity package that is unique, energetic, reflects the vibrancy of Uptown, and is geared toward the attraction and retention of top talent. The iconic, 20-story development will be Uptown’s tallest building and feature a contemporary glass façade offering unsurpassed visibility and views, juxtaposed amid the classic grandeur of the neighboring Ritz-Carlton and The Crescent®.

“McKinney & Olive is innovative. It will provide us with increased efficiencies and growth opportunities, along with the added conveniences and amenities of the Uptown area,” says Gardere Chair Holland N. O’Neil. “We are confident that our new home will be an Uptown landmark and will assist us in attracting and retaining clients and talented personnel. McKinney & Olive will be the place to be.”

Established in Dallas, Gardere is one of the most prominent, full-service law firms in Texas. The firm provides legal services in over 40 practice areas to regional, national and international clients, including private businesses and Fortune 500® companies. Its attorneys embrace a collaborative culture that focuses on client service, teamwork and a commitment

to serving the various communities in which they are located. Evidenced by its focus on *pro bono* and philanthropic endeavors, Gardere is devoted to strengthening its community.

“This is one of the most exciting times in Dallas’ downtown/Uptown office market in recent memory. The Uptown area has truly extended our downtown market, and most of the existing buildings are leased,” said Jeffrey S. Ellerman, vice chairman of CBRE.

“Crescent is building a spectacular new building in the heart of Uptown, and Gardere is a terrific anchor tenant to kick it off.”

Located across the street from The Ritz-Carlton, Dallas, McKinney & Olive will be a Class AAA mixed-use complex with approximately 480,000 rentable square feet of office space and two levels (50,000 square feet) of retail space. Floor size typically will be 25,000-30,000 square feet featuring 10-foot ceiling heights and the most efficient floor plates in the city. In addition, it will feature three restaurants, a customer-only Concierge Level with a rooftop garden, a fitness center and a conference center. The beautifully lush ground-level piazza will feature generous open space with almost a full acre dedicated to hardscape and landscape along Olive Street. The development is expected to attain LEED Gold certification.

As is the mission with its other properties, Crescent will provide exceptional customer service to its customers at McKinney & Olive with service that has been recognized ten times with the prestigious National Commercial Real Estate Customer Service Award for Excellence, or the “A List” Award, from CEL & Associates, Inc.

For more information, visit [www.mckinneyandolive.com](http://www.mckinneyandolive.com).

#### ABOUT CRESCENT

Crescent Real Estate Holdings LLC, headquartered in Fort Worth, Texas, is a fully-integrated real estate company owned by Barclays Capital and Goff Capital. Through its subsidiaries, Crescent manages and develops premier, Class A office buildings. Crescent also holds investments in resort residential developments in locations such as Scottsdale, Vail Valley, and Lake Tahoe; a luxury hotel, The Ritz-Carlton, Dallas; and the wellness lifestyle leader, Canyon Ranch®. For more information, visit Crescent's Web site at [www.crescent.com](http://www.crescent.com).

#### ABOUT GARDERE

Gardere Wynne Sewell LLP, an Am Law 200 firm founded in 1909 and one of the Southwest’s largest full-service law firms, has offices in Austin, Dallas, Houston and Mexico City. Gardere provides legal services to private and public companies and individuals in the areas of corporate, energy, environmental, financial services, government affairs, hospitality, intellectual property, international, labor and employment, litigation, private equity, real estate and tax.