

REGENCY CENTERS CORP  
Form 8-K  
February 07, 2012

**UNITED STATES**  
**SECURITIES AND EXCHANGE COMMISSION**

Washington, DC 20549

**FORM 8-K**

**CURRENT REPORT**

Pursuant to Section 13 or 15(d) of the

Securities Exchange Act of 1934

Date of Report (Date of earliest event reported) February 6, 2012

**REGENCY CENTERS CORPORATION**

**REGENCY CENTERS, L.P.**

(Exact name of registrant as specified in its charter)

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Florida (Regency Centers Corporation)      1-12298 (Regency Centers Corporation)      59-3191743 (Regency Centers Corporation)

Delaware (Regency Centers, L.P.)      0-24763 (Regency Centers, L.P.)      59-3429602 (Regency Centers, L.P.)  
(State or other jurisdiction      (Commission      (IRS Employer  
of incorporation)      File Number)      Identification No.)

One Independent Drive, Suite 114  
Jacksonville, Florida      32202  
(Address of principal executive offices)      (Zip Code)

Registrant's telephone number including area code: 904-598-7000

Not Applicable

(Former name or former address, if changed since last report)

Check the appropriate box below if the Form 8-K filing is intended to simultaneously satisfy the filing obligation of the registrant under any of the following provisions:

- .. Written communications pursuant to Rule 425 under the Securities Act (17 CFR 230.425)
- .. Soliciting material pursuant to Rule 14a-12 under the Exchange Act (17 CFR 240.14a-12)
- .. Pre-commencement communications pursuant to Rule 14d-2(b) under the Exchange Act (17 CFR 240.14d-2(b))
- .. Pre-commencement communications pursuant to Rule 13e-4(c) under the Exchange Act (17 CFR 240.13e-4(c))

**Item 8.01 Other Events.**

On February 6, 2012, Regency Centers Corporation (the Company ) announced that it is calling for redemption on March 31, 2012 all issued and outstanding shares of its 7.45% Series 3 Cumulative Redeemable Preferred Stock (NYSE:REGPrC) at \$25.00 per share and all issued and outstanding shares of its 7.25% Series 4 Cumulative Redeemable Preferred Shares (NYSE: REGPrD). In addition, on February 6, 2012, Regency Centers, L.P., the Company s operating partnership, exercised its options to purchase all of the outstanding shares of the 7.45% Series D Cumulative Redeemable Preferred Limited Partnership Units of Regency Centers, L.P.

A copy of the press release is attached as Exhibit 99.1 and is incorporated herein by reference.

**Item 9.01 Financial Statements and Exhibits**

<b>Exhibit Number</b>	<b>Description</b>
99.1	Press Release dated February 6, 2012.

**SIGNATURES**

Pursuant to the requirements of the Securities Exchange Act of 1934, the registrant has duly caused this report to be signed on its behalf by the undersigned hereunto duly authorized.

**REGENCY CENTERS CORPORATION  
REGENCY CENTERS, L.P.**

February 6, 2012

By: /s/ J. Christian Leavitt  
J. Christian Leavitt, Senior Vice President and Treasurer (Principal  
Accounting Officer)