

**Contact: Kellie Snipes
Louise Jennings
404.364.9094**

**For Immediate Release
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**Subject: BLUE RIDGE CAPITAL ANNOUNCES NEW LEASE SIGNING
Citi Trends - Demopolis Towne Center – Demopolis, AL**

Atlanta, Georgia, Blue Ridge Capital, LLC signed a lease with Citi Trends for 11,008 SF in Demopolis Towne Center, (portion of former Wal-Mart), in Demopolis, AL. The center is located along Highway 80 West. Blue Ridge Capital is currently in the process of redeveloping the property. Citi Trends anticipated store opening is scheduled for October 2006.

Citi Trends, Inc. is a value-priced retailer of urban fashion apparel and accessories for the entire family. The Company currently operates 256 stores located in 16 states in the South, Southeast, Midwest and Mid-Atlantic regions.

Blue Ridge Capital, LLC specializes in the acquisition, leasing, and redevelopment of value-added and high yield retail centers in the Southeast. For more information, please visit www.blueridgecapital.com.

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