



NEWS RELEASE

NATIONAL REAL ESTATE DEVELOPMENT AND INVESTMENT SERVICES

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FOR IMMEDIATE RELEASE

McShane Development Company
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AFFINIA GROUP INC. LEASES 394,000 S.F. AT McSHANE/METLIFE KEYSTONE WEST BUSINESS PARK IN PATTERSON, CALIFORNIA

*(Contemporary Facility Will Support Tenant's
Growing Distribution Operations in West Coast Markets)*

(Irvine, California) – On behalf of the McShane Development Company / MetLife Real Estate Investments industrial development alliance, John A. Dobrott, McShane Development's Senior Vice President, is pleased to announce Affinia Group Inc.'s lease of 394,000 square feet at the co-developer's Building A within the KeyStone West Business Park in Patterson, California. The 123-acre industrial development is situated within the Central Valley of Northern California, one of the area's most popular and expanding distribution corridors.

Affinia Group Inc. is an innovative global leader within the design, manufacture, distribution and marketing of industrial grade products and services, including extensive offerings of aftermarket parts for automotive and heavy-duty vehicles. The firm has operations in North and South America, Europe, China and India and will utilize the space to enhance its West Coast distribution operations.

McShane Construction Company's Irvine, California office, together with project architect Ware Malcomb, will provide the comprehensive tenant improvement services. The completed

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tenant suite will include over 8,000 square feet of office space, a sophisticated racking system, dock packages and high efficiency lighting featuring motion sensors. The facility offers 120 docks, 32' clear height, generous 52' x 50' bays and parking for 90 truck trailers and 348 vehicles. The remaining 135,970 square feet is still available for lease in a cross-dock configuration.

The KeyStone West Business Park is conveniently located near the Interstate 5 Freeway and provides access to the 580 Freeway, an alternate and less congested gateway to the San Francisco Bay area, Silicon Valley and the Port of Oakland. McShane Development is currently completing an 820,000 square foot build-to-suit facility for W.W. Grainger, Inc. within the KeyStone West Business Park. The business park's third site can accommodate build-to-suit opportunities up to 570,000 square feet.

The CB Richard Ellis brokerage team of Kevin Dal Porto and Doug Norton represented McShane Development in the lease transaction, while Affinia Group Inc. was represented by Blake Rasmussen and Ed Wujiak, also of CB Richard Ellis. For additional information regarding available leasing and build-to-suit opportunities at the KeyStone West Business Park, contact the Stockton, California office of CB Richard Ellis at 209-476-2999 or visit www.keystonewest.com.

About MetLife

MetLife is a subsidiary of MetLife, Inc. (NYSE: MET), a leading provider of insurance and financial services with operations throughout the United States and the Latin America, Europe and Asia Pacific regions. Through its domestic and international subsidiaries and affiliates, MetLife, Inc. reaches more than 70 million customers around the world and MetLife is the largest life insurer in the United States (based on life insurance in-force). The MetLife companies offer life insurance, annuities, auto and home insurance, retail banking and other financial services to individuals, as well as group insurance, reinsurance and retirement & savings products and services to corporations and other institutions. For more information, please visit www.metlife.com.

About McShane Development Company

McShane Development Company is the integrated real estate development and investment arm of The McShane Companies headquartered in Chicago, Illinois with regional offices located in Austin, Houston, Phoenix and Irvine. McShane Development Company is active on a local, regional and national basis in the development of master-planned industrial and office parks, medical office development, speculative industrial and office developments, build-to-suit properties for lease or purchase and real estate investment opportunities. For more information on The McShane Companies and its entities, visit the firm's web site at www.mcshane.com.