



Eagle Realty Group
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Queen City Square Commits to “Green” Design and Practices

- Skyscraper designed to be LEED-Certified -

CINCINNATI – June 23, 2008 – Eagle Realty Group today announced that the Great American Building at Queen City Square, its new office building set to commence construction this summer, is registered for LEED (Leadership in Energy and Environmental Design) certification with the U.S. Green Building Council. Eagle, the real estate investment and property management subsidiary of Western & Southern Financial Group, aims to establish a new standard for environmental responsibility in the region by constructing one of the first and largest LEED-certified office towers in the nation.

The skyscraper now adds “greenest” to its list of superlatives which includes newest, tallest and largest office building in downtown Cincinnati. The 41-story, 825,000 square foot building aims to garner the LEED-Core and Shell (LEED-CS®) certification. The Core and Shell rating evaluates the entire project except for the interior spaces of tenants.

World-renowned architect Mr. Gyo Obata, founding partner of Hellmuth, Obata + Kassabaum (HOK), led the design team for the project and its inclusion of a large number of environmentally responsible elements. For instance, the office tower will feature high ceilings and floor-to ceiling windows to allow maximum daylighting, and the use of specially coated insulated glass to avoid unwanted heat transfer between inside and outside the building. Each floor will have its own dedicated air-handling unit to provide proper heating and cooling, and monitors will automatically introduce more fresh air when necessary. The design team also has specified the use of many sustainable components, such as materials

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with recycled content, carbon dioxide sensors and low VOC paints, sealants and adhesives. Additionally, the project's central location, use of energy and water conservation techniques, and inclusion of alternative transportation provisions combine to create a higher quality indoor and outdoor environment for Queen City Square occupants.

Mario San Marco, president of Eagle Realty Group, said, "We are committed to serving as a catalyst for growth and advancement in downtown Cincinnati and the region. Not only do we believe pursuing the LEED Certification is important to tenants, we also know it's good for our community and, simply, it's the right thing to do."

The LEED Green Building Rating System was established by the U.S. Green Building Council in effort to guide the design and construction of buildings in ways that reduce the impact on the environment. It is a voluntary, third-party rating system that recognizes high-performance, sustainable buildings that meet criteria in six environmental categories: sustainable sites, water efficiency, energy and atmosphere, materials and resources, indoor environmental quality, and innovation and design process. To award a rating, the council conducts an independent document review after completion to verify that the project's sustainable goals were achieved.

About the Great American Building at Queen City Square

This latest phase of the master-planned Queen City Square complex will be a landmark building known as the Great American Building at Queen City Square. Named after its lead tenant, Great American Insurance Company, the building will rise 41-stories above Third Street, and contain 800,000 square foot of office space over a 1,700-car parking garage. The spectacular design and dramatic tiara, at 660 feet above street level, will significantly enhance the city skyline.

Designed by Mr. Gyo Obata, founding partner of Hellmuth, Obata + Kassabaum (HOK), one of the world's largest architectural firms, the building features an inviting entry plaza and grand rotunda at Fourth and Sycamore, and a spacious promenade extending to the office tower lobby located on the southerly portion of the site. The siting of the office tower, and its predominantly glass exterior, are intended to maximize the views from the office floors, which are unobstructed in all directions.

Interior amenities include floor-to-ceiling windows and 9'6" ceilings, which provide abundant natural light in office areas. State-of-the art heating and cooling systems save energy and promote a healthy environment with generous amounts of fresh outdoor air. Column-free floors of up to 26,000 square feet allow for efficient space planning and flexibility for future office reconfigurations. Advanced technological infrastructure offers users the opportunity to take advantage of the latest in communications and high-speed data transmission.

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Queen City Square is a development of Eagle Realty Group (a member of Western & Southern Financial Group), and is co-sponsored by its funding partners, the Port of Greater Cincinnati Development Authority and the City of Cincinnati.

About Eagle Realty Group

Eagle Realty Group offers a comprehensive range of services covering three core real estate areas. Investment Management offers asset management and investment advisory services. The company's expertise in real estate development and management are documented by an array of successful ventures ranging from hotels to shopping centers to low-income housing to senior housing and office buildings. In addition, Eagle Realty Group's Multi-Family Property Management Division serves apartment communities and Eagle's Commercial Property Management Division provides property management services. The organization oversees investment portfolios consisting of over 32 million square feet of all types of real estate located across the United States and valued in excess of \$2.7 billion.

USGBC

The U.S. Green Building Council (USGBC) is the nation's leading coalition of corporations, builders, universities, government agencies and nonprofit organizations working together to promote buildings that are environmentally responsible, profitable, and healthy places to live and work. Since its founding in 1993, the Council has grown to more than 5,400 member companies and organizations; a 50-person professional staff; a broad portfolio of LEED products and services; the industry's popular Greenbuild International Conference and Expo; and a nationwide network of local chapters, affiliates and organizing groups.

About Western & Southern Financial Group

Western & Southern Financial Group (Western & Southern) is a Cincinnati-based diversified family of financial services companies with assets owned, managed and under our care in excess of \$47 billion. A Fortune 500 company, Western & Southern has received A.M. Best's highest rating of A++ Superior for financial strength, Standard & Poor's AA+ rating (one of the 10 highest rated life insurance groups in the world) and is consistently recognized by Moody's and Fitch for financial strength and sound management. With a heritage dating to 1888, the group's affiliates include The Western and Southern Life Insurance Company, Western-Southern Life Assurance Company, Capital Analysts Incorporated,^{1,2} Columbus Life Insurance Company, Eagle Realty Group, LLC, Fort Washington Investment Advisors, Inc.,¹ Fort Washington Savings Company,³ IFS Financial Services, Inc., Integrity Life Insurance Company, The Lafayette Life Insurance Company, National Integrity Life Insurance Company, Todd Investment Advisors, Inc.,¹ Touchstone Advisors, Inc.,¹ and Touchstone Securities, Inc.² For more information, visit www.westernsouthern.com. Western & Southern is the title sponsor of the Western & Southern Financial Group Masters and Women's Open tennis tournaments.

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