

Conf_Attendees_2004

William	Abel	URBAN ASSOCIATES, INC.
James	Ablan	BEACON REALTY CAPITAL, INC.
Michael	Acker	MARSHALL & ILSLEY BANK
Paul	Anderson	INTERSTATE PARTNERS
Aaron	Anding	ANDING REALTY, INC.
Kelly	Armstrong	US BANK
Michael	Arneson	TOLD DEVELOPMENT COMPANY
Babacar	Ba	ERNST & YOUNG LLP
Bret	Backus	RAVEN DEVELOPMENT, INC.
Bryan	Balfour	BADGER CONSULTING, LLC
James	Balsbaugh	STEWART TITLE & TRUST OF PHOENIX, INC.
David	Barry	JAMES T. BARRY CO./COLLIERS INT'L.
Fabio	Baum	CAPRI CAPITAL FINANCE, LLC
Brian	Berry	TISHMAN SPEYER PROPERTIES
Mark	Berry	AMB CAPITAL PARTNERS
Joseph	Betlej	ADVANTUS CAPITAL MANAGEMENT
David	Blankenship	AEGON USA REALTY ADVISORS, INC.
Gary	Block	THE CARLYLE GROUP
Jonathan	Block	GUGGENHEIM PARTNERS
Richard	Boehm	JOHN HANCOCK REAL ESTATE
David	Bolt	MONY REALTY CAPITAL
Robert	Bond	BOND COMPANIES
Pamela	Boneham	RREEF FUNDS
Joseph	Bowar	CMD REALTY INVESTORS, L.P.
Catherine	Brady	TRIZEC PROPERTIES, INC.
Nathan	Brand	BRAND & ASSOCIATES
Howard	Brody	WALTON STREET CAPITAL, LLC
Douglas	Brown	ST. FRANCIS BANK
Jared	Brunnabend	NYC ECONOMIC DEV. CORP.-REAL ESTATE
Caroline	Brzezinski	BUILDERS BANK
Jennifer	Busalacchi	FIDUCIARY REAL ESTATE DEVELOP.
Brandon	Buza	NORTHWESTERN MUTUAL
Brad	Calbert	COLLIERS BENNETT & KAHNWEILER
Frederick	Campbell	THE CASCADE GROUP, LLC
Michael	Cantwell	JOHNSON CAPITAL GROUP OF COLORADO
Alan	Carmichael	ALERE PROPERTY GROUP
Charles	Carpenter	STATE OF WISC. INVESTMENT BOARD
Christopher	Carroll	COHEN FINANCIAL
Michael	Casey	CLIFFWOOD PARTNERS, LLC
Christopher	Casey	SECURED CAPITAL CORP.
Jeffrey	Cavanaugh	INVESCO REALTY ADVISORS
Marc	Cella	MDC PROPERTIES, INC.
Lawrence	Chandler	ASCEND COMMUNITIES
Susan	Chapman	LEVEL 3 COMMUNICATIONS
Christopher	Charnas	CUSHMAN & WAKEFIELD OF ILLINOIS
Cheryl	Charnas	JOSEPH FREED AND ASSOCIATES LLC
Derek	Chen	CHENCO HOLDING CO.
Alan	Chesler	EHRENBERG CHESLER INVEST. BANKERS
Adam	Cibik	BUILDERS BANK
David	Clark	NORTHWESTERN MUTUAL LIFE
Kevin	Coakley	TOLD DEVELOPMENT COMPANY

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William	Cody	WILLIAM J. CODY REALTY ADVISORS
Kathryn	Colbert	T. WALL PROPERTIES
Michael	Conaghan	NEWBRIDGE CAPITAL GROUP, LLC
Terrence	Connors	COHEN FINANCIAL
Robert	Cook	LINCOLN ADVISORY GROUP, LTD.
Robert	Cook	THE RREEF FUNDS
Julie	Cook	MEMBERS CAPITAL ADVISORS
James	Cope	COLLATERAL MORTGAGE CAPITAL
Stephen	Corrigan	SSR REALTY ADVISORS, INC.
Vincent	Cozzi	TRIZEC PROPERTIES
Thomas	Craig	TSC REAL ESTATE, LLC
Ralph	Cram	BOND COMPANIES
Shari	Crivello	COLLIERS BENNETT & KAHNWEILER
Kevin	Crummy	EASTDIL
Robert	Cunningham	TOLD DEVELOPMENT COMPANY
James	Curtis	BRISTOL GROUP, INC.
Raphael	Dawson	WALTON STREET CAPITAL
David	De Bauche	MARSHALL INVESTMENTS CORPORATION
Jonathan	de Fiebre	TOLD DEVELOPMENT COMPANY
Frank	Demeter, Jr.	BOULDERS REALTY ADVISORS
Patrick	Dempsey	COLLATERAL MORTGAGE CAPITAL
Ralph	DePasquale	HENDRICKS & PARTNERS
Robert	Derse	KATZEN, MARSHALL & ASSOC.
Margaret	DeWoskin	ORIX REAL ESTATE EQUITIES, INC.
Paul	DeWoskin	DKD DEVELOPMENT PARTNERS, LLC
Christine	Dicks	WISCONSIN REAL ESTATE ALUMNI ASSOC.
Steven	Disse	COLLIERS, BENNETT & KAHNWEILER
John	DiVall	LIBERTY PROPERTY TRUST
Douglas	Dolliff	NORTHMARQ
Timothy	Doman	VENTAS, INC.
Gary	Dreher	TOLD DEVELOPMENT COMPANY
Kevin	Dretzka	KENTWOOD INVESTMENTS
James	Drewry	AMERICAN FAMILY
Eric	Dueholm	GRUBB & ELLIS/NORTHCO
Mark	Ebacher	INTERSTATE PARTNERS, LLC
Randall	Eggert	STATE OF WISCONSIN INVESTMENT BOARD
John	Ehle	
Ann	Eisenbrown	PIEPER PROPERTIES, INC.
Brian	Eisendrath	HOLLIDAY FENOGLIO FOWLER
Jill	Engel	ROCKWOOD REALTY ASSOCIATES
Rod	Engel	LEGACY REAL ESTATE PARTNERS
William	Evans	MADISON REALTY INVESTORS
Richard	Evans	GRUBB & ELLIS COMPANY
David	Everson	OPUS NORTHWEST, LLC
Todd	Ewen	ROSS-CIVELLO PROPERTIES
Matthew	Ewig	GMAC COMMERCIAL MORTGAGE
Jaime	Fink	HOLLIDAY FENOGLIO FOWLER, LP
Jerome	Fink	THE BASCOM GROUP, LLC
Robert	Flood	RFP COMMERCIAL, INC.
Victor	Fracaro	LIQUID REALTY PARTNERS
David	Friedman	STERLING REAL ESTATE PARTNERS
Steve	Frishman	MID-AMERICA REAL ESTATE

Brian	Furlong	EUROHYPO AG
Raymond	Garrigan	
Gregg	Gehrke	U.S. BANK COMMERCIAL REAL ESTATE
Todd	Geller	VICTORY CAPITAL CORPORATION
Michael	Gerdes	MOODY'S INVESTORS SERVICE
Thomas	Gerfin	GMACCH CAPITAL MARKETS
Robert	Gersch	GENERAL ELECTRIC HEALTHCARE R. E.
Fernando	Gertzenstein	
Douglas	Geurts	FIDUCIARY REAL ESTATE DEVELOP.
Paul	Gilbert	TETLOW REALTY ASSOCIATES
Brant	Glomb	BERWIND PROPERTY GROUP, LTD.
Peter	Gloodt	GLOODT ASSOCIATES, INC.
Robert	Goeckel	LASALLE BANK, NA
Aaron	Goldman	PERENNIAL PROPERTIES, INC.
Lee	Gottschalk	UW MADISON SCHOOL OF BUSINESS
James	Graham	GRAHAM LAW OFFICE
Tina	Groble	TAG CONSULTING
Daniel	Guenther	METLIFE
Jeff	Habersetzer	PRINCIPAL REAL ESTATE INVESTORS
James	Haft	HOLLAND & KNIGHT LLP
Jenny	Hall	RUSHMORE PROPERTIES, LLC
Douglas	Hamje	AMB INTERNATIONAL AIRPORT CENTERS
Michael	Hanrahan	COHEN FINANCIAL
Paul	Hanson	NORTHWESTERN MUTUAL INVEST. MGMT. CO.
Jill	Hatton	SSR REALTY ADVISORS
Louis	Hawley	LGH REAL ESTATE CONSULTING
Charles	Heath	HORIZON DEVELOPMENT
George	Helf	CORNERSTONE REAL ESTATE ADVISERS
Alissa	Helgesen	DUKE REALTY CORPORATION
Alan	Hembel	ERDMAN DEVELOPMENT GROUP
Kay	Henes	UNIVERSITY OF WISCONSIN-MADISON
Michael	Hershberger	HERSH GROUP, LTD.
Wenzel	Hoberg	COMMERZ GRUNDBESITZ INVEST.
Erik	Hoekstra	HOUSING VERMONT
Steven	Hoerth	GE CAPITAL REAL ESTATE
John	Hoyt	
Nadine	Hren-Oman	ORIX REAL ESTATE EQUITIES, INC.
Ron	Hubbard	PACIFIC LIFE REAL ESTATE DIVISION
William	Huberty	CB RICHARD ELLIS
Joshua	Huckel	GOLUB AND COMPANY
Michael	Husman	EQUIBASE CAPITAL GROUP, LLC
Ralph	Ireland	STEINER & ASSOCIATES
Mark	Irgens	IRGENS DEVELOPMENT PARTNERS, LLC
Carl	Jacobson	GE REAL ESTATE
Todd	Jacobson	MARDELL PARTNERS, INC.
Paul	Jahnke	MEMBERS CAPITAL ADVISORS
Scott	Jansen	REALTY FUNDING GROUP, LLC
Joshua	Jeffers	WALTON STREET CAPITAL
Thomas	Johnson	TWJ REALTY ADVISORS LLC
Bruce	Johnson	REGENCY CENTERS CORP.
William	Johnson	BEACON REALTY CAPITAL, INC.
Joel	Johnson	THRIVENT FINANCIAL FOR LUTHERANS

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David	Jorgensen	VOSS JORGENSEN SCHUELER CO., INC.
Mikael	Jorgensen	M&I BANK
David	Joseph, II	WALTON STREET CAPITAL, LLC
Michael	Kalscheur	MERIDIAN PROPERTIES/TOLD DEVELOP.
Richard	Kalvoda	PRICEWATERHOUSECOOPERS
Judy	Karofsky	WHEDA
Scott	Kaufmann	ST. JOE COMMERCIAL, INC.
Patrick	Kearney	LINCOLN PROPERTY COMPANY
Kevin	Kelley	RENAISSANCE REALTY GROUP
Christopher	Kelly	CAPITALSOURCE
Christopher	Kemp	FREDDIE MAC
Aziz	Khan	BUILDERS BANK
David	Kim	THE BASCOM GROUP
Karyn	Knaak	US BANK
Michael	Knetter	UW MADISON SCHOOL OF BUSINESS
Gary	Kobus	LINCOLN ADVISORY GROUP, LTD.
Michael	Komppa	CORUM REAL ESTATE GROUP, INC.
Robert	Korslin	MILWAUKEE STREET PARTNERS, LLC
Paul	Korz	PRDC
Gregory	Kost	TOLD DEVELOPMENT COMPANY
Michael	Krier	SSR REALTY ADVISORS, INC.
George	Kruse	CAPITALSOURCE FINANCE LLC
Joseph	Kuipers	DASCO COMPANIES
Max	Kummerow	
Wendell	Kurtz	ALLIANZ OF AMERICA, INC.
Constantine	Lallas	GE CAPITAL REAL ESTATE
Brannon	Lambert	VHT
Thomas	Lander	M.A. MORTENSON COMPANY
Brad	Lange	HAL REAL ESTATE INVESTMENTS INC.
Peter	Langhoff	SIEGEL-GALLAGHER, INC.
Daniel	Larson	MEMBERS CAPITAL ADVISORS
Stephen	Lauenstein	CDL VALUATION
James	Laufenberg	TRIMONT REAL ESTATE ADVISORS
Patrick	Lawton	LASALLE BANK
James	Lee	KENSINGTON REALTY ADVISORS, INC.
Jeffrey	Lee	T. WALL PROPERTIES
Michael	Lee	COLLATERAL MORTGAGE CAPITAL, LLC
David	Lehman	CNA INSURANCE CO.
Paul	Lenhart	THE LENHART COMPANY, INC.
David	Lentz	GREEN COURTE PARTNERS, LLC
Joseph	Leon	HENDRICKS & PARTNERS
Justin	Leonard	WALTON STREET CAPITAL
Daniel	Levitt	RYAN COMPANIES
Cindy	Lindquist	
Mary	Lovas	WISCONSIN REAL ESTATE ALUMNI ASSOC.
Mary	Ludgin	HEITMAN CAPITAL MANAGEMENT LLC
Duane	Lund	THE GENEVA ORGANIZATION
Matthew	Lund	COLLATERAL MORTGAGE CAPITAL
John	Lundeen	WATERTON ASSOCIATES, LLC
Leslie	Lundin	INLAND MORTGAGE CORP. OF ILLINOIS
Jonathan	Malm	ICE REALTY GROUP, INC.
Stephen	Malpezzi	UW MADISON DEPT. OF REAL ESTATE

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Scott	Manlin	FREMONT INVESTMENT & LOAN
Craig	Manske	DEVELOPMENT SOLUTIONS, INC.
Roy	March	EASTDIL REALTY COMPANY LLC
Rose	Marchuk	KOENIG & STREY/GMAC REAL EST.
Peter	Margolin	LASALLE BANK
Adam	Markman	GREEN STREET ADVISORS
Russell	Marks	CHARTERMAC
James	Martell	RIDGE REALTY TRUST
Lauralee	Martin	JONES LANG LASALLE
Jeffrey	Marx	T. WALL PROPERTIES
Roderick	Matthews	University of Wisconsin-Madison
Brett	Matzek	STANDARD & POOR'S CORP. VALUE CONS.
Sharon	McCabe	UNIVERSITY OF WISCONSIN-MADISON
John	McCarty	
Gail	McGuire	UNIVERSITY OF SOUTHERN CALIFORNIA
Hans	McLeod	ORIX REAL ESTATE EQUITIES, INC.
Michael	McNamara	LEHMAN BROTHERS
David	McPherson	MERCANTILE SAFE DEPOSIT & TRUST CO.
Scott	Meitus	INVESTORS PROPERTY GROUP, LLC
Daniel	Metzger	NORTHMARQ CAPITAL, INC.
Gordon	Mickelson	NORTHMARQ CAPITAL, INC.
Michael	Mihelbergel	UW MADISON DEPT. OF REAL ESTATE
Scott	Miller	COHEN FINANCIAL
Peter	Moegenburg	MOEGENBURG RESEARCH, INC.
Michael	Morey	OAKBROOK CORPORATION
Joseph	Mudlaff	US BANK COMMERCIAL REAL ESTATE
William	Muenzberg	CARGILL VALUE INVESTMENT
Kelly	Mullen	NUVEEN INVESTMENT MANAGEMENT
Charles	Murphy	INTERPARK/GE REAL ESTATE
David	Murphy	BDO SEIDMAN, LLP
David	Nankin	LEGACY REAL ESTATE PARTNERS
Betsy	Nelson	TRANSWESTERN INVESTMENT COMPANY
Sean	O'Connell	ADVANTUS CAPITAL MANAGEMENT
Kevin	O'Driscoll	US BANK NATIONAL ASSOCIATION
Eric	Ogden	HSA COMMERCIAL REAL ESTATE
John	Oharenko	GMAC MORTGAGE
Robert	Oldenburg	IRGENS DEVELOPMENT PARTNERS, LLC
Margaret	Olson	CUNA MUTUAL GROUP
Michael	Olson	M.A. OLSON CONSULTING & DEV.
Kristine	O'Meara	IRGENS DEVELOPMENT PARTNERS, LLC
Sam	Opresik	IAP INC.
Dianne	Orbison	ADVANTUS CAPITAL MANAGEMENT
Francesca	Orlando	CIBC WORLD MARKETS
Francois	Ortalo-Magne	UW MADISON DEPT. OF REAL ESTATE
Kevin	Page	INTERNATIONAL AIRPORT CENTERS
Todd	Parker	GRUBB & ELLIS CO.
Arthur	Pasquarella	BERWIND PROPERTY GROUP, INC.
Nino	Pedrelli	PRDC, INC.
Maxwell	Peek	WATERTON ASSOCIATES
Jeffrey	Pelegrin	INTEGRA REALTY
Barry	Perkel	RAYMOND MANAGEMENT
Robert	Perry	CARGILL VALUE INVESTMENT

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Fredrick	Petri	HOUSING CAPITAL CO.
Peter	Pfister	PFISTER ASSOCIATES
Sean	Phelan	WEAS DEVELOPMENT CO.
Timothy	Pire	HEITMAN REAL ESTATE SECURITIES, LLC
Christopher	Pitts	AEGON USA REALTY ADVISORS, INC.
Daniel	Polenska	VENTURE ONE REAL ESTATE
Jeffrey	Possin	INTERSTATE PARTNERS
Anthony	Pricco	MCSHANE CORPORATION
Colleen	Pricco	RREEF/DB REAL ESTATE
Brent	Pritchard	AEGON USA REALTY ADVISORS, INC.
Janine	Punzel	HOVDE REALTY, INC.
James	Purinton	PURINTON DEVELOPMENT, LLC
Harvey	Rabinowitz	UNIVERSITY OF WISCONSIN - MILWAUKEE
Craig	Raddatz	FIDUCIARY REAL ESTATE DEV.
Richard	Ragatz	EPIC DEVELOPMENT, LLC
James	Rawson	RAWSON REALTY
Gregory	Reed	METLIFE REAL ESTATE INVESTMENTS
Wayne	Reisenauer	
Michael	Reiter	ERNST & YOUNG LLP
Dague	Retzlaff	RICHTER-SCHROEDER COMPANY, INC.
Scott	Revolinski	RFP COMMERCIAL, INC.
Paul	Rezents	HEITMAN CAPITAL MANAGEMENT
Timothy	Richey	CUSHMAN & WAKEFIELD
Timothy	Riddiough	UNIVERSITY OF WISCONSIN - MADISON
Graham	Riley	FIRST INDUSTRIAL REALTY TRUST
James	Ring	PARK TOWNE CORPORATION
Todd	Rizzo	WISPARK, LLC
Paul	Robertson	ORIX REAL ESTATE EQUITIES, INC.
Christopher	Ross	METLIFE REAL ESTATE INVESTMENTS
Julie	Rothwell	
Mark	Rowell	CRE FUNDING
Stephen	Rozga	GIMBERT ASSOCIATES LLC
Tonia	Rumrill	VENTAS, INC.
Robert	Ryan	TRANSWESTERN COMMERCIAL SERV.
Jean	Samayoa	DELTA ASSOCIATES
Chad	Sanderson	MESIROW FINANCIAL
Susan	Sary	NEW YORK LIFE INV. MGMT., LLC
Richard	Schaller	CMD REALTY INVESTORS, LP
Curt	Schaller	MERRILL LYNCH CAP. HEALTHCARE FINANCE
Brett	Schleis	SCHLEIS FLOOR COVERING, INC.
H.E.	Schmidt	COLLATERAL MORTGAGE CAPITAL, LLC
Gregory	Schmitt	R.J. SCHMITT & ASSOC., INC.
Christopher	Schramm	CORUM REAL ESTATE GROUP, INC.
Kyle	Schuhmacher	RIDGE PROPERTY TRUST
Daniel	Schulte	PRINCIPAL ENTERPRISE CAPITAL
Michael	Schwaab	HENDERSON GLOBAL INVESTORS
David	Schwartz	WATERTON ASSOCIATES, LLC
Gerald	Schwartz	GS & ASSOCIATES
Joseph	Schweitzer	M&I BANK
Barry	Seifert	COMPASS PROPERTIES
David	Seiler	MARSHALL & ILSLEY BANK
Jim	Shilling	UW MADISON SCHOOL OF BUSINESS

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Malcolm	Sina	DASCO COMPANIES
James	Smith	KENSINGTON REALTY ADVISORS
David	Spies	BEAR STERNS & CO., INC.
Roy	Splansky	VENTURE ONE REAL ESTATE, LLC
David	Stade	STONEWATER PARTNERS
Kent	Steele	REAL ESTATE RESEARCH CORP.
Kendra	Stensven	HALLKEEN
Jason	Stringer	PACIFIC LIFE INSURANCE COMPANY
Frank	Stumpf	BANK OF AMERICA
Joseph	Sullivan	ENCOMPASS REAL ESTATE ADVISORS
Thomas	Swan	TOM SWAN & ASSOCIATES, INC.
Paul	Tarantola	LINCOLN PROPERTY COMPANY
Francesca	Tenuta	
Craig	Theirl	JP MORGAN
Peter	Thomson	CITIGROUP PRIVATE BANK
David	Tomfohrde	DRAPER AND KRAMER, INC.
John	Urban	PRINCIPAL REAL ESTATE INVEST. LLC
Albert	Van Alyea	THE PHILIPSBORN CO.
S. Steven	Vitale	VITALE REALTY ADVISORS, LLC
Daniel	Volpano	J.P. MORGAN FLEMING ASSET MANAGEMENT
Greg	Vorwaller	CB RICHARD ELLIS
Joseph	Wagner	INLAND MADISON
Eric	Walesh	ERICKSON RETIREMENT COMMUNITIES
Terrence	Wall	T. WALL PROPERTIES
John	Walsh	MADISON REALTY INVESTORS, LLC
Joe	Walsh	THE GREAT LAKES COMPANIES
Chad	Walsh	MERRILL LYNCH CAPITAL
Stuart	Walton	GREENWAY PLAZA OFFICE PARK
Bryant	Wangard	WANGARD PROPERTIES
Tim	Warner	WISCONSIN APPRAISAL SERVICES LLC
Marc	Warren	UBS INVESTMENT BANK
Daniel	Webb	ALERE PROPERTY GROUP LLC
Jonathan	Weerts	REALOGIC ANALYTICS, INC.
David	Weiss	GENERAL CAPITAL MANAGEMENT, INC.
William	Wheaton	TORTO WHEATON RESEARCH
William	White	MICHAEL BEST & FRIEDRICH LLP
Brian	Whitemarsh	BNC NATIONAL BANK
Nicholas	Willems	PRUDENTIAL MORTGAGE CAPITAL CO.
William	Wilson	WILSON INVESTMENT ASSOCIATES, LTD.
Brian	Wirtz	BASCOM NORTHWEST VENTURES, LLC
Rick	Wise	WATERTON ASSOCIATES LLC
David	Woida	RICHTER-SCHROEDER CO.
Grant	Wood	M&I MARSHALL & ILSLEY BANK
Lisa Marie	Wyard	HEITMAN FINANCIAL, LLC
Kevin	Zarem	METROPOLITAN APPRAISAL
Jim	Zemezouak	BOULDERS REALTY ADVISORS