

FIRST INDUSTRIAL REALTY TRUST INC  
Form 8-K  
March 02, 2012

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

Washington, D.C. 20549

**FORM 8-K**

**Current Report**

Pursuant to Section 13 or 15(d) of the  
Securities Exchange Act of 1934

March 1, 2012 (February 29, 2012) Date of Report (Date of earliest event reported)

**FIRST INDUSTRIAL REALTY TRUST, INC.**

(Exact name of registrant as specified in its charter)

**Maryland**  
(State or other jurisdiction  
of incorporation or organization)

**1-13102**  
(Commission  
File Number)

**36-3935116**  
(I.R.S. Employer  
Identification No.)

Edgar Filing: FIRST INDUSTRIAL REALTY TRUST INC - Form 8-K

**311 S. Wacker Drive, Suite 3900**

**Chicago, Illinois 60606**

(Address of principal executive offices, zip code)

**(312) 344-4300**

(Registrant's telephone number, including area code)

**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 (see General Instruction A.2. below):

- ..  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 1.01 Entry into a Material Definitive Agreement**

On March 1, 2012, First Industrial Realty Trust, Inc., a Maryland corporation (the Company), entered into seven separate distribution agreements (individually, a 2012 Distribution Agreement and together, the 2012 Distribution Agreements) with First Industrial, L.P., a Delaware limited partnership and the Company's operating partnership, and each of Wells Fargo Securities, LLC, Merrill Lynch, Pierce, Fenner & Smith Incorporated, Morgan Keegan & Company, Inc., Lazard Capital Markets LLC, UBS Securities LLC, Piper Jaffray & Co. and Macquarie Capital (USA) Inc. (individually, an Agent and together, the Agents). The 2012 Distribution Agreements were entered into in connection with the commencement of an equity offering in which the Company may sell up to \$125,000,000, or a maximum of 12,500,000 shares, of its common stock (the Shares) from time to time in at-the-market offerings or certain other transactions (the Offering).

In the Offering, the Company may offer the Shares in amounts and at times to be determined by the Company from time to time, but has no obligation to sell any of the Shares in the Offering. The Company intends to use the proceeds from any sales in the Offering for general corporate purposes, which may include repayments or repurchases of debt and acquisitions and development of properties.

The Offering will be conducted pursuant to the 2012 Distribution Agreements, under which the Agents will act as the Company's agents for the offer and sale of the Shares. Each 2012 Distribution Agreement has a term expiring on March 1, 2015, although each 2012 Distribution Agreement may terminate earlier if all Shares are sold under the 2012 Distribution Agreements or if such 2012 Distribution Agreement is terminated by the Company or the applicable Agent. The Distribution Agreements collectively provide that the Company may offer and sell from time to time up to an aggregate of \$125,000,000 of shares of its common stock through the Agents, although the Company may not sell more than 12,500,000 shares in the Offering. Each 2012 Distribution Agreement provides that the Company will pay the applicable Agent a commission of 2.0% of the actual sales price of all shares sold through it as the Company's agent in at-the-market offerings.

Sales of the Shares, if any, may be made in negotiated transactions or transactions that are deemed to be at-the-market offerings as defined in Rule 415 under the Securities Act of 1933, as amended, including sales made directly on the New York Stock Exchange or sales made to or through a market maker other than on an exchange. The Company or each Agent may at any time suspend offers under the 2012 Distribution Agreements. Under the terms of each 2012 Distribution Agreement, the Company may also sell Shares to the applicable Agent as principal for its own account at a price agreed upon at the time of sale. If the Company sells Shares to any of the Agents as principal, it will enter into a separate terms agreement with such Agent with respect to that sale.

The Shares will be issued pursuant to a prospectus supplement filed with the Securities and Exchange Commission on March 1, 2012, and the Company's shelf registration statement on Form S-3 (File No. 333-179831) filed with the Securities and Exchange Commission on March 1, 2012.

The description of the 2012 Distribution Agreements does not purport to be complete and is qualified in its entirety by reference to Exhibit 10.1 to this report. Filed as Exhibit 10.1 to this report is the 2012 Distribution Agreement among the Company, First Industrial, L.P. and Wells Fargo Securities, LLC dated March 1, 2012 (the Wells Agreement ). Each of the other 2012 Distribution Agreements listed below is substantially identical in all material respects to the Wells Agreement except for the identities of the parties, and has not been filed as an exhibit to this report pursuant to Instruction 2 to Item 601 of Regulation S-K:

- (i) Distribution Agreement among the Company, First Industrial, L.P. and Merrill Lynch, Pierce, Fenner & Smith Incorporated dated March 1, 2012;
- (ii) Distribution Agreement among the Company, First Industrial, L.P. and Morgan Keegan & Company, Inc. dated March 1, 2012;
- (iii) Distribution Agreement among the Company, First Industrial, L.P. and Lazard Capital Markets LLC dated March 1, 2012;
- (iv) Distribution Agreement among the Company, First Industrial, L.P. and UBS Securities LLC dated March 1, 2012;
- (v) Distribution Agreement among the Company, First Industrial, L.P. and Piper Jaffray & Co. dated March 1, 2012; and
- (vi) Distribution Agreement among the Company, First Industrial, L.P. and Macquarie Capital (USA) Inc. dated March 1, 2012.

**Item 1.02 Termination of a Material Definitive Agreement**

On February 29, 2012, the Company notified each of Wells Fargo Securities, LLC, J.P. Morgan Securities LLC, Morgan Keegan & Company, Inc., Piper Jaffray & Co., Lazard Capital Markets LLC and Macquarie Capital (USA) Inc. (the 2011 Agents ) that it had terminated the six distribution agreements dated February 28, 2011 (the 2011 Distribution Agreements ) with each of the 2011 Agents, effective immediately. The 2011 Distribution Agreements were entered into in connection with the commencement of an equity offering in which the Company was permitted to sell \$100,000,000, or a maximum of 10,000,000 shares, of its common stock from time to time in at-the-market offerings or certain other transactions. The 2011 Distribution Agreements were terminated by the Company in preparation for the commencement of the Offering.

**Item 8.01. Other Events.**

On March 1, 2012, the Company issued a press release announcing the Offering.

Attached and incorporated by reference as Exhibit 99.1 is a copy of the Company s press release dated March 1, 2012, with respect to the foregoing information.

**Item 9.01 Financial Statements and Exhibits.**

(d) Exhibits. The following exhibits are filed herewith:

Exhibit No.	Description
5.1	Opinion of McGuireWoods LLP, counsel to the Company, as to the legality of the securities being registered.
8.1	Opinion of Barack Ferrazzano Kirschbaum & Nagelberg LLP, counsel to the registrants, as to certain tax matters.
10.1	Distribution Agreement among the Company, First Industrial, L.P. and Wells Fargo Securities, LLC dated March 1, 2012.
23.1	Consent of McGuireWoods LLP (included in Exhibit 5.1 hereto).
23.2	Consent of Barack Ferrazzano Kirschbaum & Nagelberg LLP (contained in Exhibit 8.1 hereto).
99.1	Press Release dated March 1, 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.

FIRST INDUSTRIAL REALTY TRUST, INC.

By: /s/ Scott A. Musil  
Name: Scott A. Musil

Title: Chief Financial Officer

(Principal Accounting Officer)

Date: March 1, 2012