

Rank	Tenant • name • address	Square Feet	Lease Type	Tenant Representative	Owner Representative
1	Kaiser Permanente 74 and 75 N. Pasadena Ave. Pasadena 91103	381,217	renewal	Jones Lang LaSalle	Alliance Management
2	Gas Company 555 W. Fifth St. Los Angeles 90013	350,000	renewal	CB Richard Ellis	MPG Office Trust
3	Northrop Grumman Corp. 201 N. Douglas St. El Segundo 90245	330,000	renewal	Jones Lang LaSalle	CB Richard Ellis
4	Sony Entertainment 10000 W. Washington Blvd. Culver City 90232	328,847	renewal	Cresa Partners	Direct
5	Farmers Insurance Group 6303 Owensmouth Ave. Woodland Hills 91367	180,602	renewal	UGL Equis	Jones Lang LaSalle
6	Bank of America Corp. 8501 & 8521 Fallbrook Ave. West Hills 91304	179,425	renewal	Jones Lang LaSalle	CB Richard Ellis
7	DirectTV Holdings LLC 2300 E. Imperial Highway El Segundo 90245	157,211	new lease	Jones Lang LaSalle	Cushman & Wakefield
8	MGM Entertainment 235-269 N. Beverly Drive Beverly Hills 90210	144,000	new lease	Lesmark Strategic Real Estate Services	George Comfort & Sons
9	County of Los Angeles 1933 S. Broadway Los Angeles 90007	142,360	new lease	Direct	CB Richard Ellis
10	USC Information Sciences Institute 4676 Admiralty Way Marina del Rey 90292	140,295	renewal	Travers Realty/Cushman & Wakefield	Brookfield Properties
11	Southern California Edison 1218 S. Fifth Ave. Monrovia 91016	137,936	sublease	CB Richard Ellis	Colliers International
12	International Rectifier Corp. 101 Sepulveda Blvd. El Segundo 90245	128,532	renewal	Jones Lang LaSalle	Colliers International
13	L.A. Care 1055 W. Seventh St. Los Angeles 90017	124,313	new lease	CB Richard Ellis	Jamison Services
14	Jones Day 555 S. Flower St. Los Angeles 90017	109,120	sublease	Cushman & Wakefield	Thomas Properties
15	Aecom 515 S. Flower St. Los Angeles 90017	100,000	renewal	CB Richard Ellis	Thomas Properties
16	Community Redevelopment Agency 1200 W. Seventh St. Los Angeles 90017	99,875	new lease	Travers/CB Richard Ellis	CB Richard Ellis
17	Modern Video Film 2300 W. Empire Ave. Burbank 91504	96,300	new lease	Studley	CB Richard Ellis

18	Entertainment Partners 2835 N. Naomi St. Burbank 91504	91,195	renewal	CB Richard Ellis	CB Commercial
19	Aramark Uniform Services 115 N. First St. Burbank 91502	86,000	renewal	Jones Lang LaSalle	Direct
20	Boeing Co. 3100 W. Lomita Blvd. Torrance 90505	82,000	renewal	CB Richard Ellis	CB Richard Ellis
21	UCLA 5767 W. Century Blvd. Los Angeles 90045	81,195	renewal	Grubb & Ellis	Jones Lang LaSalle
22	Comcast Entertainment 12312 W. Olympic Blvd. Los Angeles 90064	78,000	renewal	Studley	LA Realty Partners
23	Intuit 5601 Lindero Canyon Road Westlake Village 91362	71,754	renewal	Jones Lang LaSalle	CB Richard Ellis
24	Genzyme Genetics 5300 McConnell Ave. Los Angeles 90066	68,788	renewal	Colliers International	Direct
25	Lender Processing Services 3100 New York Drive Pasadena 91107	68,633	renewal	Cushman & Wakefield	Direct
26	DLA Piper 2000 Avenue of the Stars Los Angeles 90067	65,236	new lease	Transwestern	CB Richard Ellis
27	Eharmony 2401 Colorado Ave. Santa Monica 90404	64,450	sublease	CB Richard Ellis	Jones Lang LaSalle
28	Cetera Financial Group 200 N. Sepulveda Ave. El Segundo 90245	63,860	renewal	CB Richard Ellis	CB Richard Ellis
29	Worley Parsons 125 W. Huntington Drive Arcadia 91007	63,074	renewal	Cushman & Wakefield	Direct
30	TSA Lost and Found 5767 W. Century Blvd. Los Angeles 90045	61,790	new lease	Direct	Jones Lang LaSalle
31	Pillsbury Winthrop Shaw Pittman LLC 725 S. Figueroa St. Los Angeles 90017	61,401	renewal	CB Richard Ellis	Brookfield Properties
32	Mercedes Benz of Beverly Hills 9242 Beverly Blvd. Beverly Hills 90210	60,900	renewal	Transwestern	Tishman Speyer
33	State Farm Insurance 1 Baxter Way Westlake Village 91362	58,751	new lease	Cushman & Wakefield	CB Richard Ellis
34	WME Entertainment 150 S. El Camino Drive Beverly Hills 90210	58,246	sublease	Direct	CB Richard Ellis
35	University of Phoenix 1515 W. 190th St. Gardena 90248	57,606	renewal	Cushman & Wakefield	CB Richard Ellis

36	Stereo D LLC 3355 W. Empire Ave. Burbank 91505	57,597	sublease	Studley	Jones Lang LaSalle
37	Line 6 Inc. 26850 Agoura Road Calabasas 91302	57,155	renewal	Studley	CB Richard Ellis
38	Regal Medical Group 8550 Balboa Blvd. Northridge 91325	56,442	renewal	CB Richard Ellis	CB Richard Ellis
39	Houlihan Lokey 1930 Century Park West Los Angeles 90067	56,323	renewal	Travers	Direct
40	Front Line Management 1100 Glendon Ave. Los Angeles 90024	56,084	renewal	Beitler Commercial Realty	LA Realty Partners
41	Fox Interactive Media 2500 Broadway Santa Monica 90404	55,070	renewal	Equity Office	LA Realty Partners
42	Merrill Lynch 2029 Century Park East Los Angeles 90067	54,000	renewal	Jones Lang LaSalle	CB Richard Ellis
43	Unum 655 N. Central Ave. Glendale 91203	53,949	renewal	Transwestern	CB Richard Ellis
44	Door to Door Storage 15857 Strathern St. Van Nuys 91406	53,826	new lease	CB Richard Ellis	Cushman & Wakefield
45	Quest Diagnostics 26081 Avenue Hall Valencia 91355	53,527	new lease	CB Richard Ellis	CB Richard Ellis
46	Shopzilla 12200 W. Olympic Blvd. Los Angeles 90064	53,095	renewal	Cresa Partners	LA Realty Partners
47	Raytheon Corp. 2201 E. El Segundo Blvd. El Segundo 90245	52,764	renewal	Jones Lang LaSalle	CB Richard Ellis
48	City of Los Angeles 1200 W. Seventh St. Los Angeles 90017	52,247	new lease	CB Richard Ellis	CB Richard Ellis
49	State Compensation Insurance Fund 2400 Empire Ave. Burbank 91504	52,064	renewal	CB Richard Ellis	CB Richard Ellis
50	General Dynamics Corp. 112 S. Lakeview Canyon Road Westlake Village 91362	51,429	new lease	Direct	NAI Capital

NA - Not Available; N/A - Not Applicable Source: CoStar Group Inc. To the best of our knowledge, this information is accurate as of press time. While every effort is made to ensure the accuracy and thoroughness of the list, omissions and typographical errors sometimes occur. Please send corrections or additions on company letterhead to the

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