

Laura Clark  
904 598 7831  
LauraClark@RegencyCenters.com

**REGENCY CENTERS ANNOUNCES TAX INFORMATION FOR 2019 DISTRIBUTIONS**

**Jacksonville, FL. (January 21, 2020)** — Regency Centers Corporation (The “Company”) (NASDAQ:REG) today announced the federal income tax treatment of its 2019 distributions to holders of its common stock.

**Regency Centers Corporation Common Stock: Symbol REG CUSIP #: 758849103**

CUSIP	Record Date	Payable Date	Total Distribution Per Share	Ordinary Dividends	Total Capital Gain Distr.	Unrecapt Sec 1250 Gain (1)	Nontaxable Distributions	Section 199A Dividends (2)
758849103	2/25/2019	3/7/2019	\$0.585000	\$0.567450	\$0.017550	\$0.000000	\$0.000000	\$0.567450
758849103	5/13/2019	5/23/2019	\$0.585000	\$0.567450	\$0.017550	\$0.000000	\$0.000000	\$0.567450
758849103	8/12/2019	8/22/2019	\$0.585000	\$0.567450	\$0.017550	\$0.000000	\$0.000000	\$0.567450
758849103	11/12/2019	11/22/2019	\$0.585000	\$0.567450	\$0.017550	\$0.000000	\$0.000000	\$0.567450
<b>TOTALS</b>			<b>\$2.340000</b>	<b>\$2.269800</b>	<b>\$0.070200</b>	<b>\$0.000000</b>	<b>\$0.000000</b>	<b>\$2.269800</b>

- (1) This is the amount included in the Total Capital Gain Distribution that is Unrecaptured Section 1250 gain.
- (2) This amount represents dividends eligible for the 20% qualified business income deduction under Section 199A, and is included in Ordinary Dividends.

**About Regency Centers Corporation (NASDAQ: REG)**

Regency Centers is the preeminent national owner, operator, and developer of shopping centers located in affluent and densely populated trade areas. Our portfolio includes thriving properties merchandised with highly productive grocers, restaurants, service providers, and best-in-class retailers that connect to their neighborhoods, communities, and customers. Operating as a fully integrated real estate company, Regency Centers is a qualified real estate investment trust (REIT) that is self-administered, self-managed, and an S&P 500 Index member. For more information, please visit [RegencyCenters.com](http://RegencyCenters.com).

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Forward-looking statements involve risks and uncertainties. Actual future performance, outcomes and results may differ materially from those expressed in forward-looking statements. Please refer to the documents filed by Regency Centers Corporation with the SEC, specifically the most recent reports on Forms 10-K and 10-Q, which identify important risk factors which could cause actual results to differ from those contained in the forward-looking statements.