REGENCY CENTERS CORP

Form 4 May 30, 2008

FORM 4

UNITED STATES SECURITIES AND EXCHANGE COMMISSION Washington, D.C. 20549

STATEMENT OF CHANGES IN BENEFICIAL OWNERSHIP OF

SECURITIES

OMB APPROVAL OMB

3235-0287 Number:

January 31, Expires: 2005

10% Owner

Other (specify

burden hours per response... 0.5

Estimated average

if no longer subject to Section 16. Form 4 or Form 5

Check this box

Filed pursuant to Section 16(a) of the Securities Exchange Act of 1934, obligations Section 17(a) of the Public Utility Holding Company Act of 1935 or Section may continue. 30(h) of the Investment Company Act of 1940 See Instruction

(Print or Type Responses)

1(b).

(Last)

1. Name and Address of Reporting Person * CARPENTER ALVIN R

(First)

(Street)

(Middle)

2. Issuer Name and Ticker or Trading Symbol

REGENCY CENTERS CORP

[REG]

3. Date of Earliest Transaction

(Month/Day/Year) 05/29/2008

5. Relationship of Reporting Person(s) to

Issuer

(Check all applicable)

500 WATER STREET, 15TH **FLOOR**

4. If Amendment, Date Original

Filed(Month/Day/Year)

below)

6. Individual or Joint/Group Filing(Check Applicable Line)

_X__ Director

Officer (give title

X Form filed by One Reporting Person Form filed by More than One Reporting

JACKSONVILLE, FL 32202

(City)	(State)	(Zip) Tabl	e I - Non-D	erivative	Secur	ities Acq	uired, Disposed o	f, or Beneficial	ly Owned
1.Title of Security (Instr. 3)	2. Transaction Date (Month/Day/Year)	2A. Deemed Execution Date, if any (Month/Day/Year)	3. Transaction Code (Instr. 8)			5. Amount of Securities Beneficially Owned Following Reported	6. Ownership Form: Direct (D) or Indirect (I) (Instr. 4)	7. Nature of Indirect Beneficial Ownership (Instr. 4)	
			Code V	Amount	(A) or (D)	Price	Transaction(s) (Instr. 3 and 4)		
Common Stock	05/29/2008		S	100	D	\$ 66.23	51,105	D	
Common Stock	05/29/2008		S	200	D	\$ 66.26	50,905	D	
Common Stock	05/29/2008		S	200	D	\$ 66.27	50,705	D	
Common Stock	05/29/2008		S	200	D	\$ 66.29	50,505	D	
Common Stock	05/29/2008		S	100	D	\$ 66.31	50,405	D	

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Common Stock	05/29/2008	S	300	D	\$ 66.32	50,105	D
Common Stock	05/29/2008	S	200	D	\$ 66.37	49,905	D
Common Stock	05/29/2008	S	100	D	\$ 66.4	49,805	D
Common Stock	05/29/2008	S	200	D	\$ 66.47	49,605	D
Common Stock	05/29/2008	S	400	D	\$ 66.51	49,205	D
Common Stock	05/29/2008	S	800	D	\$ 66.52	48,405	D
Common Stock	05/29/2008	S	400	D	\$ 66.53	48,005	D
Common Stock	05/29/2008	S	400	D	\$ 66.54	47,605	D
Common Stock	05/29/2008	S	100	D	\$ 66.55	47,505	D
Common Stock	05/29/2008	S	400	D	\$ 66.56	47,105	D
Common Stock	05/29/2008	S	100	D	\$ 66.58	47,005	D
Common Stock	05/29/2008	S	300	D	\$ 66.59	46,705	D
Common Stock	05/29/2008	S	2,500	D	\$ 66.6	44,205	D
Common Stock	05/29/2008	S	1,000	D	\$ 66.61	43,205	D

Reminder: Report on a separate line for each class of securities beneficially owned directly or indirectly.

Persons who respond to the collection of information contained in this form are not required to respond unless the form displays a currently valid OMB control number.

SEC 1474 (9-02)

Table II - Derivative Securities Acquired, Disposed of, or Beneficially Owned (e.g., puts, calls, warrants, options, convertible securities)

1. Title of	2.	3. Transaction Date	3A. Deemed	4.	5.	6. Date Exercisable and	7. Title and	8. Price of	9. Nu
Derivative	Conversion	(Month/Day/Year)	Execution Date, if	Transaction	orNumber	Expiration Date	Amount of	Derivative	Deriv
Security	or Exercise		any	Code	of	(Month/Day/Year)	Underlying	Security	Secui
(Instr. 3)	Price of		(Month/Day/Year)	(Instr. 8)	Derivativ	re	Securities	(Instr. 5)	Bene
	Derivative				Securities	S	(Instr. 3 and 4)		Own
	Security				Acquired				Follo
					(A) or				Repo

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Disposed of (D) (Instr. 3, 4, and 5)

Code V (A) (D) Date Exercisable

Date

Expiration Title Amount or

> Number of Shares

Trans

(Insti

Reporting Owners

Relationships Reporting Owner Name / Address 10% Owner Officer Other Director

CARPENTER ALVIN R 500 WATER STREET, 15TH FLOOR X JACKSONVILLE, FL 32202

Signatures

/s/ Linda Y. Kelso, Attorney-in-Fact for A.R. Carpenter

05/30/2008

**Signature of Reporting Person

Date

Explanation of Responses:

- If the form is filed by more than one reporting person, see Instruction 4(b)(v).
- Intentional misstatements or omissions of facts constitute Federal Criminal Violations. See 18 U.S.C. 1001 and 15 U.S.C. 78ff(a).

Note: File three copies of this Form, one of which must be manually signed. If space is insufficient, see Instruction 6 for procedure. Potential persons who are to respond to the collection of information contained in this form are not required to respond unless the form displays a currently valid OMB number.

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