

KILROY REALTY CORP  
Form 8-K  
January 27, 2009

**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**

Date of Report (Date of earliest event reported): **January 26, 2009**

**KILROY REALTY CORPORATION**

(Exact name of registrant as specified in its charter)

**Maryland**  
(State or other jurisdiction)

**1-12675**

**95-4598246**  
(IRS Employer)

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of incorporation)

(Commission File Number)

Identification No.)

12200 W. Olympic Boulevard, Suite 200, Los Angeles, California  
(Address of principal executive offices)

90064  
(Zip Code)

Registrant's telephone number, including area code: (310) 481-8400

N/A  
(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.):

- .. 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 2.02 Results of Operations and Financial Condition.**

On January 26, 2009, Kilroy Realty Corporation issued a press release announcing its earnings for the year ended December 31, 2008 and distributed certain supplemental information. The supplemental information is attached to this report as Exhibit 99.1, and the press release is attached to this report as Exhibit 99.2.

**Item 9.01 Financial Statements and Exhibits.**

List below the financial statements, pro forma financial information and exhibits, if any, filed as a part of this report.

(d) Exhibits.

99.1 Fourth Quarter 2008 Supplemental Financial Report.

99.2 Press Release dated January 26, 2009.

**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.

Date: January 26, 2009

KILROY REALTY CORPORATION

By: **/s/ Heidi R. Roth**  
**Heidi R. Roth**  
**Senior Vice President and Controller**

**EXHIBIT INDEX**

**Exhibit**

| <b>Number</b> | <b>Description</b>                                 |
|---------------|--|
| 99.1*         | Fourth Quarter 2008 Supplemental Financial Report. |
| 99.2*         | Press Release dated January 26, 2009.              |

\* Filed herewith.