

For Immediate Release
Contact: Chris Daly, Jerry Daly
(703) 435-6293

**Hunter Realty Brokers 16-Hotel Transaction for Lodgian, Inc.
As Part of Planned Disposition Program**

ATLANTA, Ga., June 28, 2007—Hunter Realty Associates, a leading national hotel and brokerage investment firm, announced today that the firm advised Atlanta, Ga.-based Lodgian, Inc. (NYSE:LGN) on the sale of a 16-hotel portfolio to Kronos Hotels and Resorts. The portfolio sold for an aggregate sales price of \$64.9 million. The purchaser has signed an agreement to buy one additional hotel, which will close later this year.

Currently, 20 of the 27 non-core hotels, whose planned disposition was announced in November 2006, have been sold. Of the remaining seven, non-core assets, four currently are under contract and the remaining three properties are being marketed actively.

“This transaction is a major part of the execution of our plan to streamline our portfolio,” said Ed Rohling, Lodgian CEO.

“The sale was very successful for our client and the buyer,” said Teague Hunter CHB, executive vice president of Hunter Realty. “Lodgian received great value for assets designated for sale, and, given the strategic locations of the properties and the opportunity to create additional value, there remains significant appreciation potential for Kronos. The current demand for hotel investment remains very strong.”

A portion of the portfolio was marketed in conjunction with JLL Hotels and HREC.

The sold hotels are:

	Hotel	City/State	# of Rooms
1)	Holiday Inn	Sheffield, AL	202
2)	Holiday Inn Express	Dothan, AL	112
3)	Holiday Inn	Pensacola, FL	152
4)	Holiday Inn Express	Pensacola, FL	122
5)	Holiday Inn	Winter Haven, FL	228
6)	Holiday Inn	Lansing, MI	244
7)	Holiday Inn	Lancaster, PA	189

8)	Holiday Inn Greentree	Pittsburgh, PA	201
9)	Holiday Inn	York, PA	100

10)	Crowne Plaza	Cedar Rapids, IA	275
11)	Clarion Hotel	Louisville, KY	393
12)	Quality Inn	Dothan, AL	102
13)	Ramada	Charleston, SC	197
14)	Ramada Plaza	Macon, GA	297
15)	Park Inn	Brunswick, GA	126
16)	Augusta West Inn	Augusta, GA	117
		Total rooms:	3,057

About Hunter Realty Associates

Hunter Realty Associates (Hunter) provides expert advice to hotel investors to maximize the value of their hotel portfolios. Hunter's vast network of industry relationships is a result of the firm's 30-year history of exceptional service to the hotel investment community. Hunter Realty services industry transactions ranging from single asset investment sales to strategic portfolio dispositions and acquisitions. The firm founded and organizes the Hotel Investment Conference, an annual meeting of top hotel executives. The conference is designed to address current trends affecting the industry while making invaluable contacts in the industry.