

CRT PROPERTIES INC
Form 8-K
August 31, 2004

**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) August 26, 2004

CRT Properties, Inc.

(Exact name of registrant as specified in its charter)

Florida	1-9997	59-2898045
(State or other jurisdiction of incorporation)	(Commission File Number)	(IRS Employer Identification No.)
225 NE Mizner Blvd., Suite 200, Boca Raton, FL		33432

(Address of principal executive offices) (Zip Code)
Registrant's telephone number, including area code (561) 395-9666

Koger Equity, Inc.

(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:

- 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))
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Item 7.01 Regulation FD Disclosure.

CRT Properties, Inc. announced the declaration of a dividend of \$0.53125 per share of the Company's 8 1/2% Series A Cumulative Redeemable Preferred Stock, as more particularly described in its News Release, dated August 26, 2004, a copy of which is attached hereto as Exhibit 99 and by this reference made a part hereof.

For more information on CRT Properties, Inc., contact the company at (800) 850-2037 or visit its web site at www.crtproperties.com.

Item 9.01 Financial Statements and Exhibits.

(c) Exhibits

Exhibit Number	Description of Exhibit
99	CRT Properties, Inc. News Release, dated August 26, 2004.

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.

CRT Properties, Inc.

(Registrant)

Date: August 31, 2004

/s/ Steven A. Abney
Steven A. Abney
Vice President, Finance and Chief
Accounting Officer (Principal Financial
Officer)

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EXHIBIT INDEX

The following designated exhibits are filed herewith:

Exhibit Number	Description of Exhibit
99	CRT Properties, Inc. News Release, dated August 26, 2004.