

STATEMENT OF CHANGES IN BENEFICIAL OWNERSHIP

Check this box if no longer subject to Section 16. Form 4 or Form 5 obligations may continue. See Instruction 1(b).

Filed pursuant to Section 16(a) of the Securities Exchange Act of 1934 or Section 30(h) of the Investment Company Act of 1940

OMB APPROVAL	
OMB Number:	3235-0287
Estimated average burden hours per response:	0.5

1. Name and Address of Reporting Person* <u>KATZMAN CHAIM</u> (Last) (First) (Middle) 1696 NE MIAMI GARDENS DRIVE (Street) NORTH MIAMI FL 33179 BEACH (City) (State) (Zip)	2. Issuer Name and Ticker or Trading Symbol <u>REGENCY CENTERS CORP [REG]</u>	5. Relationship of Reporting Person(s) to Issuer (Check all applicable) <input checked="" type="checkbox"/> Director <input checked="" type="checkbox"/> 10% Owner <input checked="" type="checkbox"/> Officer (give title below) <input type="checkbox"/> Other (specify below) Vice Chairman
	3. Date of Earliest Transaction (Month/Day/Year) 09/11/2017	
	4. If Amendment, Date of Original Filed (Month/Day/Year)	6. Individual or Joint/Group Filing (Check Applicable Line) <input type="checkbox"/> Form filed by One Reporting Person <input checked="" type="checkbox"/> Form filed by More than One Reporting Person

Table I - Non-Derivative Securities Acquired, Disposed of, or Beneficially 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)		4. Securities Acquired (A) or Disposed Of (D) (Instr. 3, 4 and 5)			5. Amount of Securities Beneficially Owned Following Reported Transaction(s) (Instr. 3 and 4)	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			
Common Stock								160,831	D ⁽¹⁾	
Common Stock	09/11/2017		s		243,605	D	\$64.3	0	I	By MGN (USA) Inc. ⁽²⁾
Common Stock								2,424,085	I	By Ficus, Inc. ⁽³⁾
Common Stock								4,001,943	I	By Silver Maple (2001), Inc. ⁽⁴⁾
Common Stock	09/11/2017		s		546,613	D	\$64.3	0	I	By MGN America, LLC ⁽⁵⁾
Common Stock	09/11/2017		s		265,540	D	\$64.3	3,850,000	I	By Gazit First Generation, LLC ⁽⁶⁾
Common Stock								2,432,869	I	By MGN (USA) 2016, LLC ⁽⁷⁾
Common Stock								5,769,966	I	By MGN America 2016, LLC ⁽⁸⁾

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

1. Title of Derivative Security (Instr. 3)	2. Conversion or Exercise Price of Derivative Security	3. Transaction Date (Month/Day/Year)	3A. Deemed Execution Date, if any (Month/Day/Year)	4. Transaction Code (Instr. 8)		5. Number of Derivative Securities Acquired (A) or Disposed of (D) (Instr. 3, 4 and 5)		6. Date Exercisable and Expiration Date (Month/Day/Year)		7. Title and Amount of Securities Underlying Derivative Security (Instr. 3 and 4)	8. Price of Derivative Security (Instr. 5)	9. Number of derivative Securities Beneficially Owned Following Reported Transaction(s) (Instr. 4)	10. Ownership Form: Direct (D) or Indirect (I) (Instr. 4)	11. Nature of Indirect Beneficial Ownership (Instr. 4)
				Code	V	(A)	(D)	Date Exercisable	Expiration Date					

1. Name and Address of Reporting Person*
KATZMAN CHAIM
 (Last) (First) (Middle)

1696 NE MIAMI GARDENS DRIVE

(Street)

NORTH MIAMI
BEACH FL 33179

(City) (State) (Zip)

1. Name and Address of Reporting Person*

[GAZIT 1995 INC](#)

(Last) (First) (Middle)

1696 NE MIAMI GARDENS DR

(Street)

MIAMI BEACH FL 33179

(City) (State) (Zip)

1. Name and Address of Reporting Person*

[MGN USA INC](#)

(Last) (First) (Middle)

1696 NE MIAMI GARDENS DR

(Street)

MIAMI BEACH FL 33179

(City) (State) (Zip)

1. Name and Address of Reporting Person*

[Gazit-Globe Ltd](#)

(Last) (First) (Middle)

1696 NE MIAMI GARDENS DRIVE

(Street)

NORTH MIAMI
BEACH FL 33179

(City) (State) (Zip)

1. Name and Address of Reporting Person*

[MGN America, LLC](#)

(Last) (First) (Middle)

1696 NE MIAMI GARDENS DRIVE

(Street)

NORTH MIAMI
BEACH FL 33179

(City) (State) (Zip)

1. Name and Address of Reporting Person*

[SILVER MAPLE \(2001\) INC](#)

(Last) (First) (Middle)

1696 NE MIAMI GARDENS DRIVE

(Street)

NORTH MIAMI
BEACH FL 33179

(City) (State) (Zip)

1. Name and Address of Reporting Person*

[FICUS INC](#)

(Last)	(First)	(Middle)
<u>1696 NE MIAMI GARDENS DRIVE</u>		
<hr/>		
(Street)		
<u>NORTH MIAMI BEACH</u>	<u>FL</u>	<u>33179</u>
<hr/>		
(City)	(State)	(Zip)

1. Name and Address of Reporting Person*

GAZIT AMERICA INC

(Last)	(First)	(Middle)
<u>303-109 ATLANTIC AVENUE</u>		
<hr/>		
(Street)		
<u>TORONTO</u>	<u>A6</u>	<u>M6K1X4</u>
<hr/>		
(City)	(State)	(Zip)

1. Name and Address of Reporting Person*

MGN (USA) 2016, LLC

(Last)	(First)	(Middle)
<u>1696 NE MIAMI GARDENS DRIVE</u>		
<hr/>		
(Street)		
<u>NORTH MIAMI BEACH</u>	<u>FL</u>	<u>33179</u>
<hr/>		
(City)	(State)	(Zip)

1. Name and Address of Reporting Person*

GAZIT FIRST GENERATION LL

(Last)	(First)	(Middle)
<u>1696 NE MIAMI GARDENS DR</u>		
<hr/>		
(Street)		
<u>MIAMI BEACH</u>	<u>FL</u>	<u>33179</u>
<hr/>		
(City)	(State)	(Zip)

Explanation of Responses:

- Shares held directly by Mr. Katzman.
- Shares held directly by MGN (USA) Inc. ("MGN USA"). MGN USA is a member of a "group" with Mr. Katzman for purposes of Section 13(d) of the Securities and Exchange Act of 1934, as amended (the "Exchange Act"). MGN USA is a wholly-owned subsidiary of Gazit-Globe Ltd. ("Gazit-Globe"). Mr. Katzman is the Chairman of the Board of Gazit-Globe. The reporting person disclaims beneficial ownership of such shares except to the extent of the reporting person's pecuniary interest therein, if any.
- Shares owned directly by Ficus Inc. ("Ficus"). Ficus is a member of a "group" with Mr. Katzman for purposes of Section 13(d) of the Exchange Act. Ficus is a wholly-owned subsidiary of Gazit America Inc., a wholly-owned subsidiary of Gazit-Globe. Mr. Katzman is the Chairman of the Board of Gazit-Globe. The reporting person disclaims beneficial ownership of such shares except to the extent of the reporting person's pecuniary interest therein, if any.
- Shares owned directly by Silver Maple (2001) Inc. ("Silver Maple"). Silver Maple is a member of a "group" with Mr. Katzman for purposes of Section 13(d) of the Exchange Act. Silver Maple is a wholly-owned subsidiary of Gazit America Inc., a wholly-owned subsidiary of Gazit-Globe. Mr. Katzman is the Chairman of the Board of Gazit-Globe. The reporting person disclaims beneficial ownership of such shares except to the extent of the reporting person's pecuniary interest therein, if any.
- Shares owned directly by MGN America, LLC ("MGN America"). MGN America is a member of a "group" with Mr. Katzman for purposes of Section 13(d) of the Exchange Act. MGN America is also wholly-owned subsidiary of 1995, a wholly-owned subsidiary of Gazit-Globe. Mr. Katzman is the Chairman of the Board of Gazit-Globe. The reporting person disclaims beneficial ownership of such shares except to the extent of the reporting person's pecuniary interest therein, if any.
- Shares owned directly by Gazit First Generation, LLC ("First Generation"). First Generation is a member of a "group" with Mr. Katzman for purposes of Section 13(d) of the Exchange Act. First Generation is a wholly-owned subsidiary of 1995, a wholly-owned subsidiary of MGN USA, a wholly-owned subsidiary of Gazit-Globe. Mr. Katzman is the Chairman of the Board of Gazit-Globe. The reporting person disclaims beneficial ownership of such shares except to the extent of the reporting person's pecuniary interest therein, if any.
- Shares held directly by MGN (USA) 2016, LLC ("MGN USA 2016"). MGN USA 2016 is a member of a "group" with Mr. Katzman for purposes of Section 13(d) of the Exchange Act. MGN USA 2016 is a wholly-owned subsidiary of 1995, a wholly-owned subsidiary of MGN USA, a wholly-owned subsidiary of Gazit-Globe. Mr. Katzman is the Chairman of the Board of Gazit-Globe. The reporting person disclaims beneficial ownership of such shares except to the extent of the reporting person's pecuniary interest therein, if any.
- Shares owned directly by MGN America 2016, LLC ("MGN America 2016"). MGN America 2016 is a member of a "group" with Mr. Katzman for purposes of Section 13(d) of the Exchange Act. MGN America 2016 is also wholly-owned subsidiary of MGN America, which is wholly-owned by MGN USA and 1995, wholly-owned subsidiaries of Gazit-Globe. Mr. Katzman is the Chairman of the Board of Gazit-Globe. The reporting person disclaims beneficial ownership of such shares except to the extent of the reporting person's pecuniary interest therein, if any.

Remarks:

On the basis of the relationship between each of Mr. Katzman and Gazit-Globe, Gazit-Globe and its controlled direct and indirect subsidiaries may be directors of the issuer by deputization for the purposes of Section 16 of the Exchange Act. Because no more than 10 reporting persons can file any one Form 4 through the Securities and Exchange Commission's EDGAR system, MGN America 2016, LLC has filed a separate Form 4.

/s/ Chaim Katzman by Michael B. Kirwan, as Attorney-in-Fact 09/13/2017

** Signature of Reporting Person Date

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

* 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.

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 Number.

