

TRAMMELL CROW CO  
Form 8-K  
July 27, 2006

## UNITED STATES

## SECURITIES AND EXCHANGE COMMISSION

Washington, D.C. 20549

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## 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): July 27, 2006

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## TRAMMELL CROW COMPANY

(Exact name of Registrant as specified in its charter)

**Delaware**  
(State or other jurisdiction  
of incorporation)

**2001 Ross Avenue**  
**Suite 3400**  
**Dallas, Texas**

(Address of principal executive offices)

**1-13531**  
(Commission File Number)

**75-2721454**  
(I.R.S. Employer  
Identification Number)

**75201**  
(Zip code)

Registrant's telephone number, including area code: **(214) 863-3000**

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**Not Applicable**

(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:

- o Written communications pursuant to Rule 425 under the Securities Act (17 CFR 230.425)
  - o Soliciting material pursuant to Rule 14a-12 under the Exchange Act (17 CFR 240.14a-12)
  - o Pre-commencement communications pursuant to Rule 14d-2(b) under the Exchange Act (17 CFR 240.14d-2(b))
  - o Pre-commencement communications pursuant to Rule 13e-4(c) under the Exchange Act (17 CFR 240.13e-4(c))
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**Item 2.02 Results of Operations and Financial Condition**

On July 27, 2006, Trammell Crow Company issued a press release announcing its financial results for the second quarter and first half of 2006. A copy of this press release is being furnished as an exhibit to this report on Form 8-K.

**Item 9.01 Financial Statements and Exhibits**

**Exhibit  
Number**

**Exhibit Title**

99.1	Press release dated July 27, 2006
99.2	Statements of Income for the Three and Six Months Ended June 30, 2006 and 2005
99.3	Balance Sheet as of June 30, 2006 and December 31, 2005
99.4	Summarized Operating Data by Segment for the Three and Six Months Ended June 30, 2006 and 2005
99.5	Other Data as of June 30, 2006 and December 31, 2005

**SIGNATURE**

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.

TRAMMELL CROW COMPANY

Date: July 27, 2006

By: /s/ J. CHRISTOPHER KIRK  
J. Christopher Kirk  
Executive Vice President,  
General Counsel and Secretary

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**EXHIBIT INDEX**

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