



ITEM 1.01 Entry into a Material Definitive Agreement

On June 1, 2011, the registrant, through its subsidiary, MAA TANC, LLC, entered into a promissory note with New York Life Insurance Company for \$128 million with a fixed interest rate of 5.08%. The promissory note matures in 10 years and encumbers eight properties owned by MAA TANC, LLC.

The foregoing description of the promissory note does not purport to be complete and is qualified in its entirety by the terms of the promissory note, a copy of which is filed as Exhibit 10.1 to this Current Report.

ITEM 7.01 Regulation FD Disclosure

On June 2, 2011, the registrant issued a press release announcing the acquisition of the apartment community The Hamptons at Hunton Park located in Richmond, Virginia. The company also announced that they completed the financing of \$128 million of fixed rate debt to replace a \$100 million loan facility scheduled to mature July 1, 2011. A copy of the press release is furnished as Exhibit 99.1 to this Current Report.

ITEM 9.01 Financial Statements and Exhibits

(c) Exhibits

Exhibit Number	Description
10.1	Promissory Note
99.1	Press Release dated June 2, 2011

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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 thereunto duly authorized.

Date: June 2, 2011

MID-AMERICA APARTMENT COMMUNITIES,  
INC.  
/s/Albert M. Campbell, III  
Albert M. Campbell, III  
Executive Vice President and Chief Financial Officer  
(Principal Financial and Accounting Officer)

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