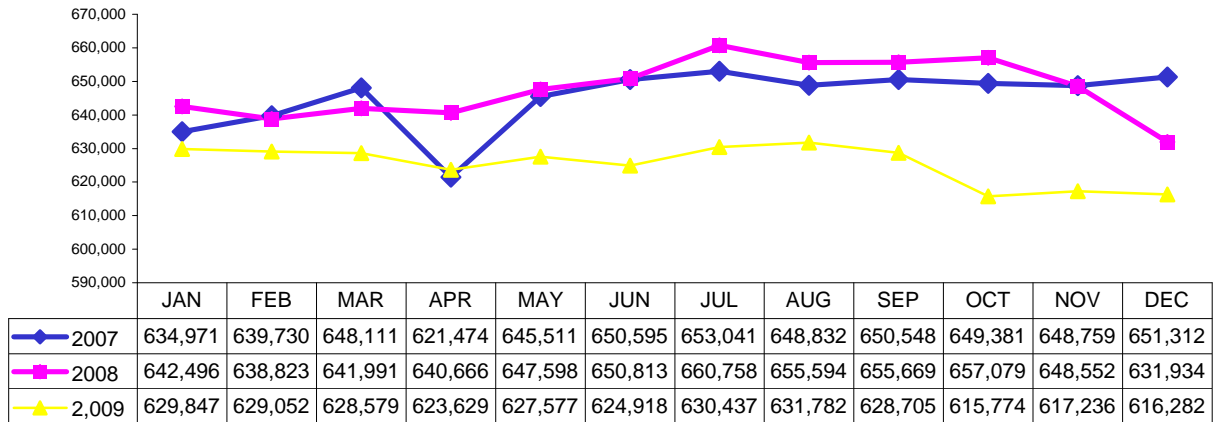


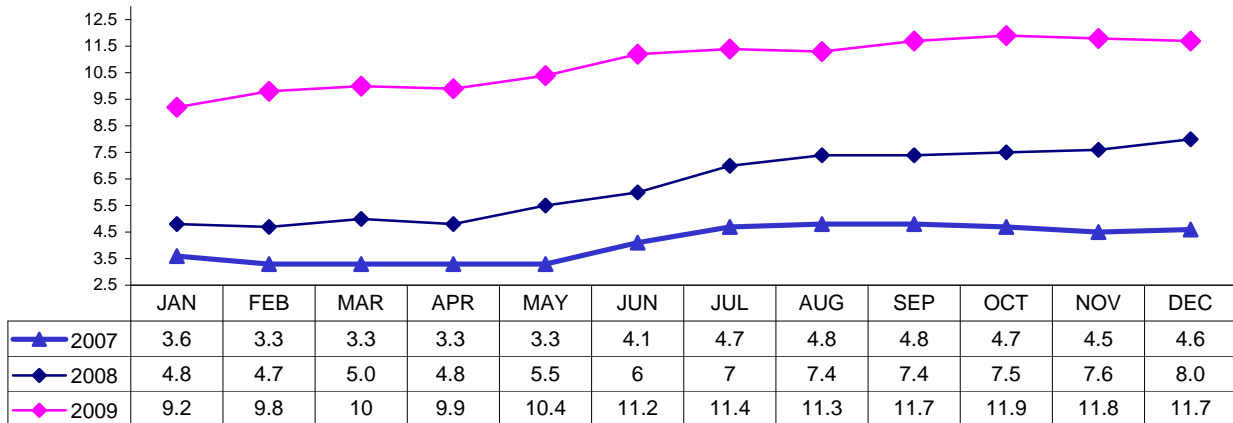
Palm Beach County Market Indicators



Palm Beach County Labor Force

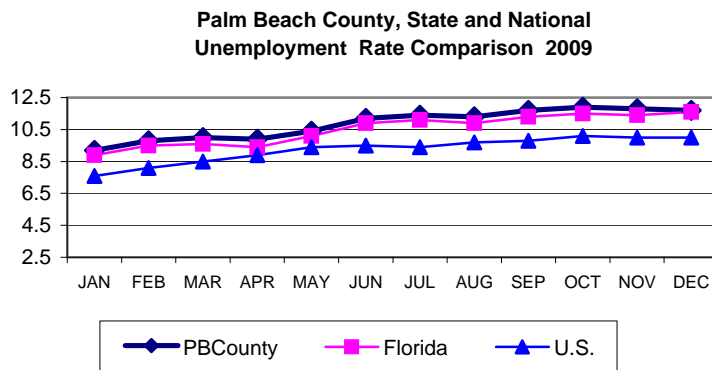


Palm Beach County Unemployment Rates



Source: Labor Market Statistics, Florida Agency for Workforce Innovation

2009 County, State & U.S Unemployment Rate Comparison



2009	PBC	Florida	U.S.
JAN	9.2	8.9	7.6
FEB	9.8	9.5	8.1
MAR	10.0	9.6	8.5
APR	9.9	9.4	8.9
MAY	10.4	10.1	9.4
JUN	11.2	10.9	9.5
JUL	11.4	11.1	9.4
AUG	11.3	10.9	9.7
SEP	11.7	11.3	9.8
OCT	11.9	11.5	10.1
NOV	11.8	11.4	10.0
DEC	11.7	11.6	10.0

Sources: US Bureau of Labor Statistics and Florida Agency for Workforce Innovation

Palm Beach County Market Indicators



Palm Beach County Occupational Licenses

	# sold			# sold	
	2008	2009		2008	2009
January	1,091	812	July	1031	655
February	1,135	1,058	August	898	804
March	1,095	1,165	September	1,325	1,358
April	1,235	1,036	October	1,292	1,324
May	1,048	901	November	881	617
June	918	765	December	885	839

Source: Palm Beach County Tax Collectors Office

Cost of Living

West Palm Beach-Boca Raton-
Boynton Beach FL Metro Div.

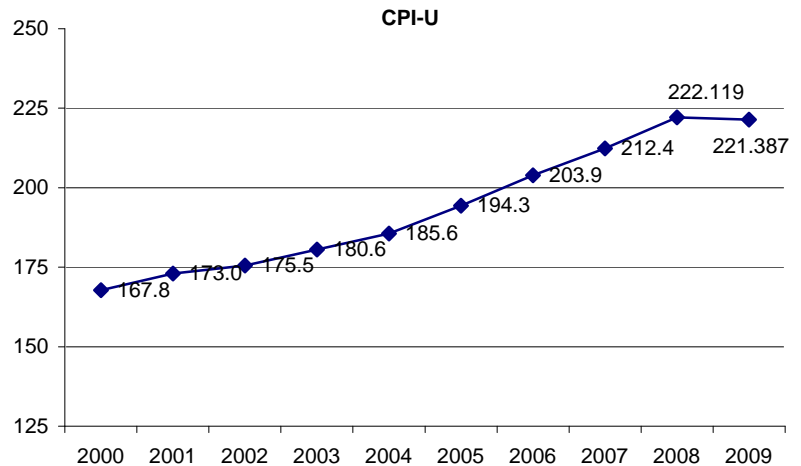
	100%	13%	29%	10%	9%	4%	35%
	COMPOSITE	GROCERY	HOUSING	UTILITIES	TRANS- PORTATION	HEALTH CARE	MISC. GOODS & SERVICES
Index Avg 2006Q2-2007Q1	INDEX 117.5	ITEMS 109.2	143.0	96.2	109.3	113.0	109.2

Source: ACCRA Cost of Living Index, 2007Q1

Consumer Price Index

Miami-Ft. Lauderdale-Miami Beach-Kendall MSA

Year	Annual
1996	153.7
1997	158.4
1998	160.5
1999	162.4
2000	167.8
2001	173.0
2002	175.5
2003	180.6
2004	185.6
2005	194.3
2006	203.9
2007	212.4
2008	222.119
2009	221.387



Source: U.S. Bureau of Labor Statistics, CPI-U MSA

Palm Beach County Market Indicators



Palm Beach County Building Permit Activity

2008	1Q	2Q	3Q	4Q	YR END
Single Family	401	297	310	167	1,175
Multi Family	170	24	38	99	331
Value	\$141,995,193	\$118,482,229	\$114,862,660	\$82,420,968	\$457,761,050
2009					
Single Family	158	283	323	277	1,041
Multi Family	243	19	15	4	281
Value	\$58,173,729	\$86,576,505	\$102,351,471	\$95,371,830	\$342,473,535

Source: Palm Beach County Planning & Zoning Department

Palm Beach County Monthly Sales Tax

2009	Gross Sales	Taxable Sales	State Sales Tax
January	\$5,392,633,769	\$2,032,542,538	\$117,014,865
February	\$3,331,910,530	\$1,657,328,014	\$101,152,987
March	\$3,164,554,143	\$1,660,010,572	\$100,787,041
April	\$3,934,228,459	\$1,795,425,749	\$106,043,940
May	\$3,129,294,000	\$1,623,644,610	\$97,652,911
June	\$2,901,750,340	\$1,513,281,197	\$90,573,477
July	\$3,565,658,214	\$1,497,415,738	\$89,032,441
August	\$2,881,693,065	\$1,416,905,150	\$86,640,409
September	\$2,918,388,298	\$1,509,144,082	\$90,855,124
October	\$3,258,777,810	\$1,471,021,357	\$88,466,473
November	\$2,955,586,693	\$1,523,998,718	\$93,553,679
December	\$3,201,722,408	\$1,626,362,113	\$100,925,936
Total	\$40,636,197,729	\$19,327,079,837	\$1,162,699,283

Source: Florida Dept. of Revenue, Florida Sales Tax Return Data, Monthly Statistics, CY09

1999-2009 Palm Beach County Sales Tax

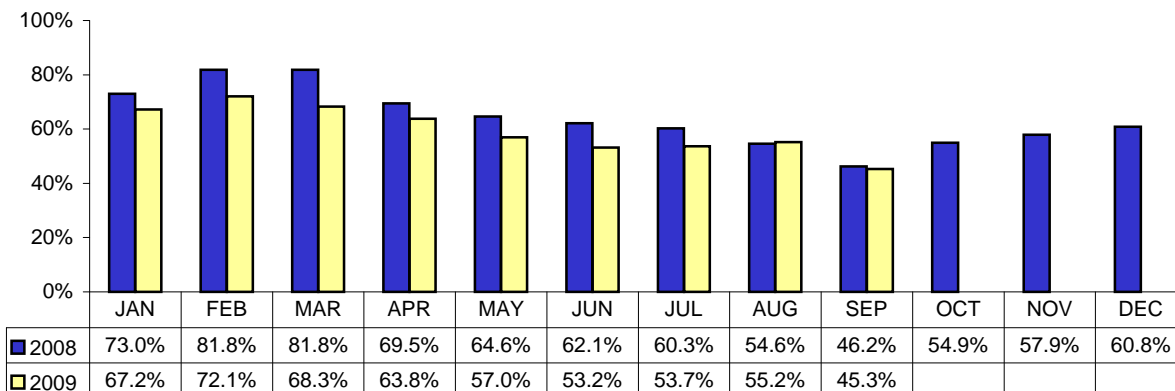
Year	Gross Sales	Taxable Sales	State Sales Tax
2009	\$40,636,197,729	\$19,327,079,837	\$1,162,699,283
2008	\$45,305,892,497	\$22,052,732,311	\$1,342,653,288
2007	\$48,300,595,755	\$24,428,194,061	\$1,495,840,956
2006	\$44,181,171,218	\$25,250,623,960	\$1,564,097,810
2005	\$43,825,268,946	\$23,922,420,866	\$1,475,522,177
2004	\$39,203,829,972	\$20,600,093,647	\$1,210,627,866
2003	\$37,268,700,910	\$19,366,827,496	\$1,144,547,896
2002	\$34,608,729,397	\$18,186,732,536	\$1,113,637,655
2001	\$34,994,715,333	\$18,533,126,417	\$1,137,240,042
2000	\$34,393,336,408	\$17,979,044,459	\$1,102,943,624
1999	\$30,213,935,156	\$16,692,230,959	\$1,025,692,885

Source: Florida Dept. of Revenue, Florida Sales Tax Return Data, Annual Statistics

Palm Beach County Market Indicators

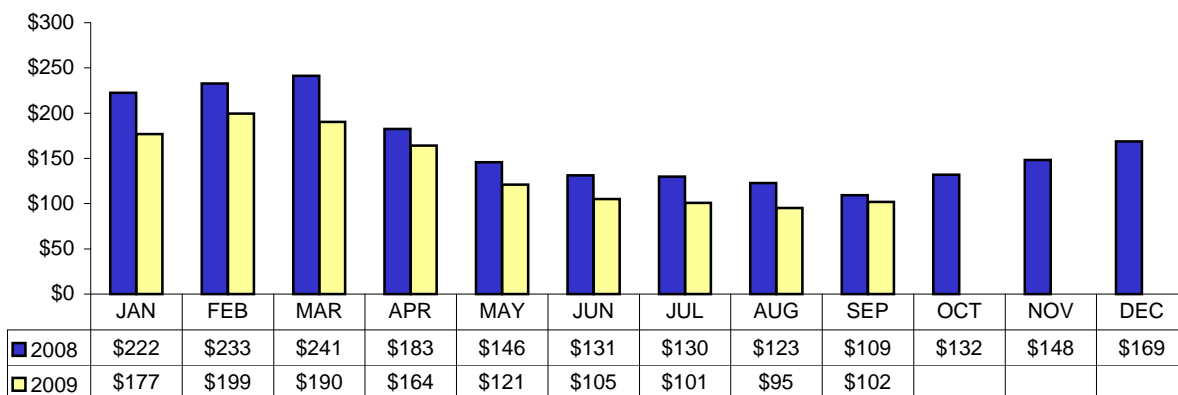


Palm Beach County Occupancy Rates - Visitor Statistics



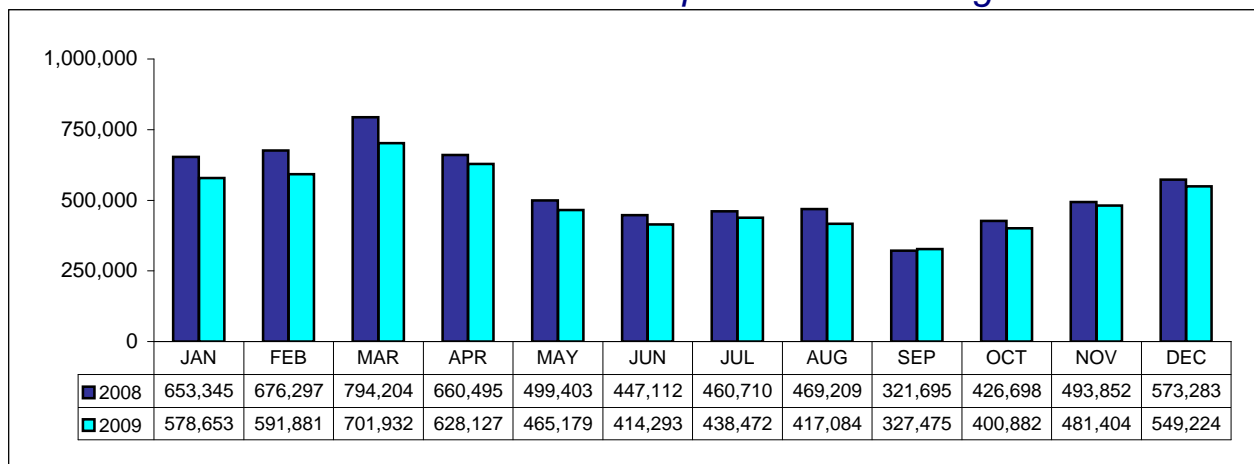
Source: Palm Beach County Tourist Development Council
Note: Oct - Dec 2009 not reported

Palm Beach County Avg. Room Rate - Visitor Statistics



Source: Palm Beach County Tourist Development Council
Note: Oct - Dec 2009 not reported

Palm Beach International Airport Total Passengers



Source: Palm Beach International Airport