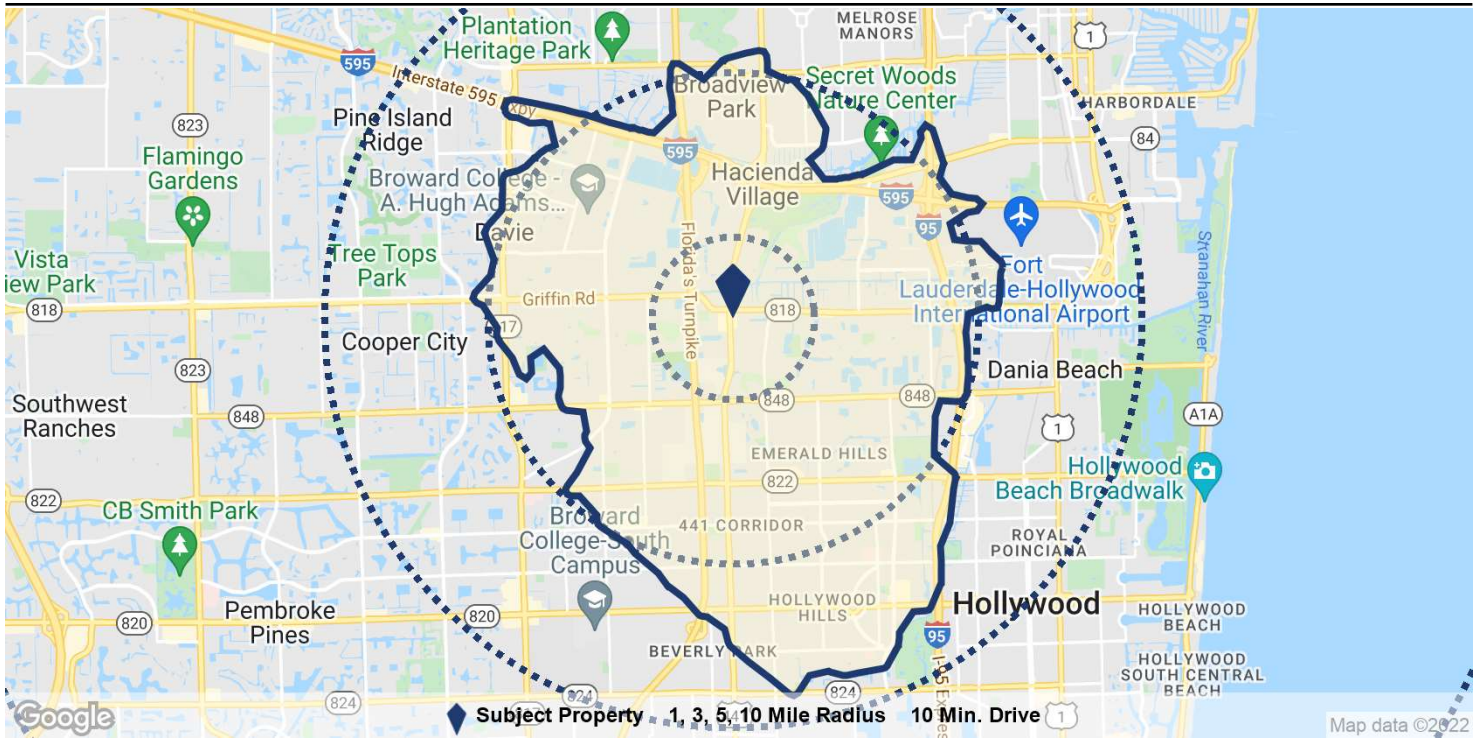


Subject Property

4860 S State Road 7 - Lincoln Square Center

DEMOGRAPHICS



Population	1 Mile	3 Miles	5 Miles	10 Miles	10 Min. Drive
Population	8,479	110,545	351,973	1,450,823	131,563
5 Yr Growth	2.9%	2.6%	2.2%	2.5%	2.3%
Median Age	38	38	39	40	39
5 Yr Forecast	39	40	41	42	41
White / Black / Hispanic	74% / 18% / 40%	77% / 15% / 42%	67% / 26% / 36%	58% / 36% / 33%	75% / 17% / 41%
5 Yr Forecast	73% / 19% / 42%	76% / 16% / 44%	67% / 26% / 39%	58% / 36% / 35%	74% / 18% / 44%
Employment	8,923	69,069	197,567	699,017	66,169
Buying Power	\$174.2M	\$2.4B	\$7.8B	\$32.5B	\$2.7B
5 Yr Growth	5.3%	4.6%	4.5%	4.6%	3.7%
College Graduates	25.4%	26.8%	26.1%	27.8%	32.2%
Household					
Households	3,057	40,997	133,184	562,410	50,484
5 Yr Growth	2.5%	2.2%	1.9%	2.4%	2.0%
Median Household Income	\$56,999	\$58,984	\$58,851	\$57,716	\$54,011
5 Yr Forecast	\$58,578	\$60,422	\$60,398	\$58,941	\$54,920
Average Household Income	\$81,523	\$81,116	\$79,075	\$80,520	\$73,490
5 Yr Forecast	\$83,337	\$83,128	\$81,065	\$82,387	\$74,778
% High Income (>\$75K)	38%	39%	38%	38%	36%
Housing					
Median Home Value	\$288,017	\$288,878	\$288,619	\$283,484	\$255,939
Median Year Built	1975	1975	1973	1977	1974
Owner / Renter Occupied	62% / 38%	64% / 36%	64% / 36%	64% / 36%	63% / 37%