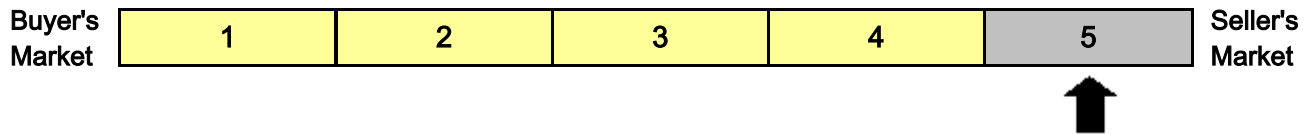


Falls Church City, VA



Labor Market :

In the first two months of the second quarter, 85 jobs were added to the payrolls of Falls Church City. As a result of these new jobs, the average monthly unemployment rate fell from 2.8% during the first quarter to 2.5% for April and May. The strong employment climate may help to create demand for home purchases. Favorable mortgage rates should augment this trend.

Housing Market :

	Q1' 06	Q2' 06	Q3' 06 (Forecast)
Average Price	\$610,800	\$633,600	↑
# Homes on the Market *	58	111	↓
# Homes Sold **	26	38	↑
# New Homes Built	4	4 ***	↑
Avg # of Days on Market	41	37	↓

* Available as of Jun. 30, 2006.

** May not add to total of zip codes.

*** During the first two months of 2nd quarter.

Data by Zip Codes for Q2 2006

Zip Code	Average Price	Price Change ****	Total # Homes Sold (Quarter)	% Change in # Homes Sold ****	Average Days on Market	% of Asking Price (Sold/List Price)
22046	\$654,000	5.76%	32	-48.39%	32	97.3%
OTHER	\$524,800	12.91%	6	50.00%	64	99.3%

**** % Change of current quarter compared to the same quarter to year ago.