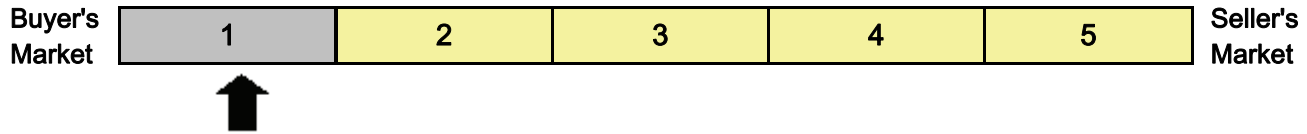


## Fredericksburg City, VA



### Labor Market :

In the first two months of the second quarter, 135 jobs were added to the payrolls of Fredericksburg City. As a result of these new jobs, the average monthly unemployment rate fell from 6.5% during the first quarter to 5.7% 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' 08	Q2' 08	Q3' 08 (Forecast)
Average Price	\$295,100	\$285,400	↑
# Homes on the Market *	325	333	↓
# Homes Sold **	39	28	↔
# New Homes Built ***	18	15	↔
Avg # of Days on Market	107	118	↑

\* Available as of Jun. 30, 2008.

\*\* May not add to total of zip codes.

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

### Data by Zip Codes for Q2 2008

Zip Code	Average Price	Price Change ***	Total # Homes Sold (Quarter)	% Change in # Homes Sold ***	Average Days on Market	% of Asking Price (Sold/ List Price)
22401	\$285,400	-3.45%	28	-56.92%	119	88.9%

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