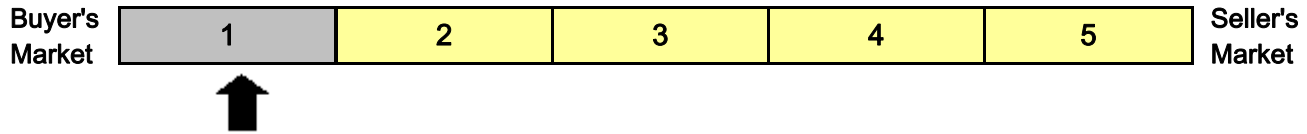


Prince William County, VA



Labor Market :

Employment declined by 593 jobs in October and November. The job losses brought about an increase in the average monthly unemployment rate from 2.4% in the third quarter to 2.5% for the first two months of the fourth quarter. Despite the job losses, the job situation still remains strong in Prince William County. Combined with historically low mortgage rates, employment will help to build up demand for housing.

Housing Market :

	Q3' 07	Q4' 07	Q1' 08 (Forecast)
Average Price	\$394,600	\$354,600	↑
# Homes on the Market *	7,707	7,675	↓
# Homes Sold **	952	1,107	↔
# New Homes Built ***	360	258	↔
Avg # of Days on Market	78	77	↑

* Available as of Dec. 31, 2007.

** May not add to total of zip codes.

*** During the first two months of 4th quarter.

Data by Zip Codes for Q4 2007

Zip Code	Average Price	Price Change ****	Total # Homes Sold (Quarter)	% Change in # Homes Sold ****	Average Days on Market	% of Asking Price (Sold/Original List Price)
20109	\$236,500	-28.31%	85	-1.16%	92	85.4%
20111	\$329,300	-23.22%	38	40.74%	93	86.9%
20112	\$453,200	-11.73%	57	-22.97%	83	87.9%
20136	\$438,600	1.91%	97	-19.17%	74	90.7%
20143	\$631,500	-16.04%	2	-60.00%	42	95.0%
20155	\$392,100	-15.59%	117	19.39%	73	90.9%
20169	\$502,100	-6.72%	57	-25.97%	60	91.7%
20181	\$666,900	9.65%	16	23.08%	89	91.1%

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

Prince William County, VA

Data by Zip Codes for Q4 2007

Zip Code	Average Price	Price Change ****	Total # Homes Sold (Quarter)	% Change in # Homes Sold ****	Average Days on Market	% of Asking Price (Sold/Original List Price)
22025	\$343,900	-12.38%	52	48.57%	78	89.6%
22026	\$292,500	-19.91%	51	-26.09%	88	89.2%
22125	\$406,000	2.37%	2	-77.78%	283	76.8%
22172	\$409,800	-15.66%	22	10.00%	110	89.8%
22191	\$338,500	-12.19%	154	6.21%	62	91.0%
22192	\$318,500	-17.87%	132	-35.29%	79	88.4%
22193	\$297,500	-21.59%	205	-5.53%	80	88.3%
OTHER	\$366,700	-16.13%	20	-16.67%	54	90.7%

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