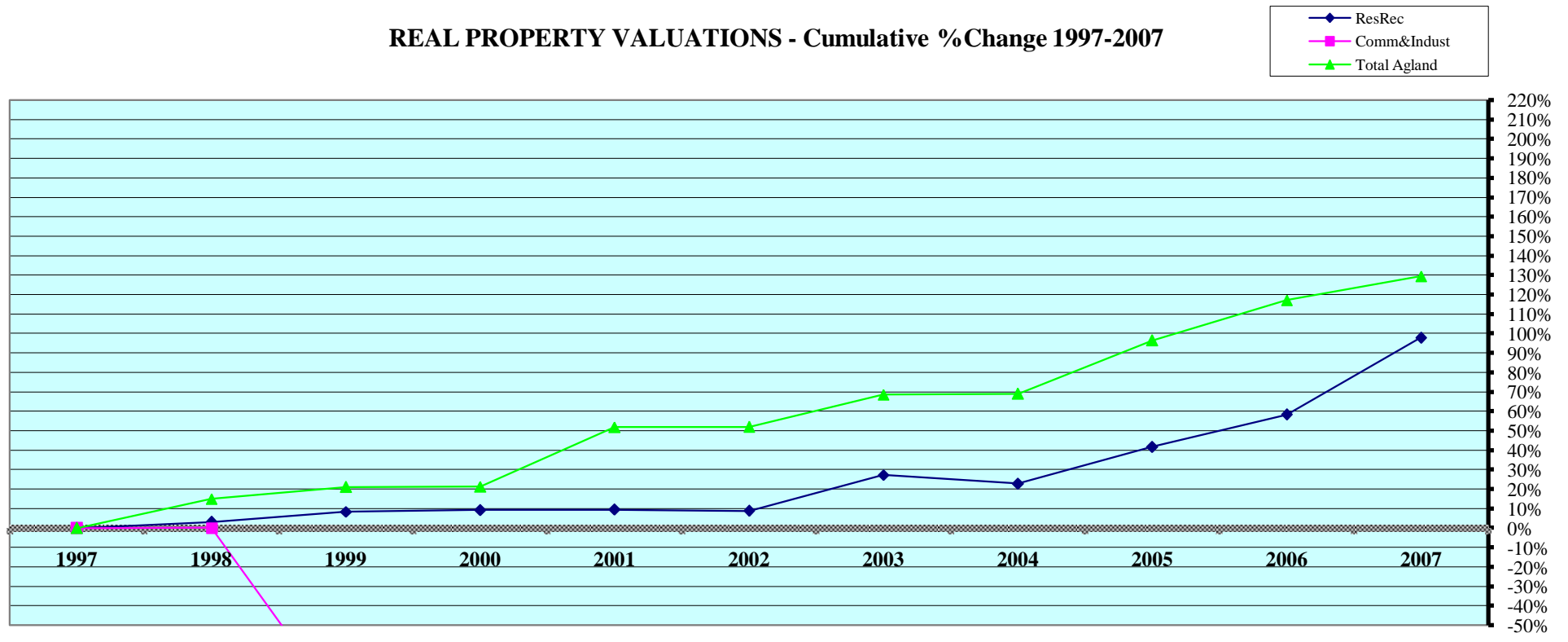


### REAL PROPERTY VALUATIONS - Cumulative %Change 1997-2007



Tax Year	Residential & Recreational <sup>(1)</sup>				Commercial & Industrial <sup>(1)</sup>				Total Agricultural Land <sup>(1)</sup>			
	Value	Amnt Value Chg	Ann.%chg	Cmltv%chg	Value	Amnt Value Chg	Ann.%chg	Cmltv%chg	Value	Amnt Value Chg	Ann.%chg	Cmltv%chg
1997	3,696,104	--	--	--	14,510,479	--	--	--	70,886,480	--	--	--
1998	3,812,312	116,208	3.14%	3.14%	14,535,139	24,660	0.17%	0.17%	81,565,775	10,679,295	15.07%	15.07%
1999	4,006,939	194,627	5.11%	8.41%	626,555	-13,908,584	-95.69%	-95.68%	85,917,440	4,351,665	5.34%	21.20%
2000	4,038,039	31,100	0.78%	9.25%	700,140	73,585	11.74%	-95.17%	86,029,720	112,280	0.13%	21.36%
2001	4,047,154	9,115	0.23%	9.50%	669,905	-30,235	-4.32%	-95.38%	107,696,770	21,667,050	25.19%	51.93%
2002	4,023,344	-23,810	-0.59%	8.85%	669,905	0	0.00%	-95.38%	107,750,400	53,630	0.05%	52.00%
2003	4,707,340	683,996	17.00%	27.36%	726,915	57,010	8.51%	-94.99%	119,512,665	11,762,265	10.92%	68.60%
2004	4,540,770	-166,570	-3.54%	22.85%	818,990	92,075	12.67%	-94.36%	119,784,145	271,480	0.23%	68.98%
2005	5,238,245	697,475	15.36%	41.72%	905,420	86,430	10.55%	-93.76%	139,245,990	19,461,845	16.25%	96.44%
2006	5,849,556	611,311	11.67%	58.26%	880,255	-25,165	-2.78%	-93.93%	153,890,790	14,644,800	10.52%	117.09%
2007	7,312,040	1,462,484	25.00%	97.83%	880,250	-5	0.00%	-93.93%	162,655,695	8,764,905	5.70%	129.46%

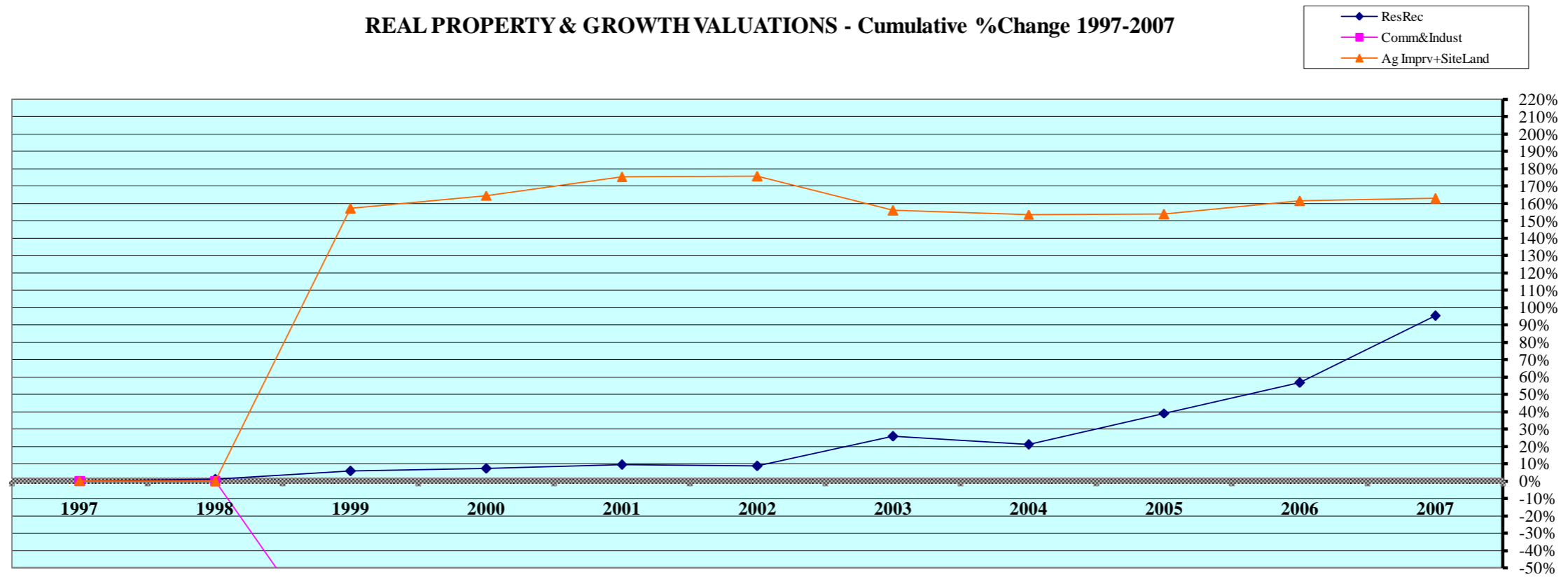
Rate Ann. %chg:      Resid & Rec. 7.06%      Comm & Indust -24.44%      Agric. Land 8.66%

Cnty# 92  
 County WHEELER

FL area 11

(1) Resid. & Recreat. excludes agdwll & farm homesite land; Comm. & Indust. excludes minerals; Agland includes irrigated, dry, grass, waste, & other agland, excludes farmsite land.  
 Source: 1997 - 2007 Certificate of Taxes Levied Reports CTL      NE Dept. of Revenue Property Assessment Division      Prepared as of 03/01/2008

**REAL PROPERTY & GROWTH VALUATIONS - Cumulative %Change 1997-2007**



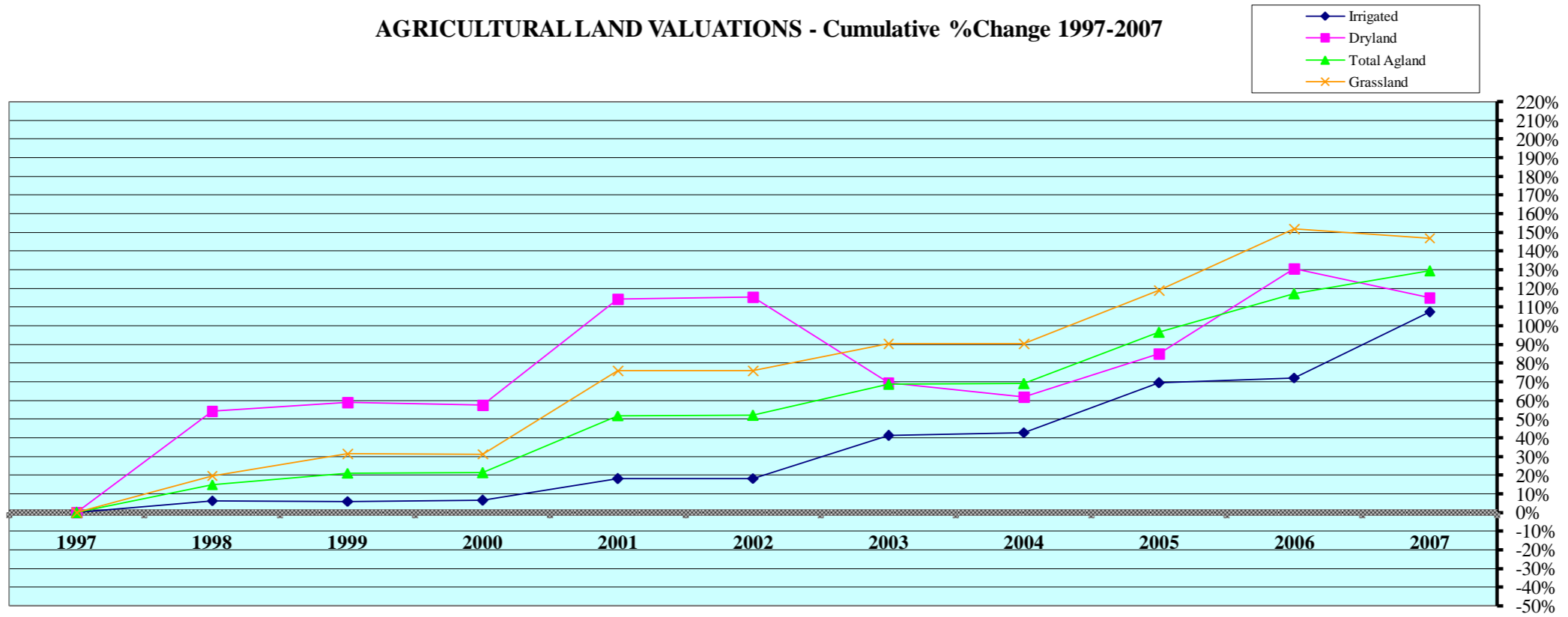
Tax Year	Residential & Recreational <sup>(1)</sup>						Commercial & Industrial <sup>(1)</sup>					
	Value	Growth Value	% growth of value	Value Exclud. Growth	Ann.%chg w/o grwth	Cmltv%chg w/o grwth	Value	Growth Value	% growth of value	Value Exclud. Growth	Ann.%chg w/o grwth	Cmltv%chg w/o grwth
1997	3,696,104	92,870	2.51%	3,603,234	--	--	14,510,479	182,235	1.26%	14,328,244	--	--
1998	3,812,312	78,040	2.05%	3,734,272	1.03%	1.03%	14,535,139	24,730	0.17%	14,510,409	0.00%	0.00%
1999	4,006,939	105,020	2.62%	3,901,919	2.35%	5.57%	626,555	2,230,045	355.92%	-1,603,490	-111.03%	-111.05%
2000	4,038,039	83,960	2.08%	3,954,079	-1.32%	6.98%	700,140	51,135	7.30%	649,005	3.58%	-95.53%
2001	4,047,154	11,445	0.28%	4,035,709	-0.06%	9.19%	669,905	0	0.00%	669,905	-4.32%	-95.38%
2002	4,023,344	7,885	0.20%	4,015,459	-0.78%	8.64%	669,905	0	0.00%	669,905	0.00%	-95.38%
2003	4,707,340	60,345	1.28%	4,646,995	15.50%	25.73%	726,915	0	0.00%	726,915	8.51%	-94.99%
2004	4,540,770	74,565	1.64%	4,466,205	-5.12%	20.84%	818,990	86,155	10.52%	732,835	0.81%	-94.95%
2005	5,238,245	101,481	1.94%	5,136,764	13.13%	38.98%	905,420	183,500	20.27%	721,920	-11.85%	-95.02%
2006	5,849,556	57,078	0.98%	5,792,478	10.58%	56.72%	880,255	18,949	2.15%	861,306	-4.87%	-94.06%
2007	7,312,040	95,910	1.31%	7,216,130	23.36%	95.24%	880,250	0	0.00%	880,250	0.00%	-93.93%
Rate Ann%chg	7.06%		Resid & Rec. w/o growth			5.87%	-24.44%		C & I w/o growth			-11.92%

Tax Year	Ag Improvements & Site Land <sup>(1)</sup>					Ann.%chg w/o grwth	Cmltv%chg w/o grwth
	Agdwell & Homesite Value	Agoutbldg & Farmsite Value	Ag Imprv&Site Total Value	Growth Value	% growth of value		
1997	4,669,542	6,347,431	11,016,973	146,330	1.33%	--	--
1998	4,868,627	6,172,737	11,041,364	42,070	0.38%	-0.16%	-0.16%
1999	5,230,766	23,202,512	28,433,278	123,000	0.43%	156.40%	156.97%
2000	5,441,326	24,023,114	29,464,440	318,720	1.08%	2.51%	164.55%
2001	6,992,545	23,403,478	30,396,023	81,095	0.27%	2.89%	175.17%
2002	7,008,610	23,424,428	30,433,038	49,645	0.16%	-0.04%	175.79%
2003	7,089,010	21,234,177	28,323,187	119,355	0.42%	-7.32%	156.00%
2004	6,771,520	21,268,927	28,040,447	100,780	0.36%	-1.35%	153.61%
2005	7,005,005	21,629,152	28,634,157	655,985	2.29%	-0.22%	153.96%
2006	7,050,240	21,937,927	28,988,167	187,425	0.65%	0.58%	161.42%
2007	7,188,620	22,052,182	29,240,802	271,770	0.93%	-0.07%	162.95%
Rate Ann%chg	4.41%	13.26%	10.25%	Ag Imprv+Site w/o growth		15.32%	

(1) Resid. & Recreat. excludes agdwell & farm homesite land; Comm. & Indust. excludes minerals; Agland includes irrigated, dry, grass, waste & other agland, excludes farmsite land. Real Prop Growth = value attributable to new construction, additions to existing buildings, and any improvements for real property which increase the value of such property.

Sources:  
Value; 1997 - 2007 CTL  
Growth Value; 1997-2007 Abstract of Asmnt Rpt.  
  
NE Dept. of Revenue Property Assessment Division  
Prepared as of 03/01/2008

AGRICULTURAL LAND VALUATIONS - Cumulative %Change 1997-2007



Tax Year	Irrigated Land				Dryland				Grassland			
	Value	Value Chg	Ann%chg	Cmltv%chg	Value	Value Chg	Ann%chg	Cmltv%chg	Value	Value Chg	Ann%chg	Cmltv%chg
1997	31,189,045	--	--	--	2,566,405	--	--	--	37,048,910	--	--	--
1998	33,164,450	1,975,405	6.33%	6.33%	3,955,785	1,389,380	54.14%	54.14%	44,363,360	7,314,450	19.74%	19.74%
1999	33,071,195	-93,255	-0.28%	6.03%	4,076,965	121,180	3.06%	58.86%	48,687,180	4,323,820	9.75%	31.41%
2000	33,254,955	183,760	0.56%	6.62%	4,044,690	-32,275	-0.79%	57.60%	48,648,005	-39,175	-0.08%	31.31%
2001	36,818,545	3,563,590	10.72%	18.05%	5,498,155	1,453,465	35.94%	114.24%	65,204,700	16,556,695	34.03%	76.00%
2002	36,890,620	72,075	0.20%	18.28%	5,525,240	27,085	0.49%	115.29%	65,159,170	-45,530	-0.07%	75.87%
2003	44,058,665	7,168,045	19.43%	41.26%	4,346,230	-1,179,010	-21.34%	69.35%	70,583,925	5,424,755	8.33%	90.52%
2004	44,556,685	498,020	1.13%	42.86%	4,156,160	-190,070	-4.37%	61.94%	70,545,885	-38,040	-0.05%	90.41%
2005	52,820,995	8,264,310	18.55%	69.36%	4,744,845	588,685	14.16%	84.88%	81,154,735	10,608,850	15.04%	119.05%
2006	53,706,550	885,555	1.68%	72.20%	5,917,580	1,172,735	24.72%	130.58%	93,336,100	12,181,365	15.01%	151.93%
2007	64,670,895	10,964,345	20.42%	107.35%	5,514,570	-403,010	-6.81%	114.88%	91,513,575	-1,822,525	-1.95%	147.01%

Rate Ann.%chg: Irrigated **7.56%** Dryland **7.95%** Grassland **9.46%**

Tax Year	Waste Land <sup>(1)</sup>				Other Agland <sup>(1)</sup>				Total Agricultural			
	Value	Value Chg	Ann%chg	Cmltv%chg	Value	Value Chg	Ann%chg	Cmltv%chg	Value	Value Chg	Ann%chg	Cmltv%chg
1997		--	--	--	82,120	--	--	--	70,886,480	--	--	--
1998		--	--	--	82,180	60	0.07%	0.07%	81,565,775	10,679,295	15.07%	15.07%
1999		--	--	--	82,100	-80	-0.10%	-0.02%	85,917,440	4,351,665	5.34%	21.20%
2000		--	--	--	82,070	-30	-0.04%	-0.06%	86,029,720	112,280	0.13%	21.36%
2001		--	--	--	175,370	93,300	113.68%	113.55%	107,696,770	21,667,050	25.19%	51.93%
2002		--	--	--	175,370	0	0.00%	113.55%	107,750,400	53,630	0.05%	52.00%
2003	523,845	n/a	n/a	n/a	0	n/a	n/a	n/a	119,512,665	11,762,265	10.92%	68.60%
2004	525,415	1,570	0.30%	0.30%	0	0			119,784,145	271,480	0.23%	68.98%
2005	525,415	0	0.00%	0.30%	0	0			139,245,990	19,461,845	16.25%	96.44%
2006	930,560	405,145	77.11%	77.64%	0	0			153,890,790	14,644,800	10.52%	117.09%
2007	956,655	26,095	2.80%	82.62%	0	0			162,655,695	8,764,905	5.70%	129.46%

Cnty# **92** County **WHEELER** FL area **11** Rate Ann.%chg: Total Agric Land **8.66%**

(1) Prior to 2003, waste land data was reported with other agland due to CTL reporting form structure; Beginning 2003 waste land isolated from other agland.  
 Source: 1997 - 2007 Certificate of Taxes Levied Reports CTL NE Dept. of Revenue Property Assessment Division Prepared as of 03/01/2008

**AGRICULTURAL LAND - AVERAGE VALUE PER ACRE - Cumulative % Change 1997-2007 (from Abstracts)<sup>(1)</sup>**

Tax Year	IRRIGATED LAND					DRYLAND					GRASSLAND				
	Value	Acres	Avg Value per Acre	Ann%chg AvgVal/acre	Cmltv%chg AvgVal/Acre	Value	Acres	Avg Value per Acre	Ann%chg AvgVal/acre	Cmltv%chg AvgVal/Acre	Value	Acres	Avg Value per Acre	Ann%chg AvgVal/acre	Cmltv%chg AvgVal/Acre
1997	31,185,050	63,804	489	--	--	2,566,405	8,916	288	--	--	37,050,810	263,306	141	--	--
1998	33,164,450	58,869	563	15.13%	15.13%	3,937,750	14,561	270	-6.25%	-6.25%	44,387,620	262,559	169	19.86%	19.86%
1999	33,215,705	58,418	569	1.07%	16.36%	4,079,735	15,184	269	-0.37%	-6.60%	48,679,795	262,141	186	10.06%	31.91%
2000	33,200,765	58,352	569	0.00%	16.36%	4,076,965	15,174	269	0.00%	-6.60%	48,638,850	261,931	186	0.00%	31.91%
2001	37,173,015	59,226	628	10.37%	28.43%	5,388,450	15,703	343	27.51%	19.10%	65,137,355	277,822	234	25.81%	65.96%
2002	36,818,545	58,650	628	0.00%	28.43%	5,498,155	16,056	342	-0.29%	18.75%	65,204,700	278,077	234	0.00%	65.96%
2003	48,021,785	58,819	816	29.94%	66.87%	6,653,800	16,074	414	21.05%	43.75%	66,575,255	277,850	240	2.56%	70.21%
2004	44,627,815	54,411	820	0.51%	67.73%	4,156,160	9,398	442	6.82%	53.55%	70,526,495	288,913	244	1.71%	73.13%
2005	52,746,390	54,434	969	18.14%	98.16%	4,719,780	9,301	507	14.75%	76.19%	81,192,630	288,975	281	15.10%	99.27%
2006	53,141,915	54,837	969	0.01%	98.18%	6,021,680	9,150	658	29.69%	128.50%	93,492,260	288,694	324	15.26%	129.68%
2007	61,056,030	57,203	1,067	10.14%	118.27%	5,633,275	8,665	650	-1.22%	125.72%	92,824,975	286,796	324	-0.06%	129.55%

Rate Ann.%chg AvgVal/Acre:

**8.12%**

**8.48%**

**8.66%**

Tax Year	WASTE LAND <sup>(2)</sup>					OTHER AGLAND <sup>(2)</sup>					TOTAL AGRICULTURAL LAND <sup>(1)</sup>				
	Value	Acres	Avg Value per Acre	Ann%chg AvgVal/acre	Cmltv%chg AvgVal/Acre	Value	Acres	Avg Value per Acre	Ann%chg AvgVal/acre	Cmltv%chg AvgVal/Acre	Value	Acres	Avg Value per Acre	Ann%chg AvgVal/acre	Cmltv%chg AvgVal/Acre
1997						81,940	8,200	10	--		70,884,205	344,227	206	--	--
1998						82,120	8,218	10	0.00%		81,571,940	344,208	237	15.05%	15.05%
1999						82,130	8,219	10	0.00%		86,057,365	343,961	250	5.49%	21.36%
2000						82,100	8,216	10	0.00%		85,998,680	343,672	250	0.00%	21.36%
2001						175,370	8,779	20	100.00%		107,874,190	361,529	298	19.20%	44.66%
2002						175,370	8,779	20	0.00%		107,696,770	361,562	298	0.00%	44.66%
2003	0	0		n/a	n/a	438,255	8,779	50	n/a	n/a	121,689,095	361,523	337	13.09%	63.59%
2004	525,415	8,721	60		n/a	0	0			n/a	119,835,885	361,443	332	-1.62%	60.95%
2005	525,415	8,721	60	0.00%	n/a	0	0			n/a	139,184,215	361,431	385	16.15%	86.94%
2006	930,560	8,721	107	77.11%	n/a	0	0			n/a	153,586,415	361,402	425	10.36%	106.30%
2007	930,560	8,721	107	0.00%	n/a	0	0			n/a	160,444,840	361,385	444	4.47%	115.52%

**92**  
**WHEELER**

FL area **11**

Rate Ann.%chg AvgVal/Acre:

**7.98%**

(1) Valuations on Abstracts vs CTL will vary due to different reporting dates (2) Prior to 2003, waste land data was reported with other agland; Beginning 2003 waste land isolated from other agland source: 1997 - 2007 Abstracts Agland Assessment Level 80% for 1997-2006; 75% for 2007 NE Dept. of Revenue Property Assessment Division Prepared as of 03/01/2008

