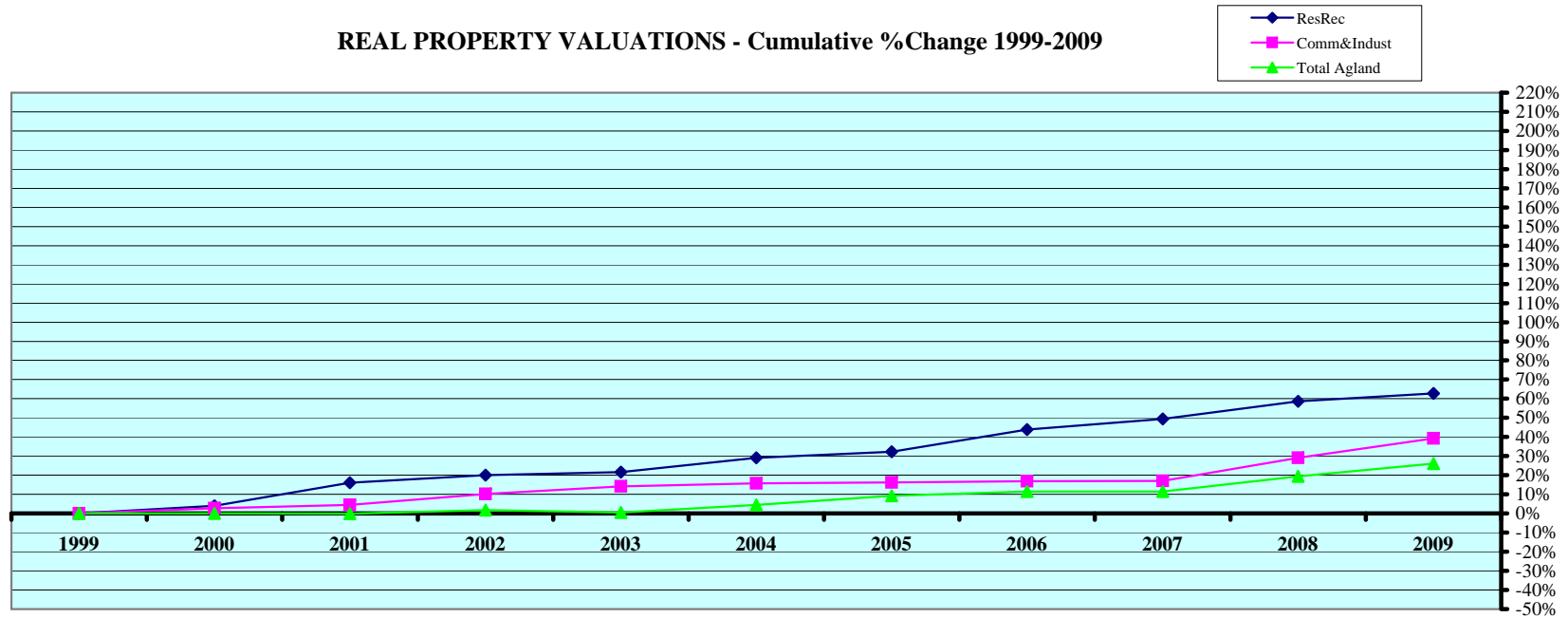


REAL PROPERTY VALUATIONS - Cumulative %Change 1999-2009



Tax Year	Residential & Recreational ⁽¹⁾				Commercial & Industrial ⁽¹⁾				Total Agricultural Land ⁽¹⁾			
	Value	Amnt Value Chg	Ann.%chg	Cmltv%chg	Value	Amnt Value Chg	Ann.%chg	Cmltv%chg	Value	Amnt Value Chg	Ann.%chg	Cmltv%chg
1999	166,840,660	--	--	--	48,775,033	--	--	--	360,827,620	--	--	--
2000	173,423,268	6,582,608	3.95%	3.95%	50,111,417	1,336,384	2.74%	2.74%	360,797,630	-29,990	-0.01%	-0.01%
2001	193,555,096	20,131,828	11.61%	16.01%	50,987,654	876,237	1.75%	4.54%	360,470,045	-327,585	-0.09%	-0.10%
2002	200,203,442	6,648,346	3.43%	20.00%	53,726,241	2,738,587	5.37%	10.15%	367,373,655	6,903,610	1.92%	1.81%
2003	202,846,270	2,642,828	1.32%	21.58%	55,721,902	1,995,661	3.71%	14.24%	362,667,724	-4,705,931	-1.28%	0.51%
2004	215,303,619	12,457,349	6.14%	29.05%	56,467,338	745,436	1.34%	15.77%	376,846,525	14,178,801	3.91%	4.44%
2005	220,607,335	5,303,716	2.46%	32.23%	56,667,849	200,511	0.36%	16.18%	394,256,043	17,409,518	4.62%	9.26%
2006	240,011,871	19,404,536	8.80%	43.86%	57,014,538	346,689	0.61%	16.89%	402,273,137	8,017,094	2.03%	11.49%
2007	249,188,529	9,176,658	3.82%	49.36%	57,043,497	28,959	0.05%	16.95%	402,362,330	89,193	0.02%	11.51%
2008	264,537,057	15,348,528	6.16%	58.56%	62,971,798	5,928,301	10.39%	29.11%	431,047,223	28,684,893	7.13%	19.46%
2009	271,586,664	7,049,607	2.66%	62.78%	67,930,383	4,958,585	7.87%	39.27%	454,803,759	23,756,536	5.51%	26.04%

Rate Annual %chg: Residential & Recreational 4.99%

Commercial & Industrial 3.37%

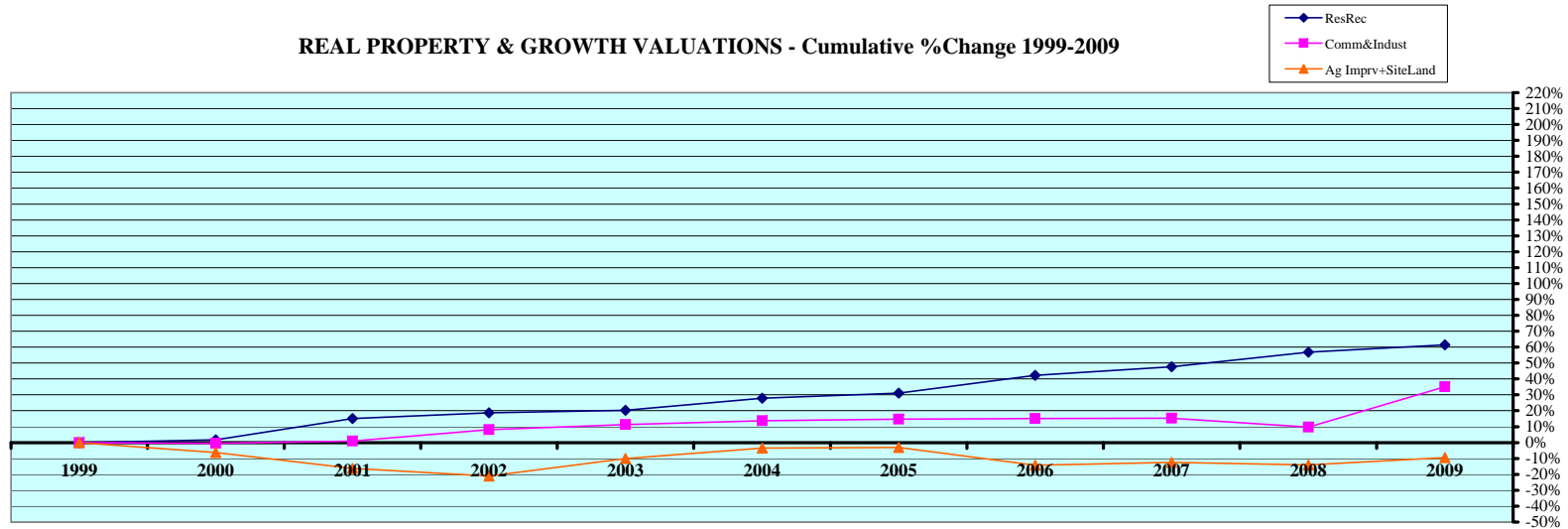
Agricultural Land 2.34%

Cnty# 69
County PHELPS

FL area 7

(1) Residential & Recreational excludes Agric. dwelling & farm home site land; Commercial & Industrial excludes minerals; Agricultural land includes irrigated, dry, grass, waste, & other agland, excludes farm site land.
Source: 1999 - 2009 Certificate of Taxes Levied Reports CTL NE Dept. of Revenue Property Assessment Division Prepared as of 03/01/2010

REAL PROPERTY & GROWTH VALUATIONS - Cumulative %Change 1999-2009



Tax Year	Residential & Recreational ⁽¹⁾						Commercial & Industrial ⁽¹⁾					
	Value	Growth Value	% growth of value	Value Exclud. Growth	Ann.%chg w/o grwth	Cmiltv%chg w/o grwth	Value	Growth Value	% growth of value	Value Exclud. Growth	Ann.%chg w/o grwth	Cmiltv%chg w/o grwth
1999	166,840,660	2,038,030	1.22%	164,802,630	--	--	48,775,033	505,285	1.04%	48,269,748	--	--
2000	173,423,268	3,641,881	2.10%	169,781,387	1.76%	1.76%	50,111,417	1,581,212	3.16%	48,530,205	-0.50%	-0.50%
2001	193,555,096	1,492,188	0.77%	192,062,908	10.75%	15.12%	50,987,654	1,798,606	3.53%	49,189,048	-1.84%	0.85%
2002	200,203,442	2,125,647	1.06%	198,077,795	2.34%	18.72%	53,726,241	1,025,553	1.91%	52,700,688	3.36%	8.05%
2003	202,846,270	2,152,177	1.06%	200,694,093	0.25%	20.29%	55,721,902	1,448,903	2.60%	54,272,999	1.02%	11.27%
2004	215,303,619	1,829,809	0.85%	213,473,810	5.24%	27.95%	56,467,338	975,279	1.73%	55,492,059	-0.41%	13.77%
2005	220,607,335	1,968,249	0.89%	218,639,086	1.55%	31.05%	56,667,849	681,587	1.20%	55,986,262	-0.85%	14.78%
2006	240,011,871	2,784,740	1.16%	237,227,131	7.53%	42.19%	57,014,538	840,840	1.47%	56,173,698	-0.87%	15.17%
2007	249,188,529	2,718,154	1.09%	246,470,375	2.69%	47.73%	57,043,497	765,772	1.34%	56,277,725	-1.29%	15.38%
2008	264,537,057	2,985,903	1.13%	261,551,154	4.96%	56.77%	62,971,798	9,490,367	15.07%	53,481,431	-6.24%	9.65%
2009	271,586,664	2,155,539	0.79%	269,431,125	1.85%	61.49%	67,930,383	2,015,487	2.97%	65,914,896	4.67%	35.14%
Rate Ann%chg	4.99%			Resid & Rec. w/o growth		3.89%	3.37%			C & I w/o growth		-0.30%

Tax Year	Ag Improvements & Site Land ⁽¹⁾			Growth Value	% growth of value	Value Exclud. Growth	Ann.%chg w/o grwth	Cmiltv%chg w/o grwth
	Agric. Dwelling & Homesite Value	Agoutbldg & Farmsite Value	Ag Imprv&Site Total Value					
1999	38,943,739	32,544,640	71,488,379	695,005	0.97%	70,793,374	--	--
2000	39,269,386	28,087,230	67,356,616	306,513	0.46%	67,050,103	-6.21%	-6.21%
2001	33,989,073	26,893,654	60,882,727	1,010,746	1.66%	59,871,981	-11.11%	-16.25%
2002	35,770,204	21,309,475	57,079,679	597,891	1.05%	56,481,788	-7.23%	-20.99%
2003	36,672,965	28,438,315	65,111,280	748,297	1.15%	64,362,983	12.76%	-9.97%
2004	40,439,745	29,378,282	69,818,027	859,905	1.23%	68,958,122	5.91%	-3.54%
2005	40,509,241	29,451,091	69,960,332	627,533	0.90%	69,332,799	-0.69%	-3.02%
2006	33,229,320	28,642,835	61,872,155	630,815	1.02%	61,241,340	-12.46%	-14.33%
2007	34,156,317	28,822,198	62,978,515	406,306	0.65%	62,572,209	1.13%	-12.47%
2008	37,077,531	26,096,198	63,173,729	1,742,495	2.76%	61,431,234	-2.46%	-14.07%
2009	38,976,027	27,078,533	66,054,560	1,280,246	1.94%	64,774,314	2.53%	-9.39%
Rate Ann%chg	0.01%	-1.82%	-0.79%	Ag Imprv+Site w/o growth			-1.78%	

(1) Residential & Recreational excludes AgDwelling & farm home site land; Comm. & Indust. excludes minerals; Agric. land includes irrigated, dry, grass, waste & other agland, excludes farm site 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; 1999 - 2009 CTL
Growth Value; 1999-2009 Abstract of Asmnt Rpt.

NE Dept. of Revenue Property Assessment Division
Prepared as of 03/01/2010

Cnty# 69
County PHELPS

FL area 7

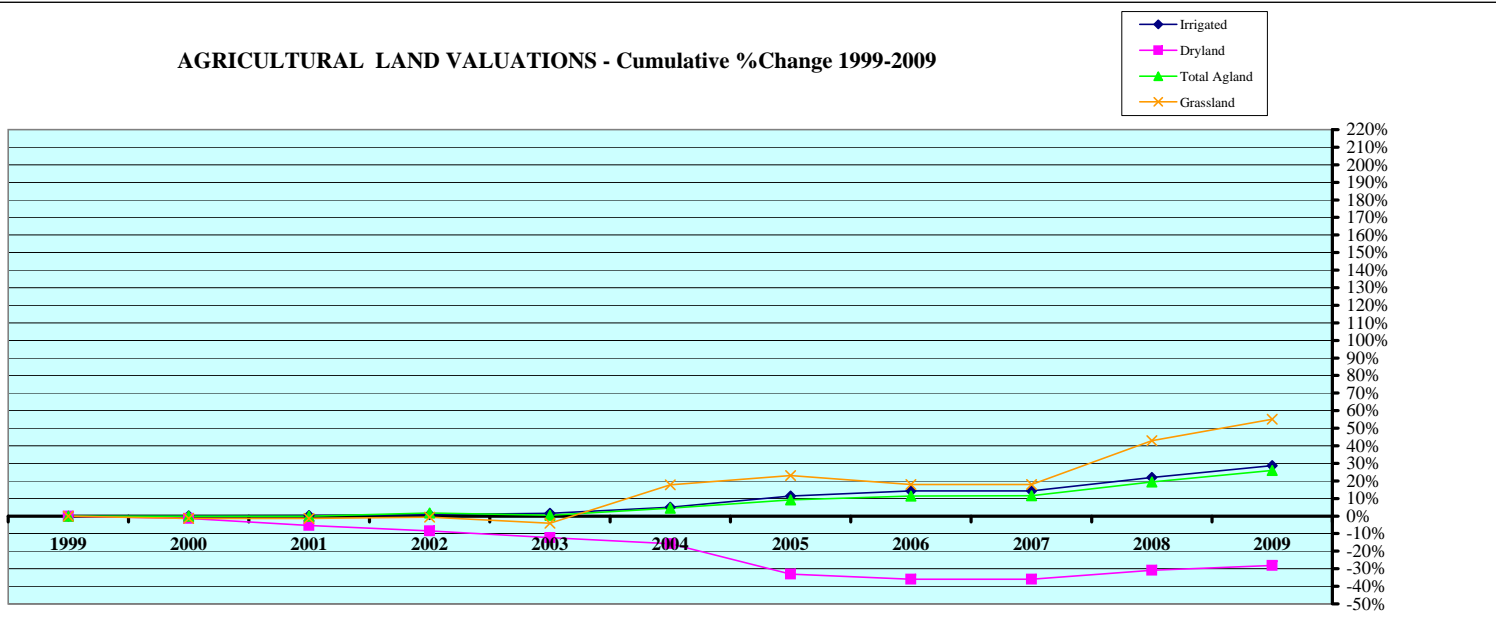
CHART 2

EXHIBIT

69B

Page 2

AGRICULTURAL LAND VALUATIONS - Cumulative %Change 1999-2009



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
1999	325,359,395	--	--	--	24,224,130	--	--	--	10,620,995	--	--	--
2000	325,812,205	452,810	0.14%	0.14%	23,896,655	-327,475	-1.35%	-1.35%	10,468,630	-152,365	-1.43%	-1.43%
2001	326,411,596	599,391	0.18%	0.32%	22,910,047	-986,608	-4.13%	-5.42%	10,482,629	13,999	0.13%	-1.30%
2002	327,801,898	1,390,302	0.43%	0.75%	22,184,352	-725,695	-3.17%	-8.42%	10,555,197	72,568	0.69%	-0.62%
2003	330,541,249	2,739,351	0.84%	1.59%	21,250,961	-933,391	-4.21%	-12.27%	10,184,694	-370,503	-3.51%	-4.11%
2004	341,583,757	11,042,508	3.34%	4.99%	20,409,388	-841,573	-3.96%	-15.75%	12,504,518	2,319,824	22.78%	17.73%
2005	362,581,419	20,997,662	6.15%	11.44%	16,211,768	-4,197,620	-20.57%	-33.08%	13,076,781	572,263	4.58%	23.12%
2006	371,955,349	9,373,930	2.59%	14.32%	15,523,165	-688,603	-4.25%	-35.92%	12,530,231	-546,550	-4.18%	17.98%
2007	372,055,133	99,784	0.03%	14.35%	15,512,677	-10,488	-0.07%	-35.96%	12,532,380	2,149	0.02%	18.00%
2008	396,734,400	24,679,267	6.63%	21.94%	16,733,376	1,220,699	7.87%	-30.92%	15,173,744	2,641,364	21.08%	42.87%
2009	418,519,259	21,784,859	5.49%	28.63%	17,391,171	657,795	3.93%	-28.21%	16,467,211	1,293,467	8.52%	55.04%

Rate Ann.%chg: Irrigated **2.55%** Dryland **-3.26%** Grassland **4.48%**

Tax Year	Waste Land ⁽¹⁾				Other Agland ⁽¹⁾				Total Agricultural			
	Value	Value Chg	Ann%chg	Cmltv%chg	Value	Value Chg	Ann%chg	Cmltv%chg	Value	Value Chg	Ann%chg	Cmltv%chg
1999				--	623,100		--	--	360,827,620		--	--
2000				--	620,140	-2,960	-0.48%	-0.48%	360,797,630	-29,990	-0.01%	-0.01%
2001				--	665,773	45,633	7.36%	6.85%	360,470,045	-327,585	-0.09%	-0.10%
2002				--	6,832,208	6,166,435	926.21%	996.49%	367,373,655	6,903,610	1.92%	1.81%
2003				--	684,153	-6,148,055	-89.99%	9.80%	362,667,724	-4,705,931	-1.28%	0.51%
2004	6,634	n/a	n/a	n/a	2,342,228	n/a	n/a	n/a	376,846,525	14,178,801	3.91%	4.44%
2005	6,928	294	4.43%	4.43%	2,379,147	36,919	1.58%	1.58%	394,256,043	17,409,518	4.62%	9.26%
2006	6,562	-366	-5.28%	-1.09%	2,257,830	-121,317	-5.10%	-3.60%	402,273,137	8,017,094	2.03%	11.49%
2007	6,560	-2	-0.03%	-1.12%	2,255,580	-2,250	-0.10%	-3.70%	402,362,330	89,193	0.02%	11.51%
2008	6,560	0	0.00%	-1.12%	2,399,143	143,563	6.36%	2.43%	431,047,223	28,684,893	7.13%	19.46%
2009	6,483	-77	-1.17%	-2.28%	2,419,635	20,492	0.85%	3.30%	454,803,759	23,756,536	5.51%	26.04%

Cnty# **69** FL area **7** Rate Ann.%chg: Total Agric Land **2.34%**
 County **PHELPS**

(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: 1999 - 2009 Certificate of Taxes Levied Reports CTL NE Dept. of Revenue Property Assessment Division Prepared as of 03/01/2010

AGRICULTURAL LAND - AVERAGE VALUE PER ACRE - Cumulative % Change 1999-2009 (from Abstracts)⁽¹⁾

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
1999	324,878,585	237,396	1,369	--	--	24,482,035	30,134	812	--	--	10,654,560	43,492	245	--	--
2000	326,018,765	238,566	1,367	-0.15%	-0.15%	23,948,690	29,394	815	0.37%	0.37%	10,483,540	42,947	244	-0.41%	-0.41%
2001	326,741,612	239,008	1,367	0.00%	-0.15%	23,119,349	28,927	799	-1.96%	-1.60%	10,482,245	43,067	243	-0.41%	-0.82%
2002	327,818,344	243,668	1,345	-1.61%	-1.75%	22,339,562	27,676	807	1.00%	-0.62%	10,634,668	43,092	247	1.65%	0.82%
2003	329,995,557	245,329	1,345	0.00%	-1.75%	21,546,026	27,090	795	-1.49%	-2.09%	10,288,062	41,954	245	-0.81%	0.00%
2004	341,167,333	246,265	1,385	3.00%	1.20%	20,760,674	25,721	807	1.53%	-0.60%	12,551,806	41,420	303	23.69%	23.69%
2005	362,387,878	252,801	1,433	3.47%	4.71%	16,316,730	20,423	799	-1.02%	-1.61%	13,085,880	39,901	328	8.23%	33.86%
2006	371,473,082	254,030	1,462	2.01%	6.82%	15,773,028	19,674	802	0.35%	-1.27%	12,566,795	39,449	319	-2.87%	30.02%
2007	372,088,651	254,462	1,462	0.00%	6.81%	15,508,851	19,391	800	-0.24%	-1.50%	12,543,373	39,363	319	0.03%	30.07%
2008	396,743,165	254,015	1,562	6.81%	14.09%	16,731,771	19,398	863	7.85%	6.23%	15,174,121	39,281	386	21.22%	57.67%
2009	422,037,797	254,083	1,661	6.35%	21.33%	17,426,323	19,427	897	3.99%	10.47%	16,606,090	39,395	422	9.12%	72.05%

Rate Ann.%chg Average Value/Acre: 1.95%

1.00%

5.58%

Tax Year	WASTE LAND ⁽²⁾					OTHER AGLAND ⁽²⁾					TOTAL AGRICULTURAL LAND ⁽¹⁾				
	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
1999						618,155	3,574	173			360,633,335	314,596	1,146	--	--
2000						621,760	3,551	175	1.16%		361,072,755	314,457	1,148	0.17%	0.17%
2001						665,773	3,515	189	8.00%		361,008,979	314,517	1,148	0.00%	0.17%
2002						691,267	3,679	188	-0.53%		361,483,841	318,115	1,136	-1.05%	-0.87%
2003						6,451	218	30	-84.04%		362,520,249	318,058	1,140	0.35%	-0.52%
2004	6,634	221	30	n/a	n/a	2,495,311	3,348	745	n/a	n/a	376,981,758	316,975	1,189	4.33%	3.78%
2005	38,700	284	136	354.07%	n/a	2,353,430	3,138	750	0.63%	n/a	394,182,618	316,547	1,245	4.70%	8.66%
2006	7,114	237	30	-77.97%	n/a	2,264,830	3,041	745	-0.69%	n/a	402,084,849	316,431	1,271	2.04%	10.88%
2007	6,896	230	30	0.00%	n/a	2,247,580	3,018	745	-0.01%	n/a	402,395,351	316,462	1,272	0.07%	10.95%
2008	7,042	235	30	0.00%	n/a	2,247,580	3,018	745	0.00%	n/a	430,903,679	315,946	1,364	7.26%	19.01%
2009	6,860	229	30	0.00%	n/a	2,247,580	3,018	745	0.00%	n/a	458,324,650	316,152	1,450	6.29%	26.50%

69
PHELPS

FL area 7

Rate Ann. %chg Average Value/Acre: 2.38%

(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: 1999 - 2009 Abstracts Agland Assessment Level 1998 to 2006 = 80% ; 2007 & forward = 75% NE Dept. of Revenue Property Assessment Division Prepared as of 03/01/2010

