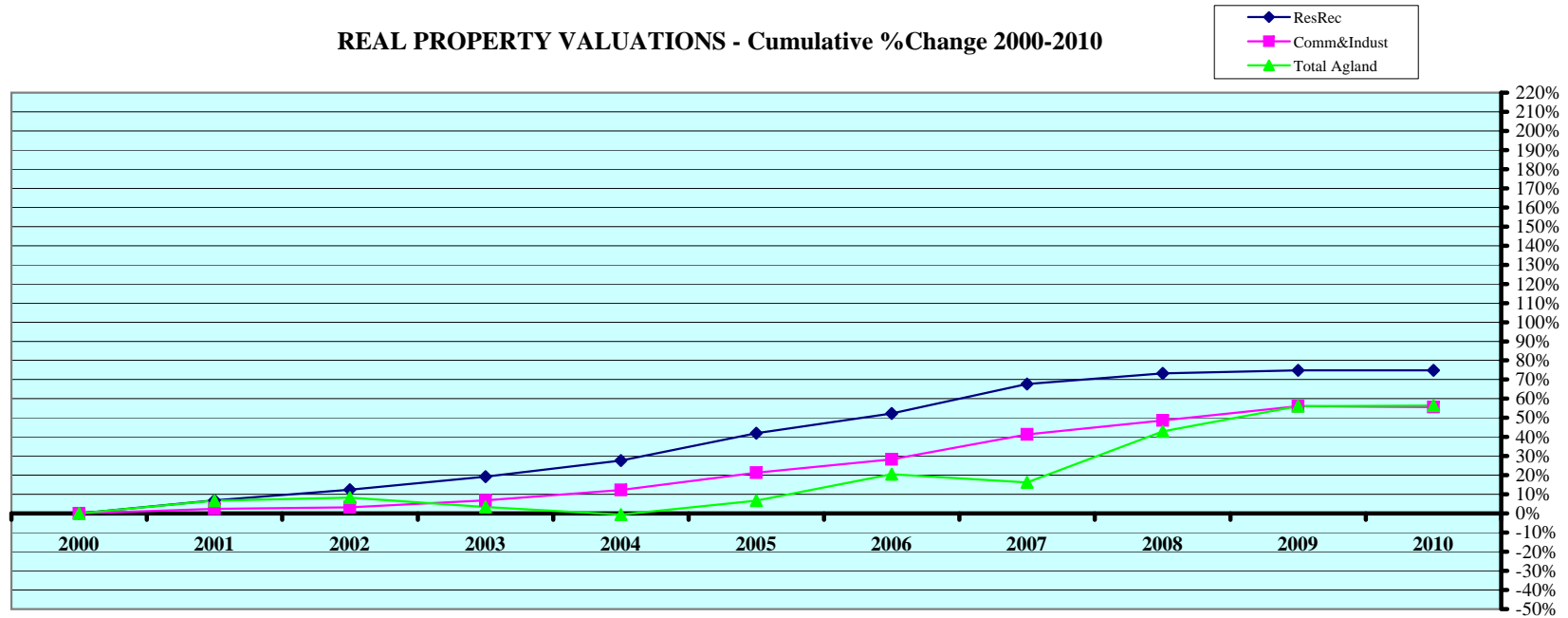


REAL PROPERTY VALUATIONS - Cumulative %Change 2000-2010



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
2000	13,362,860,770	--	--	--	6,533,265,865	--	--	--	78,369,290	--	--	--
2001	14,287,992,020	925,131,250	6.92%	6.92%	6,687,318,400	154,052,535	2.36%	2.36%	83,658,715	5,289,425	6.75%	6.75%
2002	15,031,954,820	743,962,800	5.21%	12.49%	6,739,032,430	51,714,030	0.77%	3.15%	84,840,215	1,181,500	1.41%	8.26%
2003	15,931,822,450	899,867,630	5.99%	19.22%	6,981,076,800	242,044,370	3.59%	6.85%	81,056,895	-3,783,320	-4.46%	3.43%
2004	17,052,008,550	1,120,186,100	7.03%	27.61%	7,332,576,255	351,499,455	5.04%	12.23%	77,899,230	-3,157,665	-3.90%	-0.60%
2005	18,976,828,875	1,924,820,325	11.29%	42.01%	7,929,487,575	596,911,320	8.14%	21.37%	83,577,171	5,677,941	7.29%	6.65%
2006	20,346,453,520	1,369,624,645	7.22%	52.26%	8,379,037,890	449,550,315	5.67%	28.25%	94,483,320	10,906,149	13.05%	20.56%
2007	22,417,078,212	2,070,624,692	10.18%	67.76%	9,237,086,214	858,048,324	10.24%	41.39%	91,057,850	-3,425,470	-3.63%	16.19%
2008	23,156,791,475	739,713,263	3.30%	73.29%	9,713,651,165	476,564,951	5.16%	48.68%	112,032,960	20,975,110	23.03%	42.96%
2009	23,353,118,230	196,326,755	0.85%	74.76%	10,194,506,710	480,855,545	4.95%	56.04%	122,339,830	10,306,870	9.20%	56.11%
2010	23,357,958,765	4,840,535	0.02%	74.80%	10,167,981,076	-26,525,634	-0.26%	55.63%	122,567,670	227,840	0.19%	56.40%

Rate Annual %chg: Residential & Recreational

Commercial & Industrial

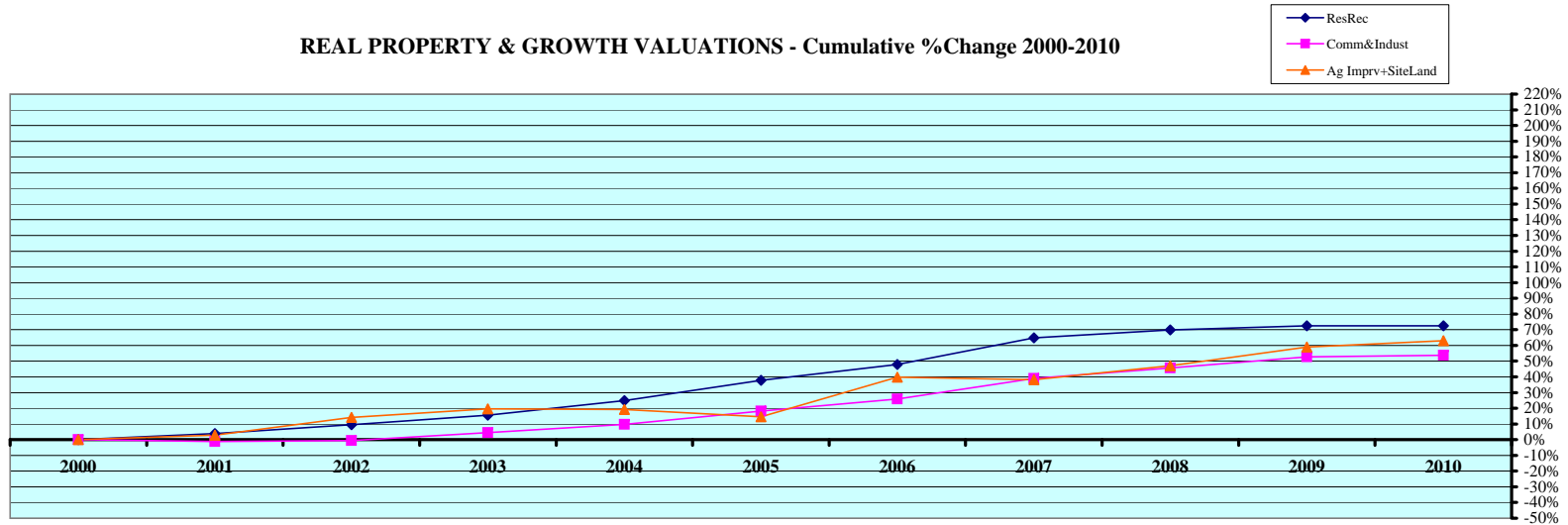
Agricultural Land

Cnty#
County

FL area

(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: 2000 - 2010 Certificate of Taxes Levied Reports CTL NE Dept. of Revenue Property Assessment Division Prepared as of 03/01/2011

REAL PROPERTY & GROWTH VALUATIONS - Cumulative %Change 2000-2010



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
2000	13,362,860,770	348,766,600	2.61%	13,014,094,170	--	--	6,533,265,865	212,694,500	3.26%	6,320,571,365	--	--
2001	14,287,992,020	410,370,080	2.87%	13,877,621,940	3.85%	3.85%	6,687,318,400	232,058,620	3.47%	6,455,259,780	-1.19%	-1.19%
2002	15,031,954,820	383,098,985	2.55%	14,648,855,835	2.53%	9.62%	6,739,032,430	236,292,650	3.51%	6,502,739,780	-2.76%	-0.47%
2003	15,931,822,450	478,898,100	3.01%	15,452,924,350	2.80%	15.64%	6,981,076,800	149,989,300	2.15%	6,831,087,500	1.37%	4.56%
2004	17,052,008,550	376,219,740	2.21%	16,675,788,810	4.67%	24.79%	7,332,576,255	159,872,365	2.18%	7,172,703,890	2.74%	9.79%
2005	18,976,828,875	553,788,570	2.92%	18,423,040,305	8.04%	37.87%	7,929,487,575	203,232,095	2.56%	7,726,255,480	5.37%	18.26%
2006	20,346,453,520	598,458,100	2.94%	19,747,995,420	4.06%	47.78%	8,379,037,890	151,738,800	1.81%	8,227,299,090	3.76%	25.93%
2007	22,417,078,212	404,034,222	1.80%	22,013,043,990	8.19%	64.73%	9,237,086,214	150,671,128	1.63%	9,086,415,086	8.44%	39.08%
2008	23,156,791,475	466,203,268	2.01%	22,690,588,207	1.22%	69.80%	9,713,651,165	200,518,349	2.06%	9,513,132,816	2.99%	45.61%
2009	23,353,118,230	307,953,047	1.32%	23,045,165,183	-0.48%	72.46%	10,194,506,710	212,666,141	2.09%	9,981,840,569	2.76%	52.78%
2010	23,357,958,765	296,667,562	1.27%	23,061,291,203	-1.25%	72.58%	10,167,981,076	128,535,711	1.26%	10,039,445,365	-1.52%	53.67%
Rate Ann%chg	5.74%		Resid & Rec. w/o growth		3.36%		4.52%		C & I w/o growth		2.20%	

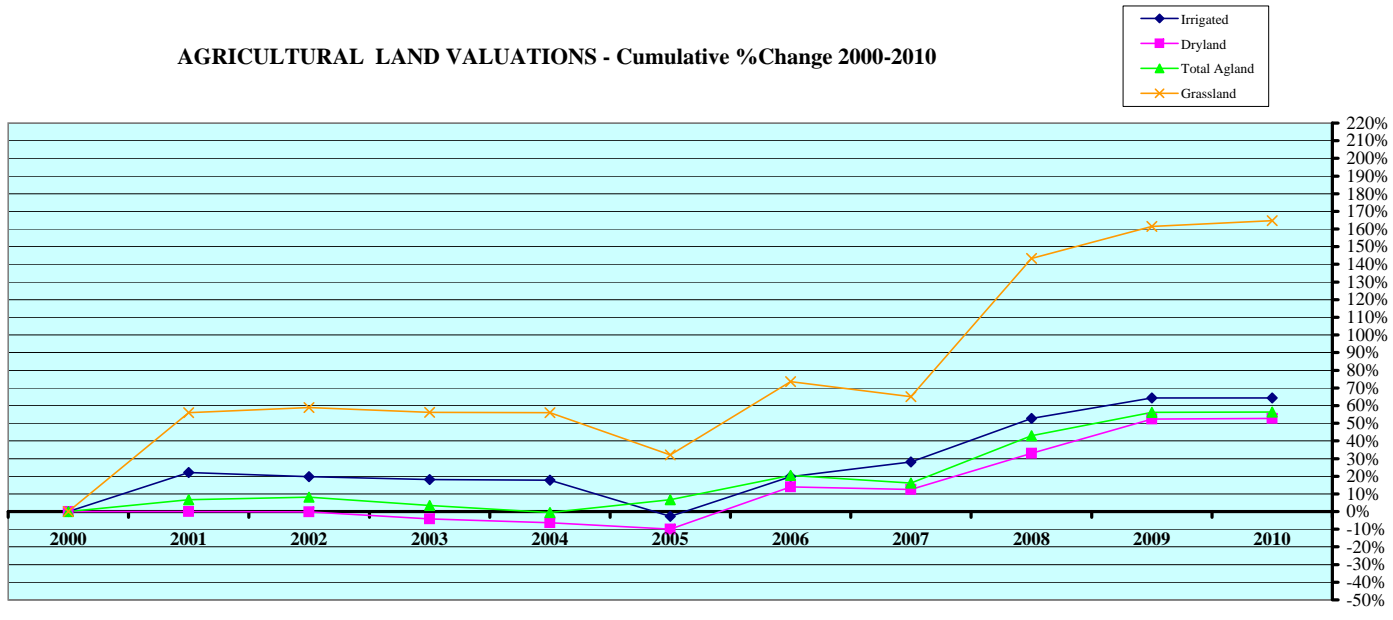
Tax Year	Ag Improvements & Site Land ⁽¹⁾			Growth Value	% growth of value	Value Exclud. Growth	Ann.%chg w/o grwth	Cmiltv%chg w/o grwth
	Agric. Dwelling & Homesite Value	Agoutbldg & Farmsite Value	Ag Imprv&Site Total Value					
2000	75,789,440	11,814,220	87,603,660	4,255,300	4.86%	83,348,360	--	--
2001	83,098,840	16,356,005	99,454,845	9,318,320	9.37%	90,136,525	2.89%	2.89%
2002	87,564,330	16,380,180	103,944,510	3,929,370	3.78%	100,015,140	0.56%	14.17%
2003	94,264,725	16,004,930	110,269,655	5,436,700	4.93%	104,832,955	0.85%	19.67%
2004	88,881,960	15,491,240	104,373,200	0	0.00%	104,373,200	-5.35%	19.14%
2005	90,332,969	14,712,800	105,045,769	4,607,500	4.39%	100,438,269	-3.77%	14.65%
2006	107,335,115	15,063,555	122,398,670	0	0.00%	122,398,670	16.52%	39.72%
2007	108,435,705	14,149,820	122,585,525	1,582,740	1.29%	121,002,785	-1.14%	38.13%
2008	115,999,550	14,119,965	130,119,515	1,360,270	1.05%	128,759,245	5.04%	46.98%
2009	129,454,865	11,725,595	141,180,460	1,867,060	1.32%	139,313,400	7.07%	59.03%
2010	132,976,204	11,066,400	144,042,604	1,324,052	0.92%	142,718,552	1.09%	62.91%
Rate Ann%chg	5.78%	-0.65%	5.10%	Ag Imprv+Site w/o growth			2.38%	

(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 to real property which increase the value of such property.

Sources:
Value; 2000 - 2010 CTL
Growth Value; 2000-2010 Abstract of Asmnt Rpt.

NE Dept. of Revenue Property Assessment Division
Prepared as of 03/01/2011

AGRICULTURAL LAND VALUATIONS - Cumulative %Change 2000-2010



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
2000	12,543,250	--	--	--	60,891,470	--	--	--	2,421,670	--	--	--
2001	15,315,560	2,772,310	22.10%	22.10%	60,873,930	-17,540	-0.03%	-0.03%	3,779,200	1,357,530	56.06%	56.06%
2002	15,018,800	-296,760	-1.94%	19.74%	60,744,680	-129,250	-0.21%	-0.24%	3,846,330	67,130	1.78%	58.83%
2003	14,809,170	-209,630	-1.40%	18.06%	58,413,025	-2,331,655	-3.84%	-4.07%	3,781,300	-65,030	-1.69%	56.14%
2004	14,775,830	-33,340	-0.23%	17.80%	57,065,560	-1,347,465	-2.31%	-6.28%	3,778,230	-3,070	-0.08%	56.02%
2005	12,205,560	-2,570,270	-17.40%	-2.69%	54,813,915	-2,251,645	-3.95%	-9.98%	3,199,300	-578,930	-15.32%	32.11%
2006	15,030,940	2,825,380	23.15%	19.83%	69,443,890	14,629,975	26.69%	14.05%	4,205,580	1,006,280	31.45%	73.66%
2007	16,069,965	1,039,025	6.91%	28.12%	68,546,640	-897,250	-1.29%	12.57%	3,996,920	-208,660	-4.96%	65.05%
2008	19,157,620	3,087,655	19.21%	52.73%	81,029,090	12,482,450	18.21%	33.07%	5,894,910	1,897,990	47.49%	143.42%
2009	20,612,710	1,455,090	7.60%	64.33%	92,791,690	11,762,600	14.52%	52.39%	6,331,330	436,420	7.40%	161.44%
2010	20,622,590	9,880	0.05%	64.41%	92,972,180	180,490	0.19%	52.69%	6,411,040	79,710	1.26%	164.74%

Rate Ann.%chg: Irrigated **5.10%** Dryland **4.32%** Grassland **10.23%**

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
2000	--	--	--	--	2,512,900	--	--	--	78,369,290	--	--	--
2001	--	--	--	--	3,690,025	1,177,125	46.84%	46.84%	83,658,715	5,289,425	6.75%	6.75%
2002	--	--	--	--	5,230,405	1,540,380	41.74%	108.14%	84,840,215	1,181,500	1.41%	8.26%
2003	--	--	--	--	3,955,230	n/a	n/a	57.40%	81,056,895	-3,783,320	-4.46%	3.43%
2004	95,500	n/a	n/a	--	2,184,110	-1,771,120	-44.78%	-13.08%	77,899,230	-3,157,665	-3.90%	-0.60%
2005	81,850	-13,650	-14.29%	n/a	13,276,546	11,092,436	507.87%	n/a	83,577,171	5,677,941	7.29%	6.65%
2006	90,390	8,540	10.43%	10.43%	5,712,520	-7,564,026	-56.97%	-56.97%	94,483,320	10,906,149	13.05%	20.56%
2007	101,130	10,740	11.88%	23.56%	2,343,195	-3,369,325	-58.98%	-82.35%	91,057,850	-3,425,470	-3.63%	16.19%
2008	114,770	13,640	13.49%	40.22%	5,836,570	3,493,375	149.09%	-56.04%	112,032,960	20,975,110	23.03%	42.96%
2009	136,210	21,440	18.68%	66.41%	2,467,890	-3,368,680	-57.72%	-81.41%	122,339,830	10,306,870	9.20%	56.11%
2010	139,220	3,010	2.21%	70.09%	2,422,640	-45,250	-1.83%	-81.75%	122,567,670	227,840	0.19%	56.40%

Cnty# **28** County **DOUGLAS** FL area **3** Rate Ann.%chg: Total Agric Land **4.57%**

(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: 2000 - 2010 Certificate of Taxes Levied Reports CTL NE Dept. of Revenue Property Assessment Division Prepared as of 03/01/2011

AGRICULTURAL LAND - AVERAGE VALUE PER ACRE - Cumulative % Change 2000-2010 (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
2000	12,723,790	10,954	1,162	--	--	63,035,410	64,809	973	--	--	1,802,390	6,006	300	--	--
2001	15,501,680	11,008	1,408	21.17%	21.17%	61,692,600	63,469	972	-0.10%	-0.10%	3,012,420	6,104	494	64.67%	64.67%
2002	15,243,660	10,829	1,408	0.00%	21.17%	60,728,040	62,442	973	0.10%	0.00%	3,141,540	6,357	494	0.00%	64.67%
2003	14,954,590	10,632	1,407	-0.07%	21.08%	60,539,200	62,261	972	-0.10%	-0.10%	3,157,140	6,384	495	0.20%	65.00%
2004	14,761,230	10,498	1,406	-0.06%	21.01%	58,663,300	60,246	974	0.18%	0.07%	3,118,950	6,312	494	-0.18%	64.70%
2005	13,708,120	10,490	1,307	-7.07%	12.46%	64,344,545	57,776	1,114	14.37%	14.46%	3,105,300	6,298	493	-0.20%	64.37%
2006	15,891,722	10,684	1,487	13.83%	28.01%	72,939,623	55,435	1,316	18.14%	35.23%	3,767,946	6,282	600	21.63%	99.92%
2007	16,219,648	10,881	1,491	0.21%	28.28%	67,701,547	51,293	1,320	0.32%	35.65%	3,030,820	4,945	613	2.19%	104.30%
2008	19,617,876	10,899	1,800	20.76%	54.91%	83,409,749	52,132	1,600	21.22%	64.44%	4,735,914	5,580	849	38.47%	182.89%
2009	20,587,129	10,942	1,882	4.53%	61.92%	93,433,294	52,030	1,796	12.24%	84.56%	4,956,467	5,596	886	4.37%	195.25%
2010	20,576,430	10,938	1,881	-0.02%	61.89%	93,373,917	52,033	1,795	-0.07%	84.43%	4,980,692	5,615	887	0.14%	195.67%

Rate Ann.%chg Average Value/Acre: 4.94%

7.04%

12.80%

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
2000						2,698,440	8,356	323			80,260,030	90,125	891	--	--
2001						4,263,300	8,068	528	63.47%		84,470,000	88,649	953	6.96%	6.96%
2002						4,258,720	4,586	929	75.95%		83,371,960	84,214	990	3.88%	11.11%
2003						101,200	3,999	25	-97.31%		83,313,720	87,091	957	-3.33%	7.41%
2004	98,180	3,888	25	n/a	n/a	2,930,080	3,794	772	n/a	n/a	79,571,740	84,738	939	-1.88%	5.39%
2005	98,080	3,876	25	0.21%	n/a	7,694,380	3,879	1,983	156.85%	n/a	88,950,425	82,318	1,081	15.07%	21.28%
2006	95,577	3,672	26	2.84%	n/a	1,866,105	4,020	464	-76.59%	n/a	94,560,973	80,094	1,181	9.26%	32.51%
2007	86,393	3,226	27	2.91%	n/a	1,892,943	3,774	502	8.05%	n/a	88,931,351	74,118	1,200	1.63%	34.66%
2008	173,412	3,473	50	86.43%	n/a	2,854,445	4,701	607	21.05%	n/a	110,791,396	76,785	1,443	20.25%	61.94%
2009	194,295	3,476	56	11.96%	n/a	3,591,760	4,790	750	23.50%	n/a	122,762,945	76,833	1,598	10.74%	79.33%
2010	191,673	3,479	55	-1.46%	n/a	2,928,871	4,864	602	-19.70%	n/a	122,051,583	76,929	1,587	-0.70%	78.06%

28
DOUGLAS

FL area 3

Rate Ann. %chg Average Value/Acre: 5.94%

(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: 2000 - 2010 Abstracts Agland Assessment Level 1998 to 2006 = 80% ; 2007 & forward = 75% NE Dept. of Revenue Property Assessment Division Prepared as of 03/01/2011

