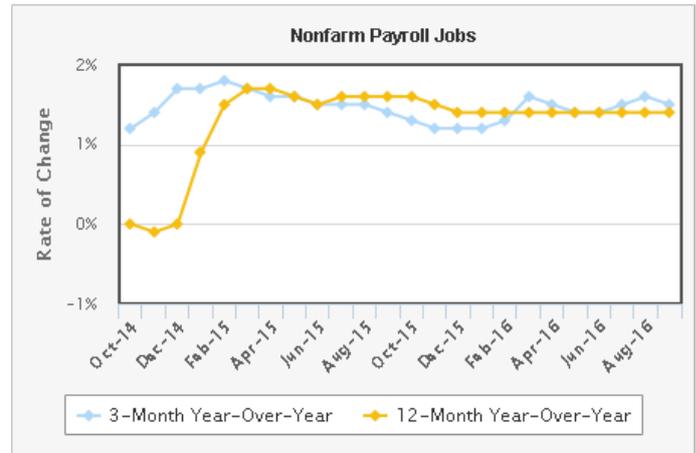
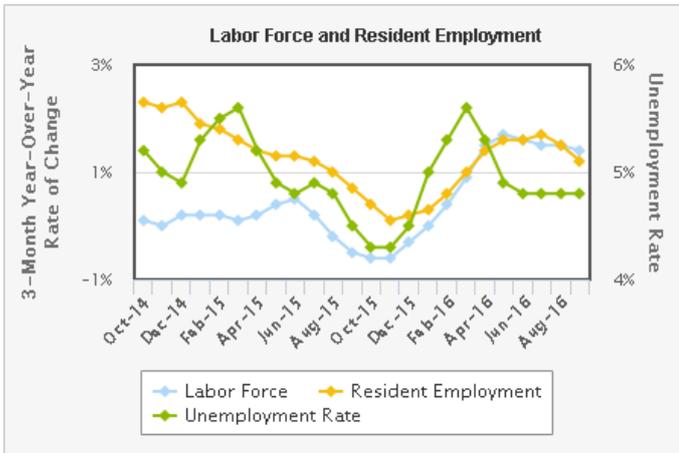


ECONOMIC CONDITIONS



Data Source: U.S. Bureau of Labor Statistics

Data Source: U.S. Bureau of Labor Statistics

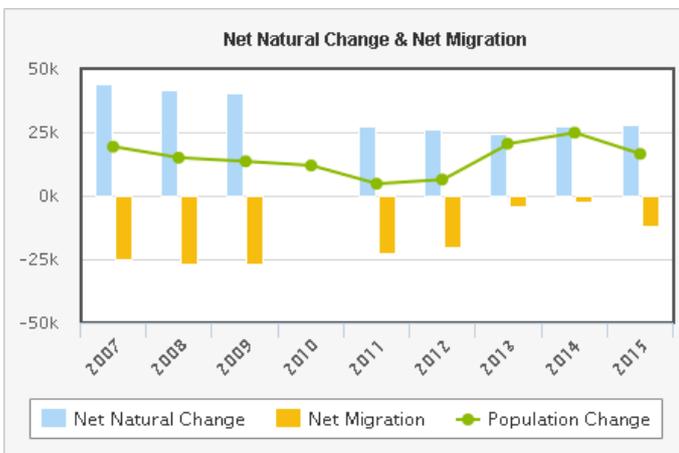
| | 3-Month Average | | | 3-Month Year-Over-Year Change | | | |
|------------------------------|-----------------|----------------|----------------|----------------------------------|---------|----------------------------------|---------|
| | September 2014 | September 2015 | September 2016 | September 2014 to September 2015 | | September 2015 to September 2016 | |
| | Number | Number | Number | Number | Percent | Number | Percent |
| Labor Force | 5,743,876 | 5,716,603 | 5,797,246 | -27,273 | -0.5 | 80,643 | 1.4 |
| Resident Employment | 5,418,725 | 5,456,625 | 5,521,797 | 37,900 | 0.7 | 65,172 | 1.2 |
| Unemployment Rate (%) | 5.7 | 4.5 | 4.8 | n/a | n/a | n/a | n/a |
| Nonfarm Payroll Jobs | 5,370,767 | 5,446,667 | 5,528,267 | 75,900 | 1.4 | 81,600 | 1.5 |

Data Source: U.S. Bureau of Labor Statistics

POPULATION & HOUSEHOLDS

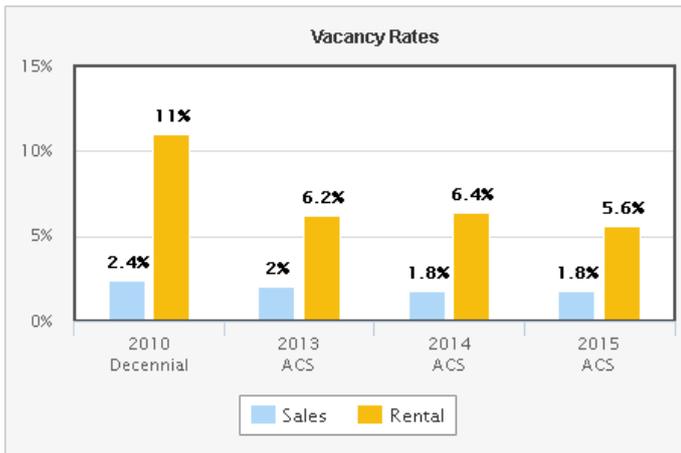
| | Decennial Census | | | | ACS & Population Estimates Program | | | | | | |
|-------------------|------------------|------------|------------------------------------|---------|------------------------------------|------------|------------|--------------|---------|--------------|---------|
| | April 2000 | April 2010 | Average Annual Change 2000 to 2010 | | July 2013 | July 2014 | July 2015 | 2013 to 2014 | | 2014 to 2015 | |
| | | | Number | Percent | | | | Number | Percent | Number | Percent |
| Population | 11,353,140 | 11,536,504 | 18,336 | 0.2 | 11,572,232 | 11,596,998 | 11,613,423 | 24,766 | 0.2 | 16,425 | 0.1 |
| Households | 4,445,773 | 4,603,435 | 15,766 | 0.3 | 4,564,745 | 4,593,172 | 4,606,655 | 28,427 | 0.6 | 13,483 | 0.3 |

Data Source: 1 - 2000 Census; 2010 Census; U.S. Census Bureau Population Estimates
2 - 2000 Census; 2010 Census; 2013, 2014 and 2015 American Community Surveys (1 - Year)

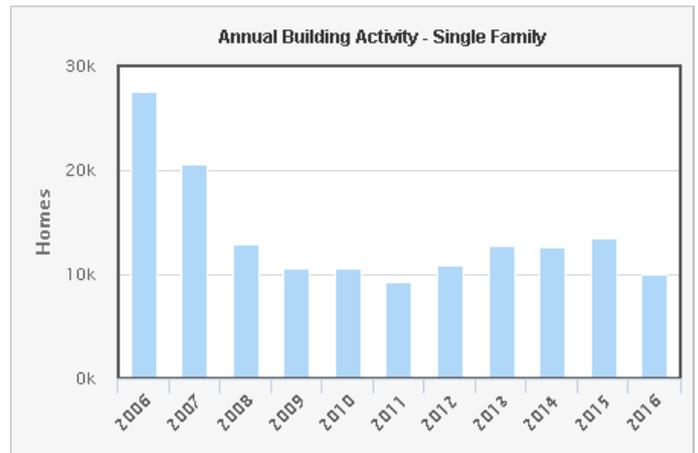


Data Source: U.S. Census Bureau Population Estimates

Notes: 1 - Values in chart reflect July year-to-year changes
2 - Net Migration includes residual population change



Data Source: 2010 Census; 2013, 2014 and 2015 American Community Surveys (1 - Year)

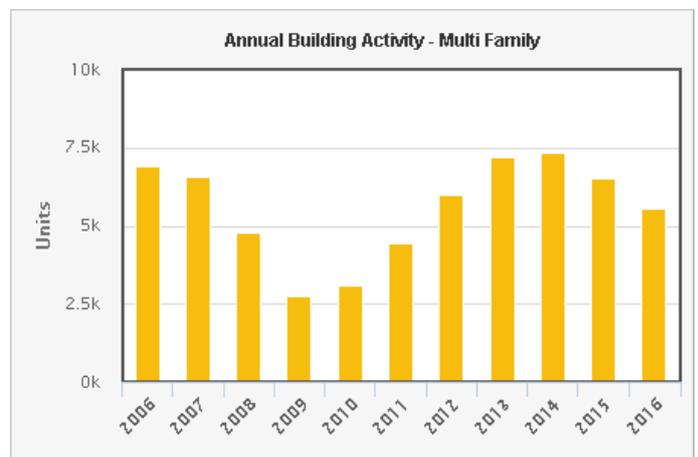


Data Source: U.S. Census Bureau, Building Permits Survey; adjustments by analyst

Note: Data for 2016 is preliminary, through September 2016

| Housing Inventory by Tenure | | | | |
|-----------------------------|----------------|-----------|-----------|-----------|
| | 2010 Decennial | 2013 ACS | 2014 ACS | 2015 ACS |
| Total Housing Units | 5,127,508 | 5,124,126 | 5,147,282 | 5,156,546 |
| Occupied | 4,603,435 | 4,564,745 | 4,593,172 | 4,606,655 |
| Owners | 3,111,054 | 3,015,795 | 3,000,748 | 3,013,093 |
| % Owners | 67.6 | 66.1 | 65.3 | 65.4 |
| Renters | 1,492,381 | 1,548,950 | 1,592,424 | 1,593,562 |
| % Renters | 32.4 | 33.9 | 34.7 | 34.6 |
| Total Vacant | 524,073 | 559,381 | 554,110 | 549,891 |
| Available for Sale | 78,089 | 62,252 | 55,908 | 56,465 |
| Available for Rent | 184,143 | 103,227 | 108,142 | 95,286 |
| Other Vacant | 261,841 | 393,902 | 390,060 | 398,140 |

Data Source: 2010 Census; 2013, 2014 and 2015 American Community Surveys (1 - Year)



Data Source: U.S. Census Bureau, Building Permits Survey; adjustments by analyst

Note: Data for 2016 is preliminary, through September 2016