

Town and Country - Los Angeles Los Angeles, California	1 Mile Radius	3 Mile Radius	5 Mile Radius	10 Minute Drive
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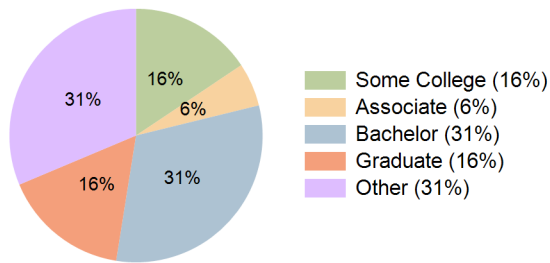
Current Year Demographics

Current Population	44,756	364,115	958,631	634,285
Total Daytime Pop	72,908	392,398	1,048,618	656,411
Workplace Pop	48,738	219,277	486,303	339,789
Average Household Income	\$144,330	\$129,102	\$112,747	\$113,195
Median Household Income	\$98,386	\$80,533	\$69,773	\$71,001
Total Households	23,027	169,316	403,173	276,338
Median Home Value	\$1,517,534	\$1,267,538	\$1,175,203	\$1,193,200
Bachelors Degree	44.8%	34.6%	29.5%	31.3%
Graduate Degree	25.6%	18.5%	16.0%	16.2%
Total Consumer Spending/Capita (Weekly)	\$413	\$403	\$393	\$394

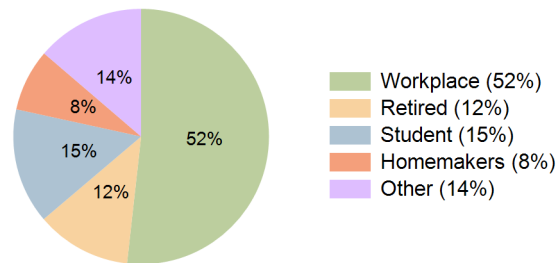
2027 Demographic Projections

Projected Population	45,875	373,129	980,771	650,292
Projected 5 Year Annual Growth Rate (Pop)	0.5%	0.5%	0.5%	0.5%
Projected Households	23,605	173,695	412,885	283,616
Projected 5 Year Annual Growth Rate (HH)	0.5%	0.5%	0.5%	0.5%

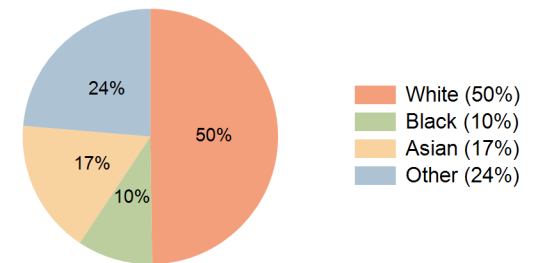
Education (10 Minute Drive)



Daytime Population (10 Minute Drive)

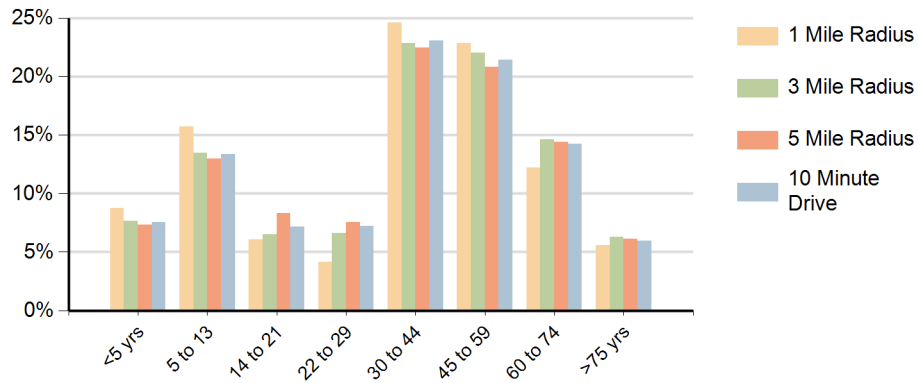


Race (10 Minute Drive)

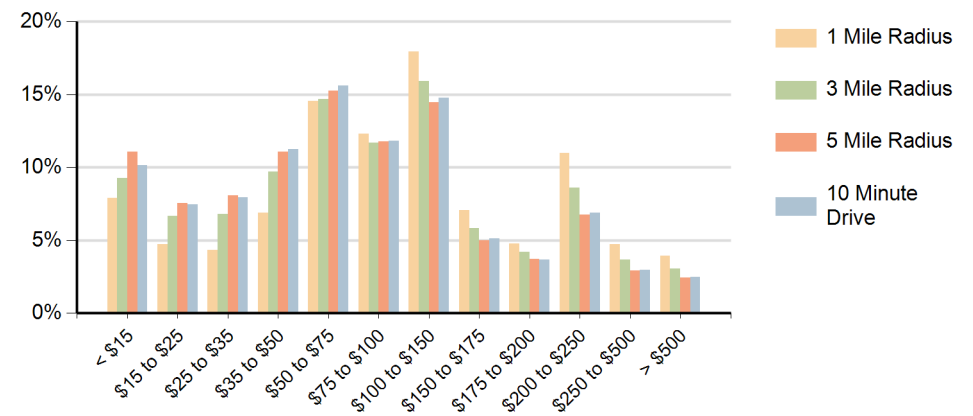


Hispanic Ethnicity
34% Hispanic | 66% Non Hispanic

Population by Age Range



Households by Income Range (\$000)



Town and Country - Los Angeles Los Angeles, California		1 Mile Radius	3 Mile Radius	5 Mile Radius	10 Minute Drive
Population	Current Estimated Population	44,756	364,115	958,631	634,285
	2010 Census Population	45,404	362,302	958,847	630,160
	2000 Census Population	42,119	367,759	979,286	647,371
	Historical Annual Growth 2000 to 2010	0.8%	-0.1%	-0.2%	-0.3%
	Estimated Annual Growth 2010 to 2022	-0.1%	0.0%	0.0%	0.1%
	Projected Annual Growth 2022 to 2027	0.5%	0.5%	0.5%	0.5%
Households	Current Estimated Households	23,027	169,316	403,173	276,338
	2010 Census Households	23,470	169,043	403,319	274,880
	2000 Census Households	22,364	169,437	402,190	275,308
	Historical Annual Growth 2000 to 2010	0.5%	0.0%	0.0%	0.0%
	Estimated Annual Growth 2010 to 2022	-0.2%	0.0%	0.0%	0.0%
	Projected Annual Growth 2022 to 2027	0.5%	0.5%	0.5%	0.5%
Population per Household		1.9	2.1	2.3	2.3
Ethnic	Hispanic or Latino Population	9%	25%	36%	34%
	Non Hispanic or Latino Population	91%	75%	64%	66%
Race	White	69.8%	59.3%	48.6%	49.8%
	Black or African American	5.6%	9.6%	11.1%	9.6%
	Asian & Pacific Islander	16.5%	12.9%	15.7%	17.0%
	Other Races	8.1%	18.3%	24.6%	23.7%