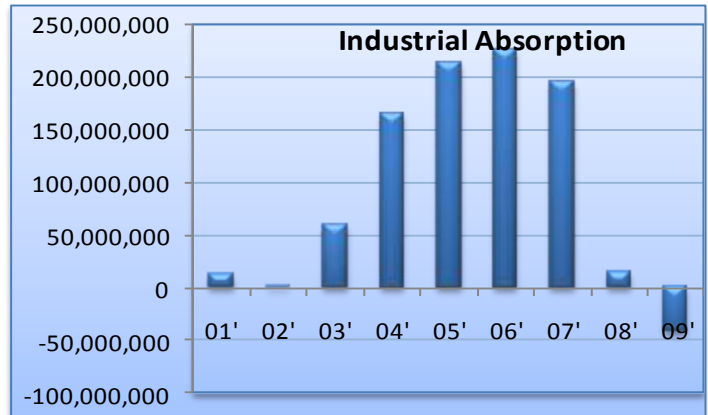


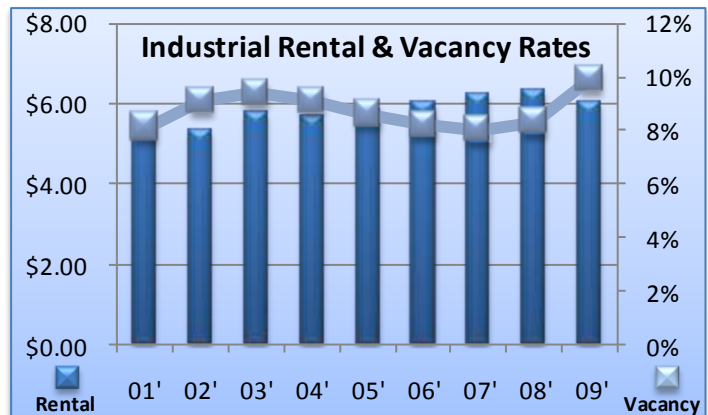
Source: Real Capital Analytics



Source: CoStar (Flex & Warehouse combined)



Source: Real Capital Analytics



Source: CoStar (Flex & Warehouse combined)

Significant Transactions: Flex

Name	City, ST	SF	Price	\$/SF	Buyer	Year
Dallas Market Center	Dallas, TX	4,800,000	\$249,000,000	\$52	CNL Income Properties	2005
Sun Microsystems Cmplx	Burlington, MA	805,000	\$212,000,000	\$263	Nordic Properties	2007
Sunset Gower Studios	Los Angeles, CA	415,000	\$205,000,000	\$493	Hudson Capital	2007
San Diego Tech Center	San Diego, CA	647,000	\$185,000,000	\$286	Maguire Properties	2005
Northlake Data Center	Melrose Park, IL	700,000	\$181,000,000	\$259	Microsoft	2009

Significant Transactions: Warehouse

Pfizer La Jolla Campus	La Jolla, CA	770,000	\$372,000,000	\$483	Pfizer Corp	2004
Metro Chicago	Chicago, IL	3,743,211	\$231,000,000	\$62	RREEF Funds	2005
Pacific Gateway Ctr	Torrance, CA	1,252,708	\$195,000,000	\$156	Prudential RE Investors	2006
Chino South Business Park	Chino, CA	1,807,421	\$147,000,000	\$81	John Hancock Insurance Co	2008
110-112 Hidden Lake	Duncan, SC	786,778	\$135,000,000	\$171	Lexington Corp Prop. Trust	2005

Source: Real Capital Analytics

View next page for a breakdown of the Industrial Sector by year