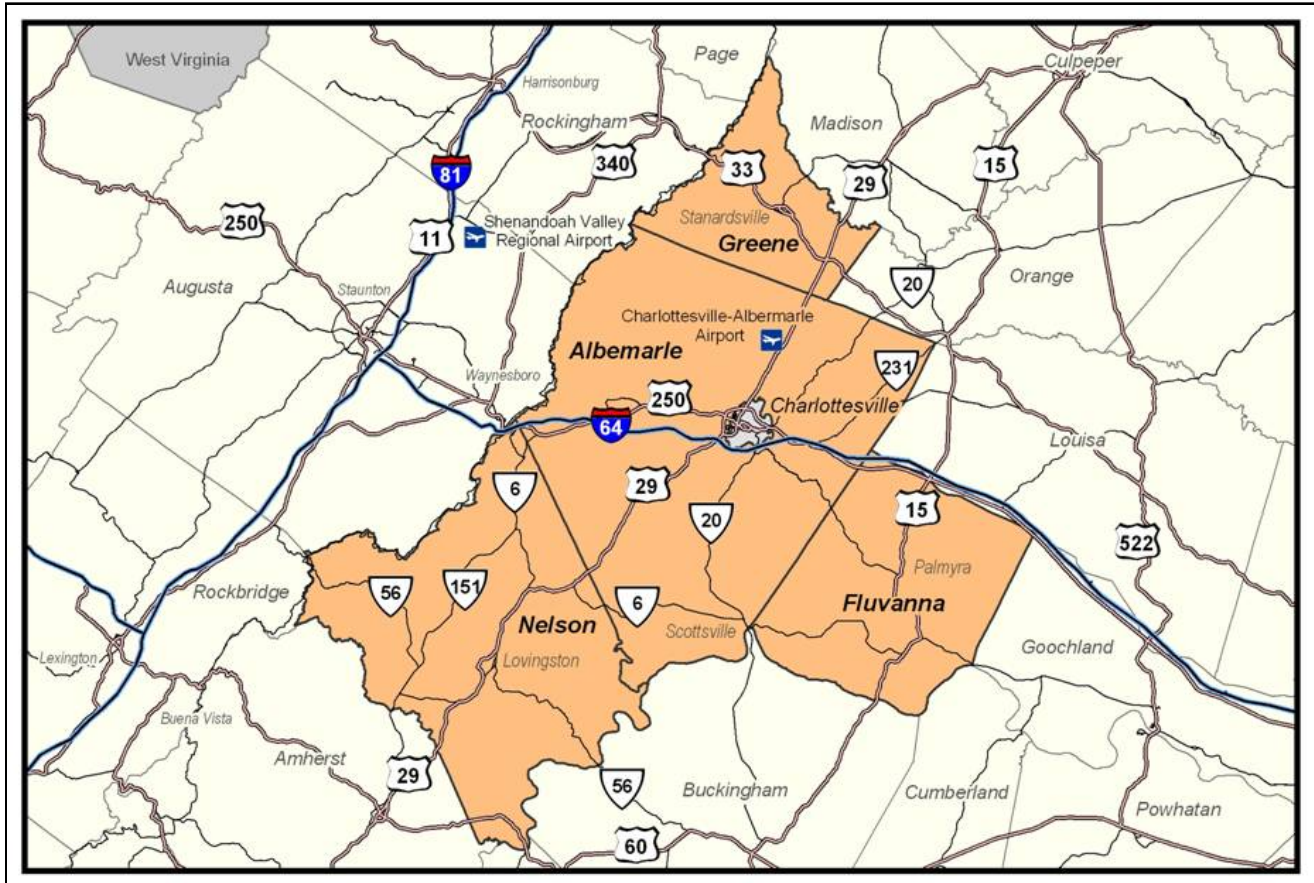
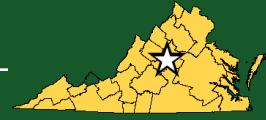


LOCATION

The Charlottesville Metropolitan Statistical Area (MSA) consists of the city of Charlottesville and the counties of Albemarle, Fluvanna, Greene and Nelson. The area is centrally located in Virginia in the eastern foothills of the Blue Ridge Mountains. This area offers an appealing quality of life and a highly skilled work force to complement its excellent interstate, rail, and air transportation networks.

The Charlottesville MSA is located approximately 71 miles west of Richmond; 110 miles southwest of Washington, D.C.; and 162 miles northwest of Norfolk.





LABOR MARKET DATA

Population

Gender Distribution (2006)

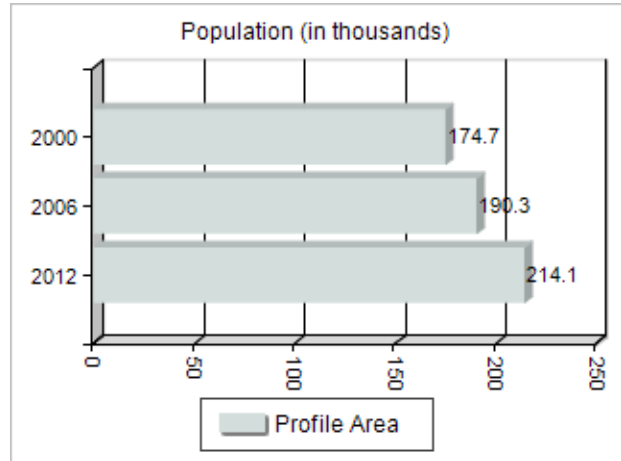
Area	Male	Female
Charlottesville MSA	47.7%	52.3%

Race/Ethnicity (2006)

Classification	Profile Area
White	155,392
Black	25,385
Asian	6,387
Two or More	2,694
American Indian or Alaska Native	371
Pacific Islander	49
Hispanic (may be of any race)	6,088

Median Age

Albemarle	36 years
Charlottesville	30 years
Fluvanna	38 years
Greene	36 years
Nelson	44 years



Civilian Labor Force (2006)

Charlottesville MSA 101,770

Labor Force Participation (2000 Census)

Charlottesville MSA 63.4%

Unemployment

Unemployment Rate (November 2007)

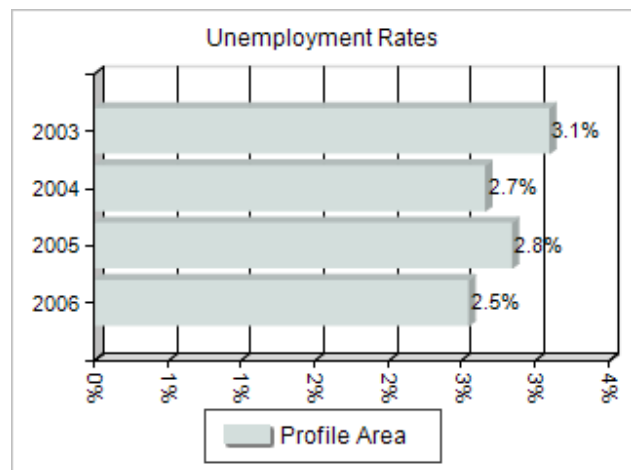
Charlottesville MSA	2.35%
Statewide	2.99%

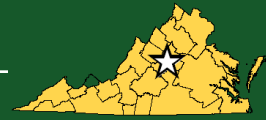
Unemployed (2006)

Charlottesville MSA 2,586

Underemployed (2nd Quarter 2007)

Charlottesville MSA 9,938





Commuting Patterns (2000 Census)

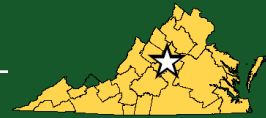
Live and work in Charlottesville MSA:	76,666	78.9%
Total In-Commuters:	13,362	13.8%
Total Out-Commuters:	7,114	7.3%
Net In-Commuters:	6,248	
<i>In-Commuters From:</i>		
Louisa Co. VA	2,395	30.5%
Orange Co. VA	1,600	20.4%
Buckingham Co. VA	1,568	20.0%
Augusta Co. VA	1,337	17.0%
Madison Co. VA	951	12.1%
<i>Out-Commuters To:</i>		
Louisa Co. VA	854	29.3%
Orange Co. VA	641	22.0%
Waynesboro City VA	560	19.2%
Augusta Co. VA	478	16.4%
Amherst Co. VA	383	13.1%

Additional Labor Resources

High school graduates not continuing (2006-2007)	353
Two-year college graduates (Spring 2005)	1,750
Two-year college enrollees (Fall 2005)	20,056
Other college and university graduates (Spring 2005)	11,317
Total	33,476

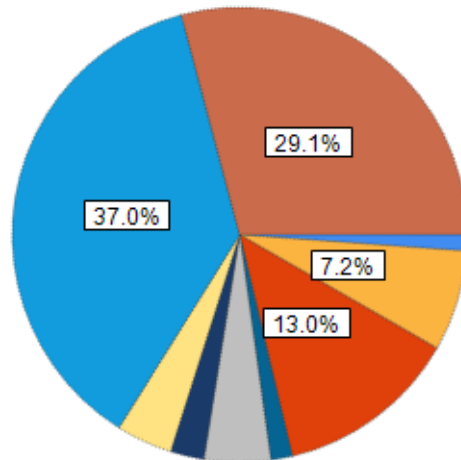
Educational Attainment

Percentage of Charlottesville MSA 2003-2004 ninth graders graduating in 2006-2007	79.0%
Percentage of Charlottesville MSA population age 25+ who are high school graduates	82.6%
Percentage of Charlottesville MSA population age 25+ who have earned a Bachelor's Degree or higher	38.3%



Employment by Sector* (4th Qtr. 2006)

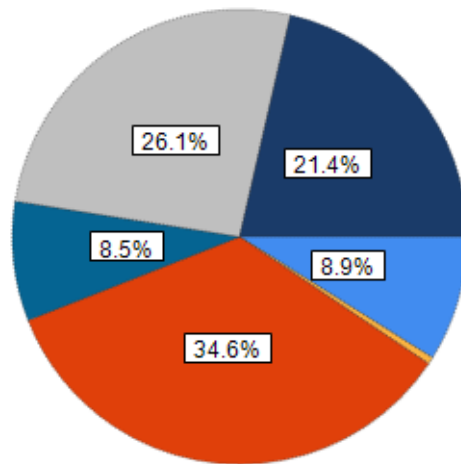
Natural Resources and Mining	1,091	1.1%
Construction	6,868	7.2%
Trade	12,429	13.0%
Transportation and Utilities	1,463	1.5%
Manufacturing	4,518	4.7%
Information	2,294	2.4%
Financial	3,817	4.0%
Services	35,418	37.0%
Government	27,909	29.1%
Total	95,807	100%



*By Business Establishment

Employment by Occupation* (4th Qtr. 2006)

Construction, Extraction & Maintenance	7,681	8.9%
Farming, Fishing & Forestry	426	0.5%
Managerial, Professional & Related	29,798	34.6%
Production, Transportation & Material Moving	7,315	8.5%
Sales & Office	22,457	26.1%
Service	18,441	21.4%
Total	86,118	100%



*By Business Establishment

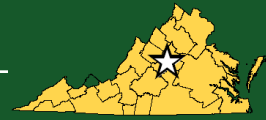
Major Employers

Manufacturing

Company	Product/Service	Est. Employment
Creative Industries	Wood furniture	100 - 299
GE Fanuc	Programmable controls	300 - 599
Michelin Tire Corp.	Tires	100 - 299
National Optronics, Inc.	Lens processing equipment	100 - 299

Charlottesville MSA, Virginia

Community Profile



Nonmanufacturing

Company	Product/Service	Est. Employment
Crutchfield Corporation	Electronics retailer	300 - 599
Fork Union Military Academy	Education	100 - 299
Martha Jefferson Hospital	Health care	1,000 - 1,499
Piedmont Virginia Community College	Higher education	300 - 599
State Farm Mutual	Insurance services	600 - 999
University of Virginia	Higher education	5,000 - 9,999
University of Virginia Health Sciences Center	Health care	2,500 - 4,999
Wintergreen Resorts, Inc.	Resort	600 - 999

Closings, Reductions, Layoffs (1/2006 to date)

Date	Type	Company	Product/Service	Employees Affected
2/1/2007	Closing	Badger Fire Protection	Manufacturing industrial fire extinguishers	77
3/1/2007	Reduction	Badger Fire Protection	Manufactures industrial fire extinguishers	92
3/1/2007	Reduction	State Farm Insurance Co.	Regional operations center, insurance	151
7/1/2007	Reduction	Avionics Specialities, Inc.	Manufacture aircraft instrumentation & avionic products	100

Union Activity (1/2004 - 6/2007)

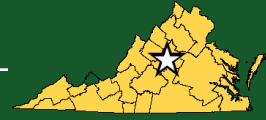
Petitions filed for representation	2
Elections won by union	1

Estimated Earnings (May 2006)

Occupation	Med. Wage	Mean Wage	Med. Salary	Mean Salary
Laborers and freight, stock, and material movers, hand	\$10.22	\$10.67	\$21,257.28	\$22,194.22
Bus drivers, school	\$10.91	\$10.74	\$22,689.76	\$22,344.41
Maintenance and repair workers, general	\$14.63	\$15.24	\$30,414.92	\$31,691.78
Carpenters	\$16.71	\$17.62	\$34,761.55	\$36,636.91
Office clerks, general	\$12.77	\$12.95	\$26,559.28	\$26,937.39
Stock clerks and order fillers	\$10.53	\$10.81	\$21,909.94	\$22,479.16
Receptionists and information clerks	\$11.11	\$11.36	\$23,107.98	\$23,641.24
Customer service representatives	\$13.17	\$13.98	\$27,388.45	\$29,077.63
Bookkeeping, accounting, and auditing clerks	\$15.50	\$15.95	\$32,259.72	\$33,171.10
First-line supervisors/managers of office & admin support workers	\$20.57	\$22.57	\$42,791.37	\$46,961.91
Licensed practical and licensed vocational nurses	\$17.64	\$17.37	\$36,702.63	\$36,144.13
Teacher assistants			\$22,060.94	\$22,056.82
Secondary school teachers, except special and vocational education			\$52,072.85	\$54,419.19
Middle school teachers, except special and vocational education			\$50,488.02	\$54,912.78
Elementary school teachers, except special education			\$55,923.65	\$56,899.49
Accountants and auditors	\$25.46	\$28.18	\$52,944.69	\$58,613.14
General and operations managers	\$40.22	\$48.92	\$83,653.82	\$101,757.31

Per Capita Personal Income (2005)

\$35,570



Median Family Income (2005)

\$65,200

EDUCATION

Public School Enrollment

Level	Number	Fall 2006 Enrollment
Elementary	30	11,532
Middle	10	5,938
High School	8	8,045

Student Teacher Ratio (2005-06)

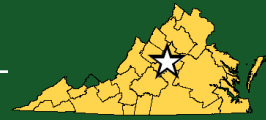
Elementary	12.2:1
Secondary	9.9:1
Percentage of 2003-2004 ninth grade membership graduating 2006-2007	79.0%
Percentage of high school graduates continuing education 2006-2007 (including military)	80.3%

Per Pupil Expenditure (FY 2006)

\$10,217.56

Workforce Development Facilities

Facility	Type
Albemarle Department of Social Services	Satellite Center
Career Center of Orange	Satellite Center
Charlottesville Albemarle Technical Education Center	Career and Technical Center
Germanna Center for Advanced Technologies	Satellite Center
Greene County Technical Education Center	Career and Technical Center
Madison Department. of Social Services	Informational Center
Rappahannock Career Resource Center	Informational Center
The Workplace	Satellite Center
Virginia Employment Commission Field Office: Culpeper	Comprehensive Center
Virginia Employment Commission, Piedmont Works	Comprehensive Center



Higher Education Facilities

Facility	Fall 2005 Enrollment
University of Virginia	23,675
James Madison University	16,398
J. Sargeant Reynolds Community College - Western Campus	11,671‡
Piedmont Virginia Community College	4,163
Blue Ridge Community College	3,804
Lynchburg College	2,428
Mary Baldwin College	1,740
Bridgewater College	1,506
Eastern Mennonite University	1,301
Randolph College	713
Southern Virginia University	702
Sweet Briar College	548
National College of Business & Technology - Harrisonburg Campus	272
Virginia University of Lynchburg	179
National College of Business & Technology - Charlottesville Campus	146

‡Enrollment figures are for all campuses.

TRANSPORTATION

Interstates

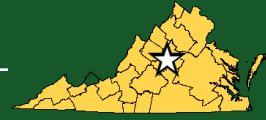
Name	Distance
I-64	0.0 miles (0.0 km.)
I-81	11.1 miles (17.9 km.)
I-295	30.2 miles (48.5 km.)
I-95	31.5 miles (50.7 km.)
I-66	35.4 miles (57.0 km.)
I-195	38.7 miles (62.3 km.)

Note: Measured from border of locality/region.

Highways

Highway 15	Highway 151	Highway 20	Highway 22	Highway 230	Highway 231
Highway 240	Highway 250	Highway 29	Highway 33	Highway 48	Highway 53
Highway 56	Highway 6	Highway 60			

Note: 4-Lane US Highways located within locality/region.



Commercial Air Service

Charlottesville-Albemarle Airport, Charlottesville	0.0 miles (0.0 km.)		
Comair/ Delta Connection	Northwest Airlines	United Express	US Airways Express
Shenandoah Valley Regional Airport, Staunton	8.9 miles (14.4 km.)		
US Airways Express			
Lynchburg Regional Airport, Lynchburg	22.4 miles (36.0 km.)		
Delta Connection/ Atlantic Southeast Airlines	US Airways Express		
Richmond International Airport, Richmond	48.9 miles (78.6 km.)		
AirTran Airways	American Airlines	American Eagle	Comair/ Delta Connection
Continental Airlines	Delta Air Lines	Northwest Airlines	United Airlines
US Airways	JetBlue Airways	Skybus Airlines	
Roanoke Regional Airport, Roanoke	55.0 miles (88.6 km.)		
Atlantic Southeast Airlines	Comair	Northwest Airlin	United Express
US Airways			
Washington Dulles International Airport, Washington, D.C.	62.9 miles (101.2 km.)		
Aeroflot Airlines	Air Canada	Air France	AirTran Airways
All Nippon Airways	America West Airlines	American Airlines	American Eagle
Austrian Airlines	British Airways	BWIA International Airways	Continental Airlines
Continental Express	Delta Air Lines	Delta Connection	Ethiopian Airlines
Grupo Taca International Airlines	KLM Royal Dutch Airlines	Korean Air Lines	Lufthansa German Airlines
Northwest Airlines	Saudi Arabian Airlines	United Airlines	United Express
US Airways	US Airways Express	Virgin Atlantic Airways	Alaska Airlines
Alitalia	American Connection	BMI/British Midland Airways	JetBlue Airways
LAB/Lloyd Aero Boliviano	South African Airlines	SAS/Scandinavian Airlines	TED

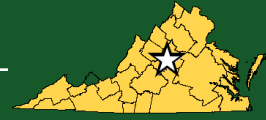
Note: Within 75 miles of nearest locality/region boundary.

General Aviation Service

Name	Runway Length
Gordonsville Municipal Airport, Gordonsville	2,300 ft (701 m)

Freight Rail Service

Buckingham Branch Railroad
 CSX Transportation
 Norfolk Southern Railway Company



Ports

Name	Distance
Virginia Inland Port At Front Royal	50.0 miles (80.5 km)
Port Of Richmond	54.0 miles (86.9 km)
Norfolk International Terminals	127.0 miles (204.4 km)

Note: Measured from center of locality/region

UTILITIES

Electric

American Electric Power	BARC Electric Cooperative
Central Virginia Electric Cooperative	Rappahannock Electric Cooperative
Dominion Virginia Power	

Natural Gas

City of Charlottesville	Columbia Gas of Virginia
-------------------------	--------------------------

Telecommunications

nTelos	Sprint/United Telephone-Southeast
Sprint/Centel-Virginia	Verizon-Virginia

Water

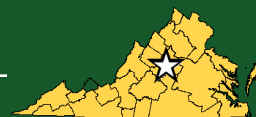
Albemarle County Service Authority	Fork Union Sanitary District
Lovingston Sanitary District	Rapidan Service Authority
Rivanna Water & Sewer Authority	Sydnor Hydrodynamics, Inc.
City of Charlottesville	AquaVirginia

Waste Water Treatment

Rapidan Service Authority	Rivanna Water & Sewer Authority
Town of Lovingston	Albemarle County Service Authority
City of Charlottesville	Nelson County Water & Sewer Authority
Lake Monticello Service Co.	

Solid Waste Disposal

BFI	Fluvanna County Landfill
Greene County Landfill	Nelson County Transfer Station
Rivanna Solid Waste Authority	



FINANCIAL INSTITUTIONS

Bank	3rd Qtr 2007 Assets (in millions)
Bank of America, N.A.	\$1,290,376.2
Wachovia Bank, N.A.	\$557,018.0
SunTrust Bank	\$171,510.8
Branch Banking and Trust Company	\$126,290.2
Chevy Chase Bank, F.S.B.	\$15,119.2
First-Citizens Bank & Trust Co.	\$13,629.2
Provident Bank of Maryland	\$6,087.1
United Bank	\$3,859.2
Carter Bank & Trust	\$2,568.8
Union Bank & Trust Co.	\$1,510.9
American National Bank & Trust Co.	\$766.8
Second Bank & Trust	\$721.4
Sonabank, N.A.	\$347.1
Virginia National Bank	\$319.2
Pioneer Bank	\$154.1
Old Dominion National Bank	\$14.8

GOVERNMENT

The city of Charlottesville has a City Manager and a five-member City Council. Albemarle County has a County Executive and a six-member Board of Supervisors. Fluvanna, Greene, and Nelson Counties all have a County Administrator and a five-member Board of Supervisors.

All five communities have adopted comprehensive plans and have zoning and subdivision ordinances.

Charlottesville serves as the county seat of Albemarle County. Scottsville is the only incorporated town. Palmyra is county seat of Fluvanna County. Columbia and Scottsville are the only incorporated towns. Stanardsville is the county seat of Greene County. There are no other incorporated towns in the county. Lovingston is the county seat of Nelson county. There are no incorporated towns within Nelson county.

TAXES

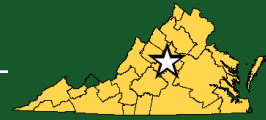
Localities in Virginia collect a 1% sales tax. They do not tax other items taxed at the State level.

Counties and cities in Virginia are separate taxing entities. Therefore, a company pays taxes to either a county or to a city.

If a company is located in a town, it pays town and county taxes except for utility taxes which are paid only to the town and the license tax which is paid only to the town unless town law permits the additional collection of a county tax.

Manufacturers pay real estate, machinery and tools, truck and automobile, utility, and sales taxes.

Nonmanufacturers pay real estate, tangible personal property, truck and automobile, utility, and sales taxes. They also may pay either a merchants' capital or a license tax.



CLIMATE

Average Temperatures

January	36°F (2°C)
July	77°F (25°C)

Average Annual Precipitation

Rainfall	41.01" (104.16 cm)
Snowfall	22.60" (57.40 cm)

COMMUNITY FACILITIES

Excellent medical care is centrally located in Charlottesville. The University of Virginia Health Sciences Center ranks among the most comprehensive medical facilities in Virginia. The University Hospital has 591 patient beds and contains many specialized services including a Level One trauma center, intensive care, dialysis, newborn and coronary care. Also part of the medical center is the Kluge Children's Rehabilitation Center and Research Institute. Several public and private medical clinics are located throughout the Region.

Approximately 494 physicians and 66 dentists practice in the area.

Thirteen adult homes and four major full-service retirement communities provide choices between intermediate and skilled care in the area. In addition, a 60-bed Alzheimer/Dementia facility is located in Greene County.

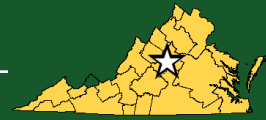
More than 221 places of worship are located in the Charlottesville MSA. Most Protestant denominations are represented along with the Roman Catholic faith. Jewish synagogues are located in Charlottesville and Albemarle County.

The Jefferson-Madison Regional Library operates five branches in the area with more than 385,000 volumes. Several of the counties in the Charlottesville MSA maintain library systems of their own. The Alderman Library at the University of Virginia has holdings in excess of 2.5 million books and more than 8 million manuscripts. In addition, The University of Virginia's Darden Business School Library and the library at Piedmont Virginia Community College are open to the public.

The Charlottesville MSA offers a variety of retail shopping options to area residents. Charlottesville Fashion Square is the area's regional mall. The mall boasts four major department stores. Charlottesville's revitalized downtown is the site of Downtown Mall, a pedestrian mall that offers a vast assortment of specialty shops, variety stores, restaurants, and entertainment including an indoor ice-skating rink and cinema. Numerous shopping centers, convenience marts, specialty shops, antique stores, and craft stores are distributed around the region. Additional retail opportunities are clustered in the nearby Richmond metropolitan area.

LIFESTYLE

The location of the University of Virginia in Charlottesville presents unique opportunities for area residents to sample a rich assortment of cultural and entertainment activities. The University itself schedules numerous plays, concerts, lectures and Division I Collegiate sporting events that are open to the community. The Bayley Art Museum at the University features notable collections of art from around the world and covers a broad spectrum of historic periods. The McIntire Department of Music



at the university annually sponsors over 70 concerts that the community is welcome to enjoy.

In addition, many civic and social organizations have developed a popular following and help foster the area's reputation for sophistication in the arts. These groups include the Charlottesville University and Community Symphony Orchestra, the Community Children's Theatre, the Virginia Players, and the Four County Players serving the surrounding area as well. Summer months also produce cultural highlights led by the Heritage Repertory Company, Central Virginia's only resident professional theatre company, and the Ash Lawn/Highland Opera Festival.

The Charlottesville MSA's location on the eastern edge of the panoramic Blue Ridge Mountains encourages residents to take advantage of outdoor recreational pursuits. The Shenandoah National Park provides the setting for camping, picnicking, and hiking. The Appalachian Trail and the famed Skyline Drive traverse the mountains and are easily accessed from anywhere in the area. The highest waterfall in the Eastern U.S., Crabtree Falls, is located in the MSA. Many of the mountain streams and lakes are well stocked with brook and rainbow trout and attract local and tourist fishing. Numerous local recreational facilities are available throughout the region, including tennis and golf.

Wintergreen Resort is a significant recreational asset for the Charlottesville, MSA. This 10,800-acre resort is designed to provide outstanding leisure pursuits throughout the four seasons of the year. Ski slopes, open day and night, allow skiing for both beginners and experts. Wintergreen is one of only five resorts south of New York State to offer a thousand-foot vertical drop. Two golf courses, swimming, tennis, horseback riding, hiking, cycling, and canoeing provide opportunities for recreation for the entire family. Five restaurants, a gallery of specialty shops, and luxurious condominiums and villas help complete the total resort package.

Historic attractions such as Thomas Jefferson's home, Monticello, and Ash Lawn/Highland, estate of James Monroe, are popular destinations for tourists and residents alike. Michie Tavern, one of the oldest homesteads in Virginia, still serves authentic colonial fare and contains one of the largest collections of pre-revolutionary artifacts in the nation. Festivals and special events are held at the 5,000-acre Oak Ridge Estate, a 1902 mansion with formal gardens and its own train station. Nelson County is the birthplace of the once popular TV series, the Walton's, and a museum is located there to exhibit Walton's memorabilia.

Wine lovers will note that Albemarle County is home to ten wineries and hundreds of acres devoted to commercial vineyards. Most of the wineries host tours for the public. An annual Albemarle Harvest Wine Festival draws numerous visitors from afar to sample the local award-winning wines.

The area is also well known in equestrian circles as the home of some of the finest hunt clubs in the world. The rolling terrain provides an ideal and picturesque setting for horse shows, polo matches, fox hunting and steeplechase meets.