



KEEGAN & COPPIN COMPANY, INC.

ONCOR INTERNATIONAL

OFFICE ABSORPTION SONOMA COUNTY 1st Quarter 2010-2011

	Total Base 1st Qtr. 2010 (Sq. Ft.)	Vacant Space 1st Qtr. 2010 (Sq. Ft.)	Occupied Space 1st Qtr. 2010 (Sq. Ft.)	Total Base 1st Qtr. 2011 (Sq. Ft.)	Vacant Space 1st Qtr. 2011 (Sq. Ft.)	Occupied Space 1st Qtr. 2011 (Sq. Ft.)	Planned Buildings 1st Qtr. 2011 (Sq. Ft.)	NET ABSORPTION 1st Qtr. 2011 (Sq. Ft.)	Journal Adjustments Total Base Sq. Ft. 1st Qtr. 2010 v 1st Qtr. 2011 (Sq. Ft.)	Net Results 1st Qtr. 2011 (Sq. Ft.)
PETALUMA	3,172,117	1,257,444	1,914,673	3,123,324	1,057,027	2,066,297	38,904	151,624	48,793	200,417
ROHNERT PARK	1,507,052	654,346	852,706	1,507,052	648,447	858,605	0	5,899	0	5,899
SANTA ROSA	6,970,818	1,112,883	5,857,935	6,963,697	1,054,671	5,909,026	86,800	51,091	7,121	58,212
NORTH CORRIDOR (Airport area, Windsor, Healdsburg)	2,208,859	359,231	1,849,628	2,155,089	327,352	1,827,737	467,042	-21,891	53,770	31,879
Totals	13,858,846	3,383,904	10,474,942	13,749,162	3,087,497	10,661,665	592,746	186,723	109,684	296,407

Journal Adjustments:

Petaluma: Square footage corrections to previous numbers.

Rohnert Park: Square footage corrections to previous numbers.

Santa Rosa: Square footage corrections to previous numbers, some space previously reported as Office space now moved to Retail space.

North Corridor: Square footage corrections to previous numbers.