

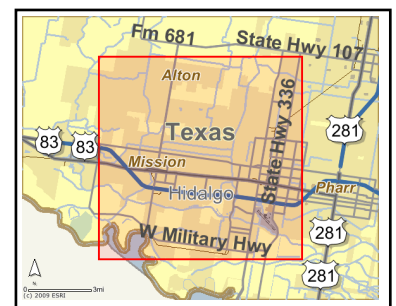
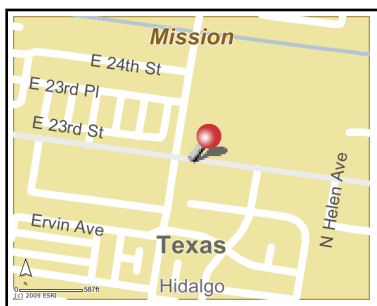
Site Map

2017 E Griffin Pkwy, Mission, TX,
78572

Randy Summers, CCIM

Latitude 26.225239
Longitude -98.291150

November 9, 2009





Executive Summary

Randy Summers, CCIM

2017 E Griffin Pkwy, Mission, TX, 78572
Site Type: Ring

26.225239, -98.291150
Radius: 1 Miles

26.225239, -98.291150
Radius: 3 Miles

26.225239, -98.291150
Radius: 5 Miles

2009 Population

Total Population	10,847	75,925	213,676
Male Population	47.9%	47.9%	48.2%
Female Population	52.1%	52.1%	51.8%
Median Age	30.5	31.7	30.4

2009 Income

Median HH Income	\$60,711	\$39,822	\$36,458
Per Capita Income	\$24,061	\$16,069	\$14,814
Average HH Income	\$76,868	\$49,451	\$47,910

2009 Households

Total Households	3,468	24,590	65,451
Average Household Size	3.13	3.07	3.25

2009 Housing

Owner Occupied Housing Units	71.0%	56.2%	57.6%
Renter Occupied Housing Units	16.7%	23.8%	26.1%
Vacant Housing Units	12.3%	20.0%	16.2%

Population

1990 Population	2,757	40,023	123,763
2000 Population	7,314	57,178	163,429
2009 Population	10,847	75,925	213,676
2014 Population	12,832	86,027	239,611
1990-2000 Annual Rate	10.25%	3.63%	2.82%
2000-2009 Annual Rate	4.35%	3.11%	2.94%
2009-2014 Annual Rate	3.42%	2.53%	2.32%

In the identified market area, the current year population is 213,676. In 2000, the Census count in the market area was 163,429. The rate of change since 2000 was 2.94 percent annually. The five-year projection for the population in the market area is 239,611, representing a change of 2.32 percent annually from 2009 to 2014. Currently, the population is 48.2 percent male and 51.8 percent female.

Households

1990 Households	901	11,836	35,044
2000 Households	2,256	17,693	48,446
2009 Households	3,468	24,590	65,451
2014 Households	4,155	28,184	73,830
1990-2000 Annual Rate	9.61%	4.1%	3.29%
2000-2009 Annual Rate	4.76%	3.62%	3.31%
2009-2014 Annual Rate	3.68%	2.77%	2.44%

The household count in this market area has changed from 48,446 in 2000 to 65,451 in the current year, a change of 3.31 percent annually. The five-year projection of households is 73,830, a change of 2.44 percent annually from the current year total. Average household size is currently 3.25, compared to 3.36 in the year 2000. The number of families in the current year is 53,277 in the market area.

Housing

Currently, 57.6 percent of the 78,150 housing units in the market area are owner occupied; 26.1 percent, renter occupied; and 16.2 percent are vacant. In 2000, there were 57,879 housing units—57.4 percent owner occupied, 26.1 percent renter occupied and 16.5 percent vacant. The rate of change in housing units since 2000 is 3.3 percent. Median home value in the market area is \$84,474, compared to a median home value of \$162,279 for the U.S. In five years, median home value is projected to change by 3.49 percent annually to \$100,283. From 2000 to the current year, median home value changed by 3.79 percent annually.

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. ESRI forecasts for 2009 and 2014. ESRI converted 1990 Census data into 2000 geography.



Executive Summary

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2017 E Griffin Pkwy, Mission, TX, 78572
Site Type: Ring

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Median Household Income

1990 Median HH Income	\$31,905	\$18,299	\$19,552
2000 Median HH Income	\$53,481	\$31,244	\$29,595
2009 Median HH Income	\$60,711	\$39,822	\$36,458
2014 Median HH Income	\$60,024	\$46,020	\$41,394
1990-2000 Annual Rate	5.3%	5.5%	4.23%
2000-2009 Annual Rate	1.38%	2.66%	2.28%
2009-2014 Annual Rate	-0.23%	2.94%	2.57%

Per Capita Income

1990 Per Capita Income	\$11,486	\$7,446	\$8,140
2000 Per Capita Income	\$20,699	\$12,917	\$12,238
2009 Per Capita Income	\$24,061	\$16,069	\$14,814
2014 Per Capita Income	\$24,548	\$16,918	\$15,389
1990-2000 Annual Rate	6.07%	5.66%	4.16%
2000-2009 Annual Rate	1.64%	2.39%	2.09%
2009-2014 Annual Rate	0.4%	1.04%	0.76%

Average Household Income

1990 Average Household Income	\$38,788	\$24,845	\$28,238
2000 Average Household Income	\$66,223	\$41,564	\$40,855
2009 Average HH Income	\$76,868	\$49,451	\$47,910
2014 Average HH Income	\$77,554	\$51,461	\$49,475
1990-2000 Annual Rate	5.49%	5.28%	3.76%
2000-2009 Annual Rate	1.62%	1.9%	1.74%
2009-2014 Annual Rate	0.18%	0.8%	0.64%

Households by Income

Current median household income is \$36,458 in the market area, compared to \$54,719 for all U.S. households. Median household income is projected to be \$41,394 in five years. In 2000, median household income was \$29,595, compared to \$19,552 in 1990.

Current average household income is \$47,910 in this market area, compared to \$71,437 for all U.S. households. Average household income is projected to be \$49,475 in five years. In 2000, average household income was \$40,855, compared to \$28,238 in 1990.

Current per capita income is \$14,814 in the market area, compared to the U.S. per capita income of \$27,277. The per capita income is projected to be \$15,389 in five years. In 2000, the per capita income was \$12,238, compared to \$8,140 in 1990.

Population by Employment

Total Businesses	377	2,632	8,087
Total Employees	2,181	23,914	73,109

Currently, 92.2 percent of the civilian labor force in the identified market area is employed and 7.8 percent are unemployed. In comparison, 89.4 percent of the U.S. civilian labor force is employed, and 10.6 percent are unemployed. In five years the rate of employment in the market area will be 94.6 percent of the civilian labor force, and unemployment will be 5.4 percent. The percentage of the U.S. civilian labor force that will be employed in five years is 92.9 percent, and 7.1 percent will be unemployed. In 2000, 55.1 percent of the population aged 16 years or older in the market area participated in the labor force, and 0.1 percent were in the Armed Forces.

In the current year, the occupational distribution of the employed population is:

- 57.7 percent in white collar jobs (compared to 61.5 percent of U.S. employment)
- 20.0 percent in service jobs (compared to 17.1 percent of U.S. employment)
- 22.3 percent in blue collar jobs (compared to 21.4 percent of U.S. employment)

In 2000, 75.8 percent of the market area population drove alone to work, and 2.3 percent worked at home. The average travel time to work in 2000 was 20.4 minutes in the market area, compared to the U.S. average of 25.5 minutes.

Population by Education

In 2009, the educational attainment of the population aged 25 years or older in the market area was distributed as follows:

- 33.2 percent had not earned a high school diploma (16.2 percent in the U.S.)
- 24.5 percent were high school graduates only (29.8 percent in the U.S.)
- 4.9 percent had completed an Associate degree (7.2 percent in the U.S.)
- 14.2 percent had a Bachelor's degree (17.0 percent in the U.S.)
- 5.8 percent had earned a Master's/Professional/Doctorate Degree (9.8 percent in the U.S.)



Demographic and Income Profile

Randy Summers, CCIM

2017 E Griffin Pkwy, Mission...
26.225239, -98.291150

Latitude: 26.225239
Longitude: -98.29115
Radius: 1 Miles

Site Type: Ring

Summary	2000	2009	2014
Population	7,314	10,847	12,832
Households	2,256	3,468	4,155
Families	1,921	2,906	3,450
Average Household Size	3.24	3.13	3.09
Owner Occupied HUs	1,907	2,806	3,415
Renter Occupied HUs	349	662	740
Median Age	30.9	30.5	31.2

Trends: 2009-2014 Annual Rate	Area	State	National
Population	3.42%	1.79%	0.91%
Households	3.68%	1.76%	0.94%
Families	3.49%	1.59%	0.74%
Owner HHs	4.01%	2.41%	1.19%
Median Household Income	-0.23%	0.79%	0.80%

Households by Income	2000		2009		2014	
	Number	Percent	Number	Percent	Number	Percent
< \$15,000	190	8.2%	229	6.6%	232	5.6%
\$15,000 - \$24,999	195	8.4%	157	4.5%	176	4.2%
\$25,000 - \$34,999	219	9.4%	288	8.3%	306	7.4%
\$35,000 - \$49,999	461	19.9%	444	12.8%	430	10.4%
\$50,000 - \$74,999	562	24.2%	1,049	30.2%	1,426	34.3%
\$75,000 - \$99,999	255	11.0%	533	15.4%	756	18.2%
\$100,000 - \$149,999	326	14.1%	498	14.4%	518	12.5%
\$150,000 - \$199,000	74	3.2%	154	4.4%	179	4.3%
\$200,000+	38	1.6%	116	3.3%	131	3.2%
Median Household Income	\$53,481		\$60,711		\$60,024	
Average Household Income	\$66,223		\$76,868		\$77,554	
Per Capita Income	\$20,699		\$24,061		\$24,548	

Population by Age	2000		2009		2014	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	659	9.0%	1,034	9.5%	1,247	9.7%
5 - 9	730	10.0%	927	8.5%	1,122	8.7%
10 - 14	753	10.3%	879	8.1%	1,020	7.9%
15 - 19	559	7.6%	824	7.6%	832	6.5%
20 - 24	350	4.8%	709	6.5%	769	6.0%
25 - 34	1,104	15.1%	1,812	16.7%	2,453	19.1%
35 - 44	1,309	17.9%	1,602	14.8%	1,822	14.2%
45 - 54	866	11.8%	1,491	13.7%	1,544	12.0%
55 - 64	397	5.4%	877	8.1%	1,176	9.2%
65 - 74	330	4.5%	373	3.4%	527	4.1%
75 - 84	201	2.7%	237	2.2%	221	1.7%
85+	53	0.7%	83	0.8%	100	0.8%

Race and Ethnicity	2000		2009		2014	
	Number	Percent	Number	Percent	Number	Percent
White Alone	5,867	80.2%	8,495	78.3%	9,921	77.3%
Black Alone	39	0.5%	42	0.4%	45	0.4%
American Indian Alone	18	0.2%	27	0.2%	32	0.2%
Asian Alone	178	2.4%	277	2.6%	332	2.6%
Pacific Islander Alone	0	0.0%	0	0.0%	0	0.0%
Some Other Race Alone	1,036	14.2%	1,729	15.9%	2,163	16.9%
Two or More Races	174	2.4%	278	2.6%	339	2.6%
Hispanic Origin (Any Race)	5,024	68.7%	8,269	76.2%	10,210	79.6%

Data Note: Income is expressed in current dollars.

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. ESRI forecasts for 2009 and 2014.



Demographic and Income Profile

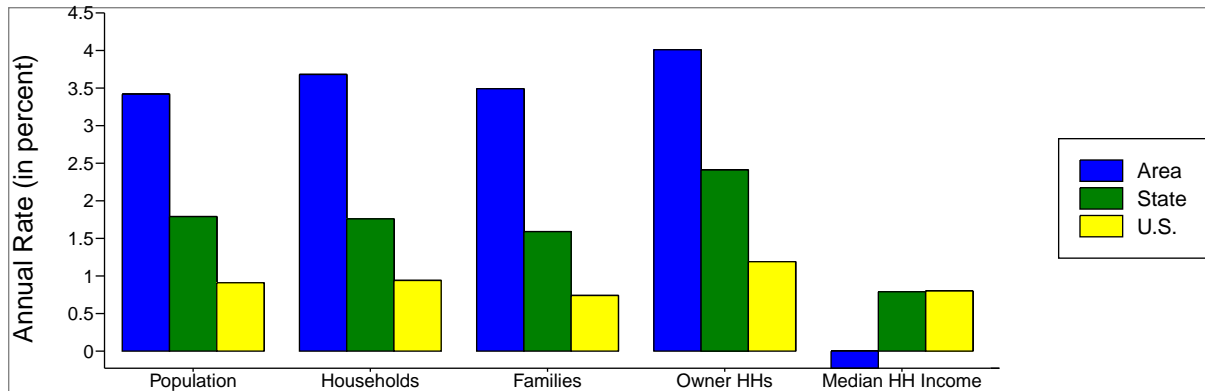
Randy Summers, CCIM

2017 E Griffin Pkwy, Mission...
26.225239, -98.291150

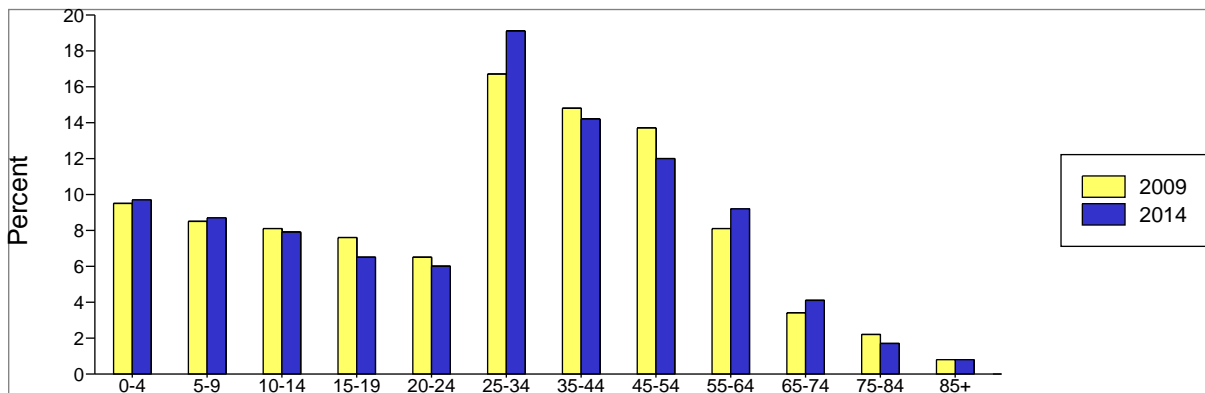
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Radius: 1 Miles

Site Type: Ring

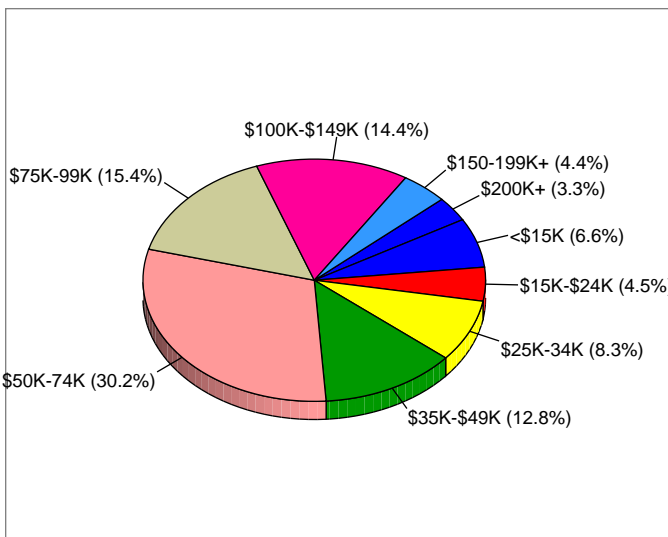
Trends 2009-2014



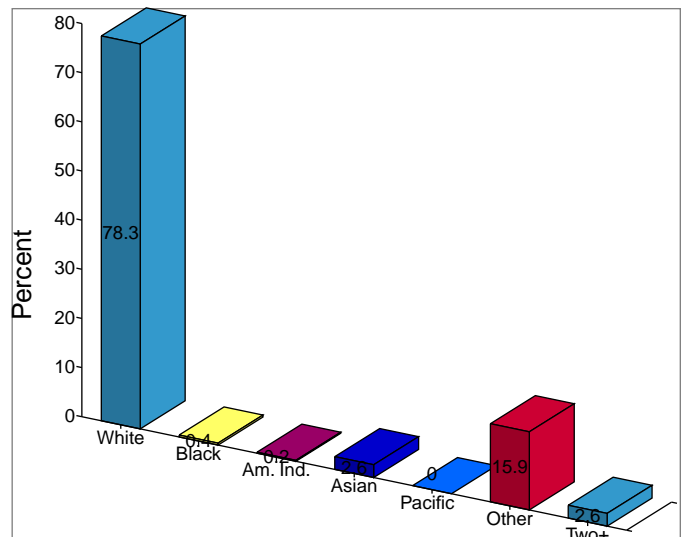
Population by Age



2009 Household Income



2009 Population by Race



2009 Percent Hispanic Origin: 76.2%



Demographic and Income Profile

Randy Summers, CCIM

2017 E Griffin Pkwy, Mission...
26.225239, -98.291150

Latitude: 26.225239
Longitude: -98.29115
Radius: 3 Miles

Site Type: Ring

Summary	2000	2009	2014
Population	57,178	75,925	86,027
Households	17,693	24,590	28,184
Families	14,474	19,796	22,487
Average Household Size	3.21	3.07	3.04
Owner Occupied HUs	12,459	17,286	20,427
Renter Occupied HUs	5,234	7,304	7,757
Median Age	30.8	31.7	32.3

Trends: 2009-2014 Annual Rate	Area	State	National
Population	2.53%	1.79%	0.91%
Households	2.77%	1.76%	0.94%
Families	2.58%	1.59%	0.74%
Owner HHs	3.4%	2.41%	1.19%
Median Household Income	2.94%	0.79%	0.80%

Households by Income	2000		2009		2014	
	Number	Percent	Number	Percent	Number	Percent
< \$15,000	4,559	25.8%	4,837	19.7%	4,770	16.9%
\$15,000 - \$24,999	3,005	17.0%	3,399	13.8%	3,715	13.2%
\$25,000 - \$34,999	2,081	11.8%	2,775	11.3%	2,762	9.8%
\$35,000 - \$49,999	2,968	16.8%	3,748	15.2%	4,206	14.9%
\$50,000 - \$74,999	2,740	15.5%	5,676	23.1%	8,158	28.9%
\$75,000 - \$99,999	1,132	6.4%	1,954	7.9%	2,160	7.7%
\$100,000 - \$149,999	792	4.5%	1,507	6.1%	1,601	5.7%
\$150,000 - \$199,000	174	1.0%	356	1.4%	421	1.5%
\$200,000+	204	1.2%	336	1.4%	391	1.4%
Median Household Income	\$31,244		\$39,822		\$46,020	
Average Household Income	\$41,564		\$49,451		\$51,461	
Per Capita Income	\$12,917		\$16,069		\$16,918	

Population by Age	2000		2009		2014	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	5,217	9.1%	6,927	9.1%	7,757	9.0%
5 - 9	5,118	9.0%	6,635	8.7%	7,457	8.7%
10 - 14	4,776	8.4%	6,197	8.2%	7,131	8.3%
15 - 19	4,600	8.0%	5,813	7.7%	6,347	7.4%
20 - 24	3,941	6.9%	4,968	6.5%	5,704	6.6%
25 - 34	8,272	14.5%	10,880	14.3%	11,979	13.9%
35 - 44	7,462	13.1%	9,756	12.8%	10,972	12.8%
45 - 54	5,844	10.2%	8,606	11.3%	9,162	10.7%
55 - 64	4,017	7.0%	6,801	9.0%	8,498	9.9%
65 - 74	4,065	7.1%	4,582	6.0%	6,038	7.0%
75 - 84	3,039	5.3%	3,441	4.5%	3,486	4.1%
85+	824	1.4%	1,320	1.7%	1,497	1.7%

Race and Ethnicity	2000		2009		2014	
	Number	Percent	Number	Percent	Number	Percent
White Alone	44,625	78.0%	58,394	76.9%	65,627	76.3%
Black Alone	230	0.4%	270	0.4%	286	0.3%
American Indian Alone	250	0.4%	306	0.4%	337	0.4%
Asian Alone	592	1.0%	834	1.1%	962	1.1%
Pacific Islander Alone	4	0.0%	7	0.0%	8	0.0%
Some Other Race Alone	10,052	17.6%	14,126	18.6%	16,493	19.2%
Two or More Races	1,426	2.5%	1,988	2.6%	2,313	2.7%
Hispanic Origin (Any Race)	46,522	81.4%	64,263	84.6%	74,376	86.5%

Data Note: Income is expressed in current dollars.

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. ESRI forecasts for 2009 and 2014.



Demographic and Income Profile

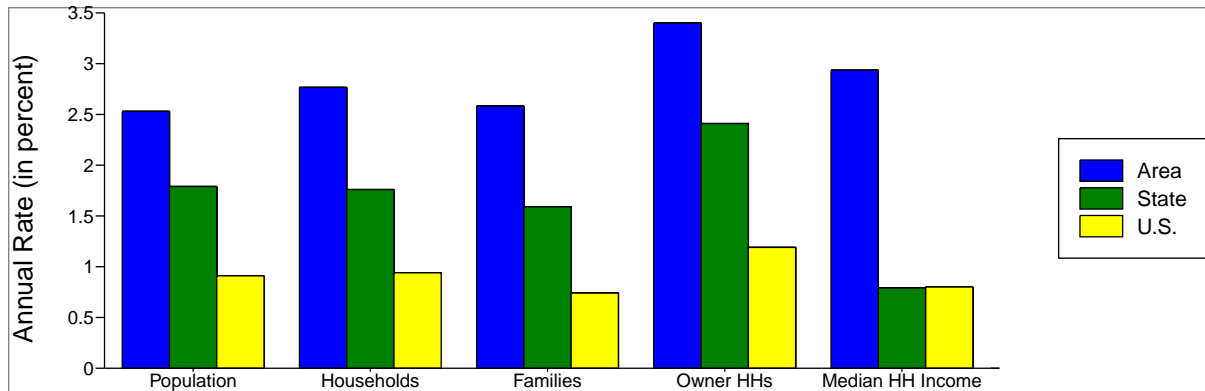
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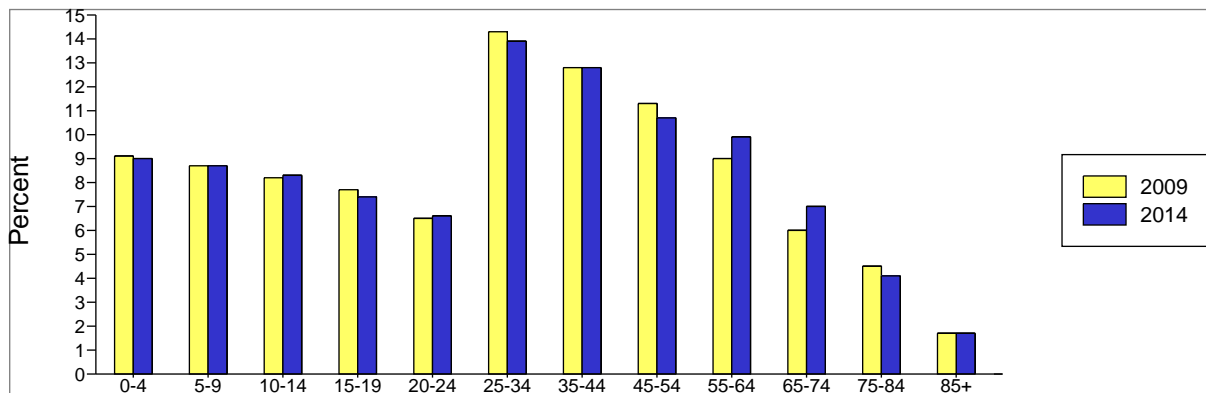
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Radius: 3 Miles

Site Type: Ring

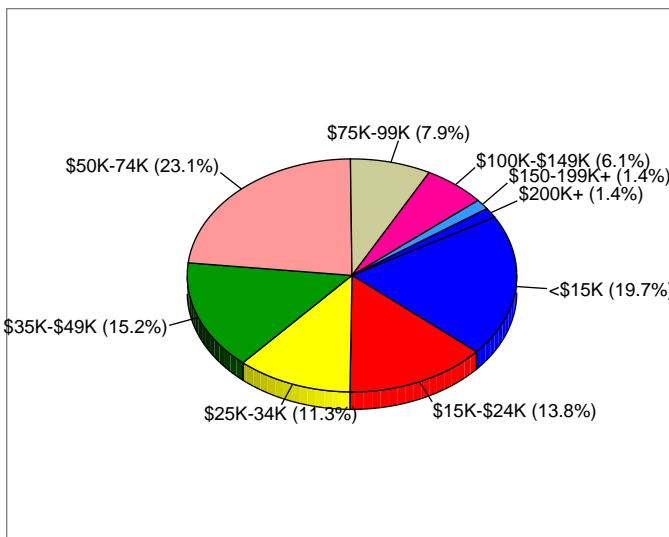
Trends 2009-2014



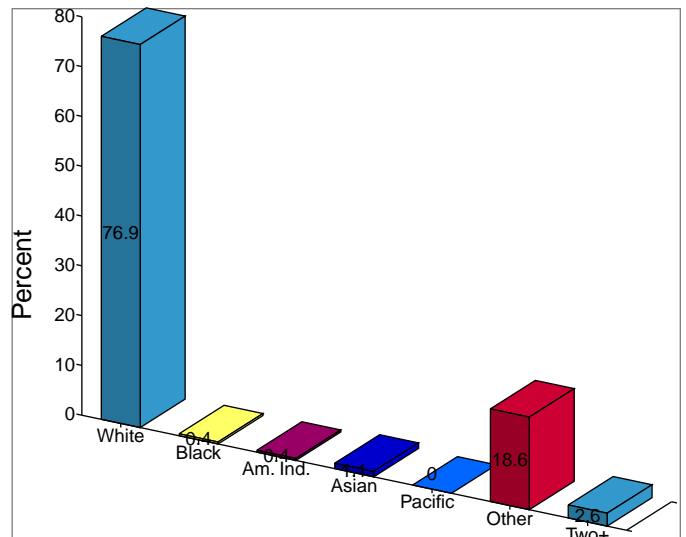
Population by Age



2009 Household Income



2009 Population by Race



2009 Percent Hispanic Origin: 84.6%



Demographic and Income Profile

Randy Summers, CCIM

2017 E Griffin Pkwy, Mission...
26.225239, -98.291150

Latitude: 26.225239
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Radius: 5 Miles

Site Type: Ring

Summary	2000		2009		2014			
Population	163,429		213,676		239,611			
Households	48,446		65,451		73,830			
Families	39,570		53,277		59,824			
Average Household Size	3.36		3.25		3.23			
Owner Occupied HUs	33,289		45,043		52,411			
Renter Occupied HUs	15,157		20,408		21,419			
Median Age	29.5		30.4		30.9			
Trends: 2009-2014 Annual Rate			Area		State		National	
Population	2.32%		1.79%				0.91%	
Households	2.44%		1.76%				0.94%	
Families	2.35%		1.59%				0.74%	
Owner HHs	3.08%		2.41%				1.19%	
Median Household Income	2.57%		0.79%				0.80%	
			2000		2009		2014	
Households by Income	Number	Percent	Number	Percent	Number	Percent		
< \$15,000	13,030	27.0%	13,685	20.9%	13,802	18.7%		
\$15,000 - \$24,999	8,139	16.9%	9,883	15.1%	10,805	14.6%		
\$25,000 - \$34,999	6,482	13.4%	7,940	12.1%	7,987	10.8%		
\$35,000 - \$49,999	7,346	15.2%	10,131	15.5%	11,269	15.3%		
\$50,000 - \$74,999	7,021	14.5%	12,991	19.8%	18,499	25.1%		
\$75,000 - \$99,999	3,017	6.2%	5,038	7.7%	5,270	7.1%		
\$100,000 - \$149,999	2,238	4.6%	3,931	6.0%	4,060	5.5%		
\$150,000 - \$199,000	452	0.9%	924	1.4%	1,065	1.4%		
\$200,000+	558	1.2%	927	1.4%	1,073	1.5%		
Median Household Income	\$29,595		\$36,458		\$41,394			
Average Household Income	\$40,855		\$47,910		\$49,475			
Per Capita Income	\$12,238		\$14,814		\$15,389			
			2000		2009		2014	
Population by Age	Number	Percent	Number	Percent	Number	Percent		
0 - 4	15,046	9.2%	19,982	9.4%	22,212	9.3%		
5 - 9	14,972	9.2%	18,974	8.9%	21,282	8.9%		
10 - 14	14,209	8.7%	17,843	8.4%	20,478	8.5%		
15 - 19	14,043	8.6%	17,434	8.2%	18,706	7.8%		
20 - 24	12,152	7.4%	15,161	7.1%	17,245	7.2%		
25 - 34	24,326	14.9%	31,156	14.6%	33,811	14.1%		
35 - 44	21,784	13.3%	27,337	12.8%	30,149	12.6%		
45 - 54	17,833	10.9%	24,789	11.6%	26,152	10.9%		
55 - 64	11,212	6.9%	19,165	9.0%	23,254	9.7%		
65 - 74	9,696	5.9%	11,352	5.3%	15,223	6.4%		
75 - 84	6,387	3.9%	7,622	3.6%	7,797	3.3%		
85+	1,770	1.1%	2,863	1.3%	3,302	1.4%		
			2000		2009		2014	
Race and Ethnicity	Number	Percent	Number	Percent	Number	Percent		
White Alone	129,106	79.0%	166,555	77.9%	185,505	77.4%		
Black Alone	720	0.4%	760	0.4%	776	0.3%		
American Indian Alone	608	0.4%	764	0.4%	830	0.3%		
Asian Alone	1,693	1.0%	2,179	1.0%	2,432	1.0%		
Pacific Islander Alone	47	0.0%	58	0.0%	65	0.0%		
Some Other Race Alone	27,411	16.8%	38,050	17.8%	43,912	18.3%		
Two or More Races	3,844	2.4%	5,309	2.5%	6,092	2.5%		
Hispanic Origin (Any Race)	136,829	83.7%	187,839	87.9%	214,808	89.6%		

Data Note: Income is expressed in current dollars.

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. ESRI forecasts for 2009 and 2014.



Demographic and Income Profile

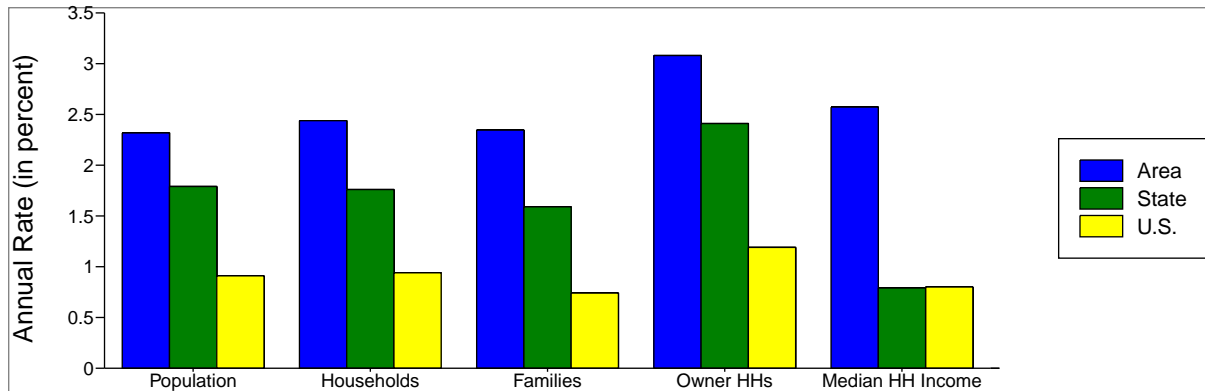
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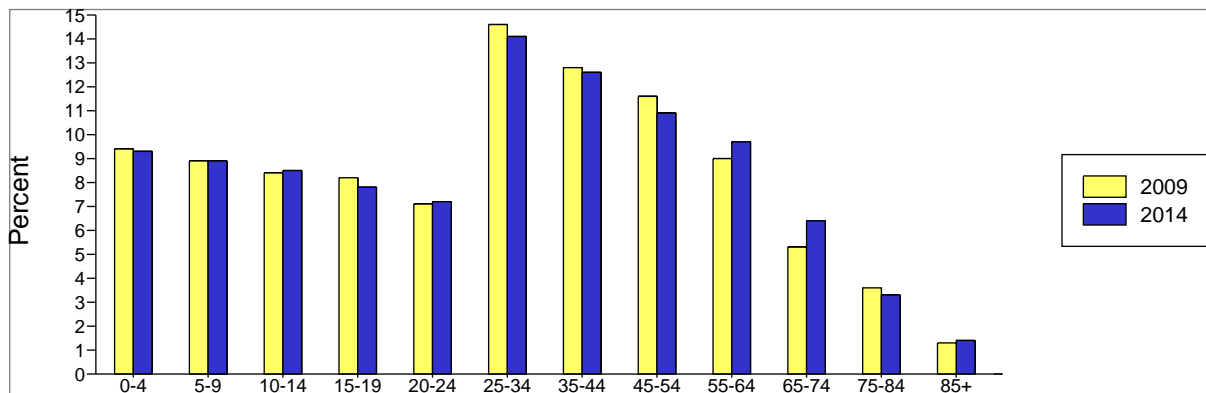
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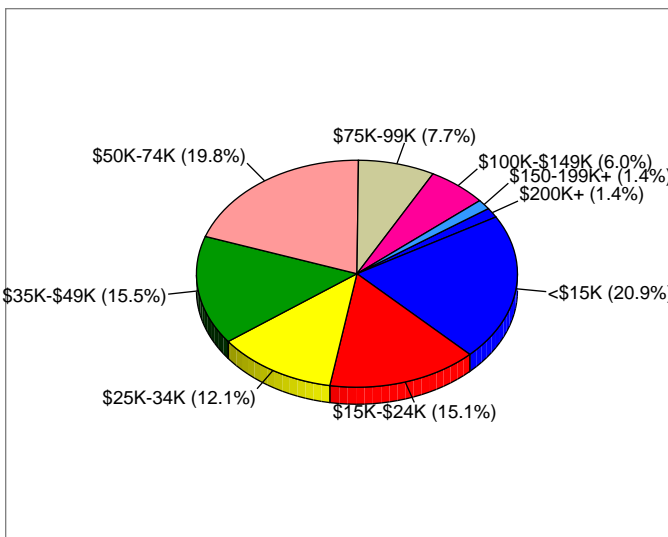
Trends 2009-2014



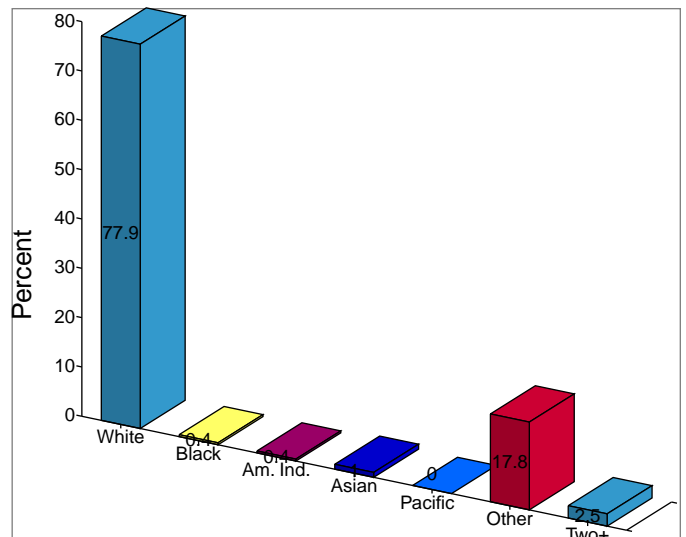
Population by Age



2009 Household Income



2009 Population by Race



2009 Percent Hispanic Origin: 87.9%



Market Profile




Randy Summers, CCIM

2017 E Griffin Pkwy, Mission...
26.225239, -98.291150

Latitude: 26.225239

Longitude: -98.29115

Site Type: Ring

	Radius: 1 Miles	Radius: 3 Miles	Radius: 5 Miles
 2000 Total Population	7,314	57,178	163,429
2000 Group Quarters	1	327	871
2009 Total Population	10,847	75,925	213,676
2014 Total Population	12,832	86,027	239,611
2009 - 2014 Annual Rate	3.42%	2.53%	2.32%
 2000 Households	2,256	17,693	48,446
2000 Average Household Size	3.24	3.21	3.36
2009 Households	3,468	24,590	65,451
2009 Average Household Size	3.13	3.07	3.25
2014 Households	4,155	28,184	73,830
2014 Average Household Size	3.09	3.04	3.23
2009 - 2014 Annual Rate	3.68%	2.77%	2.44%
2000 Families	1,921	14,474	39,570
2000 Average Family Size	3.53	3.6	3.77
2009 Families	2,906	19,796	53,277
2009 Average Family Size	3.43	3.48	3.66
2014 Families	3,450	22,487	59,824
2014 Average Family Size	3.41	3.45	3.65
2009 - 2014 Annual Rate	3.49%	2.58%	2.35%
 2000 Housing Units	2,548	22,358	57,879
Owner Occupied Housing Units	73.6%	56.5%	57.4%
Renter Occupied Housing Units	13.5%	23.7%	26.1%
Vacant Housing Units	12.9%	19.8%	16.5%
2009 Housing Units	3,954	30,749	78,150
Owner Occupied Housing Units	71.0%	56.2%	57.6%
Renter Occupied Housing Units	16.7%	23.8%	26.1%
Vacant Housing Units	12.3%	20.0%	16.2%
2014 Housing Units	4,767	35,716	88,961
Owner Occupied Housing Units	71.6%	57.2%	58.9%
Renter Occupied Housing Units	15.5%	21.7%	24.1%
Vacant Housing Units	12.8%	21.1%	17.0%
Median Household Income			
2000	\$53,481	\$31,244	\$29,595
2009	\$60,711	\$39,822	\$36,458
2014	\$60,024	\$46,020	\$41,394
Median Home Value			
2000	\$91,223	\$61,822	\$59,877
2009	\$127,821	\$88,110	\$84,474
2014	\$148,244	\$105,483	\$100,283
Per Capita Income			
2000	\$20,699	\$12,917	\$12,238
2009	\$24,061	\$16,069	\$14,814
2014	\$24,548	\$16,918	\$15,389
Median Age			
2000	30.9	30.8	29.5
2009	30.5	31.7	30.4
2014	31.2	32.3	30.9

Data Note: Household population includes persons not residing in group quarters. Average Household Size is the household population divided by total households. Persons in families include the householder and persons related to the householder by birth, marriage, or adoption. Per Capita Income represents the income received by all persons aged 15 years and over divided by total population. Detail may not sum to totals due to rounding.

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. ESRI forecasts for 2009 and 2014.



2017 E Griffin Pkwy, Mission...
26.225239, -98.291150


Market Profile

Randy Summers, CCIM

Latitude: 26.225239

Longitude: -98.29115

Site Type: Ring

	Radius: 1 Miles	Radius: 3 Miles	Radius: 5 Miles
 2000 Households by Income			
Household Income Base	2,320	17,655	48,283
< \$15,000	8.2%	25.8%	27.0%
\$15,000 - \$24,999	8.4%	17.0%	16.9%
\$25,000 - \$34,999	9.4%	11.8%	13.4%
\$35,000 - \$49,999	19.9%	16.8%	15.2%
\$50,000 - \$74,999	24.2%	15.5%	14.5%
\$75,000 - \$99,999	11.0%	6.4%	6.2%
\$100,000 - \$149,999	14.1%	4.5%	4.6%
\$150,000 - \$199,999	3.2%	1.0%	0.9%
\$200,000+	1.6%	1.2%	1.2%
Average Household Income	\$66,223	\$41,564	\$40,855
2009 Households by Income			
Household Income Base	3,468	24,588	65,450
< \$15,000	6.6%	19.7%	20.9%
\$15,000 - \$24,999	4.5%	13.8%	15.1%
\$25,000 - \$34,999	8.3%	11.3%	12.1%
\$35,000 - \$49,999	12.8%	15.2%	15.5%
\$50,000 - \$74,999	30.2%	23.1%	19.8%
\$75,000 - \$99,999	15.4%	7.9%	7.7%
\$100,000 - \$149,999	14.4%	6.1%	6.0%
\$150,000 - \$199,999	4.4%	1.4%	1.4%
\$200,000+	3.3%	1.4%	1.4%
Average Household Income	\$76,868	\$49,451	\$47,910
2014 Households by Income			
Household Income Base	4,154	28,184	73,830
< \$15,000	5.6%	16.9%	18.7%
\$15,000 - \$24,999	4.2%	13.2%	14.6%
\$25,000 - \$34,999	7.4%	9.8%	10.8%
\$35,000 - \$49,999	10.4%	14.9%	15.3%
\$50,000 - \$74,999	34.3%	28.9%	25.1%
\$75,000 - \$99,999	18.2%	7.7%	7.1%
\$100,000 - \$149,999	12.5%	5.7%	5.5%
\$150,000 - \$199,999	4.3%	1.5%	1.4%
\$200,000+	3.2%	1.4%	1.5%
Average Household Income	\$77,554	\$51,461	\$49,475
2000 Owner Occupied HUs by Value			
Total	1,886	12,325	33,260
<\$50,000	11.2%	37.6%	39.6%
\$50,000 - 99,999	47.6%	44.0%	44.0%
\$100,000 - 149,999	23.9%	10.0%	9.3%
\$150,000 - 199,999	9.2%	4.2%	3.6%
\$200,000 - \$299,999	5.7%	2.5%	2.0%
\$300,000 - 499,999	2.1%	1.2%	1.1%
\$500,000 - 999,999	0.0%	0.4%	0.3%
\$1,000,000+	0.4%	0.1%	0.1%
Average Home Value	\$112,888	\$77,254	\$74,047
2000 Specified Renter Occupied HUs by Contract Rent			
Total	342	5,283	15,133
With Cash Rent	93.3%	93.6%	93.0%
No Cash Rent	6.7%	6.4%	7.0%
Median Rent	\$586	\$333	\$363
Average Rent	\$604	\$334	\$369

Data Note: Income represents the preceding year, expressed in current dollars. Household income includes wage and salary earnings, interest, dividends, net rents, pensions, SSI and welfare payments, child support and alimony. Specified Renter Occupied Housing Units exclude houses on 10+ acres. Average Rent excludes units paying no cash rent.

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. ESRI forecasts for 2009 and 2014.



2017 E Griffin Pkwy, Mission...
26.225239, -98.291150


Market Profile

Randy Summers, CCIM

Latitude: 26.225239

Longitude: -98.29115

Site Type: Ring

	Radius: 1 Miles	Radius: 3 Miles	Radius: 5 Miles
2000 Population by Age			
 Total	7,311	57,175	163,430
Age 0 - 4	9.0%	9.1%	9.2%
Age 5 - 9	10.0%	9.0%	9.2%
Age 10 - 14	10.3%	8.4%	8.7%
Age 15 - 19	7.6%	8.0%	8.6%
Age 20 - 24	4.8%	6.9%	7.4%
Age 25 - 34	15.1%	14.5%	14.9%
Age 35 - 44	17.9%	13.1%	13.3%
Age 45 - 54	11.8%	10.2%	10.9%
Age 55 - 64	5.4%	7.0%	6.9%
Age 65 - 74	4.5%	7.1%	5.9%
Age 75 - 84	2.7%	5.3%	3.9%
Age 85+	0.7%	1.4%	1.1%
Age 18+	65.6%	68.6%	67.7%
2009 Population by Age			
Total	10,848	75,926	213,678
Age 0 - 4	9.5%	9.1%	9.4%
Age 5 - 9	8.5%	8.7%	8.9%
Age 10 - 14	8.1%	8.2%	8.4%
Age 15 - 19	7.6%	7.7%	8.2%
Age 20 - 24	6.5%	6.5%	7.1%
Age 25 - 34	16.7%	14.3%	14.6%
Age 35 - 44	14.8%	12.8%	12.8%
Age 45 - 54	13.7%	11.3%	11.6%
Age 55 - 64	8.1%	9.0%	9.0%
Age 65 - 74	3.4%	6.0%	5.3%
Age 75 - 84	2.2%	4.5%	3.6%
Age 85+	0.8%	1.7%	1.3%
Age 18+	69.2%	69.3%	68.4%
2014 Population by Age			
Total	12,833	86,028	239,611
Age 0 - 4	9.7%	9.0%	9.3%
Age 5 - 9	8.7%	8.7%	8.9%
Age 10 - 14	7.9%	8.3%	8.5%
Age 15 - 19	6.5%	7.4%	7.8%
Age 20 - 24	6.0%	6.6%	7.2%
Age 25 - 34	19.1%	13.9%	14.1%
Age 35 - 44	14.2%	12.8%	12.6%
Age 45 - 54	12.0%	10.7%	10.9%
Age 55 - 64	9.2%	9.9%	9.7%
Age 65 - 74	4.1%	7.0%	6.4%
Age 75 - 84	1.7%	4.1%	3.3%
Age 85+	0.8%	1.7%	1.4%
Age 18+	69.6%	69.5%	68.5%
2000 Population by Sex			
Males	47.9%	47.1%	47.7%
Females	52.1%	52.9%	52.3%
2009 Population by Sex			
Males	47.9%	47.9%	48.2%
Females	52.1%	52.1%	51.8%
2014 Population by Sex			
Males	48.1%	48.2%	48.4%
Females	51.9%	51.8%	51.6%

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. ESRI forecasts for 2009 and 2014.



2017 E Griffin Pkwy, Mission...
26.225239, -98.291150



Market Profile

Randy Summers, CCIM

Latitude: 26.225239

Longitude: -98.29115

Site Type: Ring

	Radius: 1 Miles	Radius: 3 Miles	Radius: 5 Miles
2000 Population by Race/Ethnicity			
 Total	7,312	57,179	163,429
White Alone	80.2%	78.0%	79.0%
Black Alone	0.5%	0.4%	0.4%
American Indian Alone	0.2%	0.4%	0.4%
Asian or Pacific Islander Alone	2.4%	1.0%	1.1%
Some Other Race Alone	14.2%	17.6%	16.8%
Two or More Races	2.4%	2.5%	2.4%
Hispanic Origin	68.7%	81.4%	83.7%
Diversity Index	63.3	57.6	54.6
2009 Population by Race/Ethnicity			
Total	10,848	75,925	213,675
White Alone	78.3%	76.9%	77.9%
Black Alone	0.4%	0.4%	0.4%
American Indian Alone	0.2%	0.4%	0.4%
Asian or Pacific Islander Alone	2.6%	1.1%	1.0%
Some Other Race Alone	15.9%	18.6%	17.8%
Two or More Races	2.6%	2.6%	2.5%
Hispanic Origin	76.2%	84.6%	87.9%
Diversity Index	60.8	56.2	52.1
2014 Population by Race/Ethnicity			
Total	12,832	86,026	239,612
White Alone	77.3%	76.3%	77.4%
Black Alone	0.4%	0.3%	0.3%
American Indian Alone	0.2%	0.4%	0.3%
Asian or Pacific Islander Alone	2.6%	1.1%	1.0%
Some Other Race Alone	16.9%	19.2%	18.3%
Two or More Races	2.6%	2.7%	2.5%
Hispanic Origin	79.6%	86.5%	89.6%
Diversity Index	59.6	55.4	51.2
2000 Population 3+ by School Enrollment			
 Total	6,917	53,667	154,293
Enrolled in Nursery/Preschool	1.5%	2.1%	2.2%
Enrolled in Kindergarten	2.5%	2.1%	2.1%
Enrolled in Grade 1-8	16.8%	15.4%	15.7%
Enrolled in Grade 9-12	6.9%	7.2%	8.0%
Enrolled in College	5.5%	4.9%	5.4%
Enrolled in Grad/Prof School	1.5%	0.7%	0.8%
Not Enrolled in School	65.2%	67.6%	65.7%
2009 Population 25+ by Educational Attainment			
Total	6,474	45,385	124,283
Less than 9th Grade	6.4%	16.9%	22.1%
9th - 12th Grade, No Diploma	4.6%	10.1%	11.1%
High School Graduate	18.1%	27.4%	24.5%
Some College, No Degree	21.4%	18.7%	17.3%
Associate Degree	7.7%	5.0%	4.9%
Bachelor's Degree	30.6%	15.8%	14.2%
Graduate/Professional Degree	11.2%	6.1%	5.8%

Data Note: Persons of Hispanic Origin may be of any race. The Diversity Index measures the probability that two people from the same area will be from different race/ethnic groups.

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. ESRI forecasts for 2009 and 2014.



2017 E Griffin Pkwy, Mission...
26.225239, -98.291150



Market Profile

Randy Summers, CCIM

Latitude: 26.225239

Longitude: -98.29115

Site Type: Ring

	Radius: 1 Miles	Radius: 3 Miles	Radius: 5 Miles
 2009 Population 15+ by Marital Status			
Total	8,006	56,165	156,878
Never Married	22.5%	25.3%	28.5%
Married	63.5%	60.5%	58.9%
Widowed	4.3%	6.4%	5.8%
Divorced	9.7%	7.8%	6.8%
 2000 Population 16+ by Employment Status			
Total	5,153	40,948	116,713
In Labor Force	64.9%	52.5%	55.1%
Civilian Employed	61.1%	47.4%	49.6%
Civilian Unemployed	3.6%	5.1%	5.4%
In Armed Forces	0.2%	0.0%	0.1%
Not in Labor Force	35.1%	47.5%	44.9%
2009 Civilian Population 16+ in Labor Force			
Civilian Employed	95.2%	92.8%	92.2%
Civilian Unemployed	4.8%	7.2%	7.8%
2014 Civilian Population 16+ in Labor Force			
Civilian Employed	96.8%	95.1%	94.6%
Civilian Unemployed	3.2%	4.9%	5.4%
2000 Females 16+ by Employment Status and Age of Children			
Total	2,748	22,266	62,550
Own Children < 6 Only	11.0%	9.5%	8.7%
Employed/in Armed Forces	7.4%	4.6%	3.9%
Unemployed	0.0%	0.5%	0.4%
Not in Labor Force	3.6%	4.5%	4.4%
Own Children < 6 and 6-17 Only	9.8%	9.8%	9.5%
Employed/in Armed Forces	5.0%	4.7%	4.3%
Unemployed	0.0%	0.5%	0.5%
Not in Labor Force	4.8%	4.6%	4.7%
Own Children 6-17 Only	21.8%	18.1%	20.2%
Employed/in Armed Forces	14.4%	10.4%	11.2%
Unemployed	0.0%	0.8%	1.2%
Not in Labor Force	7.4%	6.8%	7.7%
No Own Children < 18	57.4%	62.5%	61.6%
Employed/in Armed Forces	24.7%	21.5%	22.3%
Unemployed	3.6%	2.4%	2.7%
Not in Labor Force	29.0%	38.6%	36.6%

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. ESRI forecasts for 2009 and 2014.



2017 E Griffin Pkwy, Mission...
26.225239, -98.291150



Market Profile

Randy Summers, CCIM

Latitude: 26.225239

Longitude: -98.29115

Site Type: Ring

	Radius: 1 Miles	Radius: 3 Miles	Radius: 5 Miles
 2009 Employed Population 16+ by Industry			
Total	4,956	26,696	76,355
Agriculture/Mining	2.8%	2.1%	2.5%
Construction	7.0%	8.4%	8.9%
Manufacturing	6.7%	4.8%	4.9%
Wholesale Trade	3.7%	3.5%	3.6%
Retail Trade	11.9%	14.7%	14.9%
Transportation/Utilities	3.9%	4.1%	4.0%
Information	1.2%	1.2%	1.4%
Finance/Insurance/Real Estate	5.3%	4.8%	5.0%
Services	50.7%	50.8%	49.7%
Public Administration	6.8%	5.7%	5.1%
2009 Employed Population 16+ by Occupation			
Total	4,957	26,693	76,358
White Collar	65.8%	57.7%	57.7%
Management/Business/Financial	14.6%	9.8%	10.2%
Professional	25.7%	21.4%	21.5%
Sales	14.2%	14.6%	14.4%
Administrative Support	11.2%	12.0%	11.6%
Services	17.0%	20.7%	20.0%
Blue Collar	17.2%	21.6%	22.3%
Farming/Forestry/Fishing	0.6%	0.8%	1.1%
Construction/Extraction	5.8%	7.7%	8.0%
Installation/Maintenance/Repair	1.9%	2.8%	2.6%
Production	4.5%	4.8%	5.0%
Transportation/Material Moving	4.5%	5.5%	5.5%
 2000 Workers 16+ by Means of Transportation to Work			
Total	3,098	19,050	56,776
Drove Alone - Car, Truck, or Van	84.1%	76.2%	75.8%
Carpooled - Car, Truck, or Van	11.7%	17.5%	17.9%
Public Transportation	0.0%	0.4%	0.3%
Walked	0.8%	1.3%	1.5%
Other Means	1.7%	2.4%	2.3%
Worked at Home	1.6%	2.2%	2.3%
2000 Workers 16+ by Travel Time to Work			
Total	3,100	19,051	56,778
Did Not Work at Home	98.4%	97.8%	97.7%
Less than 5 minutes	2.5%	2.9%	2.7%
5 to 9 minutes	8.9%	10.7%	10.7%
10 to 19 minutes	45.8%	43.0%	42.6%
20 to 24 minutes	17.7%	17.6%	17.3%
25 to 34 minutes	14.5%	15.6%	16.4%
35 to 44 minutes	2.3%	1.5%	1.6%
45 to 59 minutes	2.7%	2.6%	2.5%
60 to 89 minutes	1.9%	1.9%	2.0%
90 or more minutes	2.0%	1.9%	1.7%
Worked at Home	1.6%	2.2%	2.3%
Average Travel Time to Work (in min)	21.2	20.6	20.4
2000 Households by Vehicles Available			
Total	2,232	17,616	48,418
None	1.4%	9.0%	8.8%
1	28.6%	39.8%	39.4%
2	51.8%	37.3%	37.3%
3	12.9%	10.0%	10.5%
4	4.6%	2.8%	2.9%
5+	0.6%	1.2%	1.1%
Average Number of Vehicles Available	1.9	1.6	1.6

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing. ESRI forecasts for 2009 and 2014.



2017 E Griffin Pkwy, Mission...
26.225239, -98.291150



Market Profile

Randy Summers, CCIM

Latitude: 26.225239

Longitude: -98.29115

Site Type: Ring

	Radius: 1 Miles	Radius: 3 Miles	Radius: 5 Miles
2000 Households by Type			
 Total	2,256	17,693	48,447
Family Households	85.2%	81.8%	81.7%
Married-couple Family	72.0%	62.5%	62.2%
With Related Children	46.4%	35.1%	37.6%
Other Family (No Spouse)	13.2%	19.4%	19.5%
With Related Children	9.2%	13.4%	13.3%
Nonfamily Households	14.8%	18.2%	18.3%
Householder Living Alone	12.5%	15.9%	15.6%
Householder Not Living Alone	2.3%	2.3%	2.7%
Households with Related Children	55.6%	48.5%	50.9%
Households with Persons 65+	18.7%	30.5%	25.6%
2000 Households by Size			
Total	2,256	17,693	48,446
1 Person Household	12.6%	15.9%	15.6%
2 Person Household	25.8%	27.6%	24.7%
3 Person Household	17.2%	16.5%	17.1%
4 Person Household	22.0%	17.6%	18.2%
5 Person Household	13.9%	12.1%	12.8%
6 Person Household	5.8%	5.8%	6.2%
7+ Person Household	2.7%	4.5%	5.4%
2000 Households by Year Householder Moved In			
Total	2,232	17,617	48,419
Moved in 1999 to March 2000	26.3%	22.8%	21.6%
Moved in 1995 to 1998	42.3%	31.6%	28.7%
Moved in 1990 to 1994	14.5%	14.7%	16.2%
Moved in 1980 to 1989	9.1%	15.9%	17.2%
Moved in 1970 to 1979	6.0%	9.5%	9.9%
Moved in 1969 or Earlier	1.8%	5.5%	6.4%
Median Year Householder Moved In	1997	1996	1995
2000 Housing Units by Units in Structure			
 Total	2,579	21,989	58,006
1, Detached	76.7%	56.9%	61.9%
1, Attached	3.6%	3.7%	4.2%
2	4.7%	2.6%	2.3%
3 or 4	0.8%	5.4%	4.7%
5 to 9	0.4%	3.2%	3.3%
10 to 19	0.0%	1.6%	2.4%
20+	2.4%	2.8%	4.6%
Mobile Home	11.4%	21.9%	15.5%
Other	0.0%	1.8%	1.2%
2000 Housing Units by Year Structure Built			
Total	2,538	22,283	57,856
1999 to March 2000	9.7%	5.7%	4.5%
1995 to 1998	38.5%	21.1%	16.6%
1990 to 1994	15.1%	15.0%	13.2%
1980 to 1989	18.8%	21.3%	24.3%
1970 to 1979	11.9%	20.1%	21.2%
1969 or Earlier	6.1%	16.8%	20.1%
Median Year Structure Built	1994	1986	1984

Source: U.S. Bureau of the Census, 2000 Census of Population and Housing.



2017 E Griffin Pkwy, Mission...
26.225239, -98.291150

Market Profile

Randy Summers, CCIM

Latitude: 26.225239

Longitude: -98.29115

Site Type: Ring

Radius: 1 Miles

Radius: 3 Miles

Radius: 5 Miles

Top 3 Tapestry Segments

1.	Up and Coming Families	Industrious Urban Frin	Southwestern Families
2.	Midland Crowd	Southwestern Families	Industrious Urban Frin
3.	Senior Sun Seekers	Senior Sun Seekers	Up and Coming Families



2009 Consumer Spending shows the amount spent on a variety of goods and services by households that reside in the market area. Expenditures are shown by broad budget categories that are not mutually exclusive. Consumer spending does not equal business revenue.

Apparel & Services: Total \$	\$6,555,060	\$30,265,851	\$79,132,374
Average Spent	\$1,890.16	\$1,230.82	\$1,209.03
Spending Potential Index	75	49	48
Computers & Accessories: Total \$	\$883,826	\$3,896,252	\$9,977,986
Average Spent	\$254.85	\$158.45	\$152.45
Spending Potential Index	112	69	67
Education: Total \$	\$4,518,323	\$18,555,654	\$48,609,278
Average Spent	\$1,302.86	\$754.60	\$742.68
Spending Potential Index	104	60	59
Entertainment/Recreation: Total \$	\$12,265,857	\$54,565,935	\$138,964,228
Average Spent	\$3,536.87	\$2,219.03	\$2,123.18
Spending Potential Index	109	69	66
Food at Home: Total \$	\$16,219,932	\$80,112,902	\$209,937,622
Average Spent	\$4,677.03	\$3,257.95	\$3,207.55
Spending Potential Index	103	71	70
Food Away from Home: Total \$	\$12,465,674	\$57,357,309	\$149,548,451
Average Spent	\$3,594.49	\$2,332.55	\$2,284.89
Spending Potential Index	108	70	69
Health Care: Total \$	\$13,085,050	\$64,926,960	\$166,074,074
Average Spent	\$3,773.08	\$2,640.38	\$2,537.38
Spending Potential Index	100	70	67
HH Furnishings & Equipment: Total \$	\$7,714,147	\$34,199,280	\$86,900,531
Average Spent	\$2,224.38	\$1,390.78	\$1,327.72
Spending Potential Index	102	64	61
Investments: Total \$	\$5,090,046	\$22,535,311	\$54,115,963
Average Spent	\$1,467.72	\$916.44	\$826.82
Spending Potential Index	102	64	57
Retail Goods: Total \$	\$93,091,426	\$436,921,377	\$1,125,088,971
Average Spent	\$26,842.97	\$17,768.25	\$17,189.79
Spending Potential Index	104	69	67
Shelter: Total \$	\$59,675,942	\$269,082,453	\$693,693,928
Average Spent	\$17,207.60	\$10,942.76	\$10,598.68
Spending Potential Index	110	70	68
TV/Video/Sound Equipment: Total \$	\$4,487,471	\$20,911,734	\$54,476,538
Average Spent	\$1,293.97	\$850.42	\$832.33
Spending Potential Index	106	70	68
Travel: Total \$	\$6,973,745	\$30,365,168	\$76,216,866
Average Spent	\$2,010.88	\$1,234.86	\$1,164.49
Spending Potential Index	109	67	63
Vehicle Maintenance & Repairs: Total \$	\$3,451,547	\$16,495,564	\$42,454,951
Average Spent	\$995.26	\$670.82	\$648.65
Spending Potential Index	106	72	69

Data Note: The Spending Potential Index represents the amount spent in the area relative to a national average of 100.

Source: Consumer Spending data are derived from the 2005 and 2006 Consumer Expenditure Surveys, Bureau of Labor Statistics. ESRI.