



Downtown Submarket

	4Q 2012	1Q 2013	2Q 2013
Vacancy	↑	—	↓
Net Absorption	↓	↑	↑
Construction	—	—	—
Rental Rate	↑	↑	↓

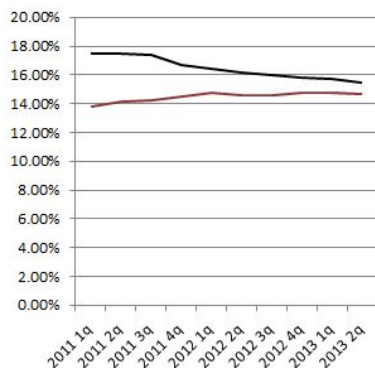
2013 2st Quarter Totals

	Downtown Submarket	Overall Atlanta
Buildings	399	15,445
RBA	36,478,381	300,553,926
Total Vacancy	5,344,835	46,564,475
Vacancy %	14.70%	15.50%
Absorption	63,211	941,756
Rates	\$18.40	\$18.57

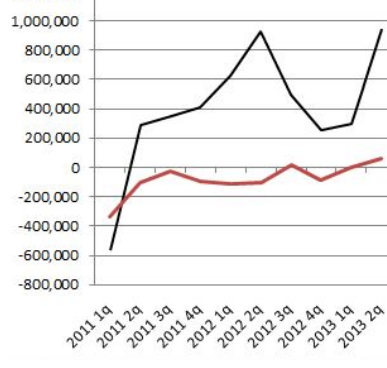
2 Year Comparison Graphs

— Atlanta — Downtown

Vacancy Rates



Net Absorption



Quoted Rates

