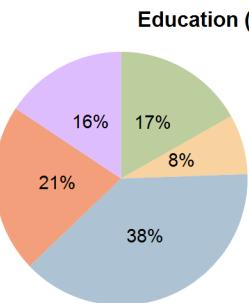


Current Year Demographics

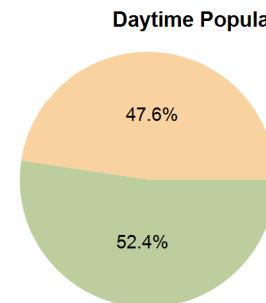
	1 Mile Radius	3 Mile Radius	5 Mile Radius	10 Minute Drive
Current Population	9,609	80,356	235,214	71,135
Total Daytime Pop	11,213	74,703	203,885	67,633
Daytime Workers	6,481	38,432	98,288	35,429
Average Household Income	\$144,294	\$202,629	\$181,011	\$204,794
Median Household Income	\$94,752	\$157,774	\$131,906	\$157,762
Total Households	4,098	27,293	81,222	24,480
Median Home Value	\$492,027	\$499,839	\$442,333	\$499,064
Bachelors Degree	36.9%	37.9%	35.2%	38.4%
Graduate Degree	16.6%	21.3%	18.1%	21.5%
Consumer Spending Index	122	170	154	172

2030 Demographic Projections

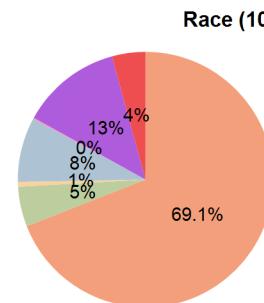
Projected Population	9,746	81,295	238,100	72,352
Projected 5 Year Annual Growth Rate (Pop)	0.3%	0.2%	0.2%	0.3%
Projected Households	4,227	28,081	83,783	25,310
Projected 5 Year Annual Growth Rate (HH)	0.6%	0.6%	0.6%	0.7%



Some College (17%)
Associate (8%)
Bachelor (38%)
Graduate (21%)
Other (16%)

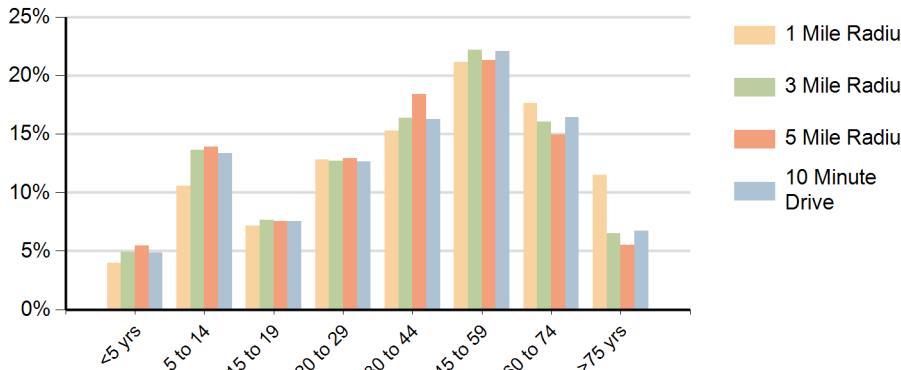


Workplace (35,429)
Residents (32,204)

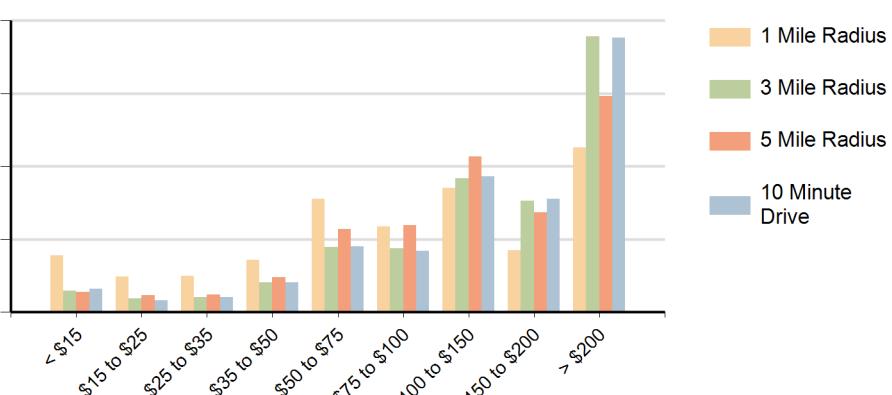


White (69.1%)
Black (5.1%)
American Indian (0.6%)
Asian (8.2%)
2 or More (12.7%)
Other (4.2%)

Population by Age Range



Households by Income Range (\$000)



Keller Town Center Keller, Texas

	1 Mile Radius	3 Mile Radius	5 Mile Radius	10 Minute Drive	
Population	Current Estimated Population	9,609	80,356	235,214	71,135
	2020 Census Population	9,431	76,117	227,858	66,688
	2010 Census Population	7,882	64,192	191,939	58,168
	Historical Annual Growth 2010 to 2020	1.8%	1.7%	1.7%	1.4%
	Estimated Annual Growth 2020 to 2025	0.4%	1.0%	0.6%	1.2%
	Projected Annual Growth 2025 to 2030	0.3%	0.2%	0.2%	0.3%
Households	Current Estimated Households	4,098	27,293	81,222	24,480
	2020 Census Households	3,935	25,156	76,591	22,342
	2010 Census Households	3,194	21,309	64,187	19,505
	Historical Annual Growth 2010 to 2020	2.1%	1.7%	1.8%	1.4%
	Estimated Annual Growth 2020 to 2025	0.8%	1.6%	1.1%	1.8%
	Projected Annual Growth 2025 to 2030	0.6%	0.6%	0.6%	0.7%
Race	Population per Household	2.3	2.9	2.9	2.9
	White	73.0%	68.6%	65.2%	69.1%
	Black or African American	4.3%	5.5%	6.8%	5.1%
	American Indian	0.7%	0.6%	0.7%	0.6%
	Asian	7.4%	8.6%	9.0%	8.2%
	Pacific Islander	0.1%	0.1%	0.2%	0.1%
	2 or More Races	11.1%	12.6%	13.4%	12.7%
	Other Races	3.4%	4.0%	4.8%	4.2%
	Hispanic Origin	12.8%	15.0%	17.4%	15.4%