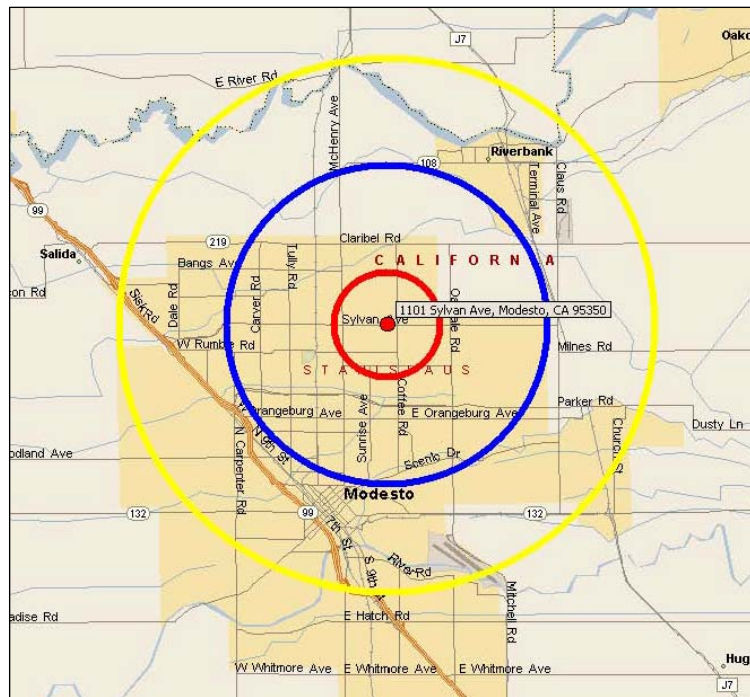


1101 Sylvan Ave., Modesto, CA 95350

2005 Demographics for 1, 3 and 5 mile radii

	1 mile radius	3 mile radius	5 mile radius
Total Population	22,892	118,738	245,016
Pop/sq. mi.	7,191	4,226	3,293
2005 Average Age	37.2	37.1	35.0
Average Household Income	\$66,733	\$64,687	\$64,489
Median Household Income	\$48,469	\$46,339	\$44,270
Per Capita Income	\$24,122	\$23,378	\$21,440
Housing Units	8,334	43,450	82,595
Renter Occupied	3,005 (36%)	16,293 (37%)	31,292 (38%)
Owner Occupied	5,184 (62%)	26,159 (60%)	49,067 (59%)
Vacant	145 (2%)	999 (2%)	2,236 (3%)

Source: PCensus for MapPoint



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