WC & AN Miller Companies Balance Sheet November 30, 2009

	(Current Month		Prior Month
		ASSETS		
Current Assets				
Cash and Cash Equivalents	\$	2,543,741.41	\$	2,091,458.05
Accounts Receivable, net		4,159,001.39		4,313,087.45
Other Receivables		840,289.84		850,055.90
Inventory		1,773,616.38		1,773,616.38
Prepaid Expenses	_	288,713.49		348,528.41
Total Current Assets		9,605,362.51	_	9,376,746.19
Fixed Assets				
Land		8,278,840.50		8,278,840.50
HLP, II Land		538,905.48		538,905.48
Buildings		41,728,466.83		41,618,524.69
Property and Equipment		1,722,997.46		1,722,997.46
Capital Improvements - Opt		648,671.00		648,671.00
Improvements		17,141,008.72		17,085,073.39
Less: Accumulated Depreciation		16,226,022.47		16,083,762.83
Net Fixed Assets		53,832,867.52	Non	53,809,249.69
Other Assets				
Deferred Leasing Commissions,		443,276.35		442,120.04
Deferred Finance Charges, net		940,181.91		940,181.91
Accum Amort Def		(12,614.17)		(12,614.17)
Deposit		17,630.05		17,630.05
Deferred Taxes		6,721,709.00		6,721,709.00
Real Estate Tax Escrow		397,640.54	_	329,881.50
Total Other Assets		8,507,823.68		8,438,908.33
TOTAL ASSETS	\$	71,946,053.71	\$	71,624,904.21

WC & AN Miller Companies Balance Sheet November 30, 2009

Current Month

Prior Month

LIABILITIES AND STOCKHOLDERS' DEFICIT

Current Liabilities Accounts Payable Accrued Income Taxes Accrued Expenses Security Deposits Prepaid Rent Income	\$	(15,542.86) 35,576.00 1,413,780.75 339,886.94 130,888.99	\$	(2,705.11) 35,576.00 1,038,337.73 342,597.94 144,471.80
Total Current Liabilities	-	1,904,589.82	-	1,558,278.36
Long-Term Liabilities Notes Payable (1) Guaranty Reserve		89,723,364.92 34,310.06	***	89,774,111.28 34,310.06
Total Long-Term Liabilities		89,757,674.98		89,808,421.34
Total Liabilities	_	91,662,264.80		91,366,699.70
Minority Interest (2)		(5,835,985.77)		(5,833,518.00)
Stockholders' Deficit Common Stock Retained Earnings (Deficit)		800,200.00 (14,680,425.32)	-	800,200.00 (14,708,477.49)
Total Stockholders' Deficit	_	(19,716,211.09)		(19,741,795.49)
TOTAL LIABILITIES & STOCKHOLDERS' DEFI	\$	71,946,053.71	\$	71,624,904.21

^{1.} Notes Payable of 8,250,229.96 is offset by a Notes Receivable of 825,023 which is the cash of the 8,250,229.96 from Haymount Limited Partnership to W.C. and A.N. Miller Development Company.

^{2.} W.C. and A.N. Miller Development Company owns 85% of Haymount Limited Partnership.

WC & AN Miller Companies Long Term Debt November 30, 2009

	Current Month		Budget	Prior Month
N/P Cur Wash Securties	\$ 200,000.00	\$	200,000.00	200,000.00
NP Cur Sub Debent	440,000.00		440,000.00	440,000.00
N/P MetLife	27,142,718.46		27,099,677.96	27,142,718.46
N/P Burke & Herbert - SVR	13,529,694.52		13,507,380.09	13,544,882.98
Key Bank Loan	17,910,722.11		17,946,184.92	17,946,280.01
N/P - TIAA Loan	22,250,000.00		22,232,118.00	22,250,000.00
N/P - Haymount Mezz	8,250,229.83	Approximate an approximate and	8,250,229.96	8,250,229.83
Total Long Term Debt	\$ 89,723,364.92	\$	89,675,590.93	89,774,111.28

Notes Repayment Schedule

- 1. Washington Securities On Demand
- 2. Subordinated Debentures On Demand with 1 year notice
- 3. MetLife 1/1/2013
- 4. Burke & Herbert 7/6/2016
- 5. Chevy Chase Line of Credit 8/7/2009
- 6. Chevy Chase Sunshine Brooke 7/7/2009
- 7. Chevy Chase Chandlee Mill Paid 6/26/2009
- 8. Key Bank Loan 6/30/2021
- 9. TIAA 10/1/2018

W.C. AND AN. MILLER COMPANIES STATEMENT OF CASH FLOW

For the Month Ended November 30, 2009

	Current Month	Year to Date
Cash Flows for Operating Activities:		
Net Income	\$ 28,052	249,141
Adjustments to Reconcile Net Income to Net Cash		
Provided by Operating Activities		
Depreciation and amortization	142,260	297,134
Loss on disposition of fixed assets	-	-
Income allocated to minority interest	(2,468)	(3,239)
Accounts receivable	154,086	279,981
Other receivables	9,766	19,457
Inventory	-	-
Deferred income taxes	-	-
Prepaid expenses	59,815	125,948
Current maturities of long term debt	-	-
Accounts payable	(12,838)	20,988
Accrued income taxes	· •	-
Accrued expenses	375,443	415,552
Security deposits	(2,711)	(6,012)
Prepaid rent income	(13,583)	(69,789)
Total Adjustments	709,770	1,080,020
Net Cash Provided by (Used for) Operating Activities	737,823	1,329,162
Cash Flow for Investing Activities:		
Acquisition of fixed assets	(165,877)	(257,434)
Acquisition of deferred financing charges	(1,156)	(20,527)
Acquisition of real estate tax escrow	(67,759)	(138,956)
Disposition of guaranty reserve	-	-
Disposition of deposit	-	
Net Cash Used for Investing Activities	(234,793)	(416,918)
Cash Flow for Financing Activities:		
Disposition of long term debt	(50,746)	(128,930)
Acquisition of long term debt	_	
Net Cash Used for Investing Activities	(50,746)	(128,930)
Net Increase (Decrease) in Cash and Cash Equivalents	452,283	584,331
,	2,091,458	1,959,410
Cash and cash equivalents, Beginning of Month	2,031,400	1,333,410
CASH AND CASH EQUIVALENTS, END OF MONTH	\$ 2,543,741	2,543,741

WC & AN Miller Companies Income Statement For the Two Months Ending November 30, 2009

	Current Month Actual	Current Month Budget	Current Month Variance	Year to Date Actual	Year to Date Budget	Year to Date Variance
Rental Activities Rent Income Rent Expenses Real Estate Taxes Depreciation Debt Service-Interest	\$ 1,221,805.21 (370,922.30) (135,790.70) (142,259.64) (450,986.18)	1,206,161.00 (358,092.00) (129,120.00) (156,261.00) (468,536.00)	15,644.21 (12,830.30) (6,670.70) 14,001.36 17,549.82	2,423,388.74 (730,148.63) (261,074.37) (284,519.28) (904,969.10)	2,501,937.00 (688,350.00) (258,240.00) (312,522.00) (937,499.00)	(78,548.26) (41,798.63) (2,834.37) 28,002.72 32,529.90
Net Rental Income	121,846.39	94,152.00	27,694.39	242,677.36	305,326.00	(62,648.64)
Revenues						
Total Revenues	0.00	0.00	0.00	0.00	00.00	0.00
Cost of Sales	0.00	0.00	0.00	0.00	0.00	0.00
Corporate Gross Profit	0.00	0.00	0.00	0.00	0.00	0.00
Gross Profit	121,846.39	94,152.00	27,694.39	242,677.36	305,326.00	(62,648.64)
Operating Expenses	637,35	800.00	(162.65)	1.237.35	1.600.00	(362.65)
Bank Charges	(106.28)	00.009	(706.28)	77.41	1,200.00	(1,122.59)
Computer Consultant	0.00	1,000.00	(1,000.00)	1,187.50	2,000.00	(812.50)
Board Consultant	2,000.00	2,000.00	00.00	4,000.00	4,000.00	00.00
Office Administration	6,000.00	6,000.00	00.00	10,000.00	10,000.00	00.00
Courier	00.00	0.00	0.00	11.64	0.00	11.64
Equipment Rental	2,499.72	2,190.61	309.11	4,936.94	4,381.22	555.72
General Insurance	1,630.00	7 500 00	(6,20,8,70.00)	0,277.00	30,500.00	(24,223.00)
Legal - General Legal - Haymount	9,123.05	0.00	9,123.05	14,535.01	0.00	14,535.01
Leasing Commission - Corp	0.00	0.00	0.00	17,336.55	17,336.55	0.00
Health Insurance	1,120.00	1,500.00	(380.00)	2,240.00	3,000.00	(760.00)
Management Meals	0.00	100.00	(100.00)	0.00	200.00	(200.00)
Office Supplies	203.64	300.00	(96.36)	1,318.30	00.009	718.30
Other Taxes and Licenses	4,086.00	09.026	3,115.40	4,086.00	970.60	3,115.40
Parking	26.00	0.00	26.00	26.00	0.00	26.00
Postage	127.62	250.00	(122.38)	433.25	200.00	(96.75)
Accounting	00.668	1,500.00	(601.00)	1,258.00	3,000.00	(1,742.00)
Review/Audit/Tax Return	18,340.00	0.00	18,340.00	23,951.05	0.00	23,951.05
Promotion and Entertainment	385.13	0.00	385.13	582.28	0.00	582.28
Rent	6,138.75	6,138.75	0.00	24,295.00	12,277.50	12,017.50
Executive Compensation	17,500.00	17,500.00	0.00	30,000.00	30,000.00	0.00

For Management Purposes Only

For Management Purposes Only

WC & AN Miller Companies Income Statement For the Two Months Ending November 30, 2009

	Current Month Actual	Current Month Budget	Current Month Variance	Year to Date Actual	Year to Date Budget	Year to Date Variance
Storage Telephone	624.20	500.00 250.00	124.20 (109.07)	1,206.34 306.36	1,000.00	206.34 (193.64)
Management Travel	4,003.10	2,500.00	1,503.10	6,296.36	5,000.00	1,296.36
Payroll Processing Fees	152.94	150.00	2.94	283.89	300.00	(16.11)
Board of Directors fees RE Tax Exp	0.00	0.00,	0.00	0.00	500.00	(500.00)
Board Travel and Meals	6,357.18	7,000.00	(642.82)	7,620.60	7,000.00	620.60
Total Operating Expenses	92,179.64	94,749.96	(2,570.32)	189,276.03	168,865.87	20,410.16
Net Operating Income	29,666.75	(597.96)	30,264.71	53,401.33	136,460.13	(83,058.80)
Other Income and Expenses Interest Income Debt Service (Interest) Other	1,561.86 (3,176.44)	3,000.00 (3,176.44)	(1,438.14)	3,291.87 (6,533.36)	6,000.00	(2,708.13)
Total Other Income and Expenses	(1,614.58)	(176.44)	(1,438.14)	(3,241.49)	(352.88)	(2,888.61)
Net Income	\$ 28,052.17	(774.40)	28,826.57	50,159.84	136,107.25	(85,947.41)