

NOTES TO CONSOLIDATED FINANCIAL STATEMENTS

14. INTERIM RESULTS (UNAUDITED)

The following summary presents the results of operations of the Company for the quarterly periods of years 2002, 2001 and 2000.

(In thousands, except per share amounts)

	2002 Calendar Year			
	<u>1st Quarter</u>	<u>2nd Quarter</u>	<u>3rd Quarter</u>	<u>4th Quarter</u>
Revenues	\$ 23,191	\$ 22,793	\$ 23,471	\$ 24,508
Income before minority interests	8,352 (a)	6,499	5,503	7,282
Minority interests	(2,017)	(2,017)	(2,017)	(2,019)
Net income	<u>\$ 6,335</u>	<u>\$ 4,482</u>	<u>\$ 3,486</u>	<u>\$ 5,263</u>
Net income per share (basic & diluted)	<u>\$ 0.43</u>	<u>\$ 0.30</u>	<u>\$ 0.24</u>	<u>\$ 0.35</u>

(a) Includes \$1,426 gain on sale of Park Road property.

	2001 Calendar Year			
	<u>1st Quarter</u>	<u>2nd Quarter</u>	<u>3rd Quarter</u>	<u>4th Quarter</u>
Revenues	\$ 21,236	\$ 20,919	\$ 21,533	\$ 22,620
Income before minority interests	6,051	5,924	6,289	7,119
Minority interests	(2,017)	(2,017)	(2,017)	(2,018)
Net income	<u>\$ 4,034</u>	<u>\$ 3,907</u>	<u>\$ 4,272</u>	<u>\$ 5,101</u>
Net income per share (basic & diluted)	<u>\$ 0.29</u>	<u>\$ 0.28</u>	<u>\$ 0.30</u>	<u>\$ 0.35</u>

	2000 Calendar Year			
	<u>1st Quarter</u>	<u>2nd Quarter</u>	<u>3rd Quarter</u>	<u>4th Quarter</u>
Revenues	\$ 19,407	\$ 18,988	\$ 19,724	\$ 20,910
Income before minority interests	5,533	5,183	5,859	5,539
Minority interests	(2,017)	(2,017)	(2,017)	(2,018)
Net income	<u>\$ 3,516</u>	<u>\$ 3,166</u>	<u>\$ 3,842</u>	<u>\$ 3,521</u>
Net income per share (basic & diluted)	<u>\$ 0.26</u>	<u>\$ 0.24</u>	<u>\$ 0.28</u>	<u>\$ 0.25</u>