

EXHIBIT B

INDUSTRIAL LAND ASKING PRICE COMPARISON

Municipally Owned Land Asking Price Comparison

<i>Municipality</i>	<i>Ask Price/Acre</i>	<i>Regional Stormwater</i>	<i>Concrete Streets</i>	<i>Utilities</i>	<i>Incentives</i>
Appleton	\$40,000	Y	Y	Y	Project reinvestment upon certificate of occupancy
Neenah	\$35,000	Y	Y	Y	TIF/Land grant
Kaukauna	\$38,000	Y	Y	Y	Redevelopment Authority loans
Wrightstown	\$50,000	Y	N	Y	TIF/Land grant

Privately Owned Land Asking Price Comparison (Over 10 acres, per CoStar listings)

<i>Municipality of Private Property</i>	<i>Ask Price/Acre</i>	<i>Largest Contiguous Lot (In Acres)</i>	<i>Location</i>	<i>Notes</i>
Kaukauna (Town of)	\$33,269	26.30	N2380 Bodde Rd.	Not served by Mun. Utilities
Neenah	\$18,900	100.00	2689 Cty II	Possible commercial/industrial/multifamily/residential
Little Chute	\$55,000	19.48	Evergreen Dr.	Possible Office/I-41 exposure
Appleton	\$34,722	7.92	Glendale-NEBP	Stora Enso Parcel -On market for years
Greenville	\$65,434	12.99	W6369 Levi Dr.	Air North Business Park
Greenville	\$50,000	16.00	Mayflower & GV	Possible commercial/industrial/multifamily/residential

Sources:

*Seller Contact
CoStar
WI Dept. of Revenue*